



HISTORIC DISTRICT COMMISSION APPLICATION FOR WORK APPROVAL

City of Detroit - Planning & Development Department
2 Woodward Avenue, Suite 808
Detroit, Michigan 48226

APPLICATION ID

HDC2025-00157

PROPERTY INFORMATION**ADDRESS(ES):** 150 W Boston Blvd**HISTORIC DISTRICT:** Boston-Edison**SCOPE OF WORK: (Check ALL that apply)**

- | | | | | | |
|--|---|--|---|---|---|
| <input type="checkbox"/> Windows/
Doors | <input type="checkbox"/> Walls/
Siding | <input type="checkbox"/> Painting | <input type="checkbox"/> Roof/Gutters/
Chimney | <input type="checkbox"/> Porch/Deck/Balcony | <input checked="" type="checkbox"/> Other |
| <input type="checkbox"/> Demolition | <input type="checkbox"/> Signage | <input type="checkbox"/> New
Building | <input checked="" type="checkbox"/> Addition | <input type="checkbox"/> Site Improvements
(landscape, trees, fences,
patios, etc.) | |

BRIEF PROJECT DESCRIPTION:

Modification to the Approved Gazebo of approved swimming pool plans. Gazebo is being proposed to include a changing/restroom.

APPLICANT IDENTIFICATION**TYPE OF APPLICANT:** Property Owner/Homeowner**NAME:** Maurice G Morton**COMPANY NAME:** Morton Law Group**ADDRESS:** 150 W Boston Blvd**CITY:** Detroit**STATE:** MI**ZIP:** 48202**PHONE:** +1 (313) 485-9212**EMAIL:** moegmorton@yahoo.com**I AGREE TO AND AFFIRM THE FOLLOWING:**

- ☒ I understand that the failure to upload all required documentation may result in extended review times for my project and/or a denied application.
- ☒ I understand that the review of this application by the Historic District Commission does not waive my responsibility to comply with any other applicable ordinances including obtaining appropriate permits (building, sign, etc.) or other department approvals prior to beginning the work.
- ☒ I hereby certify that I am the legal owner and occupant of the subject property and that the information on this application is true and correct.

Signed by:

Maurice G Morton

Morton Law Group

04/08/2025

SIGNATURE

DATE

150 W Boston Blvd

Detroit

MI

48202

+1 (313) 485-9212

moegmorton@yahoo.com

Questions? Contact us at hdc@detroitmi.gov or (313)224-1762



NOTE: Based on the scope of work, additional documentation may be required. See www.detroitmi.gov/hdc for scope-specific requirements.

PROJECT DETAILS – TELL US ABOUT YOUR PROJECT

Instructions: Add project details using the text box in each section. If your details exceed the space provided, attach the details via the attachment icon for that section.

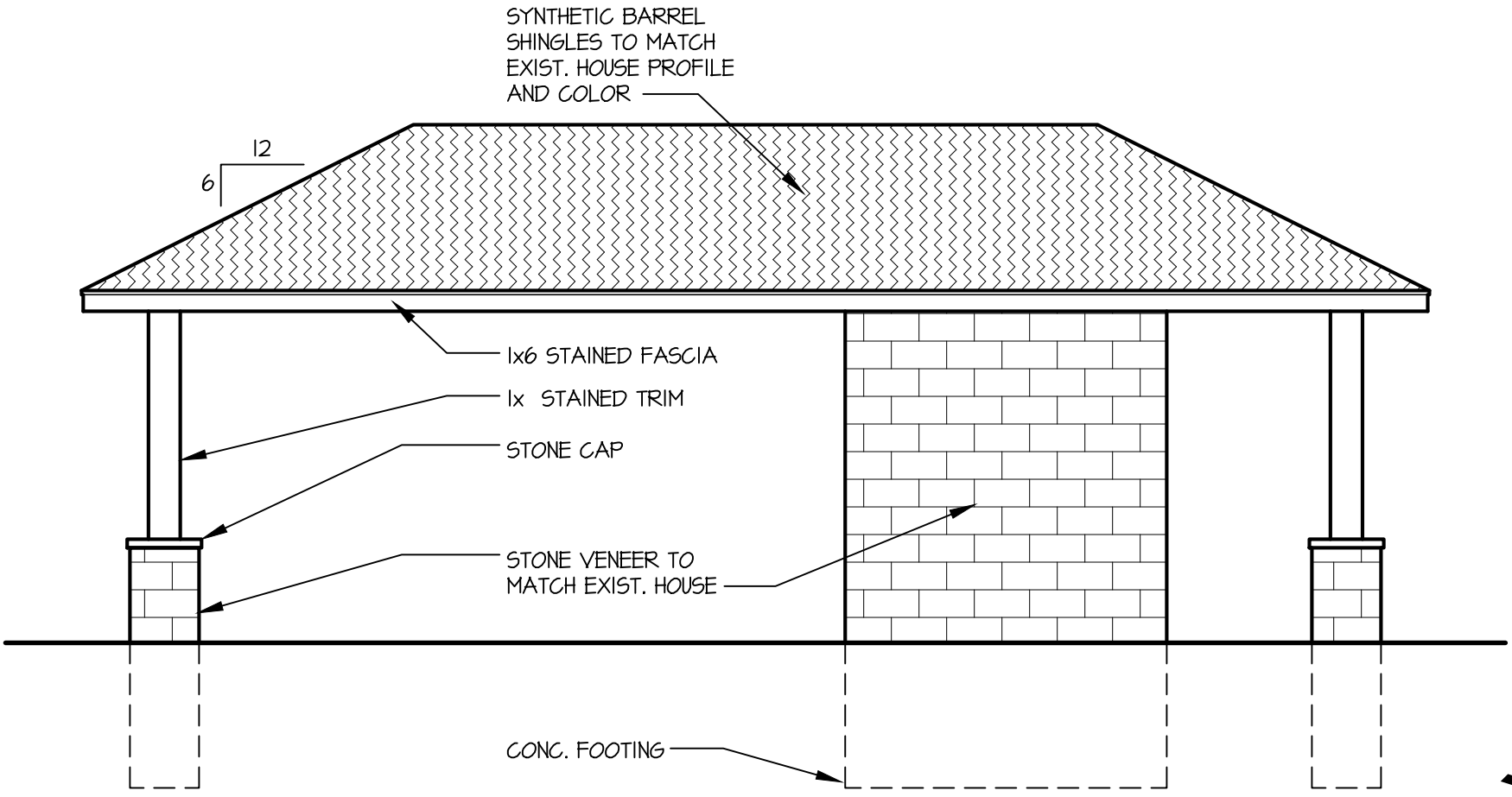
ePLANS PERMIT NUMBER: (only applicable if you've already applied for permits through ePLANS)	RES2024-05082
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GENERAL

