



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

HISTORIC DISTRICT COMMISSION ADDITIONAL INFORMATION REQUEST

Date: 8/20/26

Application Number: HDC2026-00289

APPLICANT & PROPERTY INFORMATION

NAME: Rita Ribiat		COMPANY NAME: Timeless Real Estate LLC	
ADDRESS: 6689 Orchard Lake Rd. #170	CITY: West Bloomfield	STATE: MI	ZIP: 48322
PROJECT ADDRESS: 15067 Warwick St			
HISTORIC DISTRICT: Rosedale Park			

REQUESTED INFORMATION

We have received your application, but it is not yet complete for review. Please provide additional details based on the comments and questions listed below. Should you need to attach additional files per this request, use the paperclip icons at the end of this form. You may attach up to (5) files per icon up to 25MB:

This application must be reviewed by the Historic District Commission because staff does not have administrative authority to approve demolition or new construction. This application will also require a public hearing. We would like to docket your review with the Commission for September 9, but we need a few more product spec sheets that show visual depictions of the products, and we have a couple clarifying questions.

In order to be scheduled for a September 9 review, please provide the following by *10 AM Monday, August 24*:

- A product cut sheet including a visual depiction of the product for the overhead garage door, including color
- A product cut sheet for the wood louvers shown in the elevation drawings
- A product cut sheet for the textured, grooved, siding panels that includes a photo of the material
- We notice that the hinged door shown in the elevations is wood to match existing, but it appears to staff the product spec sheet provided specifies a steel door. Please clarify. Would the proposed door have a window?

Staff notes that a structural analysis/assessment of the existing garage is recommended but is not required in order to docket your application for the next meeting. If you will not have that assessment, staff would recommend that you provide some photos (interior and exterior) that show the garage's condition.

We hope to hear from you by Monday morning. Thank you very much.

APPLICANT RESPONSE

Response Date: 08/24/2026



Please provide an update for us, because we really need the review on September 9th. Thank you so much for your effort in this.

-Shutters by Design 14-1/2"W x 47"H Black Vinyl Board and Batten Shutters - 1 Pair

-<https://www.menards.com/main/doors-windows-millwork/garage-doors-openers/garage-doors/ideal-door-reg-traditional-chocolate-non-insulated-garage-door/9x7brnm5st4259381/p-1444433933941-c-12358.htm>

-<https://www.menards.com/main/building-materials/siding/plywood-panel-siding/roseburg-duratem-reg-1-2-x-4-x-8-primed-plywood-panel-siding-8-on-center-groove-pattern/1452500/p-1444452502025-c-13383.htm>

-Roseburg DuraTemp® 1/2 x 4 x 8 Primed Plywood Panel Siding 8" On Center Groove Pattern at Menards®

-Ideal Door® Traditional Chocolate Non-Insulated Garage Door at Menards®

<https://www.menards.com/main/doors-windows-millwork/windows/shutters-accessories/exterior-shutters/shutters-by-design-14-1-2w-vinyl-full-louvered-exterior-shutter-1-pair/lbclck1447/p-1504247302467-c-7670.htm>

Overhead door color is brown.

There is no window for the door.

Nominal Thickness

1/2 inch

Listing Agency Standards

PS 1

Nominal Width

48 inch

Nominal Length

96 inch

Coverage

32 square foot

Color/Finish

Primed

Material

Hardboard

Siding Surface Design

Textured

PROJECT:

Garage
Reconstruction

15067 WARWICK STREET
DETROIT, MICHIGAN

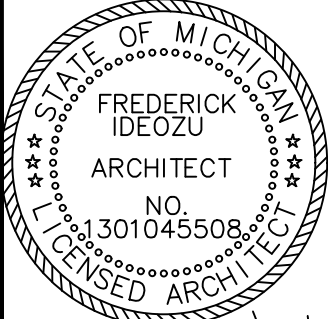
ISSUES/REVISIONS:	ISSUE DATE
BUILDING PERMIT	08/14/2026
REVISION #1	08/21/2026

