MEETING RECORD FINAL
Landmark Preservation Commission
1:00 p.m., Tuesday, November 5, 2019

Call to Order - 1:03pm

Commissioners: G. Chapman, E. Hummel, G. Johnson, J. Johnson, G. Petri, A. Wattenberg, K. Wemple (Chair)

Landmark Staff: J. Cappeto, A. Christman, B. Dierschow, E. Ehr, K. Hahn, K. Marquez, E. Schueckler, J. White (CPD); N. Lucero (COA)

Meeting Record for approval – September 3rd, 2019 & September 17th, 2019
Motion by G. Johnson: I move to approve the meeting records from September 3rd and 17th 2019.
Second: J. Johnson
Vote: unanimous in favor (7-0-0), motion passes

Public Comment (limited to 2 minutes per speaker) - none

Consent Agenda

2019-TAXC-002 2925 Irving St - Ghost
Description: Residential Tax Credit (R14) Part 1
Motion by G. Chapman: I move to approve the consent agenda item 2019-TAXC-002 2925 Irving St.
Second: G. Johnson
Vote: unanimous in favor (7-0-0), motion passes

Public Hearings
2019L-006 Tilden School for Teaching Health Historic District – West Highland
Description: Historic District Landmark Designation
K. Wemple opened the public hearing
Presentation by Landmark Preservation staff, presentation by applicant
Public speakers: Joan Bolduc, 3033 Yates St – In Support
Leah Stettner, 3249 W. Fairview Place, HOA president of Fairview Lofts – In Support
Steve Davis, 3209 W. Fairview Place – In Support

K. Wemple closed the public hearing
Motion by J. Johnson: I move to recommend approval and forward to City Council the landmark designation of the Tilden School for Teaching Health Historic District, application #2019L-006, based on History Criteria 1a and 1c, Architecture Criteria 2a, 2b, and 2d, and Geography Criteria 3a and 3b, citing as findings of fact for this recommendation the application form, public testimony, and the October 29, 2019 staff report.
Second: E. Hummel
Vote: unanimous in favor (7-0-0), motion passes

**Design Review Projects**

**2019-COA-429  2719 W 32nd Ave – Potter Highlands**
Description: Solar
*Pulled off Consent Agenda by K. Wemple*
Motion by G. Chapman: I move to approve application #2019-COA-429 for the installation of solar panels at 2719 w 32nd Ave, as per Intent Statements 2j, 2k, and 2p, Design Guideline 2.33, presented testimony, submitted documentation and information provided in the staff report.
Second: G. Johnson
Vote: unanimous in favor (7-0-0), motion passes

**2019-COA-340  2359 California Street – Curtis Park**
Description: Xcel Energy Substation
Recommendation: Continue to December 17, 2019 per applicant request
Motion by G. Johnson: I move to continue project 2019-COA-340 2359 California St. to December 17th, 2019 LPC meeting per the applicant’s request.
Second: A. Wattenberg
Vote: unanimous in favor (7-0-0), motion passes

**2019-COA-423  2437 35th Ave. – Potter Highlands**
Description: Siding and Windows
Motion by G. Johnson: I move to conditionally approve application #2019-COA-423 for the alterations at 2437 W. 35th Ave., as per design guidelines 2.4, 2.14, 2.19, 2.20, 2.21, 2.23, 2.35, 2.36, presented testimony, submitted documentation and information provided in the staff report with the following conditions: that the applicant provide consistent window labels throughout the application packet; that windows #4, #9, #10, and #11 match the existing window measurements as closely as possible; that the applicant provide details on the existing door; that the applicant provide details on the open truss on the porch; that the applicant provide details on the proposed porch railing; and that the windows on the front porch are two double-hung windows rather than three, centered on the porch post.
Second: G. Petri
Vote: unanimous in favor (7-0-0), motion passes

**2019-COA-242  35 Fox St. – Baker**
Description: Rooftop Addition
Motion by J. Johnson: I move to approve with conditions application #2019-COA-242 for the of a rooftop addition at 35 Fox St., as per design guideline 3.1, 3.7, 3.8, 3.10, presented testimony, submitted documentation and information provided in the staff report with the condition that the roof form be simplified.
Second: A. Wattenberg
Vote: unanimous in favor (7-0-0), motion passes

