



## MEETING RECORD

### Landmark Preservation Commission

1:00 p.m., Tuesday, March 19, 2024 – **In-Person Meeting with Virtual Options**, Room 4.F.6 of the Webb Municipal Building, 201 W. Colfax Avenue

**Call to Order:** 1:00 pm

**Commissioners:** G. Dennis, E. Hummel, N. Foussianes, G. Johnson, J. Johnson (Chair), G. Petri L. Sykes, E. Warzel

**Staff:** A. Amidon, A. Abbey, T. Busgith, B. Bryant, K. Marquez, B. Trujillo, J. White(CPD); A. Hernandez (CAO)

### Meeting Records:

#### March 5, 2024

Motion by G. Petri: I move to approve the March 5, 2024 meeting record as presented.

Second: G. Dennis

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

**Public Comment:** None

### Consent Agenda:

#### #2023-COA-401 3225 Newton Street – Packard’s Hill

Description: Administrative Adjustment

Commission request item be moved to Design Review for regular discussion.

### Design Review Projects

#### #2023-COA-401 3225 Newton Street – Packard’s Hill

Description: Administrative Adjustment

Motion by E. Warzel: I move that the Landmark Preservation Commission find that conforming with the zoning standard for height and bulk plane would have an adverse impact on the historic character of the Packard’s Hill historic district for the proposed ADU per section 12.4.5.2 B of the Denver Zoning Code for application #2023-COA-401 at 3225 Newton Street.

Second: G. Perti

Friendly Amendment by L. Sykes: correct address to 3255 newton Street

Amendment accepted by motioner and seconder

Vote: Unanimous in favor, (8-0-0), motion passes

#### #2023-COA-518 590 Downing Street – Alamo Placita

Description: Alterations & Addition

Motion by G. Dennis: I move to approve with conditions application #2023-COA-518 for the alterations and addition at 590 Downing Street, as per design guidelines 4.4, 4.5, 4.7, 4.8, 4.22, 4.24, 4.25, 5.10, 5.13, 5.17,

5.18, character-defining features for the Alamo Placita historic district, presented testimony, submitted documentation and information provided in the staff report with the following conditions:1. Confirm the existing brick on the south elevation is a red brick to verify the addition brick is a compatible color per guideline 4.7;2. Use a standard size brick for the entire project per guideline 4.7a; and3. Clarify light fixture locations and ensure locations comply with guideline 5.17 and 5.18.

Second: E. Warzel

Friendly Amendment by L. Sykes: Correct standard size brick to standard size depth

Amendment accepted by motioner and seconder

Vote: Unanimous in favor, (8-0-0), motion passes

#### **#2023-COA-545 3616 Decatur Street – Potter Highlands**

Description: New Construction, Phase II: Design Details

Motion by E. Warzel: I move to approve with conditions application #2023-COA-545 for the new construction Phase II: Design Details at 3616 Decatur Street, as per design guidelines 4.7, 4.8, character-defining features for the Potter Highlands historic district, presented testimony, submitted documentation and information provided in the staff report with the following conditions: 1. That the applicant select a non-tumbled edge standard brick veneer for the chimney. 2. That the south sliding doors be swing or bi-fold doors.

Second: G. Dennis

Friendly Amendment by E. Warzel: Include design guidelines 4.1-4.6, 4.15-4.20, and 5.8

Amendment accepted by motioner and seconder

Vote: Unanimous in favor, (8-0-0), motion passes

#### **#2024-COA-136 3530 East 7<sup>th</sup> Avenue Parkway – East 7<sup>th</sup> Avenue**

Description: Non-contributing Status & Addition

Motion by G. Petri: I move to approve the request to determine the primary structure at 3530 East 7<sup>th</sup> Avenue as non-contributing to the East 7<sup>th</sup> Avenue Historic District and approve with conditions application #2024-COA-136 for the 2-story addition at 3530 East 7<sup>th</sup> Avenue as per design guidelines 4.2 – 4.8, presented testimony, submitted documentation and information provided in the staff report with the following conditions:1. Add dimensions to the plans and elevations for the addition; 2. Correct window WO-4 left sliding window and change to a casement or fixed window on page A-11; and 3. Correct the window height error showing in the renderings for the north façade.

Second: L. Sykes

Vote: Unanimous in favor, (8-0-0), motion passes

**Business Items:** None

**Discussion Items:** None

**Meeting Adjourned:** 2:46 pm