

October 2, 2017



CITY OF DALLAS
LANDMARK COMMISSION MINUTES

The Dallas Landmark Commission held a meeting on October 2, 2017 with a briefing at 11:06 a.m. in room 5ES and the public hearing at 1:09 p.m. in the Council Chambers of City Hall.

The following Commissioners were present for the meeting:

* Alternates

*John Allender
Michael Amonett
Clint Bowers
Diane Bumpas
*Sam Childers

Krista De La Harpe
Mattia Flabiano
Evelyn Montgomery
Donald Payton
Katherine Seale, Chair

*Diane Sherman
Courtney Spellicy
Robert Swann
Emily Williams

The following ex-officio member was present for the meeting: No one

The following ex-officio member was absent for the meeting: **Paul Ridley**

The following Commissioners were absent for the Meeting: **Mike Birrer and Adam McGill**

The following Commissioners were absent for the briefing: **Mike Birrer and Adam McGill**

The following Position is vacant: District 3, and District 12

The following Staff was present:

Neva Dean
Mark Doty
Jennifer Anderson

Marsha Prior
Liz Casso

Theresa Pham
Trena Law

Staff briefed the Landmark Commission on each agenda item and a question and answer period followed each briefing.

A variety of dockets, requests and briefings were presented to the Commission during the open public hearing. The applicants or their representatives presented their arguments, citizen comments were heard, and using information and staff recommendations in the hearing dockets, the Commission took the following actions.

Briefings:

The Commissioners were briefed on the consent and individual discussion items.

Motion was made to move Consent Item C18 to the Discussion agenda.

Maker:	Flabiano				
Second:	Amonett				
Results:	14/0				
		Ayes:	-	14	*Allender, Amonett, Bowers, Bumpas,*Childers, Flabiano, De La Harpe, Montgomery, Payton, Seale, *Sherman, Spellicy, Swann, Williams
		Against:	-	0	
		Absent:	-	2	Birrer, McGill
		Vacancies:	-	2	3, and 12

Motion was made to approve C2 through C16 and C19 following staff recommendation.

Maker:	Flabiano				
Second:	*Allender				
Results:	14/0				
		Ayes:	-	14	*Allender, Amonett, Bowers, Bumpas,*Childers, Flabiano, De La Harpe, Montgomery, Payton, Seale, *Sherman, Spellicy, Swann, Williams
		Against:	-	0	
		Absent:	-	2	Birrer, McGill
		Vacancies:	-	2	3, and 12

**Motion was made to approve C1 and C17 following staff recommendation.
 *Commissioner *Allender recused himself and did not hear or vote on these matters.**

Maker:	Flabiano				
Second:	*Childers				
Results:	13/0				
		Ayes:	-	13	Amonett, Bowers, Bumpas,*Childers, Flabiano, De La Harpe, Montgomery, Payton, Seale, *Sherman, Spellicy, Swann, Williams
		Against:	-	0	
		Absent:	-	3	*Allender, Birrer, McGill
		Vacancies:	-	2	3, and 12

Motion was made to rearrange the agenda and take D9, D10, D1, D2, D3, D4, D7, D8 and the remaining items in their natural order on the agenda.

Maker:	Flabiano				
Second:	Williams				
Results:	14/0				
		Ayes:	-	14	*Allender, Amonett, Bowers, Bumpas,*Childers, Flabiano, De La Harpe, Montgomery, Payton, Seale, *Sherman, Spellicy, Swann, Williams
		Against:	-	0	
		Absent:	-	2	Birrer, McGill
		Vacancies:	-	2	3, and 12

CONSENT ITEMS:

1. 5646 MILTON ST (Voted on Separately)

Meadows Building
 CA167-834(LC)
 Liz Casso

1. Regrade site. Approve drawings dated 9/13/17 with the finding the proposed work meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
2. Install new paving including sidewalks, driveway and retaining wall. Approve drawings dated 9/13/17 with the finding the proposed work meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
3. Install landscaping. Approve drawings dated 9/13/17 with the finding the proposed work meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
4. Install exterior lighting. Approve drawings dated 9/13/17 with the finding the proposed work meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).

5. Construct bridges over areaway at west elevation of Greenville Ave building. Approve drawings dated 9/13/17 with the finding the proposed work meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).