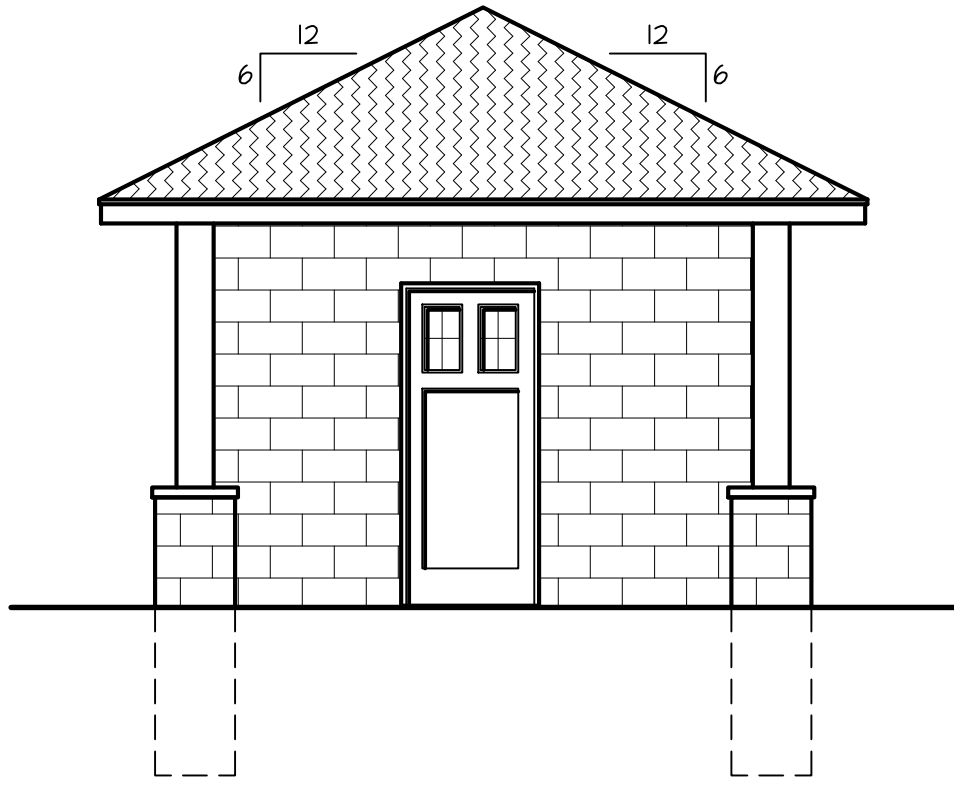
<p>1. DESCRIPTION OF EXISTING CONDITION <i>Please tell us about the current appearance and conditions of the areas you want to change. You may use a few sentences or attach a separate prepared document on the right. (For example, "existing roof on my garage is covered in gray asphalt shingles in poor condition.")</i></p> <p>Swimming pool has been shot and area is prepped for approved hardscape and structures. Gazebo has not been constructed at this time.</p> <div></div>	
<p>2. PHOTOGRAPHS <i>Help us understand your project. Please attach photographs of all areas where work is proposed.</i></p>	<div></div>
<p>3. DESCRIPTION OF PROJECT <i>In this box, tell us about what you want to do at the areas described above in box #1. (For example, Install new asphalt shingle roofing at garage.)</i></p> <p>Swimming pool has already been approved along with hardscape and structures. I am proposing to modify the gazebo to include a changing/restroom under the gazebo.</p>	
<p>4. DETAILED SCOPE OF WORK <i>In this box, please describe all steps necessary to complete the work described in box #3. (For example, "remove existing shingles, replace wood deck as necessary, replace wood eaves, install roof vents, replace rotted fascia boards, paint, clean worksite.")</i></p> <p>Will need to add and run plumbing to the proposed gazebo for the restroom addition.</p>	
<p>5. BROCHURES/CUT SHEETS <i>Please provide information on the products or materials you are proposing to install. For example, a brochure on the brand and color of the shingles proposed.</i></p>	

ADDITIONAL DETAILS

<p>9. OTHER</p> <p><i>Please provide any additional details. HDC Staff may ask you to submit additional information at a later time depending on your project.</i></p>	

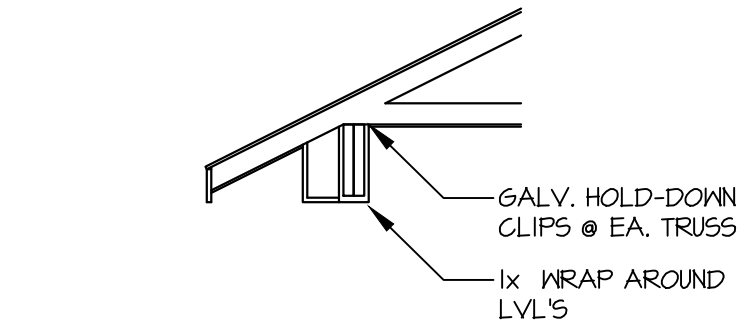


WEST ELEVATION
EAST ELEVATION SIMILAR
SCALE: 1/4" = 1'-0"

