



MEETING RECORD

Landmark Preservation Commission

1:00 p.m., Tuesday, August 1, 2023 – **In-Person Meeting with Virtual Options**, Room 4.F.6 of the Webb Municipal Building, 201 W. Colfax Avenue

Call to Order: 1:03pm

Commissioners: G. Johnson (Chair Pro-Tem), N. Fousianes, G. Petri, E. Hummel, G. Dennis

Staff: T. Busgith, B. Bryant, E. Censky (CPD), N. Lucero (CAO)

Chair Pro-Tem:

Motion by G. Dennis: I would like to move that Graham Johnson be appointed chairman Pro-Tem for this meeting.

Second: N. Fousianes

Vote: unanimous in favor (5-0-0), motion passes

Meeting Records – June 20th

Motion by E. Hummel: I recommend approval of the June 20th 2023 meeting record

Second: G. Petri

Vote: (4-0-1 abstention, N. Fousianes)

Public Comment – none

Consent Agenda

#2023-COA-273 2062 Larimer Street – Ballpark

Description: Coffee Kiosk

Motion by N. Fousianes: I move to approve the consent agenda.

Second: E. Hummel

Vote: unanimous in favor (5-0-0), motion passes

Design Review Projects

#2023-COA-246 2724 Stout Street – Curtis Park

Description: Accessory Dwelling Unit

Motion by G. Petri : I move to **CONDITIONALLY APPROVE** application #2023-COA-246 for the new Accessory Dwelling Unit at 2724 Stout Street as per design guidelines 4.1, 4.8, 4.18 - 4.20, 5.6, 5.18, 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. Use a window opening found on the primary structure, such as simple square openings, and restudy window

sill and header locations; 2. Provide clarity on French door design; 3. Do not use a horizontal panel exterior door and instead use a door panel design commonly found on exterior doors dating from the districts period of significance; 4. Simplify the cornice/parapet design; and 5. Provide an existing site plan to clarify site work proposal.

Second: G. Dennis

Vote: unanimous in favor (5-0-0), motion passes

#2023-COA-275 300 Lafayette Street – Country Club

Description: Addition and Alterations

Motion by E. Hummel: I move to conditionally approve application #2023-COA-275 for the addition and alterations at 300 Lafayette Street, as per Country Club design guidelines B2-B4 and B7, design guidelines 2.18, 2.20, 3.3-3.9, 5.8, 5.18, character-defining features for the Country Club historic district, presented testimony, submitted documentation and information provided in the staff report with the following conditions: 1.

Eliminate the 60 square foot addition on the south elevation that creates the appearance of a primary entry and instead use a secondary entry design to avoid competing with the primary entrance; 2. Confirm max site wall and fence height from the highest point in grade on the property; 3. Provide additional details on light fixtures and locations and ensure they comply with guidelines 5.17 and 5.8; and 4. Restudy the site plan and site wall to create a hierarchy of entry.

Second: G. Petri

Friendly Amendment by G. Johnson: In the 3rd condition it should be 5.18 instead of 5.8.

Amendment accepted by motioner and seconder.

Vote: unanimous in favor (5-0-0), motion passes

#2023-COA-281 3000 East 7th Avenue – East 7th Avenue

Description: Addition

Motion by G. Petri: I move to conditionally approve application #2023-COA-281 for the addition and alterations at 3000 East 7th Avenue Pkwy., as per design guidelines 2.18, 2.20, 3.3-3.9, 5.6, 5.18, character defining features for the East 7th Avenue historic district, presented testimony, submitted documentation and information provided in the staff report with the following conditions: 1. Confirm window well protrusion and matte well finish on the north elevation; 2. Provide additional details on light fixtures and locations and ensure they comply with guidelines 5.17 and 5.18; and 3. Show infilled exterior door on the north elevation as a slightly recessed infill.

Second: G. Dennis

Vote: unanimous in favor (5-0-0), motion passes

Meeting Adjourned: 2:58