2. 508 PARK AVE

Harwood Historic District

CA167-847(LC)

Liz Casso

1. Install temporary banner sign on south elevation. Approve drawings dated 9/18/17 with the finding the proposed work is consistent with preservation criteria Section 7 for signs, and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
2. Install temporary banner sign on north elevation. Approve drawings dated 9/18/17 with the finding the proposed work is consistent with preservation criteria Section 7 for signs, and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
3. Install thirteen temporary banner signs on west elevation. Approve drawings dated 9/18/17 with the finding the proposed work is consistent with preservation criteria Section 7 for signs, and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).

3. 1900 YOUNG ST

Harwood Historic District

CA167-844(LC)

Liz Casso

1. Install temporary banner sign on north elevation. Approve drawings dated 9/18/17 with the finding the proposed work meets the standards in City Code Section 51A-4.501(g)(6)(C)(ii).
2. Install two temporary banner signs on west elevation. Approve drawings dated 9/18/17 with the finding the proposed work meets the standards in City Code Section 51A-4.501(g)(6)(C)(ii).

4. 5402 JUNIUS ST

Junius Heights Historic District

CA167-854(MP)

Marsha Prior

1. Install concrete curb on right side of driveway. Work completed without a Certificate of Appropriateness – Approve site plan and photos dated 9/20/17 with the finding the work is consistent with preservation criteria Section 3.2 and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
2. Remove concrete bump-out on left side of driveway – Approve site plan and photos dated 9/20/17 with the finding the work is consistent with preservation criteria Section 3.2 and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).

5. 5411 WORTH ST

Junius Heights Historic District

CA167-851(MP)

Marsha Prior

Construct wood deck in rear yard – Approve drawings and photos dated 9/20/17 with the finding the work meets preservation criteria Sections 8.5 and 8.6, and meets the standards in City Code Section 51A-4.501(g)(6)(i).

6. 5626 WORTH ST

Junius Heights Historic District

CA167-850(MP)

Marsha Prior

Replace wrought iron columns on front porch with box wood columns, and paint. Brand: Sherwin Williams, SW 7012 – “Creamy” – Approve with conditions – Approve drawing and photos dated 9/20/17 with the condition that the column cap is tiered as those in photos with the finding the work meets the standards in City Code Section 51A-4.501(g)(C)(6)(i).

7. 4917 WORTH ST

Munger Place Historic District

CA167-835(LC)

Liz Casso

Install landscaping in front and left side yard. – Approve drawing dated 9/20/17 with the finding the proposed work meets the standards in City Code Section 51A-4.501(g)(6)(C)(ii).

8. 5107 WORTH ST

Munger Place Historic District

CA167-837(LC)

Liz Casso

1. Alter window and door openings on rear elevation. – Approve the drawings dated 9/12/17 with the finding the proposed work is consistent with preservation criteria Section 51P-97.111(c)(1)(S), and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
2. Enclose a 58 sq. ft. section of rear porch. – Approve with condition – Approve the drawings dated 9/12/17 with the condition that that the corner board trim is maintained between the existing structure and the new addition with the finding the proposed work is consistent with preservation criteria Section 51P-97.111(c)(1)(B), Section 51P-97.111(c)(1)(L) and Section 51P-97.111(c)(1)(S), and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).

9. 4522 GASTON AVE

Peak’s Suburban Addition Neighborhood Historic District

CA167-832(MD)

Mark Doty

1. Construct interior side yard fence. - Approve site plan and fence specifications dated 9/20/17 with the finding the proposed work is consistent with the criteria for site and site elements in the preservation criteria Section 2.9 and 2.11, and it meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
2. Install three HVAC units in interior side yard and one HVAC unit in rear yard. - Approve site plan dated 9/20/17 with the finding the proposed work is consistent with the criteria for site and site elements in the preservation criteria Section 2.7, and it meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
3. Install concrete front yard walkway, driveway and parking lot in rear yard. – Approve site plan dated 9/20/17 with the finding the proposed work is consistent with the criteria for site and site elements in the preservation criteria Section 2.3, and it meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).