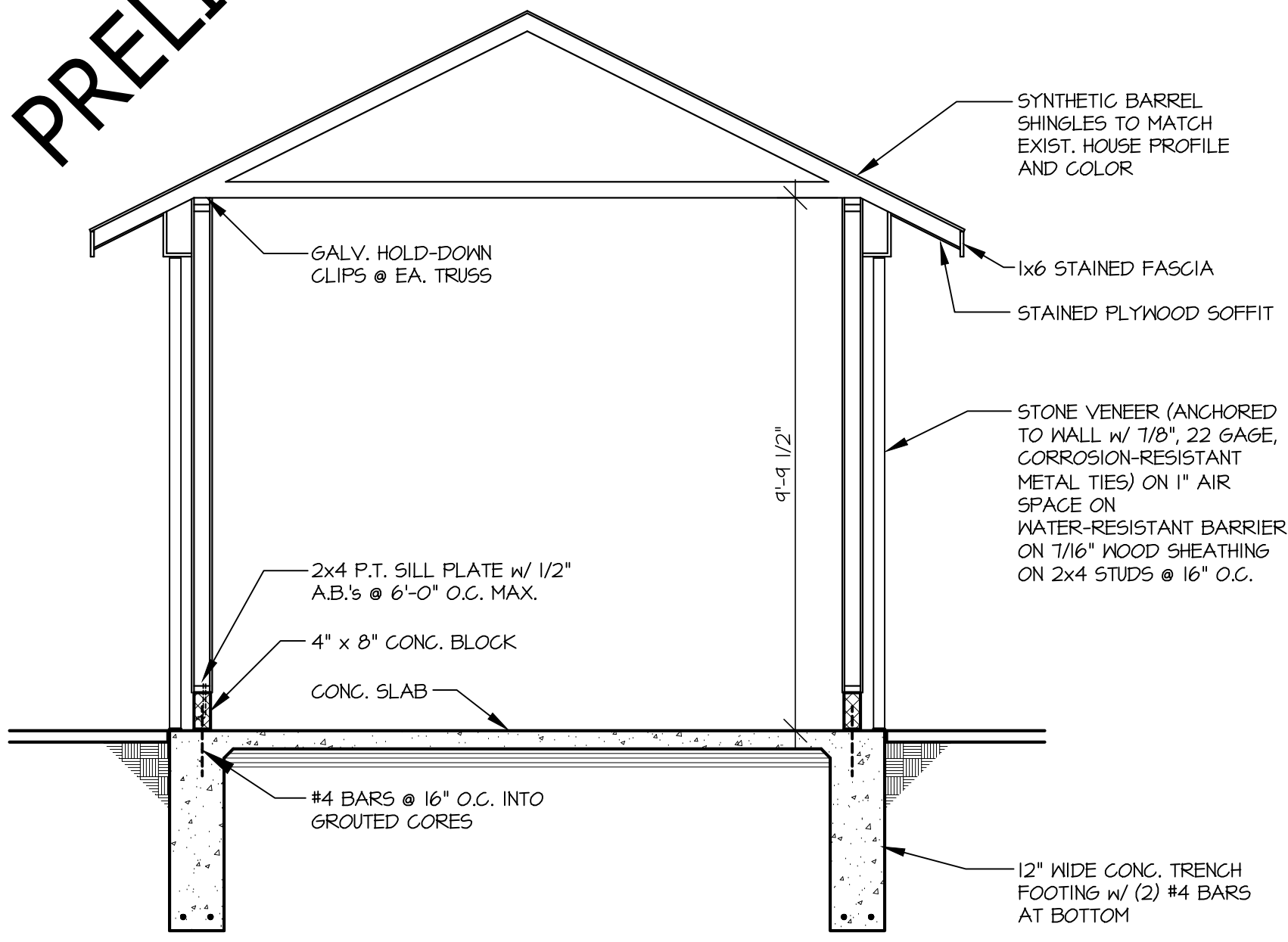


SOUTH ELEVATION
NORTH ELEVATION SIMILAR
SCALE: 1/4" = 1'-0"

