

---

MICHIGAN ECONOMIC  
DEVELOPMENT CORPORATION

---

May 5, 2020

HEATHER TYKOSKI  
CITY OF LUDINGTON  
400 S HARRISON STREET  
LUDINGTON MI 49431

RE: ER20-451 119 W Ludington Avenue, Ludington Downtown Rental Rehabilitation Project,  
City of Ludington, Mason County (HUD)

Dear Ms. Tykoski:

Under the authority of Section 106 of the National Historic Preservation Act of 1966, as amended, we have reviewed the above-referenced undertaking. Based on the information provided for our review, it is the opinion of the State Historic Preservation Officer (SHPO) that the proposed undertaking will have **no adverse effect** [36 CFR § 800.5(b)] on 119 W. Ludington, a contributing resource within the Ludington Downtown Historic District, which appears to meet the criteria for listing in the National Register of Historic Places, **provided the following condition is met:**

- Historic windows must be retained if possible. If windows are beyond repair new windows must reproduce the appearance, texture, configuration, sight lines, dimensions, shadow lines, profiles, placement in the plain of the wall, glass reflectivity and when possible materials of the historic windows.

If you concur, the accompanying form must be signed by an agency official with legal authority to act on behalf of the agency [36 CFR § 800.2(a)]. Please return the signed original to us. Please note that the Section 106 review process will not be complete and HUD's responsibility to comply with 36 CFR § 800.4, "Identification of historic properties," and 36 CFR § 800.5, "Assessment of adverse effects," will not be fulfilled until we have received this letter with the original signature of the agency official. **If the agency official disagrees with this condition, then consultation with this office shall be reopened per 36 CFR § 800.5(a).**

We remind you that federal agency officials or their delegated authorities are required to involve the public in a manner that reflects the nature and complexity of the undertaking and its effects on historic properties per 36 CFR § 800.2(d). The National Historic Preservation Act also requires that federal agencies consult with any Indian tribe and/or Tribal Historic Preservation Officer (THPO) that attach religious and cultural significance to historic properties that may be affected by the agency's undertakings per 36 CFR § 800.2(c)(2)(ii).

The State Historic Preservation Office is not the office of record for this undertaking. You are therefore asked to maintain a copy of this letter with your environmental review record for this undertaking. **If the scope of work changes in any way, or if artifacts or bones are discovered, please notify this office immediately.**

STATE HISTORIC PRESERVATION OFFICE

300 North Washington Square | Lansing, MI 48913 | 888.522.0103

If you have any questions, please contact Brian G. Grennell, Cultural Resource Management Coordinator, at 517-335-2721 or by email at GrennellB@michigan.gov. **Please reference our project number in all communication with this office regarding this undertaking.** Thank you for this opportunity to review and comment, and for your cooperation.

Sincerely,

A handwritten signature in blue ink that reads "Martha MacFarlane Faes". The signature is written in a cursive style with a large initial 'M'.

Martha MacFarlane Faes  
Deputy State Historic Preservation Officer

MMF:REM:BGG

Enclosure(s)

copy: Madelaine Clapp, MEDC

---

MICHIGAN ECONOMIC  
DEVELOPMENT CORPORATION

---

May 5, 2020

HEATHER TYKOSKI  
CITY OF LUDINGTON  
400 S HARRISON STREET  
LUDINGTON MI 49431

RE: ACCEPTANCE LETTER

ER ER20-451 119 W Ludington Avenue, Ludington Downtown Rental Rehabilitation Project,  
City of Ludington, Mason County (HUD)

We have received comments from the State Historic Preservation Office (SHPO) regarding to the above-cited undertaking at the location noted above. We intend to follow the conditions as specified by the SHPO.

I concur: \_\_\_\_\_ Date: \_\_\_\_\_

Printed name and title of agency official: \_\_\_\_\_

STATE HISTORIC PRESERVATION OFFICE

300 North Washington Square | Lansing, MI 48913 | 888.522.0103