10. 4706 SWISS AVE

Peak's Suburban Addition Neighborhood Historic District
CA167-829(MD)

Mark Doty

Install Asian Jasmine in two 6'-0" areas in parkway. – Approve landscape plan dated 9/20/17 with the finding the proposed work meets the standards in City Code Section 51A-4.501(g)(6)(C)(ii).

11. 4830 SWISS AVE

Peak's Suburban Addition Neighborhood Historic District
CA167-831(MD)

Mark Doty

1. Construct addition to existing accessory structure. – Approve - Approve drawings dated 9/20/17 with the finding the proposed work meets the standards in City Code Section 51A-4.501(g)(6)(C)(ii).
2. Install swimming pool in rear yard. – Approve - Approve drawings dated 9/20/17 with the finding the proposed work meets the standards in City Code Section 51A-4.501(g)(6)(C)(ii).
3. Install landscaping in rear yard. – Approve - Approve drawings dated 9/20/17 with the finding the proposed work meets the standards in City Code Section 51A-4.501(g)(6)(C)(ii).

12. 2515 THOMAS AVE

State Thomas Historic District
CD167-024(LC)

Liz Casso

Demolish carport using the standard demolition of a non-contributing structure because it is newer than the period of significance. Approve – The proposed demolition meets all of the standards in City Code Section 51A-4.501(h)(4)(D). The structure is noncontributing to the historic overlay district; the structure is newer than the period of historic significance for the historic overlay district; and demolition of the structure will not adversely affect the historic character of the property or the integrity of the historic overlay district.

13. 2515 THOMAS AVE

State Thomas Historic District
CA167-838(LC)

Liz Casso

1. Install in-ground pool in rear yard. Approve drawings dated 9/14/17 with the finding the proposed meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
2. Replace asphalt pavement in rear yard with blue stone pavers. Approve drawings dated 9/14/17 with the finding the proposed meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).

14. 6333 BRYAN PKWY

Swiss Avenue Historic District
CD167-023(LC)

Liz Casso

Demolish detached garage. Approve – The proposed demolition meets all of the standards in City Code Section 51A-4.501(h)(4)(D). The structure is noncontributing to the historic overlay district; the structure is newer than the period of historic significance for the historic overlay district; and demolition of the structure will not adversely affect the historic character of the property or the integrity of the historic overlay district.

15. 6333 BRYAN PKWY

Swiss Avenue Historic District
CA167-839(LC)
Liz Casso

Construct two-story detached garage. Approve with condition – Approve with the condition that the height of the structure be lowered to meet the maximum required building height of 24 feet for accessory structures, with the finding the proposed work is consistent with preservation criteria Section 51P-63.116(1) and Section 51P-63.119, and meets the standards in City Code Section 51A-4.501(g)(6)(C)(1).

16. 220 N CLIFF ST

Tenth Street Neighborhood Historic District
CA167-853(MP)
Marsha Prior

Construct detached accessory structure in rear yard Approve with conditions – Approve drawings and specifications dated 9/20/17 with the conditions that the garage door is solid and rafter tails are added with the finding of fact that although the proposed work does not comply with Section 4.2 that states accessory buildings must be compatible with materials of the main structure, it meets the criteria for Landmark Commission approval of work that does not strictly comply with the preservation criteria under City Code Section 51A-4.501(g)(6)(B) because the proposed work is historically accurate, it is consistent with the spirit and intent of the preservation criteria and it will not adversely affect the historic character of the property or the integrity of the historic overlay district.

17. 603 MUNGER AVE (Voted on Separately)

West End Historic District
CA167-846(LC)
Liz Casso

1. Remove door openings on north elevation and infill with brick. Work completed without a Certificate of Appropriateness. Approve with the finding the proposed work meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
2. Install 1/1 windows on level one of south, west and northwest elevations. Work completed without a Certificate of Appropriateness. Approve with the finding the proposed work meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
3. Construct plaza improvements. Work completed without a Certificate of Appropriateness. Approve with the finding the proposed work meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
4. Install security cameras. Work completed without a Certificate of Appropriateness. Approve with the finding the proposed work meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).

18. 222 S EDGEFIELD AVE (Moved to Discussion)

Winnetka Heights Historic District
CA167-843(JKA)
Jennifer Anderson

1. Replace two front entry doors.
2. Install landscaping in front yard.
3. Install 8' side-by-side wood fence and stain. Brand: Ready Seal. Color: "Dark Walnut."

