

TOWN OF DANVILLE

November 6, 2025

John Finlay, Boyle Construction Management, LLC
8091 Crawfordsville Road
Indianapolis, IN 46214

Brad Worland, Samsen Properties
1965 East Main Street, Suite 61
Danville, IN 46122

RE: Design Review Committee Recommendations

Gentlemen:

On November 5, 2025, the Design Review Committee (DRC) heard your request for exterior renovations of property located at 1 South Washington Street. The Committee forwarded a favorable recommendation to the Danville Plan Commission with a vote of 5-1 with one (1) abstention (Dave Kroll) subject to the following conditions:

1. The west façade as proposed.
2. The north façade either retaining the four (4) western most windows as is or replace in kind.
3. Replacement of the one (1) window and one (1) door and transom on the east end of the north façade.

These recommendations will be forwarded to the Danville Plan Commission for consideration of your proposed exterior renovations for approval on November 12, 2025, at 7:00 pm.

Feel free to contact me with any questions or comments.

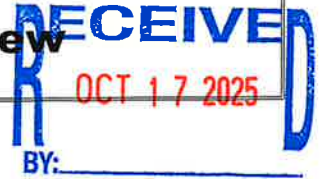
Thank you,



Lesa Ternet
Town Planner

Copy: Dave Kroll, Ratio Architects

Application for CPOD Design Review



Permit No. 2025-2267

APPLICANT INFORMATION

Name of Applicant: John Finlay - Boyle Construction Management Inc.

Mailing Address: 8091 Crawfordville Rd. Indianapolis, IN 46214

Phone: 317-563-2001 Email: john@bcmi.us

Property Owner(s) Brad Worland - Samsen Properties

Mailing Address: 1965 E. Main St Suite 631 Danville, IN 46122

Phone: 317-460-3260 Email: brad@samsenproperties.com

Project Engineer/Architect: N/A

Address: _____

Phone: _____ Email: _____

PROJECT INFORMATION

Location of Project: 1 S. Washington St Danville, IN 46122

Existing Use of Property: Mixed Use Current Zoning: B/R-2

Proposed Use of Property: Mixed Use Acreage: 0.18

Type of Activity: New Construction _____ Exterior Renovation x Sign _____

Est. Project Cost: \$60,000 Est. Start Date: Dec 1st, 2025

Parcel # 17-2-10-51W-101-001

Documents to be included with application (1 original and 1 electronic):

- ☒ Building elevations of all elevations new and/or altered
- ☒ Color samples
- ☒ Photos of adjacent structures
- ☐ Signage and/or lighting N/A
- ☒ List of work to be completed in numerical order
- ☒ Letter of Intent describing in detail the scope of work to be performed

Signature of Applicant:  Date: 10/17/2025

APPLICATION FEES

Residential	\$50
Residential accessory >150 sq ft	\$25
Commercial	<u>\$150</u>
Commercial accessory	\$100
Sign	\$50

Fee paid: \$150 Received by: Jessie Finlay Date: 10-20-25

PETITIONER MUST BE PRESENT FOR DRC & PC MEETINGS



8091 Crawfordsville Rd. Indianapolis, IN 46214



Letter of Intent

COPD Review Committee
49 N. Wayne St.
Danville, IN 46122

RE: Letter of Intent – Exterior Façade Renovation at 1 S. Washington St., Danville, IN 46122

Dear Members of the COPD Review Committee,

Please find attached the supporting documents describing the proposed exterior façade renovation at **1 S. Washington Street, Danville, Indiana**. The submittal includes photographs of the existing exterior elevations, schematic drawings, and samples of the proposed finish materials.

This project consists solely of **replacing the existing exterior doors and windows along the first floor** of the building. All other exterior finishes are existing to remain. The design intent is to maintain consistency with the building's current architectural character while improving the **longevity, durability, and energy efficiency** of the building envelope.

Our proposed scope of work is as follows:

1. Remove existing windows and doors as noted on the building elevations.
2. Provide and install a **factory-painted (black) Tubelite storefront system** within the existing openings.
3. **Paint all existing wood trim black** within the defined area of work to match the new storefront system.

