MEETING RECORD FINAL
Landmark Preservation Commission
1:00 p.m., Tuesday, July 21, 2020 – In Person Meeting with Virtual Options


Staff: B. Bryant, J. Cappeto, A. Christman, B. Dierschow, E. Ehr, K. Hahn, K. Marquez, E. Schueckler, J. White (CPD); A. Hernandez (CAO)

Call to order: 1:03 pm

Meeting Record for Approval – June 16, 2020
Motion by B. Gassman: I move to approve the meeting record for June 16, 2020.
Second: G. Johnson
Vote unanimous in favor (9-0-0), motion passes

Public Comment: none

Consent Agenda

2020-ZLAM-065 1400 Josephine Street – Bosworth House
Description: Zone Lot Amendment

2019-ZLAM-28 431 Acoma St—Baker
Description: Zone Lot Amendment

2020-TAXC-073731 Zuni—Potter Highlands
Description: Tax Credit Part 2

Motion by G. Petri: I move to approve the following items on the consent agenda, project 2020-ZLAM-065 at 1400 Josephine Street, project number 2020-COA-206 at 784 Detroit Street, project number 2019-ZLAM-28 at 431 Acoma St, and 2020-TAXC-07 at 3731 Zuni Street.
Second: G. Johnson
Amendment by A. Wattenberg: remove 784 Detroit Street from the Consent Agenda
Accepted by motioner and seconder
Vote unanimous in favor (9-0-0), motion passes

Design Review Projects

2020-COA-205 2551 W 34th Ave – Potter Highlands
Description: Over-height Fence

Motion by G. Johnson: I move to conditionally approve application #2020-COA-205 for the side and rear yard fence at 2551 W 34th Ave, as per design guideline 5.9, presented testimony, submitted documentation and information provided in the staff report, with the condition that the fence facing 34th Avenue be 6 ft tall as
stated in the application and located behind the bay window.
Second: G. Petri
Vote 6 in favor, 3 opposed, (B. Gassman, G. Chapman and K. Wemple), 0 abstained (6-3-0), motion passes

2020-COA-206  784 N Detroit St – East 7th Ave
Description: Front yard wall
Motion by B. Gassman: I move to approve application #2020-COA-206 for the front yard wall at 784 N Detroit St, as per design guidelines 5.7 and 5.8, presented testimony, submitted documentation and information provided in the staff report.
Second: G. Johnson
Vote: Unanimous in favor (9-0-0), motion passes

2020-COA-209  541 Williams St—Driving Park
Description: Rooftop and Rear Additions
Motion by A. Wattenberg: I move to approve application #2020-COA-209 for the additions, garage demolition, and new garage at 541 Williams St., as per design guidelines 2.14, 2.24, 2.38, 3.2, 3.3, 3.5-3.8, 3.10, 4.18, 4.19, character-defining features for the Driving Range historic district, presented testimony, submitted documentation and information provided in the staff report. I also move to recommend an administrative adjustment for bulk plane for the rear addition per section 12.4.5.3 of the Denver Zoning Code finding that conformance to the requirements of the zoning code would have an adverse impact upon the historic district.
Second: G. Petri
Vote: Unanimous in favor (9-0-0), motion passes

2020-COA-196  350 Bannock St. – Baker Neighborhood
Description: Two-story Addition
Motion by G. Johnson: I move to deny application #2020-COA-196 for the construction of a two story addition at 350 Bannock St., as per design guidelines 2.37, 3.1, 3.2, 3.3, 3.6, 3.8, 3.9, Intent Statements 3a,3c, 3d, 3e, 3f, presented testimony, submitted documentation and information provided in the staff report.
Second: B. Gassman
Vote: Unanimous in favor (9-0-0), motion passes

Meeting took a short break

2020-COA-207  416 Humboldt Street – Driving Park
Description: Two-story Addition and Garage
Motion by A. Wattenberg: I move to deny application #2020-COA-207 for the construction of a new addition at 416 Humboldt Street, as per 3.1, 3.2, 3.4, 3.5, 3.7, & 3.8, presented testimony, submitted documentation and information provided in the staff report.
Second: B. Gassman
Vote: Unanimous in favor (9-0-0), motion passes

2020-COA-208  431 Acoma St—Baker
Description: Infill Part 1
Motion by G. Johnson: I move to deny application 2020-COA-208 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, 4.10-4.13, and 4.15-4.19, character-defining features for the Baker historic district, presented testimony, submitted documentation and information provided in the staff report.
Second: B. Gassman
Vote: Unanimous in favor (9-0-0), motion passes

2020-COA-209  541 Williams St—Driving Park
Description: Amended motion
K. Wemple: I would like to make an amendment to the motion for 2020-COA-209, 541 Williams Street, to reference the Driving Park Historic District not the Driving Range Historic District.
Second: G. Petri
Vote: Unanimous in favor (9-0-0), motion passes.

Meeting Adjourned: 4:46pm