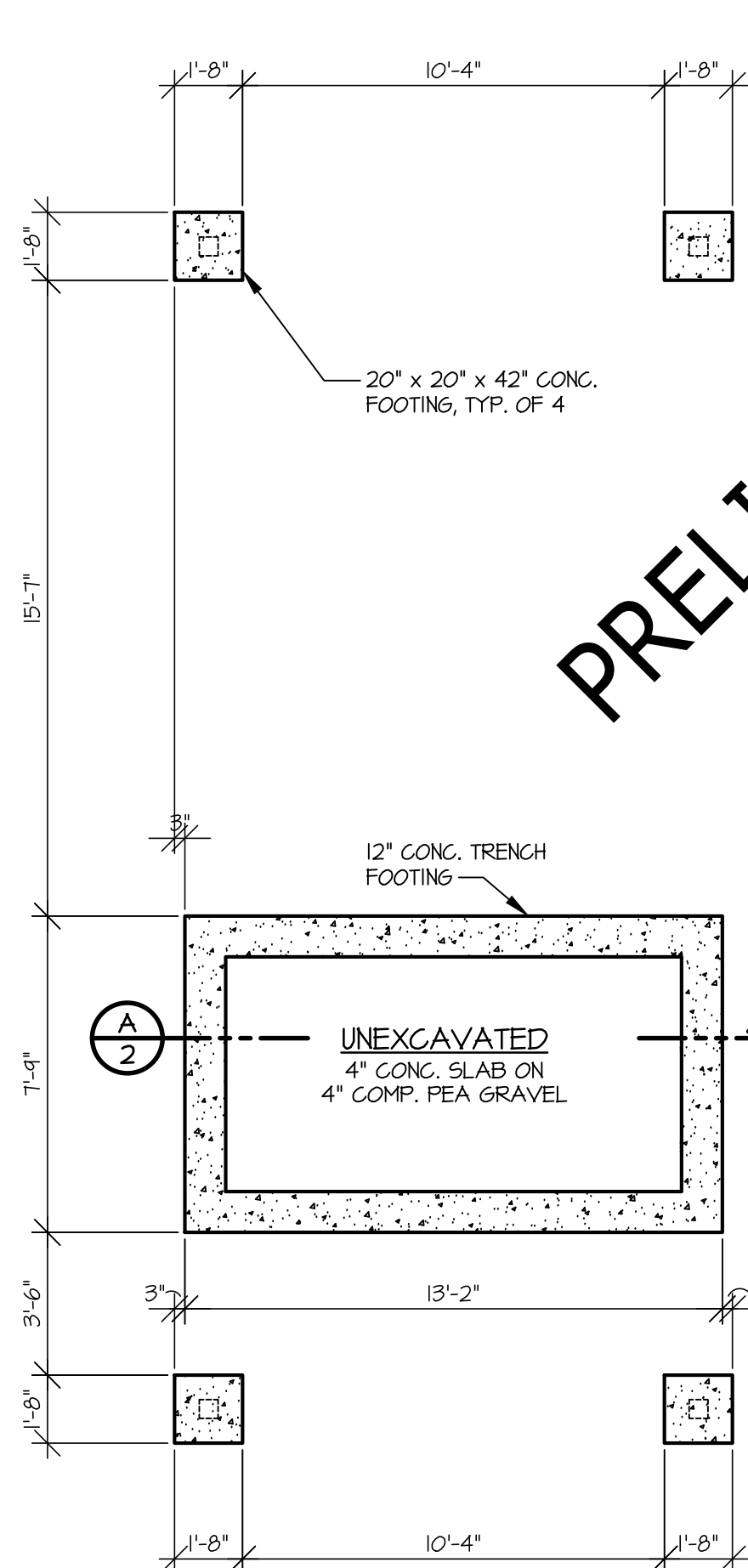
PRELIMINARY



SECTION
SCALE: 3/8" = 1'-0"

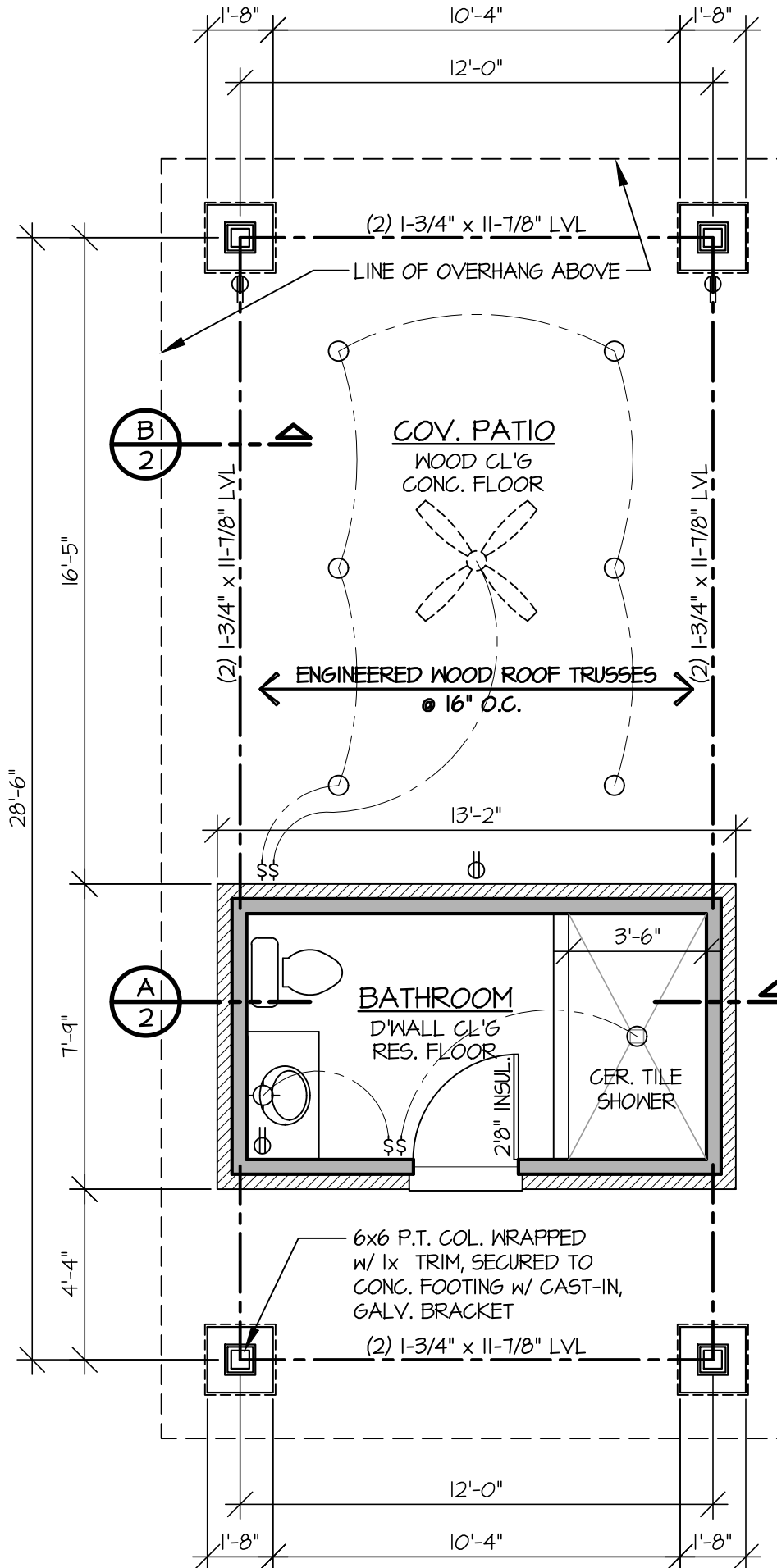


SECTION
SCALE: 3/8" = 1'-0"