We appreciate your time and consideration of this proposal and look forward to your review and feedback.

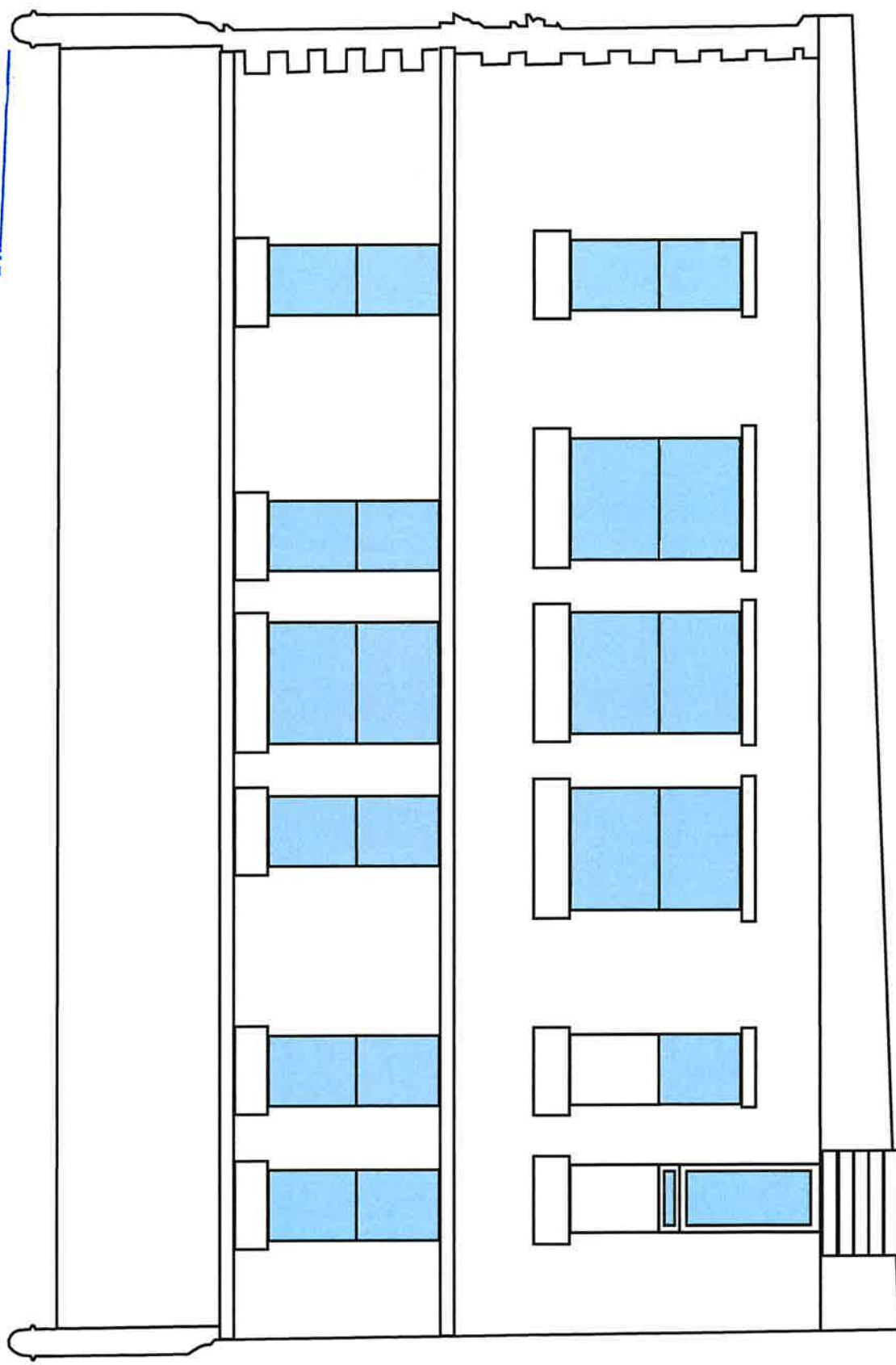
Sincerely,

John A. Finlay
Director of Operations