SHEET TITLE

EXTERIOR
ELEVATIONS

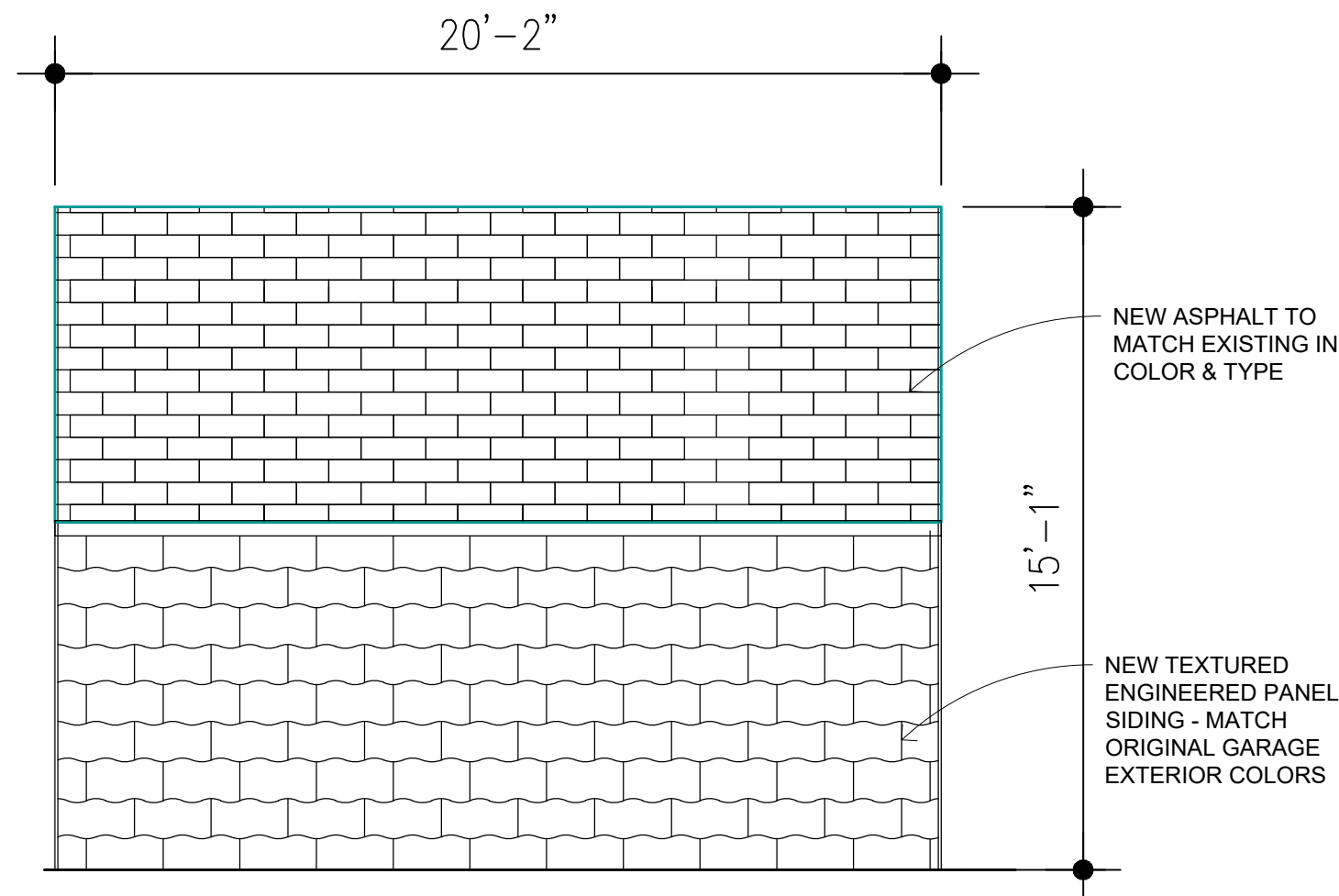
APPROVED BY:	
CHECKED BY:	
DESIGNED BY:	
DRAWN BY:	

ARCH./ENG. SEAL:



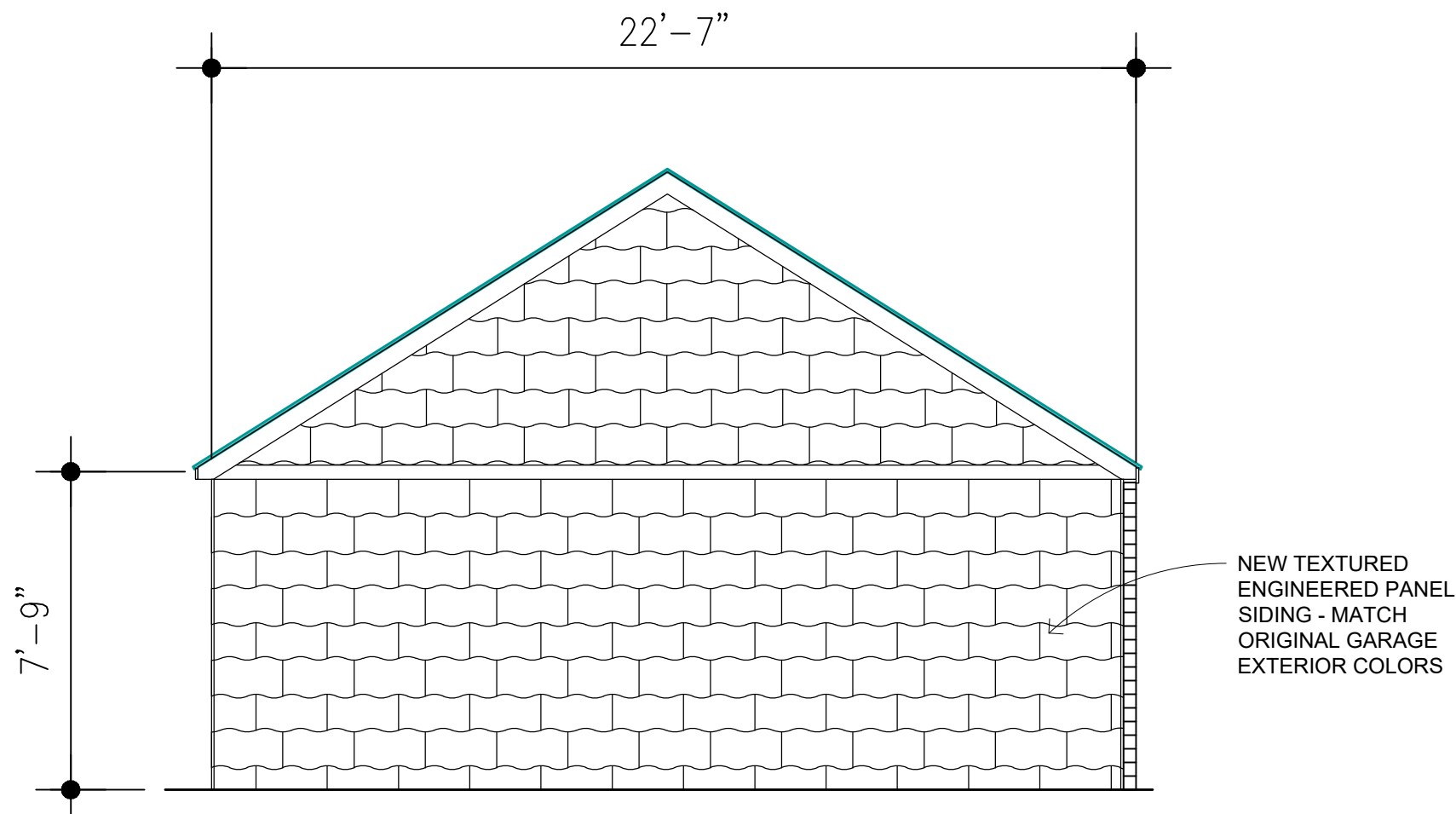
SHEET NUMBER:

A-102



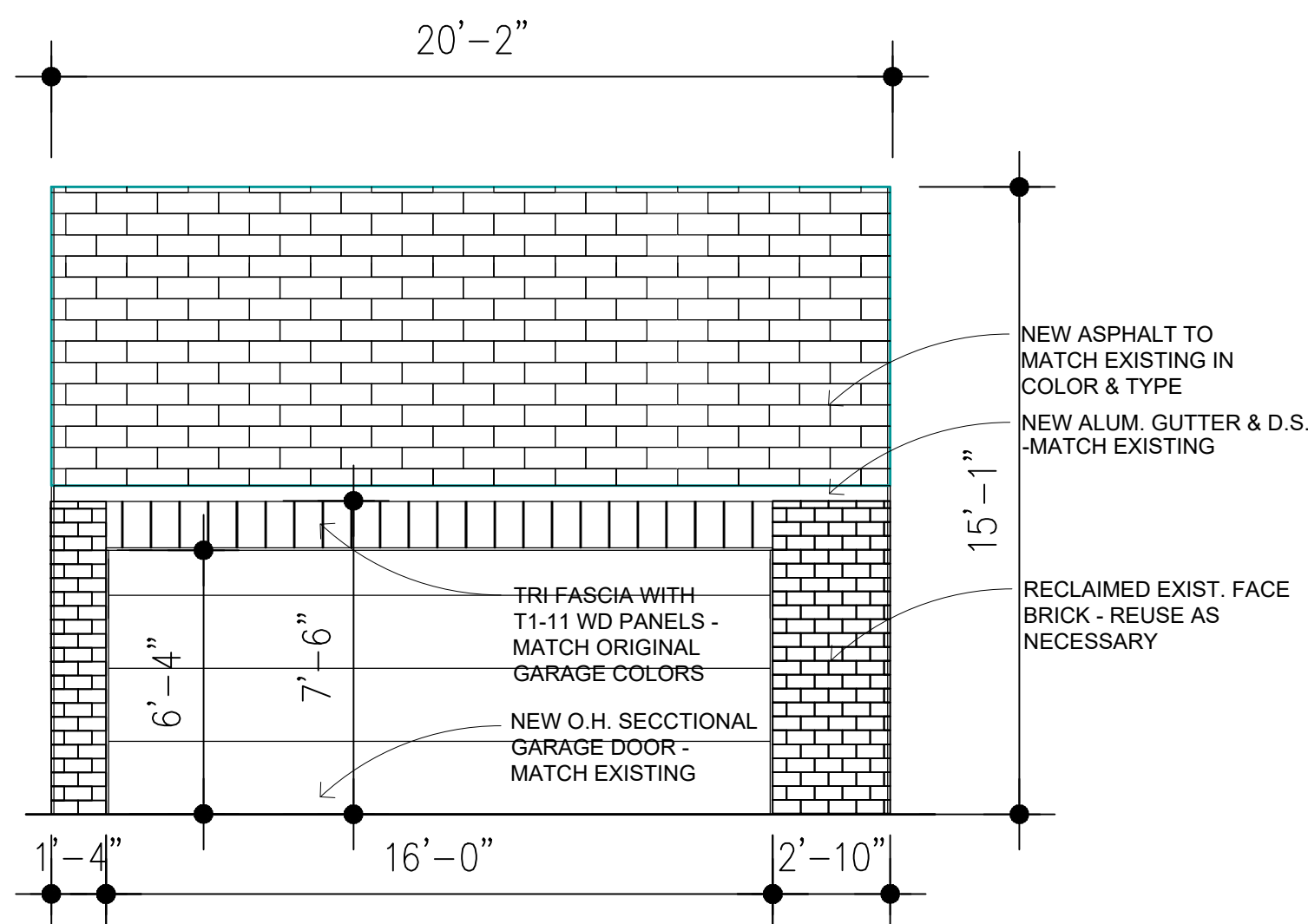
WEST ELEVATION

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



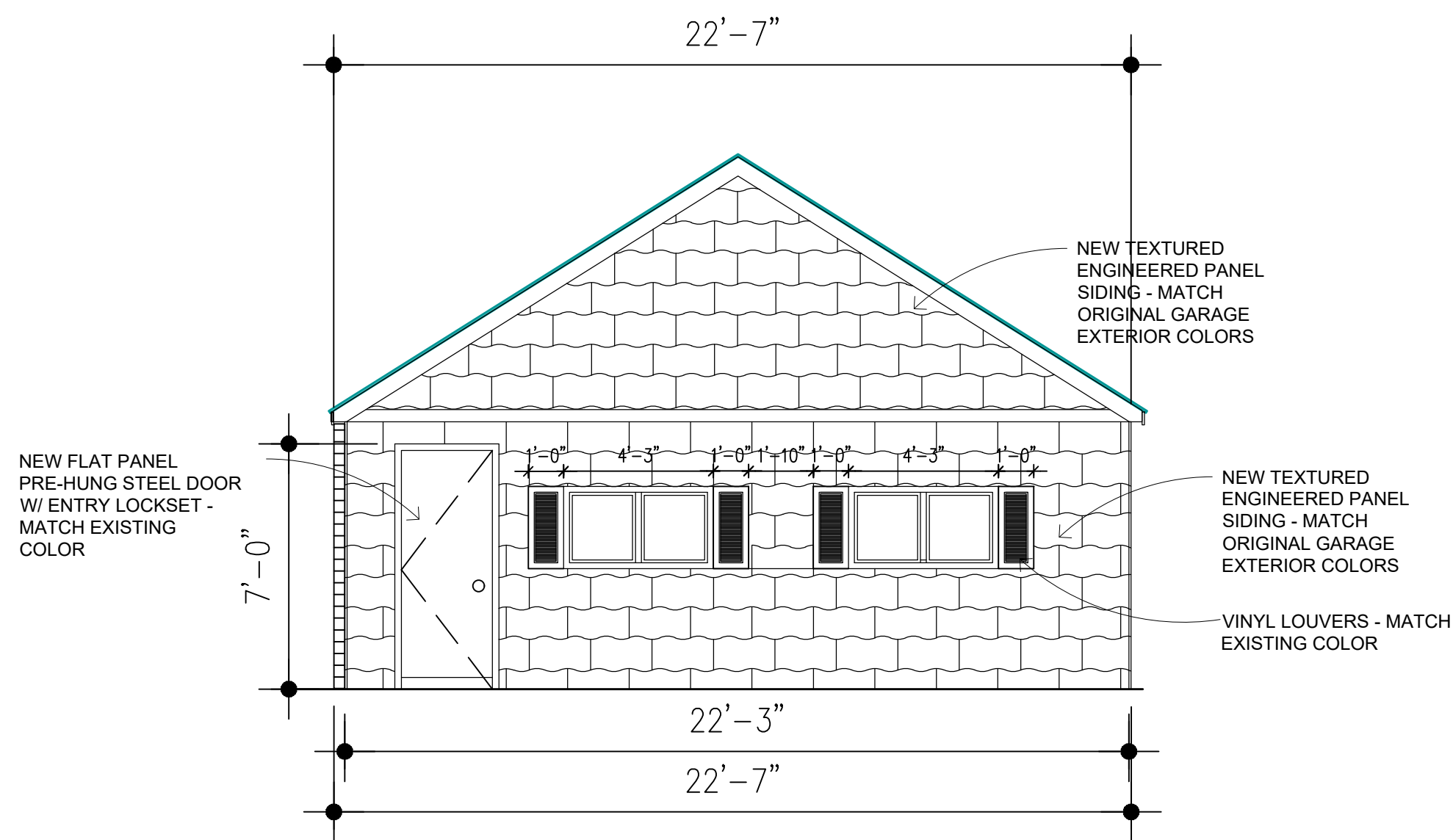
SOUTH ELEVATION

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



EAST ELEVATION

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



NORTH ELEVATION

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













Product Cut Sheets:

Nominal Thickness

1/2 inch

Listing Agency Standards

PS 1

Nominal Width

48 inch

Nominal Length

96 inch

Coverage

32 square foot

Color/Finish

Primed

Material

Hardboard

Siding Surface Design

Textured Grooved

Shipping Dimensions

96.00 H x 48.00 W x 0.46 D

Shipping Weight

47.0 lbs

Product Type

Louvered Shutters

Actual Width

14-1/2 inch

Color/Finish

Black

Actual Height

47 inch

Material

Polypropylene

Thickness

1 inch

Includes

2 Shutters, Mounting Hardware, Instructions

Manufacturer Warranty

Limited Lifetime

Shipping Dimensions

47.30 H x 15.00 W x 2.40 D

Shipping Weight

6.375 lbs

Style
Traditional
Grade
Good
Model Series
M5ST
Headroom
10 inch
Includes
All track and installation hardware, installation instructions
Window Style
Solid - no window
Application
Residential
Door Thickness
2 inch
Product Type
Non Insulated Garage Door
Material
Steel
Steel Gauge
25 gauge steel
Manufacturer Warranty
Paint System - 15 Year, Hardware - 1 year
Color/Finish
Chocolate
Overall Width
16 foot
Rough Opening Dimensions
192" W x 84" H
Overall Height
7 foot
Interior Finish
White
Spring Type
Extension
Insulation Thickness
Non-Insulated
Reinforcement Strut Dimensions
2-1/4" U-Bar Strut
Reinforcement Strut Quantity
1
Spring Dimensions
Extension Spring Pair #2 Brown (160#)
Springing Weight
161.0 pounds
Shipping Dimensions
192.00 H x 24.00 W x 12.00 D

Shipping Weight

236.0 lbs