FOUNDATION PLAN
SCALE: 1/4" = 1'-0"

PRELIMINARY



FLOOR PLAN
102 GROSS S.F.
SCALE: 1/4" = 1'-0"

PRELIMINARY

DHDC 2024-00509

APPROVAL DOCUMENT – POST AT WORK LOCATION

CITY OF DETROIT
HISTORIC DISTRICT COMMISSION

2 WOODWARD, SUITE 808
DETROIT, MICHIGAN 48226

10/15/2024

CERTIFICATE OF APPROPRIATENESS

Maurice Morton
150 W. Boston Ave
Detroit, MI 48202

RE: Application Number 2024-00509; 150 W. Boston; Boston-Edison Historic District

Dear Applicant,

At the Regular Meeting that was held on October 9, 2024, the Detroit Historic District Commission (“DHDC”) reviewed the above-referenced application. Pursuant to Section 5(1) of the Michigan Local Historic District Act, as amended, being MCL 399.205 (1) and Sections 21-2-73/21-2-78 of the 2019 Detroit City Code; the DHDC hereby issues a Certificate of Appropriateness (“COA”) for the following work, effective on October 15, 2024, as it meets the Secretary of Interior’s Standards for Rehabilitation and the district’s Elements of Design:

- Install 16’ x 40’ fiberglass, prefabricated inground swimming pool (6’6” maximum depth) with a 8’x 8’ raised spill-over spa (3’ maximum depth), per submitted plans.
- Install cedar wood 18’ x 12.5’ area gazebo per submitted plans.
- Install cedar wood 12’ x 15’ area pergola per submitted drawings.
- Install hardscape pavers around pool, gazebo and pergola per submitted plans.
- Install 5’ wide new concrete walkway to the front sidewalk. Sidewalk will have diamond-shaped saw cuts to match existing front walkway that leads to the front door.
- Plant arborvitae trees, shrubs and perennials per submitted drawings.

The Certificate of Appropriateness is issued with the following conditions:

- The applicant provides a planting plan with a more relaxed spacing of the evergreen screen plantings that complements the front façade of the house approved by HDC staff.

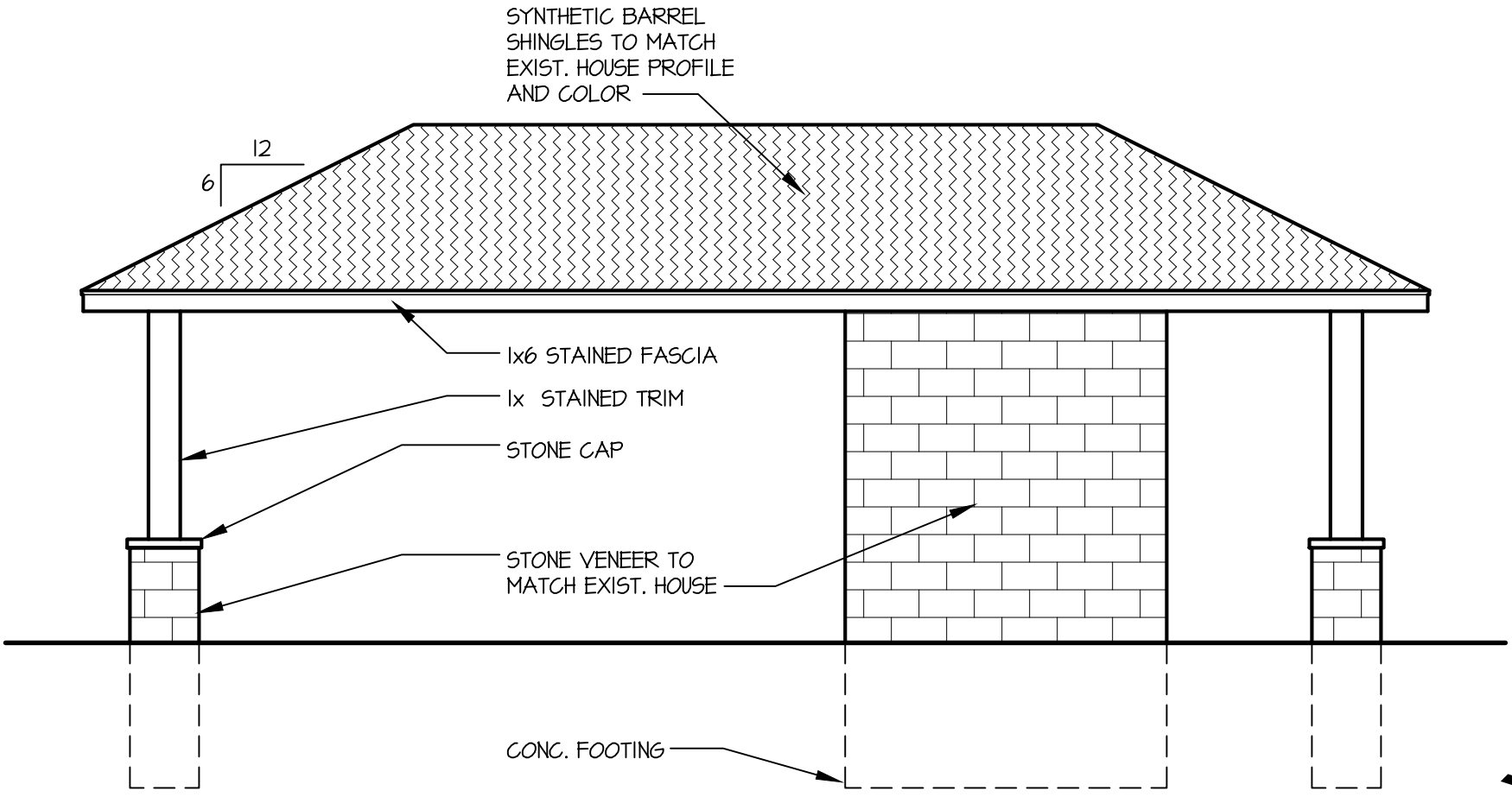
Please retain this COA for your files and post it at the subject property until work is complete. It is important to note that approval by the DHDC does not waive the applicant's responsibility to comply with any other applicable ordinances or statutes. If you have any questions regarding the foregoing, please contact staff at 313-224-1762 or hdc@detroitmi.gov.

