



MEETING RECORD
Landmark Preservation Commission
Tuesday, May 2, 2017

Call to Order 1:09

Commissioners: Ginette Chapman, Andy Duckett-Emke, Martin Goldstein (Chair), Charles Jordy, Doug Walter, and Amy Zimmer
Staff: Brittany Bryant, Jenn Cappeto, Abbey Christman, Kara Hahn, Heidi Tippetts (CPD), Nate Lucero (CAO)

Approval of Meeting Record

Approval of April 18, 2017 Meeting Record

Motion by C. Jordy: I move to approve the April 18th, meeting record.
Second by: A. Zimmer
Vote: Unanimous in favor (6-0), motion carries.

Public Comment (limited to 2 minutes per speaker) none

Consent Agenda

2017-TAXC-007 560 Circle Drive

Description: Tax Credit Pt II

2017-TAXC-008 235 West 1st Ave.

Description: Tax Credit Pt II

2017-TAXC-009 645 Lafayette Street

Description: Tax Credit Pt I

Motion by D. Walter: I move to approve the consent agenda for 2017-TAXC-007 560 Circle Drive, 2017-TAXC-008 235 West 1st Avenue, 2017-TAXC-009 645 Lafayette Street as consistent with the applicable guidelines, submitted documentation and information provided in the staff report.
Second by: G. Chapman
Vote: Unanimous in favor (6-0), motion carries.

Design Review Projects

2017-LMDEMO-177 3345 Bryant Street

Description: Garage Demolition

Motion by G. Chapman: I move to conditionally approve application 2017-LMDEMO-177 for the garage demolition of 3345 Bryant Street per submitted documentation, and information provided in the staff report with the condition that a replacement plan be approved prior to demolition of the existing structure.
Second by: C. Jordy
Vote: Unanimous in favor (6-0), motion carries.

2017-COA-119 3345 Bryant Street

Description: Zone Lot Amendment

Motion by C. Jordy: I move to recommend approval of the proposed zone lot amendment at 3345 Bryant Street to the Zoning Administrator as per presented testimony, submitted documentation, and information provided in the staff report based on the project scope meeting Design Guideline 4d.
Second by: G. Chapman
Vote: Unanimous in favor (6-0), motion carries.

2017-LMDEMO-186 101 Broadway

Description: Total Demolition of an Addition

Motion by A. Duckett-Emke: I move to find the addition located at 101 Broadway as non-contributing to the First and Broadway Building due to a loss of integrity and conditionally approve application #2017-LMDEMO-186 for the

demolition of the addition at Broadway per presented testimony, submitted documentation, guideline 2v, 2.55, 2.56, and 2.57, and information provided in the staff report with the condition that a replacement structure be approved prior to demolition of the existing structure.

Second by: G. Chapman

Vote: Unanimous in favor (6-0), motion carries.

2017-COA-129 101 Broadway

Description: Phase I: Mass, Form and Context for an Addition

Motion by D. Walter: I move to continue application #2017-COA-129 for the mass, form & context of the proposed addition at the First and Broadway Building, 101 Broadway to the June 6th, 2017 meeting, as per presented testimony, submitted documentation, Guideline 3.1, thru 3.7 and 3.11 thru 3.12 and information provided in the staff report with the request that more study and information be provided reading the fifth floor penthouse and the stair towers.

Second by: C. Jordy

Vote: Unanimous in favor (6-0), motion carries.

2017-COA-127 49 Elati Street

Description: Infill

Motion by A. Duckett-Emke: I move to approve application 2017-COA-127 for the mass, form and context for the proposed infill and garage at 49 Elati Street, as per presented testimony, submitted documentation, and information provided in the staff report.

Second by: D. Walter

Vote: Unanimous in favor (6-0), motion carries.

Meeting took a short break

C. Jordy recused and left the meeting

2017-COA-134 1701 Wynkoop Street

Description: Railing for Patio Enclosure

Motion by G. Chapman: I move to approve application 2017-COA-134 for the patio railing at 1701 Wynkoop Street, as per Denver Union Station Urban Design Standards and Guidelines noted under 3.3.1, 3.6.1 and 3.4.2.2, presented testimony, submitted documentation, and information provided in the staff report.

Second by: A. Zimmer

Vote: Unanimous in favor (5-0, C. Jordy recused), motion carries.

C. Jordy returned to the meeting

2017-COA-135 3522 Alcott Street

Description: ADU and Rear Addition

Motion by A. Duckett-Emke: I move to approve application 2017-COA-135 for the ADU and rear addition at 3522 Alcott Street, as per Denver Guidelines for Denver Landmark Structures and Districts 3.1, 3.9, 4.1, 4.3, 4.4, 4.5, 4.6, 4.7, 4.18 and 4.19, presented testimony, submitted documentation, and information provided in the staff report.

Second by: G. Chapman

Vote: Unanimous in favor (6-0), motion carries.

2017-COA-131 3625 Alcott Street

Description: Phase I: Mass, Form and Context for a Tandem House

Motion by D. Walter: I move to conditionally approve application 2017-COA-131 for the mass, form & context of the proposed Tandem House at 3625 Alcott Street as per presented testimony, submitted documentation, Guideline 4.1 thru 4.8 and 4.19 and information provided in the staff report, with the condition that the dormer be restudied to be less dominant prior to design review and design details. Final construction details will need further approval prior to commencing work.

Second by: A. Duckett-Emke

Friendly amendment offered by A. Duckett-Emke that dormer study reference Guideline 4.3.

Amendment accepted by D. Walter.

Vote: 5 in favor, 1 opposed (G. Chapman), motion carries.

C. Jordy recused and left the meeting

2017-COA-128 2625-2635 Walnut Street

Description: Remodel, façade alterations

Motion by A. Duckett-Emke: I move to deny application #2017-COA-128 for the remodeling of 2625-2635 Walnut Street, as per Denver Landmark Structures and Districts Design Guidelines 2.1, 2.10, 2.14, 2.15, 2.23, 2.42, 2.43, 2.44, 2.45, presented testimony, submitted documentation and information provided in the staff report.
Second by: A. Zimmer
Vote: Unanimous in favor (5-0), motion carries.

Discussion Items

First Unitarian Society of Denver
National Register Nomination

Business Items

Denver Academy Library restoration project

Meeting Adjourned 4:54