MEETING RECORD
Landmark Preservation Commission
1:00 p.m., Tuesday, June 1, 2021

Call to Order: 1:01pm

Commissioners: B. Gassman, G. Johnson, J. Johnson, G. Petri, A. Wattenberg, and K. Wemple (Chair)

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 – May 12, 14, and 18, 2021
Motion by B Gassman: I move to approve the meeting records from May 12, 14 and 18, 2021.
Second: G. Johnson
Vote: unanimous in favor (6-0-0), motion passes

Public Comment (limited to 2 minutes per speaker) none

Consent Agenda

2021-COA-230  343 Cherokee St. – Baker Neighborhood
Description: Porch reconstruction

2021-ZLAM-059  1301 Quebec St. – Stanley School/Montclair - School/Paddington Station
Description: Zone Lot Amendment

2018-TAXC-011 3140 W. 22nd Ave. – Witter-Cofield
Description: Tax Credit Part II
Motion by G. Johnson: I move to approve the consent agenda items consisting of 2021-COA-230  343 Cherokee St. – Baker Neighborhood, 2021-ZLAM-059  1301 Quebec St. – Stanley School/Montclair - School/Paddington Station and 2018-TAXC-011  3140 W. 22nd Ave. – Witter-Cofield.
Second: J. Johnson
Vote: unanimous in favor (6-0-0), motion passes

Public Hearings - none

Design Review Projects

G. Johnson recused himself and moved to Attendee (no microphone or video capabilities)

2021-COA-234  1115 Acoma St. – Evans School Building
Description: Addition & Alterations, Phase I: Mass, Form, & Context
Motion by B. Gassman: I move to approve application #2021-COA-234 for the addition and alterations, Phase I: Mass, Form, and Context review at 1115 Acoma Street, the Evans School Building, per design guidelines 2.14, 2.52, 2.57, 3.1-3.4, 3.6, 3.7, 3.11, 3.12 and 5.3, character-defining features for the Evans School Building, presented testimony, submitted documentation and information provided in the staff
report.
Second: J. Johnson
Vote: unanimous in favor (5-0-0), motion passes

G. Johnson returned to Panelist (microphone and video capabilities)

2021-COA-231  2662 Curtis St. – Curtis Park
Description: Alterations
Motion by J. Johnson: I move to conditionally approve application #2021-COA-231 for the restoration and alteration work at 2662 Curtis St., as per design guidelines 2.13 and 2.35, presented testimony, submitted documentation and information provided in the staff report with the condition that the new second story porch feature a footprint that fits the ghosting marks of the historic porch and does not extend past the gable front bump out.
Second: B. Gassman
Vote: unanimous in favor (6-0-0), motion passes

2021-COA-203  2631 Curtis St. – Curtis Park
Description: Addition
Motion by A. Wattenberg: I move to conditionally approve application #2021-COA-203 for the addition at 2631 Curtis St., as per design guidelines 2.14, 3.2-3.4, 3.6-3.10, character-defining features for the Curtis Park historic district, presented testimony, submitted documentation and information provided in the staff report with the following two conditions: 1. to lower roof line to better match the cornice on the existing structure 2. provide a material transition between the addition and the existing property.
Second: B. Gassman
Vote: 5 in favor, 1 opposed (G. Petri), 0 abstained, (5-1-0), motion passes

2021-LMDEMO-213 & 2021-ZLAM-090  2845 W. 36th Ave. – Potter Highlands
Description: Demolition and Zone Lot Amendment
Motion by G. Johnson: I move to approve application #2021-ZLAM-090 for the zone lot split at 2845 W. 36th Ave., chapter 30-6(5.5) of the Denver Revised Municipal Code, presented testimony, submitted documentation and information provided in the staff report. And I move to conditionally approve application #2021-LMDEMO-213 for the demolition at 2845 W. 36th Ave., as per design guidelines 2.55, chapter 30-6(6) of the Denver Revised Municipal Code, presented testimony, submitted documentation and information provided in the staff report with the following condition: that a replacement plan be approved prior to demolition of the current structure.
Second: B. Gassman
Vote: unanimous in favor (6-0-0), motion passes

Meeting Adjourned: 3:32pm