For the Commission:

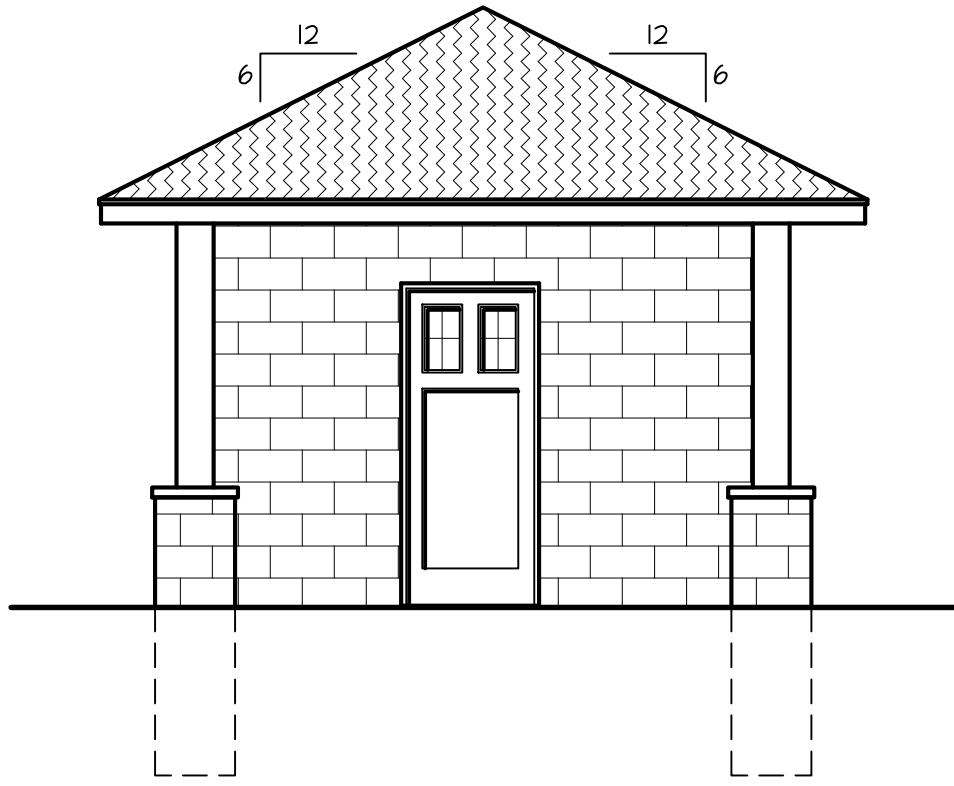


Daniel Rieden
Detroit Historic District Commission



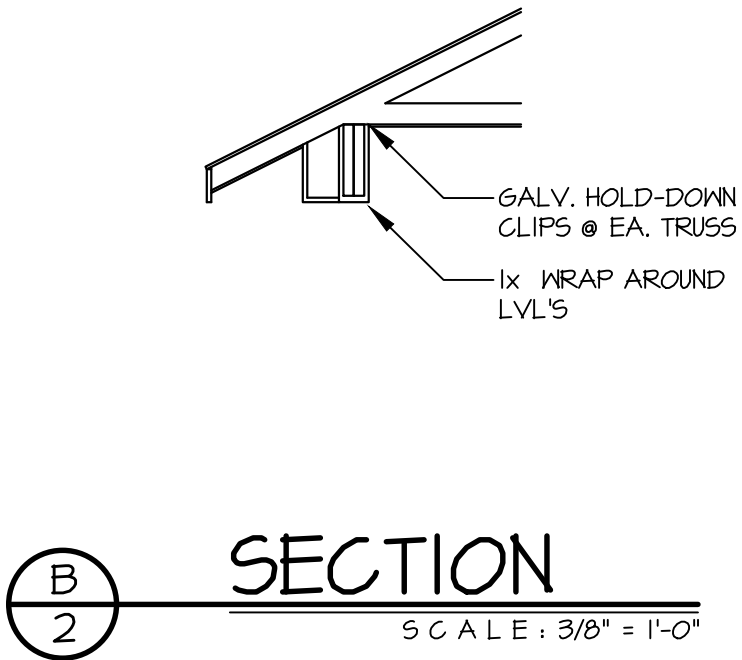


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EAST ELEVATION SIMILAR
