MEETING RECORD
Landmark Preservation Commission
1:00 p.m., Tuesday, June 18, 2019

Call to Order: 1:03


Staff:  B. Bryant, J. Cappeto, A. Christman, B. Dierschow, E. Ehr, K. Hahn, J. White (CPD); A. Hernandez (CAO)

Meeting Record for approval – May 21st, 2019 and June 4th, 2019
Motion by K. Corbett: I move to approve the meeting records from May 21st and June 4th, 2019.
Second: G. Johnson
Vote: Unanimous in favor (7-0-0), motion carries.

Public Comment (limited to 2 minutes per speaker)
- Candy Roberts, 1720 Wazee Street – Historic preservation is vital to our cities

Consent Agenda

2019-TAXC-001 2841 Perry Street – Woodbury House
Description: Tax Credit: Part I

2019-COA-203 895 Gaylord Street – Morgan’s Subdivision
Description: Fence

2019-ZLAM-010 2317 Stout Street – Curtis Park
Description: Zone Lot Amendment

2019-COA-218 1009 Grant St – Grant Sherman
Description: Rear Alterations
Motion by K. Corbett: I move to approve the consent agenda items consisting of: 2019-TAXC-001 2841 Perry Street, 2019-COA-203 895 Gaylord St., 2019-ZLAM-010 2317 Stout St. and 2019-COA-218 1009 Grant St.
Second: G. Johnson
Vote: Unanimous in favor (7-0-0), motion carries.

Public Hearings - none

Business Items

2019L-0007 5335 East 36th Avenue
Description: Individual Landmark Designation Application
Motion by K. Corbett: I move to approve the 5335 East 36th Avenue application (#2019L-007) for a public hearing based on information contained in sections of the application, provided information
regarding integrity and context, and the finding that the property is eligible for designation, citing as findings of fact for this recommendation the application form and public testimony.

Second: A. Wattenberg
Vote: 5 in favor, 2 opposed (K. Wemple and M. Oaks), 0 abstained (5-2-0), motion carries.

**Design Review Projects**

**2019-COA-204 39 W. Cedar Avenue – Baker**
Description: Window Replacement
Motion by G. Johnson: I move to approve application #2019-COA-204 for the replacement of three windows in the gable end at 39 W. Cedar Ave., as per design guidelines 2.20, presented testimony, submitted documentation and information provided in the staff report.
Second: K. Corbett
Amendment by K. Wemple: Inset windows into the wall plane a minimum of 2”.
Accepted by motioner and seconder
Vote: Unanimous in favor (7-0-0), motion carries.

**2019-COA-221 2526 E. 7th Ave—E. Seventh Ave.**
Description: Rear and Side Addition
Motion by K. Corbett: I move to approve application #2019-COA-221 for the attached garage and rear addition at 2526 E. 7th Ave, as per design guidelines 3.4, 3.6-3.9, 4.18, and 4.19, presented testimony, submitted documentation and information provided in the staff.
Second: J. Johnson
Vote: Unanimous in favor (7-0-0), motion carries

**2019-COA-205 3229 W. 23rd Avenue – Witter-Cofield**
Description: Front Porch
Motion by G. Petri: I move to conditionally approve application #2019-COA-205 for the construction of a new front porch at 3229 W. 23rd Ave., as per design guideline 2.36, character-defining features for the Witter-Cofield historic district, presented testimony, submitted documentation and information provided in the staff report with the condition that details be returned to staff for review, along with confirmation that the front of the new porch lines up with the fronts of the porches of the adjacent structures.
Second: G. Johnson
Vote: Unanimous in favor (7-0-0), motion carries

**Meeting took a short break**

**2019-COA-219 1111 E 3rd Ave — Alamo Placita**
Description: Rear and Side Addition
Motion by G. Johnson: I move to conditionally approve application #2019-COA-219 for the addition at 1111 E 3rd Avenue, as per design guidelines 3.1-3.9, 2.14 and 2.18, character-defining features for the Alamo Placita historic district, presented testimony, submitted documentation and information provided in the staff report with three conditions;
1. That the roof of the north addition be revised to be subordinate to the eave of the historic structure.
2. The window spacing on the north elevation of the existing structure be adjusted in relationship to the new north addition for connection and to balance the symmetry there.
3. The siding on the existing garage of the north side be removed to allow the existing brick to be seen.
   Second: J. Johnson
   Vote: Unanimous in favor (7-0-0), motion carries