Speakers: For: Phyllis Greer
Against: No one

Motion:

1. Replace two front entry doors – Approve specifications dated 9-19-17 with the finding that the proposed work is compatible with the historic overlay district and meets the standards in City Code Section 51A-4.501(g)(6)(C)(ii).
2. Install landscaping in front yard – Approve site plan dated 9-19-17 with the finding that the work is compatible with the historic overlay district and meets the standards in City Code Section 51A-4.501(g)(6)(C)(ii).
3. Install 8' side-by-side wood fence and stain. Brand: Ready Seal. Color: "Dark Walnut" – Approve site plan and specifications dated 9-19-17 with the finding that the work is compatible with the historic overlay district and meets the standards in City Code Section 51A-4.501(g)(6)(C)(ii).

Maker:	*Allender				
Second:	Williams				
Results:	13/1				
		Ayes:	-	13	*Allender, Amonett, Bowers, Bumpas,*Childers, Flabiano, De La Harpe, Montgomery, Payton, Seale, Spellicy, Swann, Williams
		Against:	-	1	*Sherman
		Absent:	-	2	Birrer, McGill
		Vacancies:	-	2	3, and 12

19. 223 N MONTCLAIR AVE

Winnetka Heights Historic District
 CA167-842(JKA)
 Jennifer Anderson

Construct rear porch – Approve plans and specifications dated 9-19-17 with the finding that the proposed work is consistent with preservation criteria Section 51P-87.111(a)(2) and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).

DISCUSSION ITEMS:

1. 1601 CHALK HILL DR

Eagle Ford School
 CA167-840(LC)
 Liz Casso

1. Paint structure. Trim: PPG Paints PPG1007-1 "Willow Springs;" Body: PPG Paints PPG1007-2 "Swirling Smoke."
2. Reopen enclosed window openings and install wood windows on all elevations.
3. Install wood doors on east, north and south elevations.
4. Install a paved parking lot.
5. Install metal picket fence with gate on east property line.

Speakers: For: Larry Moser
 Against: No one

Motion:

1. Paint structure. Trim: PPG Paints PPG1007-1 "Willow Springs;" Body: PPG Paints PPG1007-2 "Swirling Smoke." **Approve** with the finding the proposed work meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
2. Reopen enclosed window openings and install wood windows on all elevations. – **Deny without prejudice** – The proposed work does not meet the standards in City Code Section 51A-4.501(g)(6)(C)(i) because accurate scaled and dimensioned elevation and section drawings were not submitted. **Applicant is allowed to remove wood panels to investigate rough openings on windows/doors. Applicant will resubmit windows and doors to Landmark Commission looking at possible true divided lites and also looking at color of frames, windows, and doors.**
3. Install wood doors on east, north and south elevations. – **Deny without prejudice** – The proposed work does not meet the standards in City Code Section 51A-4.501(g)(6)(C)(i) because accurate scaled and dimensioned elevation and section drawings were not submitted.
4. Install a paved parking lot. **Approve** drawing dated 9/23/17 with the finding the proposed work meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
5. Install metal picket fence with gate on east property line. **Approve** drawings dated 9/23/17 with the finding the proposed work meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).

Maker:	Flabiano				
Second:	Amonett				
Results:	14/0				
		Ayes:	-	14	*Allender, Amonett, Bowers, Bumpas,*Childers, Flabiano, De La Harpe, Montgomery, Payton, Seale, *Sherman, Spellicy, Swann, Williams
		Against:	-	0	
		Absent:	-	2	Birrer, McGill
		Vacancies:	-	2	3, and 12

2. 727 HUNTLEY ST

Junius Heights Historic District
 CA167-852(MP)
 Marsha Prior

1. Remove a portion of enclosed front porch, replace front door, and replace columns.
2. Install three salvaged windows on right side of front elevation.
3. Replace chain link and barb wire fence with wood fence.