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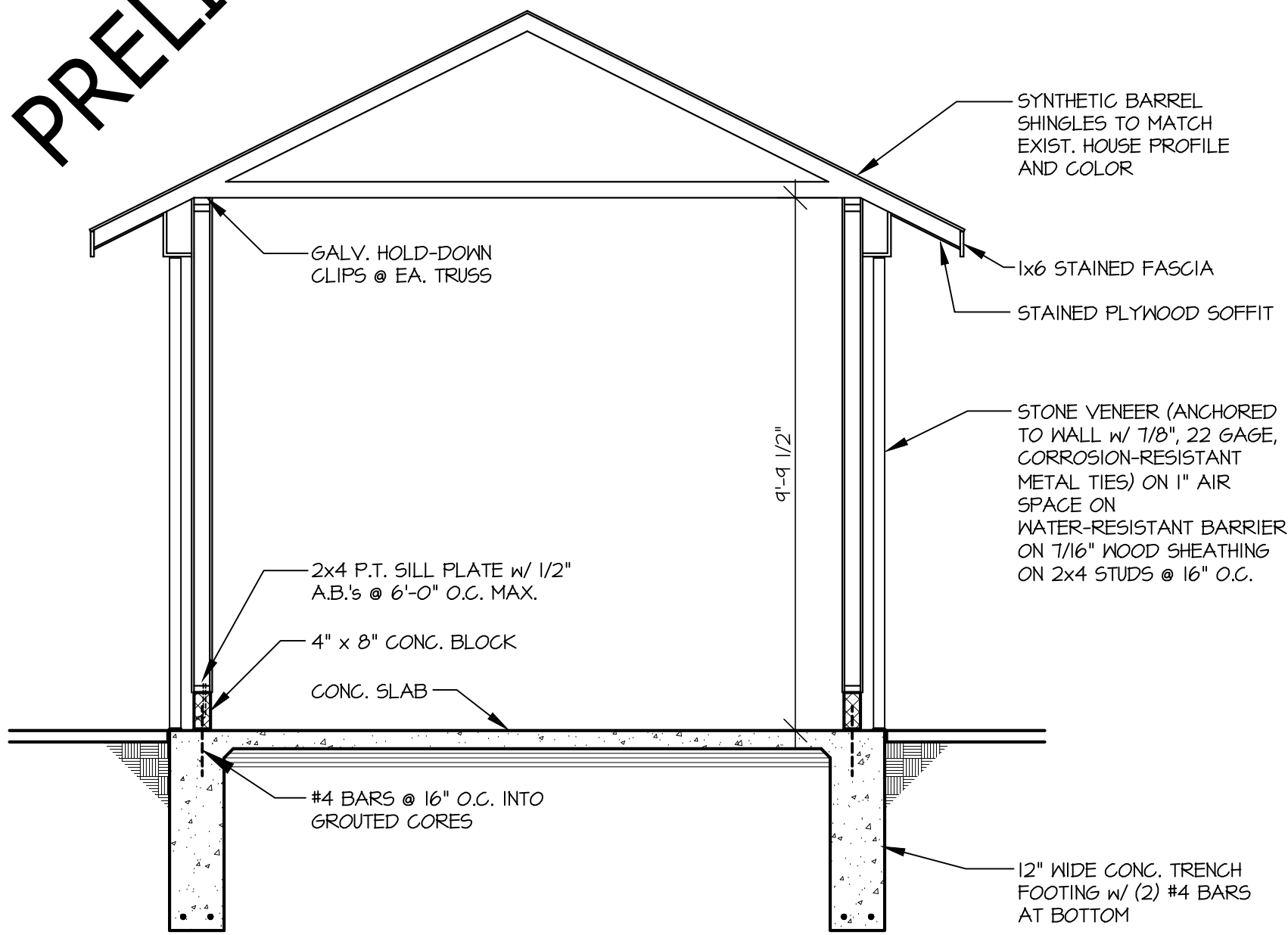


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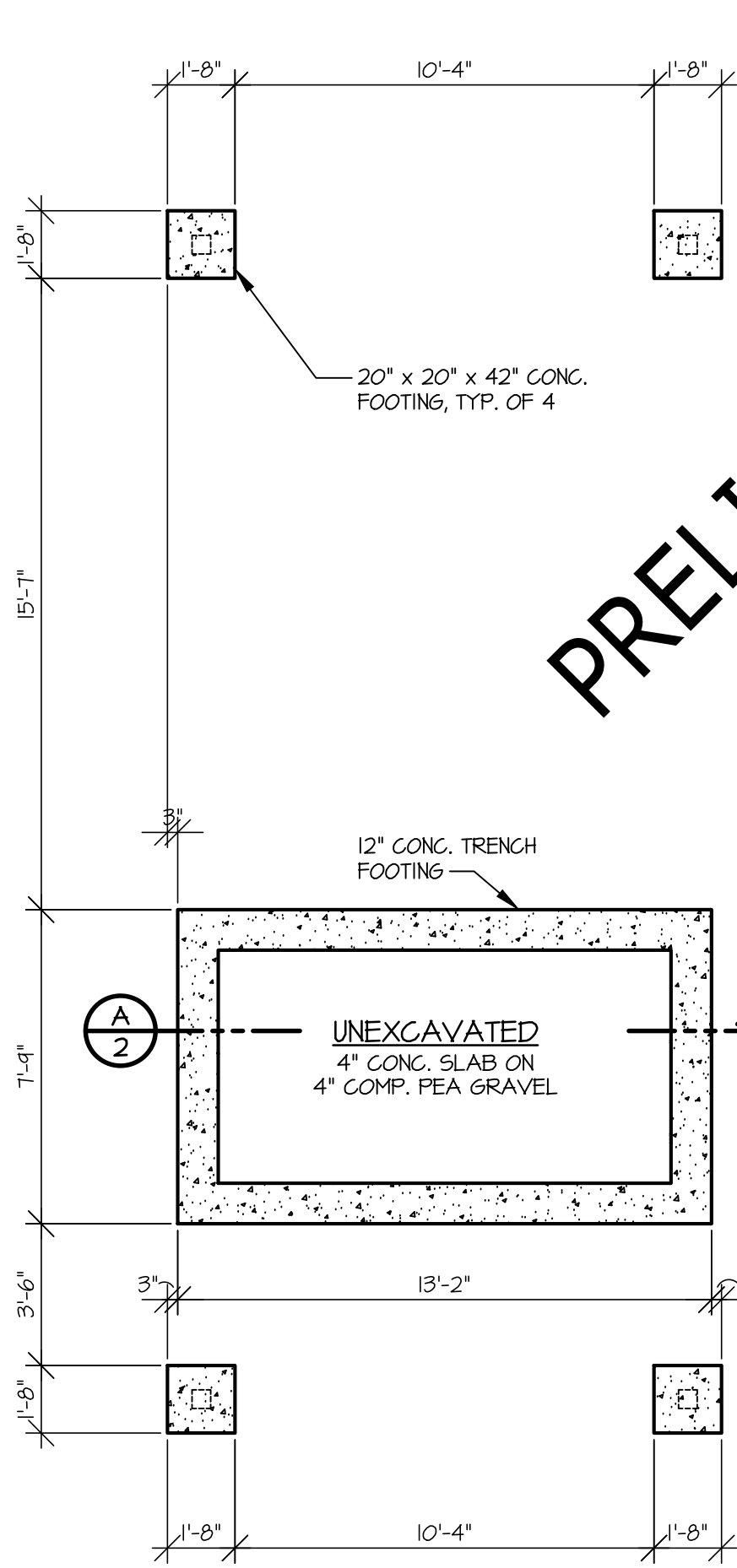
PRELIMINARY



