



## **MEETING RECORD FINAL**

### **Landmark Preservation Commission**

1:00 p.m., Tuesday, January 5, 2021 – **Virtual Meeting with In-Person Options**,  
Room 4.I.5 of the Webb Municipal Building, 201 W. Colfax Avenue

**Call to Order:** 1:01pm

**Commissioners:** G. Chapman, B. Gassman, E. Hummel, J. Johnson (chair), G. Petri, E. Warzel and A. Wattenberg

**Staff:** B. Bryant, J. Buddenborg, J. Cappeto, A. Christman, E. Ehr, K. Hahn, K. Marquez, E. Schueckler, J. White (CPD) and N. Lucero (CAO)

**Meeting Records for approval** – October 20, 2020, November 3, 2020, November 17, 2020, December 1, 2020 and December 15, 2020

Motion by A. Wattenberg: I move to accept the meeting records from October 20, 2020, November 3, 2020, November 17, 2020, December 1, 2020 and December 15, 2020.

Second: E. Warzel

Vote: Unanimous in favor, (7-0-0) motion passes

**Public Comment (limited to 2 minutes per speaker) - None**

### **Consent Agenda**

#### **2020-COA-110 18300 W Alameda Parkway – Red Rocks Trading Post**

Description: Total Window Replacement

#### **2019-TAXC-006 1633 Vine Street - Wyman**

Description: Tax Credit (R14) – Part 2

Motion by G. Petri: I move to approve the consent agenda items consisting of 2020-COA-110 18300 W Alameda Parkway – Red Rocks Trading Post and 2019-TAXC-006 1633 Vine Street – Wyman.

Second: B. Gassman

Vote: Unanimous in favor, (7-0-0) motion passes

### **Public Hearing**

#### **2020-LMDEMO-406 2847 Stout Street – Curtis Park**

Description: More Than 40% Structure Demolition

Motion by E. Warzel: I recommend setting the public hearing for 2020-LMDEMO-0000406 for February 2, 2021

Second: G. Petri

Vote: Unanimous in favor, (7-0-0) motion passes

## Design Review Projects

### **2020-COA-428 Smith's Ditch (701 S. Franklin St, Washington Park)**

Description: Replacement of three non-historic pedestrian bridges, installation of three stone terraces, and erosion control work

Motion by B. Gassman: I move to approve application #2020-COA-428 for the bridges, terraces, and erosion control work at Smith's Ditch, as per design guidelines 5.1 and 5.3, presented testimony, submitted documentation and information provided in the staff report.

Second: E. Hummel

Vote: 6 in favor, 1 opposed (G. Petri), (6-1-0) zero abstained, motion passes

### **2020-COA-438 3412 West 31<sup>st</sup> Avenue – Allen M Ghost**

Motion by B. Gassman: I move to conditionally approve application #2020-COA-438 for the Phase II: Design Details at 3412 West 31st Ave, as per design guidelines 4.2-4.6, 4.8, 4.14, 4.15, 4.17, 4.18, 4.19, 5.9, 5.16, 5.21, character-defining features for the Allen M Ghost historic district, presented testimony, submitted documentation and information provided in the staff report with the following conditions:

1. Show the location of the HVAC equipment and ensure it is in the rear of the property;
2. Provide a height dimension for the proposed fencing and ensure that it is no taller than 6-feet in height;
3. Set fencing back one foot from the primary façade;
4. Use a higher quality material, that relates to the front façade cladding material, on the front façade light well.

Second: G. Chapman

Vote: Unanimous in favor, (7-0-0) motion passes

### **2020-COA-439 3414 West 31<sup>st</sup> Avenue – Allen M Ghost**

Motion by A. Wattenberg: I move to conditionally approve application #2020-COA-439 for the Phase II: Design Details at 3414 West 31st Ave, as per design guidelines 4.2-4.6, 4.8, 4.14, 4.15, 4.17, 4.18, 4.19, 5.9, 5.16, 5.21, character-defining features for the Allen M Ghost historic district, presented testimony, submitted documentation and information provided in the staff report with the following conditions:

1. Show the location of the HVAC equipment and ensure it is in the rear of the property;
2. Provide a height dimension for the proposed fencing and ensure that it is no taller than 6-feet in height;
3. Set fencing back one foot from the primary façade;
4. Use a higher quality material, that relates to the front façade cladding material and porch foundation material, on the front façade light well
5. Re-center the ground floor front façade windows on the dining room wall
6. Provide the cable railing details for the back balcony
7. Clarify the flashing details; 2 on 222 and 2 on 223.

Second: G. Petri

Amendment G. Chapman: correct sight wells to light wells.

Amendment approved by motioner and seconder

Vote: Unanimous in favor, (7-0-0) motion passes

**2020-COA-440 101 Race Street – Country Club**

Motion by E. Warzel: I move to continue application #2020-COA-440 for the new infill construction Phase II: Design Detail review at 101 Race Street to February 2, 2021, as per presented testimony, submitted documentation and information provided in the staff report.

Second: G. Petri

Vote: Unanimous in favor, (7-0-0) motion passes

**2020-COA-441 620 Clayton Street – East 7<sup>th</sup> Avenue**

Motion by A. Wattenberg: I move to deny application #2020-COA-421 for the façade alterations and site work at 620 Clayton Street, as per design guidelines 2.12, 2.15, 2.23, 5.3, character-defining features for the East 7th Avenue historic district, presented testimony, submitted documentation and information provided in the staff report.

Second: B. Gassman

Friendly amendment made and withdrawn – G. Chapman

Vote: Unanimous in favor, (7-0-0) motion passes

**Discussion Item:** Denver Chicano/Latino Historic Context

Meeting adjourned: 3:53pm