Speakers: For: Weston Taubenfeld
 Against: No one

Motion:

1. Remove a portion of enclosed front porch, replace front door, and replace columns – **Approve** drawings and photos dated 9/20/17 with the finding the work meets the standard in City Code Section 51A-4.501(g)(C)(6)(i).
2. Install three salvaged windows on right side of front elevation – **Approve** drawings and photos dated 9/20/17 with the finding the work meets the standard in City Code Section 51A-4.501(g)(C)(6)(i).
3. Replace chain link and barb wire fence with wood fence – **Approve with the condition that the front of the fence on the right side of the house only come forward as far as the existing fence on the left side with the finding of fact that the proposed work will not have a detrimental effect on the historic district and meets the standards in City Code Section 51A-4.501(g)(C)(6)(i).**

Maker:	Bowers				
Second:	Williams				
Results:	14/0				
		Ayes:	-	14	*Allender, Amonett, Bowers, Bumpas,*Childers, Flabiano, De La Harpe, Montgomery, Payton, Seale, *Sherman, Spellicy, Swann, Williams
		Against:	-	0	
		Absent:	-	2	Birrer, McGill
		Vacancies:	-	2	3, and 12

3. 5733 TREMONT ST

Junius Heights Historic District

CA167-849(MP)

Marsha Prior

1. Replace secondary front door with solid wood, six-panel door.
2. Replace wood siding on accessory structure with same wood siding and paint. Brand: Behr, 57 'Frost.'
3. Install automatic garage door on accessory structure.
4. Install cedar wood fence with gates on left and right side yards, and stain. Brand: Ready Seal 'Pecan.'

Speakers: For: Kimberly Moore
 Against: No one

Motion:

1. Replace secondary front door with solid wood, six-panel door. - **Deny solid door.** Approve what Landmark initially approved. Doors should match.
2. Replace wood siding on accessory structure with same wood siding and paint. Brand: Behr, 57 'Frost' – **Approve with conditions** – Approve photos dated 9/20/17 with the condition that the exact same size, profile, and dimension of wood planks are used for replacement siding, and that existing siding is salvaged as much as possible with the finding the work is consistent with preservation criteria Section 9.2 and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
3. Install automatic garage door on accessory structure – **Approve** illustration of garage door dated 9/20/17 with the finding the work is consistent with preservation criteria Section 9.2 and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).

4. Install cedar wood fence with gates on left and right side yards, and stain. Brand: Ready Seal 'Pecan' – **Deny without prejudice** – The proposed work does not meet the standards in City Code Section 51A-4.501(g)(6)(C)(i) because it is inconsistent with preservation criteria Section 3.6(a)(2) that prohibits fences within the front 50% of the side yard.

Maker:	*Sherman				
Second:	*Allender				
Results:	14/0				
		Ayes:	-	14	*Allender, Amonett, Bowers, Bumpas,*Childers, Flabiano, De La Harpe, Montgomery, Payton, Seale, *Sherman, Spellicy, Swann, Williams
		Against:	-	0	
		Absent:	-	2	Birrer, McGill
		Vacancies:	-	2	3, and 12

4. 4901 VICTOR ST

Munger Place Historic District
 CA167-856(LC)
 Liz Casso

1. Install half-round gutters and downspouts on main and accessory structure.
2. Install two rain chains on front porch of main structure.

Speakers: For: Travis Ripley
 Against: No one

Motion:

1. Install half-round gutters and downspouts on main and accessory structure. – **Approve either a true copper half-round or true galvanized metal half-round gutter with the finding of fact that it is not detrimental to the historic district.**
2. Install two rain chains on front porch of main structure. – **Approve** with the finding the proposed work meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).

Maker:	Flabiano				
Second:	Swann				
Results:	14/0				
		Ayes:	-	14	*Allender, Amonett, Bowers, Bumpas,*Childers, Flabiano, De La Harpe, Montgomery, Payton, Seale, *Sherman, Spellicy, Swann, Williams
		Against:	-	0	
		Absent:	-	2	Birrer, McGill
		Vacancies:	-	2	3, and 12

5. 4722 GASTON AVE

Peak's Suburban Addition Neighborhood Historic District
 CD167-022(MD)

Mark Doty

Demolish accessory structure using standard imminent threat to public health and safety. Work completed without a Certificate for Demolition.