SECTION
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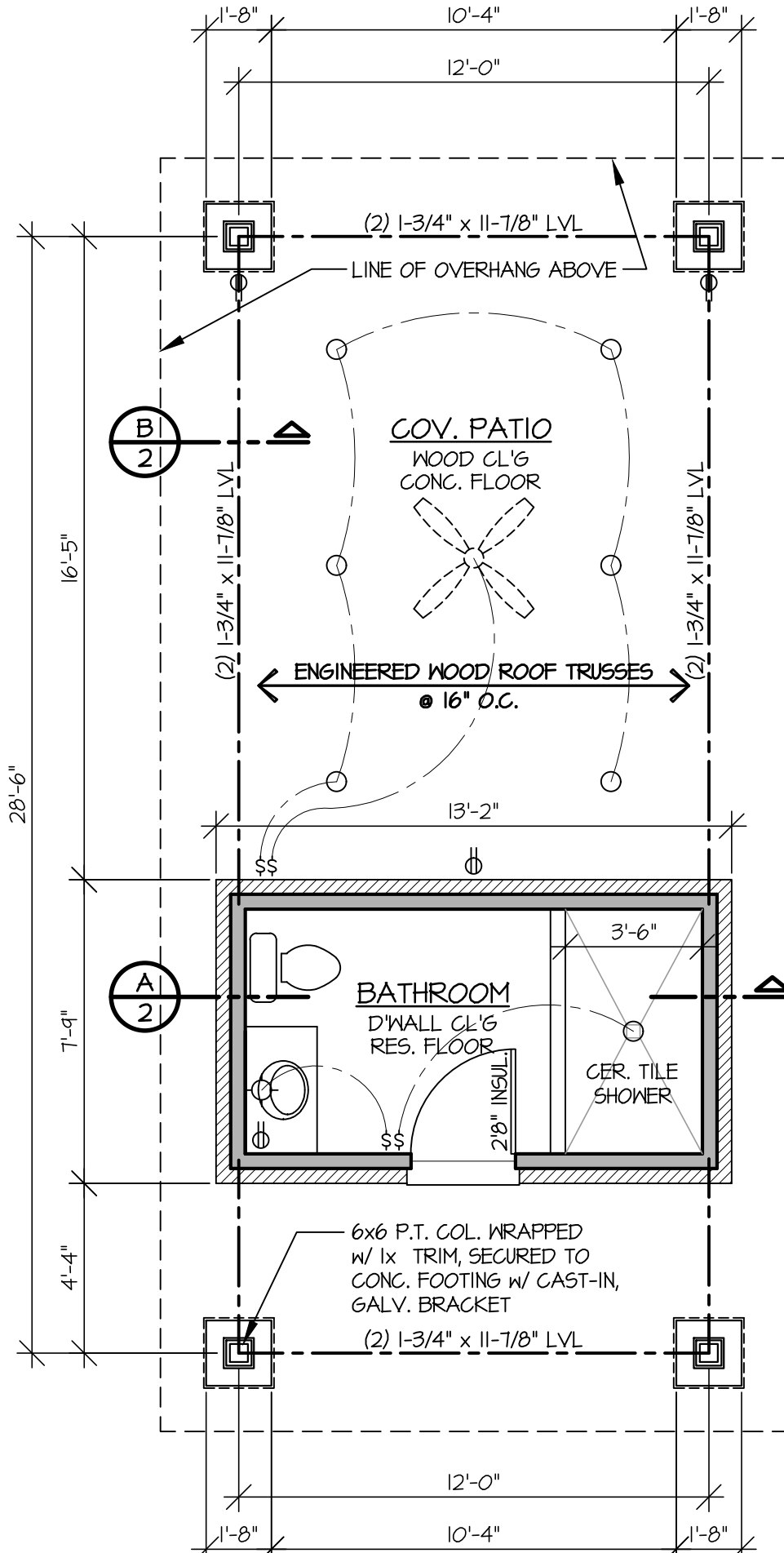


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