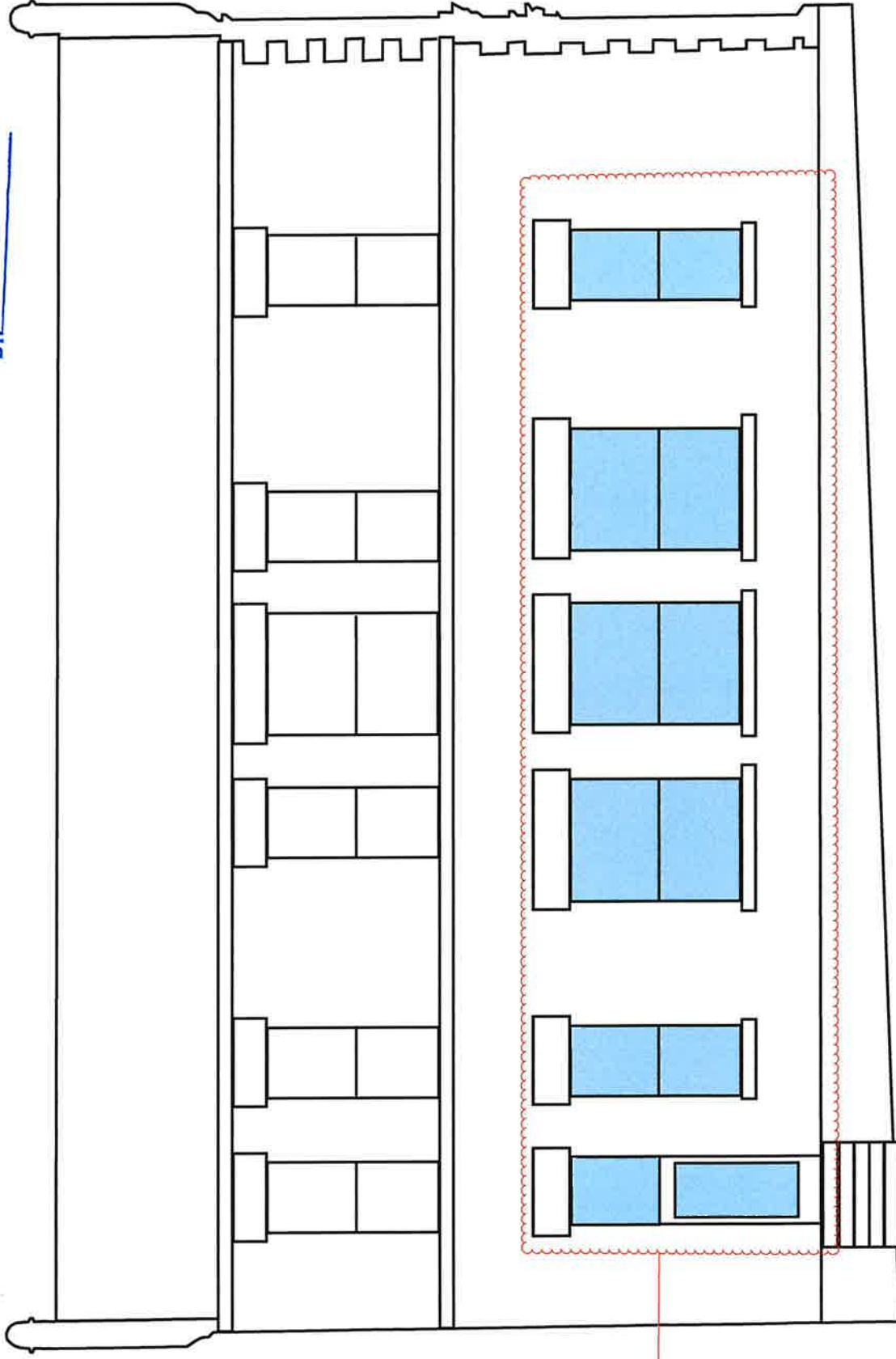
Boyle Construction Management, Inc.
8091 Crawfordsville Rd.
Indianapolis, IN 46214
Cell: (317) 563-2001
Office: (317) 269-0543
Fax: (317) 269-0544
Email: john@BCMI.us

