MEETING RECORD FINAL
Landmark Preservation Commission
1:00 p.m., Tuesday, February 2, 2021 – Virtual Meeting with In-Person Options

Call to Order: 1:01pm

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

Staff:  B. Bryant, J. Cappeto, A. Christman, B. Dierschow, E. Ehr, K. Hahn, K. Marquez (CPD), N. Lucero (CAO)

Meeting Records for approval – January 19, 2021

Motion by G. Petri: I move to correct item 918 York St by striking the word “conditions” and approve the January 19th meeting record, as corrected.
Second: E. Hummel
Vote: Unanimous in favor (8-0-0), motion passes

Public Comment (limited to 2 minutes per speaker) – Keith Pryor, Curtis Park Neighbors

Consent Agenda
2020-TAXC-009 359 Bannock St – Baker
Description: Part 2 Tax Credit (R14)

2020-TAXC-011 748 Race St – E. 7th Ave.
Description: Part 2 Tax Credit (R14)

Motion by G. Johnson: I move to approve the consent agenda items 2020-TAXC-009 359 Bannock St – Baker and 2020-TAXC-011 748 Race St- East 7th Ave.
Second: G. Petri
Vote: Unanimous in favor (8-0-0), motion passes

Public Hearings
2020-LMDEMO-406 2847 Stout Street – Curtis Park
Description: More than 40% Structure Demolition
Recommendation: Reset the Public Hearing for March 2, 2021

Motion by B. Gassman: I move to reset the public hearing for 2020-LMDEMO-406 2847 Stout St – Curtis Park to March 2, 2021.
Second: E. Hummel
Vote: Unanimous in favor (8-0-0), motion passes

Design Review Projects
2020-COA-440  101 Race Street – Country Club
Description: Infill, Phase II: Design Details
Motion by B. Gassman: I move to approve application #2020-COA-440 for the new infill construction Phase II: Design Detail review at 101 Race Street, as per County Club design guidelines B1-B6, C4, D1-D5, E1-E2, F1, F3, and Denver Landmark Design Guidelines 4.6, 4.8, 5.3, 5.9, and 5.21 character-defining features for the Country Club historic district, presented testimony, submitted documentation and information provided in the staff report.
Second: G. Johnson
Vote: Unanimous in favor (8-0-0), motion passes

2021-COA-024  495 High St.—Driving Park
Description: Demolish garage and construct new garage
Motion by E. Warzel: I move to deny application #2021-COA-24 for the garage demolition and construction of a new garage at 495 High Street, as per design guidelines 2.38, 4.18, 4.19, and 5.3 character-defining features for the Driving Park historic district, presented testimony, submitted documentation and information provided in the staff report.
Second: G. Johnson
Amendment by G. Johnson: only use design guideline 4.19 for the motion.
Accepted by motioner.
Vote: Unanimous in favor (8-0-0), motion passes

2021-COA-022  3043 Stout Street – Curtis Park
Description: Infill, Phase II: Design Details
Motion by A. Wattenberg: I move to conditionally approve application #2021-COA-022 for the Phase II: Design Details at 3043 Stout Street, as per design guidelines 4.2-4.6, 4.8, 4.16, 4.18-4.19, 5.8-5.9, 5.16, 5.21, character-defining features for the Curtis Park historic district, presented testimony, submitted documentation and information provided in the staff report with the following conditions:
1. Provide a light well and egress well section detail;
2. Provide light well and egress well materials and ensure they are a high-quality material that relates to the building foundation;
3. Include the light well and egress windows in the window schedule and ensure they are not a slider operation;
4. Provide manufacture specifications for the standing seam metal roof and ensure that it is a matte finish; and
5. Ensure the arched window sashes on the front façade reflect the proportions shown in elevation and on page 37.
Second: G. Johnson
Vote: Unanimous in favor (8-0-0), motion passes

2021-COA-021  63 W Bayaud Ave – Baker Neighborhood
Description: Front and Rear Yard Fencing
Motion by G. Chapman: I move to approve application #2021-COA-021 for the front and rear yard fence at 63 W Bayaud Ave, as per design guidelines 5.7, 5.8, 5.9, the Baker Neighborhood Character Defining Features, presented testimony, submitted documentation and information provided in the staff report.
Second: E. Hummel
Vote: Unanimous in favor (8-0-0), motion passes

Meeting took a short break
Motion by B. Gassman: I move to approve application 2021-COA-025 for the mass, form, and context of the proposed infill at 431 Acoma St. as per design guidelines 4.1-4.5, 4.7, 4.8, 4.10, 4.12, 4.15, 4.16, 4.18, and 4.19, character-defining features for the Baker historic district, presented testimony, submitted documentation and information provided in the staff report with the condition that the façade fenestration and design of the rooftop structure and ADU be restudied prior to the submittal of the Part II: Design Detail application.
Second: G. Petri
Amendment G. Chapman: correct project number to 2021-COA-025.
Accepted by motioner and seconder.
Vote: Unanimous in favor (8-0-0), motion passes.

Discussion Item

Denver Landmark Preservation 2020 Year in Review

Meeting Adjourned: 3:58pm