Speakers: For: Steven Curtis
 Against: No one

Motion:

Demolish accessory structure using standard imminent threat to public health and safety. Work completed without a Certificate for Demolition. – **Deny without prejudice** - The proposed demolition does not meet the standards in City Code Section 51A-4.501(h)(4)(C) because the owner has not shown that the structure constitutes a documented major and imminent threat to public health and safety; the demolition or removal is required to alleviate the threat to public health and safety; and there is no reasonable way, other than demolition or removal, to eliminate the threat in a timely manner.

Maker:	*Sherman				
Second:	*Allender				
Results:	14/0				
		Ayes:	-	14	*Allender, Amonett, Bowers, Bumpas,*Childers, Flabiano, De La Harpe, Montgomery, Payton, Seale, *Sherman, Spellicy, Swann, Williams
		Against:	-	0	
		Absent:	-	2	Birrer, McGill
		Vacancies:	-	2	3, and 12

6. 4615 JUNIUS ST

Peak's Suburban Addition Neighborhood Historic District
 CA167-833(MD)

Mark Doty

Install five vinyl, one-over-one windows on front and side facades.

Speakers: For: No one
 Against: No one

Motion:

Install five vinyl, one-over-one windows on front and side facades. – **Deny without prejudice** - The proposed work does not meet the standards in City Code Section 51A-4.501(g)(6)(C)(i) because it is inconsistent with the preservation criteria Section 3.10 that states replacement windows must express mullion size, light configuration, and material to match the original windows.

Maker:	Williams				
Second:	Bowers				
Results:	14/0				
		Ayes:	-	14	*Allender, Amonett, Bowers, Bumpas,*Childers, Flabiano, De La Harpe, Montgomery, Payton, Seale, *Sherman, Spellicy, Swann, Williams
		Against:	-	0	
		Absent:	-	2	Birrer, McGill
		Vacancies:	-	2	3, and 12

7. 4633 SYCAMORE ST

Peak's Suburban Addition Neighborhood Historic District
 CA167-830(MD)

Mark Doty

Remove existing wood, one-over-one windows and install 23 wood, one-over-one windows.

Speakers: For: Sergio Maldonado
 Against: No one

Motion:

Remove existing wood, one-over-one windows and install 23 wood, one-over-one windows. - **Approve with conditions - Approve the replacement of 22 wood windows with submitted specified wood windows with the condition that the existing fixed window in the dining room marked #18 in the window survey be retained and restored with the finding of fact that the window survey provided by Leeds Clark proves that the 22 windows cannot be repaired or are not original.**

Maker:	Williams				
Second:	Bowers				
Results:	14/0				
		Ayes:	-	14	*Allender, Amonett, Bowers, Bumpas,*Childers, Flabiano, De La Harpe, Montgomery, Payton, Seale, *Sherman, Spellicy, Swann, Williams
		Against:	-	0	
		Absent:	-	2	Birrer, McGill
		Vacancies:	-	2	3, and 12

8. 313 S WILLOMET AVE (Commissioner

Winnetka Heights Historic District
 CA167-841(JKA)

Jennifer Anderson

1. Construct addition on south side and rear.
2. Install dormer on front facade roof.
3. Replace door on front facade with door and sidelights.

4. Replace door on front facade with 1/1 wood window.
5. Replace window on front facade with 1/1 wood window.
6. Remove metal columns on front porch and install four columns and railing.
7. Relocate front steps and install brick cheek walls.
8. Remove two sets of ganged windows on north side and install one set of ganged wood windows and two single wood windows.
9. Shift two windows on north side.
10. Install fireplace on north side facade.
11. Install brick chimney in front section of roof.
12. Install outdoor lighting.
13. Paint main structure. Body: SW2832 "Colonial Revival Gray;" Trim: SW7006 "Extra White;" Accent: SW6992 "Inkwell."
14. Install Timberline composition shingles in color "Pewter Gray."
15. Construct accessory structure.
16. Relocate lead walk in front yard.
17. Remove ribbon driveway and install a solid driveway.
18. Install 8'-0" and 9'-0" wood fence in side and rear yards.

Speakers: For: Reginald Lee
Against: No one

*Commissioner *Sherman recused herself and did not hear or vote on this matter.

