MEETING RECORD
Landmark Preservation Commission
Tuesday, July 10, 2018

Call to Order: 1:04pm
Commissioners: Kathy Corbett, Ginette Chapman, Earen Hummel, Charles Jordy (Chair), Gary Petri, Anne Wattenberg, Kelly Wemple, and Amy Zimmer
Staff: Emily Ehr, Brittany Bryant, Jenn Cappeto, Abbey Christman, Jessi White, and Nate Lucero (CAO)

Meeting Records for approval –
June 5th, 2018 and June 19th, 2018
K. Corbett: I move to approve meeting records from June 5th and 19th, 2018.
Second by K. Wemple
Vote: Unanimous in favor (8-0), motion carries.

Public Comment (limited to 2 minutes per speaker)
Craig Supplee – 2120 Glenarm Place

Consent Agenda
2018-COA-191* 2721 Curtis Street
Description: Bulk Plane Administrative Adjustment
Recommendation for Rooftop Addition
K. Wemple: I move to approve the consent agenda for 2018-COA-191* 2721 Curtis Street as consistent with the applicable guidelines, submitted documentation, and information provided in the staff report.
Second by: E. Hummel
Vote: Unanimous in favor (8-0), motion carries.

Design Review Projects
2015-COA-347* 425 West 1st Avenue
Description: Design Detail Modifications
Recommendation: Approval
G. Chapman: I move to approve application #2015-COA-347* for the design detail modification, including lap siding cladding, a gable porch roof and new porch light fixture at 425 West 1st Ave. as per presented testimony, submitted documentation, guidelines 4.6, 4.16, and 5.23 and information provided in the staff report.
Second by: K. Corbett
Vote: Unanimous in favor (8-0), motion carries.

2018-COA-245 740 High Street
Description: Selective window replacement
Recommendation: Approval
K. Wemple: I move to approve application 2018-COA-245 for eighteen replacement windows, one new basement window at the original coal chute, and one replacement basement door at 740 High Street, as per design guidelines 2.16, 2.19 and 2.23, presented testimony, submitted documentation and information provided in the staff report.
Second by: K. Corbett  
Vote: 7 in favor, 0 opposed, 1 abstained (G. Petri), motion carries.

**K. Wemple recused and left the room.**

**2018-COA-243  2061-2071 Glenarm Place**  
Description: Accessory Structures  
Recommendation: Approval  
K Corbett: I move to deny application 2018-COA-243 for the temporary structures at 2061-2071 Glenarm Place, as per design guidelines 4.1c, 4.2d, 4.5, 4.6c, 4.7b, 4.8b, 4.18 and 4.19c and d, presented testimony, submitted documentation and information provided in the staff report.  
Second by: E. Hummel  
K. Corbett: amendment to motion that referenced guidelines are 4.1, 4.2 and 4.3.  
Accepted by E. Hummel  
Vote: 5 in favor, 1 opposed (G. Chapman), 1 abstained (A. Wattenberg), motion carries

**K. Wemple returned to the meeting.**

**2018-COA-241  1250 Welton Street**  
Description: Phase I Adaptive Reuse  
Recommendation: Approval with Conditions  
K. Corbett: I move to conditionally approve application #2018-COA-241 for the proposed Phase I Adaptive Reuse at 1250 Welton, The Emily Griffith Opportunity School, as per presented testimony, submitted documentation, standards & guidelines for Emily Griffith Opportunity School A, B, and D, the guidelines for Denver Landmark Structures and Districts 2.10, 2.14, 2.29, 2.47, 2.48, 2.57, 2.60, 3.1, 3.3, 3.5, 3.7, 3.11, and information provided in the staff report with the following conditions: 1. Eliminate the glass structure around the “Opportunity Bay;” 2. Do not alter the window opening sizes on the Welton Street façade; and 3. Final construction details to return for approval.  
Second by: G. Petri  
Vote: 7 in favor, 1 opposed (A. Wattenberg), motion carries

**C. Jordy recused and left the room.**

G. Petri: I nominate Kelly Wemple as Chair Pro-tem.  
Second by: G. Chapman  
Vote: Unanimous in favor (7-0), motion carries.

**K. Wemple chaired meeting as Chair Pro-Tem**

**2018-COA-189  2636 Walnut Street**  
Description: Rooftop Mechanical & Skylights  
Recommendation: Approval with Conditions  
G. Petri: I move to conditionally approve application #2018-COA-189 for the rooftop units, skylight reglazing and new skylights at 2636 Walnut Street as per presented testimony, submitted documentation, guidelines 2.26, 4.6, and 2.60 and information provided in the staff report with the condition the skylight glazing be glass or wire glass.  
Second by: G. Chapman  
Vote: Unanimous in favor (7-0), motion carries

**C. Jordy returned to the meeting and resumed as Chair.**

**2018-COA-240  1563 High St**  
Description: Removal of Porch Infill and Window Replacement  
Recommendation: Approval with Conditions  
G. Chapman: I move to approve application #2018-COA-240 for removal of the first-floor porch infill on the west and south
elevations, reinstallment of an arched window in the first-floor arched window opening, replacement of the windows on
the second-floor porch, and replacement of the second-floor one-over-one double-hung window at 1563 High Street as per
guideline 2.1, 2.4, 2.14, 2.16, 2.19, 2.29, Intent Statements 2m, presented testimony, submitted documentation and
information provided in the staff report with the condition that the first-floor arched window have an arched upper sash
instead of a transom, and the second-floor porch windows match the appearance, patterning, and operation of the
previous six-light casement windows.
Second by: A. Zimmer
Vote: Unanimous in favor (8-0), motion carries.

2018-COA-246  2926 Glenarm Place
Description: Window Replacement
Recommendation: Denial
K. Wemple: I move to deny application 2018-COA-246 for eighteen replacement windows on the primary structure and five
windows on the ADU at 2926 Glenarm Place, as per design guidelines 2.19c and 2.19k, presented testimony, submitted
documentation and information provided in the staff report.
Second by: G. Petri
Vote: Unanimous in favor (8-0), motion carries.

2018-COA-147  3040 Osceola Street
Description: Violations
Recommendation: Denial
K. Corbett: I move to deny application #2018-COA-147 for replacement of the roof, replacement of the front doors,
replacement of the windows, replacement of the balcony railing, addition of a front yard walkway, and installation of a
front and rear yard fence at 3040-3044 Osceola Street as per guideline 2.1, 2.4, 2.14, 2.15, 2.16, 2.19, 2.21, 2.23, 4.6, 4.8,
5.3, 5.8, 5.9, character defining features for the Wolff Place Historic District, presented testimony, submitted
documentation and information provided in the staff report.
Second by: E. Hummel
Vote: Unanimous in favor (8-0), motion carries.

Discussion Items:

Meeting Adjourned: 6:17pm