**2019-COA-422  2517 Curtis St. – Curtis Park**
Description: ADU
Motion by A. Wattenberg: I move to conditionally approve application #2019-COA-422 for the
construction of an ADU at 2517 Curtis St., as per design guidelines 4.8, character-defining features for the Curtis Park historic district, presented testimony, submitted documentation and information provided in the staff report with the following conditions: that the belt course be centered on the building, that the windows the window better align between floors; and that the brick material be eliminated from the project.
Second: J. Johnson
Vote: unanimous in favor (7-0-0), motion passes

*Meeting took a short break*

**2019-COA-428  139 W. Ellsworth – Baker**
Description: ADU
Motion by J. Johnson: I move to approve application # 2019-COA-428 for the construction of an ADU at 139 W. Ellsworth Ave., as per Denver Landmark Structures and Districts Design Guidelines 4.3, 4.4, 4.5, 4.6, 4.7, 4.18. 4.19, character-defining features for the Baker historic district, presented testimony, submitted documentation, and information provided in the staff report.
Second: E. Hummel
Vote: unanimous in favor (7-0-0), motion passes

**2019-COA-430  595 Circle – Country Club**
Description: A/C, wall, entrance
Recommendation: Approval with Conditions
Motion by G. Johnson: I move to approve application #2019-COA-430 for the alterations to the project at 595 Circle Drive as per the Design Guidelines for Country Club Historic District (C1), Denver Landmark Structures and Districts Design Guidelines (2.35, 2.60, 5.3, 5.8, 5.9), presented testimony, submitted documentation, and information provided in the staff report with the condition that the mechanical equipment and enclosure be removed from the façade.
Second: J. Johnson
Vote: unanimous in favor (7-0-0), motion passes

**2017-COA-311*  160 W. Maple Ave – Baker**
Description: Revisions to siding
Motion by G. Chapman: I move to deny application #2017-COA-311* for the faux wood-grain texture of the siding at 160 W. Maple Avenue, as per design guidelines 4.6c and 4.6f, presented testimony, submitted documentation and information provided in the staff report.
Second: G. Petri
Vote: unanimous in favor (7-0-0), motion passes

**2019-LMDEMO-421 3034 Meade – Wolff Place**
Description: Total Demolition
Motion by J. Johnson: I move to find the building at 3034 Meade Street contributing to the Wolff Place Historic District and set a public hearing for its demolition for December 3, 2019, as per design guideline 2.55, Section 30-11 of the Denver Revised Municipal Code, presented testimony, submitted documentation and information provided in the staff report.
Second: G. Johnson  
Vote: unanimous in favor (7-0-0), motion passes

Business Items

2019L-009  4345 West 46th Avenue Designation Application
Description: Request for extension of time limits, per Chapter 30-7 of the Denver Revised Municipal Code.
Motion by G. Johnson: I move to approve an extension of the 120-day time limit in the DRMC Section 30-6(1) to January 31, 2020 for the proposed designation of 4345 W. 46th Avenue. 
Second: J. Johnson  
Vote: unanimous in favor (7-0-0), motion passes

Landmark Designation Application Forms
Description: Update of the Individual and Historic District Landmark Designation Applications to reflect new criteria and Task Force recommendations
Motion by G. Johnson: I move to approve the individual and historic district application forms per presented testimony, submitted documentation and information provided in the staff report. 
Second: E. Hummel  
Vote: unanimous in favor (7-0-0), motion passes

Certified Local Government Annual Report
Description: Annual reporting of CLG activities
Motion by G. Chapman: I move to approve the 2019 Certified Local Government Annual Reports per presented testimony, submitted documentation and information provided in the staff report. 
Second: G. Petri  
Vote: unanimous in favor (7-0-0), motion passes

Update LPC Bylaws
Description: Update of the LPC Bylaws to reflect new ordinance amendment and Task Force recommendations
Motion by J. Johnson: I move to approve the revisions to the Bylaws of the Landmark Preservation Commission dated October 29, 2019 as presented. 
Second: G. Johnson  
Vote: unanimous in favor (7-0-0), motion passes

LPC 2020 Calendar
Description: Set LPC meeting calendar for 2020
Motion by A. Wattenberg: I move to accept the 2020 meeting dates for the Landmark Preservation Commission as presented. 
Second: J. Johnson  
Vote: unanimous in favor (7-0-0), motion passes

Meeting Adjourned: 5:25pm