Motion:

1. Construct addition on south side and rear – **Approve** plans and specifications dated 9-21-17 with the finding that it is consistent with preservation criteria Section 51P-87.111(a)(2) and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
2. **Install** dormer on front facade roof – **Approve with the condition that top of dormer does not exceed height of existing roof with the finding of fact that it is not detrimental to the neighborhood.**
3. **Replace door on** front facade with door and sidelights – **Approve previous request with new front door in the center of the house, replacing center window.**
4. **Replace door on front** facade with 1/1 wood window – **Approve of door with a 1/1 wood window.**
5. **Replace window** on front facade with 1/1 wood window – **Approve replacement of window on front façade with 1/1 wood window to align with windows on upper floor.**
6. **Remove metal** columns on front porch and install four columns and railing – **Approve with the condition that the applicant installs four simple box columns without railings.**
7. **Relocate** front steps and install brick cheek walls – **Deny without Prejudice – Front door does not require sidewalk and step to be moved.**
8. Remove two sets of ganged windows on north side and install one set of ganged wood windows and two single wood windows – **Approve** plans and specifications dated 9-19-17 with the finding that it is consistent with preservation criteria Section 51P-87.111(a)(17) and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
9. Shift two windows on north side – **Approve** plans and specifications dated 9-19-17 with the finding that it is consistent with preservation criteria Section 51P-87.111(a)(17) and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
10. Install fireplace on north side façade – **Approve** plans and specifications dated 9-19-17 with the finding that the work is consistent with preservation criteria Section 51P-87.111(a)(7) and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).

11. Install brick chimney in front section of roof – **Approve** plans and specifications dated 9-19-17 with the finding that it is consistent with preservation criteria Section 51P-87.111(a)(7) and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
12. Install outdoor lighting – **Approve** specifications dated 9-19-17 with the finding that the work is consistent with preservation criteria Section 51P-87.111(b)(4) and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
13. Paint main structure. Body: SW2832 "Colonial Revival Gray;" Trim: SW7006 "Extra White;" Accent: SW6992 "Inkwell" – **Approve** paint specifications dated 9-19-17 with the finding that the work is consistent with preservation criteria Section 51P-87.111(a)(8)(C) and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
14. Install Timberline composition shingles in color "Pewter Gray" – **Approve** specifications dated 9-19-17 with the finding that the proposed work is consistent with preservation criteria Section 51P-87.111(a)(14)(B) and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
15. Construct accessory structure – **Approve** plans and specifications dated 9-19-17 with the finding that the proposed work is consistent with preservation criteria Section 51P-87.111(a)(1) and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
16. **Relocate** lead walk in front yard – Deny without Prejudice **with the finding of fact that the new center front door does not require the lead walk to move.**
17. **Remove ribbon** driveway and install a solid driveway – Deny without prejudice – **ribbon driveway must remain up to the 50% line of the side façade and can be a solid driveway from the 50% line to the rear of the property.**
18. Install 8'-0" and 9'-0" wood fence in side and rear yards – **Approve** site plan and specifications dated 9-19-17 with the finding that the proposed work is consistent with preservation criteria Section 51P-87.111(b)(2) and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).

Maker:	Flabiano				
Second:	Williams				
Results:	13/0				
		Ayes:	-	13	*Allender, Amonett, Bowers, Bumpas,*Childers, Flabiano, De La Harpe, Montgomery, Payton, Seale, , Spellicy, Swann, Williams
		Against:	-	0	
		Absent:	-	3	Birrer, McGill, *Sherman
		Vacancies:	-	2	3, and 12

9. 826, 832, and 834 Blaylock Drive, 1103, 1109, and 1119 N. Crawford Street, 829, 830, 834, 835, and 839 N. Marsalis Avenue

Hold a public hearing to consider initiation of historic designation process for 826, 832, and 834 Blaylock Drive, 1103, 1109, and 1119 N Crawford Street, and 829, 830, 834, 835, and 839 N. Marsalis Avenue as an expansion of the Lake Cliff Historic District.

