MEETING RECORD
Landmark Preservation Commission
1:00 p.m., Tuesday, July 11, 2023 – In-Person Meeting with Virtual Options, Room 4.F.6 of the Webb Municipal Building, 201 W. Colfax Avenue

Call to Order: 1:00pm

Commissioners: E. Warzel (Co- Chair) G. Dennis, N. Foussianes, G. Petri, A. Wattenberg, L. Sykes. E. Hummel.

Staff: T. Busgith, B. Bryant, E. Censky, B. Dierschow, K. Hahn, K. Marquez, E. Saucedo, B. Shather, B. Trujillo, J. White (CPD), N. Lucero (CAO)

Meeting Records – June 6th, 2023
Motion by G. Petri: I move to approve the meeting records from June 6th
Second: G. Dennis
Vote: Unanimous in favor (7-0-0). Motion passes.

Public Comment – none

Consent Agenda

#2023-COA-236 2555 W. 36th Avenue – Potter Highlands
Description: Solar Panels

#2022-COA-454 720 Downing Street – East 7th Avenue
Description: Administrative Adjustment
Motion by A. Wattenberg: I move to approve the two items on the consent agenda which consent of items #2023-COA-236 2555 W. 36th Avenue and #2022-COA-454 720 Downing Street.
Second: E. Hummel
Vote: unanimous in favor (7-0-0), motion passes

Public Hearing

2023L-005 2241-43 York Street – Irving P. Andrews House
Description: Historic District Designation Application
E. Warzel opened public hearing
Staff presentation, Applicant & Owner Presentation
Public Comments:
• Michael Flowers, 1420 Ogden St- Historic Denver – In favor

E. Warzel closed public hearing
Motion by L. Sykes: I move to recommend approval and forward to City Council the landmark designation of 2241-43 York Street, the Irving P. Andrews House application #2023L-005, based on the Landmark Ordinance criteria B, C, and J, citing as findings of fact for this recommendation the application form, public testimony, and the July 5, 2023 staff report.
Second: G. Petri
Vote: unanimous in favor (7-0-0), motion passes

**Design Review Projects**

**#2023-COA-237 2760 Larimer Street – Sacred Heart Church**
Description: Roof Alterations
Motion by L. Sykes: I move to continue application #2023-COA-237 for the roof alteration at 2760 Larimer Street to the September 5th meeting 2023 as per guidelines, intent statements 2.d, 2.e, design guidelines 2.25 a-d and 2.27b, presented testimony, submitted documentation and information provided in the staff report.
Second: G. Petri
Vote: unanimous in favor (7-0-0), motion passes

**#2023-COA-240 2821 Welton Street – Five Points**
Description: New Construction, Phase 1: Mass, Form & Context
Motion by E. Hummel: I move to APPROVE application #2023-COA-240 for the Phase I: Mass, Form, & Context at 2821 Welton Street as per the Five Points Historic Cultural District Design Standards & Guidelines 4.1-4.5, 4.7, 4.8, 4.10, 4.11, 4.16, 4.17, 4.21, 4.23, 4.25, 4.27, character-defining features for the Five Points Historic Cultural District, presented testimony, submitted documentation and information provided in the staff report.
Second: N. Foussianes
Vote: unanimous in favor (7-0-0), motion passes

**#2023-COA-244 2818 Welton Street – Five Points**
Description: New Construction, Phase 2: Design Detail
Motion by G. Petri: I move to CONDITIONALLY APPROVE application #2023-COA-244 for the Phase II: Design Details submittal for the infill project at 2818 Welton Street per design standards and guidelines, character-defining features for the Five Point Historic Cultural District, presented testimony, submitted documentation and information provided in the staff report with the following condition, use the 2” common brick dimension for the CMU block material shown on the specification page for this material
Second: G. Dennis
Vote: unanimous in favor (7-0-0), motion passes

**#2023-COA-247 2432 Stout Street – Curtis Park**
Description: Accessory Dwelling Unit
Motion by N. Foussianes: I move to DENY application 2023-COA-247 for the ADU at 2432 Stout Street, as per design guidelines 4.3, 4.4, 4.6, 4.8, 4.11, 4.19, character-defining features for the Curtis Park historic district, presented testimony, submitted documentation and information provided in the staff report.
Second: L. Sykes
Vote: (6-1 opposed, E. Hummel-0), motion passes
#2023-COA-241  3256 Alcott Street – Potter Highlands
Description: Violation, Front Porch Alterations
Motion by A. Wattenberg: I move to DENY application #2023-COA-241 for the front porch alterations at 3256 N Alcott St, as per design guidelines 2.37, 2.38, character-defining features for the Potter Highlands Historic District, presented testimony, submitted documentation and information provided in the staff report.
Second: G. Dennis
Vote: unanimous in favor (7-0-0), motion passes

#2023-COA-243  3020 Perry Street – Wolff Place
Description: Accessory Dwelling Unit
Motion by L. Sykes: I move to CONDITIONALLY APPROVE application 2023-COA-243 for the ADU at 3020 Perry Street, as per design guidelines 4.8, presented testimony, submitted documentation and information provided in the staff report with the following condition:
That window form C’s proportions be altered so that they are more compatible with the surrounding context.
Second: G. Petri
Vote: unanimous in favor (7-0-0), motion passes

Meeting Adjourned: 4:48