RECEIVED
OCT 17 2025
BY: _____



NORTH ELEVATION EXISTING

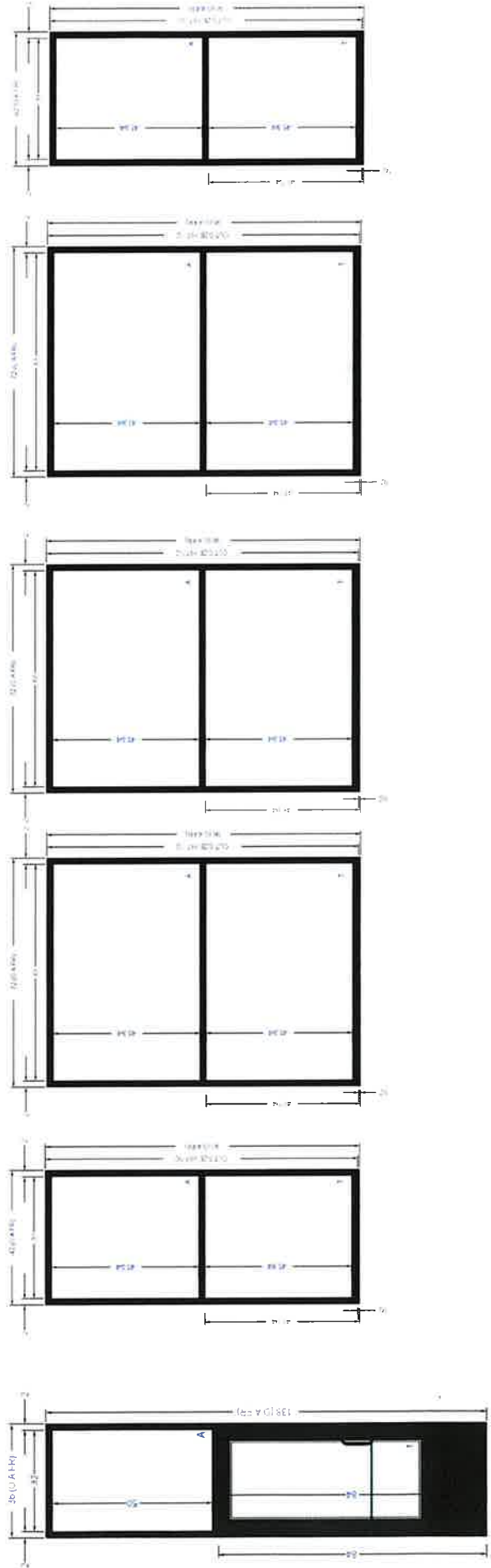
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OCT 17 2025
BY: _____



New storefront
windows with black
frames in existing
openings.
All other windows are
existing or blank.

NORTH ELEVATION PROPOSED

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OCT 17 2025
BY: _____



NORTH ELEVATION DIMENSIONS

RECEIVED
OCT 17 2025
BY: _____



WEST ELEVATION EXISTING

RECEIVED
OCT 17 2025
BY:



WEST ELEVATION EXISTING

RECEIVED
OCT 17 2025
BY: _____



WEST ELEVATION PROPOSED

RECEIVED
OCT 17 2025
BY: _____



NORTH ELEVATION PROPOSED RENDERING

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OCT 17 2025
BY: _____



NORTH ELEVATION EXISTING

RECEIVED
OCT 17 2025
BY: _____



WEST ELEVATION ROPOSED RENDERING

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BY:

Existing wood trim
to be painted black to
match existing

Existing wood trim
to be painted black to
match existing

Existing wood trim
to be painted black to
match existing

Existing Limestone
Columns to remain



WEST ELEVATION DIMENSIONS