



# HISTORIC DISTRICT COMMISSION APPLICATION FOR WORK APPROVAL

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

**APPLICATION ID**

HDC2025-00485

**PROPERTY INFORMATION****ADDRESS(ES):** 4510 Cortland**HISTORIC DISTRICT:** Russell Woods-Sullivan**SCOPE OF WORK: (Check ALL that apply)**

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

**BRIEF PROJECT DESCRIPTION:**

Guardrail and Handrail installation at front porch and balcony

**APPLICANT IDENTIFICATION****TYPE OF APPLICANT:** Property Owner/Homeowner**NAME:** Tammy Daniels**COMPANY NAME:** Detroit Land Bank Authority**ADDRESS:** 500 Griswold**CITY:** Detroit**STATE:** MI**ZIP:** 48226**PHONE:** +1 (313) 261-9978**EMAIL:** rsaxon@detroitlandbank.org**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/or occupant of the subject property and that the information on this application is true and correct.

Signed by:

Detroit Land Bank Authority

N/A

07/21/2025

SIGNATURE

DATE

500 Griswold

Detroit

MI

48226

+1 (313) 261-9978

rsaxon@detroitlandbank.org

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


**NOTE:** Based on the scope of work, additional documentation may be required. See [www.detroitmi.gov/hdc](http://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.

<b>ePLANS PERMIT NUMBER:</b> (only applicable if you've already applied for permits through ePLANS)	N/A
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**GENERAL**

<p><b>1. DESCRIPTION OF EXISTING CONDITION</b> <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>New handrails and guardrails were installed per 36" building code height requirement. We are concerned that installing rails at the original height will create a hazardous condition.</p>	
<p><b>2. PHOTOGRAPHS</b> <i>Help us understand your project. Please attach photographs of all areas where work is proposed.</i></p>	
<p><b>3. DESCRIPTION OF PROJECT</b> <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>Using public and donated funds, the exterior of the building was renovated to encourage the full renovation of the property. The property is for sale and the DLBA is actively working with a buyer.</p>	
<p><b>4. DETAILED SCOPE OF WORK</b> <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>Exterior renovation is completed. We are asking for a variance to keep our railings as installed.</p>	
<p><b>5. BROCHURES/CUT SHEETS</b> <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**


4510 Cortland



Designation Photograph 1998



September 15, 2020



Current Condition