- Speakers: For: Jennifer Thornton, Alfredo Pena, Devyn Mountain, Kevin Reading, Micahel Mendoza, Steven Ratliff, John Radle, Leslie Hall, David Preziosi, Ashley Pena
 Against: Mark Crosslin, Rust Kidwell, Don Maison, Traswell Livingston, Herschel Weisfeld

Motion:

Approve initiation of historic designation process for 826, 832, and 834 Blaylock Drive, 1103, 1109, and 1119 N Crawford Street, and 829, 830, 834, 835, and 839 N. Marsalis Avenue as an expansion of the Lake Cliff Historic District **with the finding of fact that the properties have the following characteristics:** **Historic education:** Represents an era of architectural, social, or economic history that allows an understanding of how the place or area was used by past generations; **Historic context:** Relationship to other distinctive buildings, sites, or areas which are eligible for preservation based on historic, cultural, or architectural characteristics; **Architecture:** Embodiment of distinguishing characteristics of an architectural style, landscape design, method of construction, exceptional craftsmanship, architectural innovation, or contains details which represent folk or ethnic art.

Maker:	Amonett				
Second:	*Allender				
Results:	14/0				
		Ayes:	-	14	*Allender, Amonett, Bowers, Bumpas,*Childers, Flabiano, De La Harpe, Montgomery, Payton, Seale, *Sherman, Spellicy, Swann, Williams
		Against:	-	0	
		Absent:	-	2	Birrer, McGill
		Vacancies:	-	2	3, and 12

10. 1923 N. Edgefield Avenue

Hold a public hearing to consider termination of the historic designation procedure for 1923 N. Edgefield Avenue (Struck House).

Speakers: For: Andrew Rambler

Against: Deborah Carpenter David Preziosi, Ada Nell McComas, Martin McComas

Motion:

Deny a public hearing to consider termination of the historic designation procedure for 1923 N. Edgefield Avenue (Struck House).

Maker:	*Sherman				
Second:	Bowers				
Results:	14/0				
		Ayes:	-	14	*Allender, Amonett, Bowers, Bumpas,*Childers, Flabiano, De La Harpe, Montgomery, Payton, Seale, *Sherman, Spellicy, Swann, Williams
		Against:	-	0	
		Absent:	-	2	Birrer, McGill
		Vacancies:	-	2	3, and 12

Approval of Minutes from September 5, 2017.

Maker:	Flabiano				
Second:	*Allender				
Results:	14/0				
		Ayes:	-	14	*Allender, Amonett, Bowers, Bumpas,*Childers, Flabiano, De La Harpe, Montgomery, Payton, Seale, *Sherman, Spellicy, Swann, Williams
		Against:	-	0	
		Absent:	-	2	Birrer, McGill
		Vacancies:	-	2	3, and 12

Approval of the 2018 Landmark Commission Meeting Calendar.

Maker:	Flabiano				
Second:	Amonett				
Results:	14/0				
		Ayes:	-	14	*Allender, Amonett, Bowers, Bumpas,*Childers, Flabiano, De La Harpe, Montgomery, Payton, Seale, *Sherman, Spellicy, Swann, Williams
		Against:	-	0	
		Absent:	-	2	Birrer, McGill
		Vacancies:	-	2	3, and 12

Approval of Task Force members for CBD/Individual,/West End, Junius Heights, Peak's Suburban/Edison La Vista, South Blvd/Park Row, State-Thomas/Wilson Block, Swiss/Munger Street, Wheatley/Tenth Street, and Winnetka Heights/Lake Cliff.

Maker:	Montgomery				
Second:	Williams				
Results:	14/0				
		Ayes:	-	14	*Allender, Amonett, Bowers, Bumpas,*Childers, Flabiano, De La Harpe, Montgomery, Payton, Seale, *Sherman, Spellicy, Swann, Williams
		Against:	-	0	
		Absent:	-	2	Birrer, McGill
		Vacancies:	-	2	3, and 12

Approval of Task Force members for Fair Park.

**Commissioner Spellilcy recused herself and did not hear or vote on this matter.*

Maker:	Montgomery				
Second:	Williams				
Results:	13/0				
		Ayes:	-	13	*Allender, Amonett, Bowers, Bumpas,*Childers, Flabiano, De La Harpe, Montgomery, Payton, Seale, *Sherman, Swann, Williams
		Against:	-	0	
		Absent:	-	3	Birrer, McGill, Spellilcy
		Vacancies:	-	2	3, and 12

ADJOURNMENT

Motion was made to adjourn at 5:48 P.M.

 Katherine Seale, Chair

 Date