**2019-COA-223  2321 Champa—Curtis Park**
Description: Alterations
Motion by J. Johnson: I move to approve application #2019-COA-223 for alterations at 2321 Champa St, as per design guidelines 4.6, 4.21, and 5.17, character-defining features for the Curtis Park historic district, presented testimony, submitted documentation, and information provided in the staff report.
Second: G. Johnson
Vote: Unanimous in favor (7-0-0), motion carries

**2019-COA-224  827-837 Park Ave. West—Curtis Park**
Description: Alterations
Motion by J. Johnson: I move to approve application #2019-COA-224 for the alterations at 827-837 Park Ave. West, as per design guidelines 4.6, 4.20, 4.29, and 5.17, character-defining features for the Curtis Park historic district, presented testimony, submitted documentation, and information provided in the staff report with the conditions that the wall tile be laid horizontally.
Second: K. Corbett
Vote: Unanimous in favor (7-0-0), motion carries

**2019-COA-222  2834 W 37th Ave—Potter Highlands**
Description: Site Work
Motion by K. Corbett: I move to approve application #2019-COA-222 for the proposed retaining wall at 2834 West 37th Avenue, as per design guidelines 5.3 and 5.12, and intent statements 5b, 5c and 5f, presented testimony, submitted documentation and information provided in the staff report with the condition that the retaining wall be faced with material common in the district or compatible with the historic property—to be returned to staff.
Second: A. Wattenberg
Vote: 6 in favor, 1 opposed (K. Wemple), 0 abstained (6-1-0), motion carries.

**2019-COA-225  532 Franklin Street – Driving Park**
Description: Rear Addition
Motion by J. Johnson: I move to conditionally approve application #2019-COA-225 for the window replacements and rear two-story addition at 532 Franklin Street, as per design guidelines 3.1-3.3 and 3.5-3.9, character-defining features for the Driving Park historic district, presented testimony, submitted documentation and information provided in the staff report with the condition to incorporate window proportions and alignments based on the windows of the original home on the addition.
Second: G. Johnson
Vote: Unanimous in favor (7-0-0), motion carries

**2019-COA-228  2200 Larimer Street – Ballpark**
Description: Rooftop/Side Addition, Storefront Alterations, & Total Window Replacement

Motion #1 by K. Corbett: I move to set a public hearing for selective demolition at 2200 Larimer for July 23, 2019.
Second: G. Johnson
Vote: Unanimous in favor (7-0-0), motion carries

Motion #2 by K. Corbett: I move to deny application #2019-COA-228 for the total window replacement, storefront alterations, window/door alterations, rooftop/side addition, and site work at 2200 Larimer Street, as per design guidelines 2.13, 2.14, 2.16, 2.20, 2.41, 2.44, 2.55, 2.57, 2.58, 3.2, 3.3, 3.6, 3.11, 3.12, 5.13, 5.8, 5.9, character-defining features for the Ballpark historic district, presented testimony, submitted documentation and information provided in the staff report.
Second J. Johnson
Vote: Unanimous in favor (7-0-0), motion carries

Business Item:
LDDRB Nominations
Motion by K. Corbett: I move to certify Steve Weil from Rockmount Ranchwear as a qualified property owner for a position on the Lower Downtown Design Review Board.
Second: G. Petri
Vote: Unanimous in favor (7-0-0), motion carries

Executive Session:
The purpose of this executive session was to receive legal advice that is attorney-client privileged.
Motion by K. Wemple: I move that we go into an executive session
Second: G. Petri
Vote: Unanimous in favor (7-0-0), motion carries

Reconvene Meeting

Meeting adjourned: 6:51pm