

**April 2, 2018**



CITY OF DALLAS  
LANDMARK COMMISSION MINUTES

The Dallas Landmark Commission held a meeting on April 2, 2018 with a briefing at 11:08 a.m. in room 5ES and the public hearing at 1:10 p.m. in the Council Chambers of City Hall.

The following Commissioners were present for the meeting:

\* Alternates

Diane Bumpas  
\*Sam Childers  
Krista De La Harpe  
Rosemary Hinojosa  
Mattia Flabiano

Evelyn Montgomery  
Donald Payton  
Leigh Richter  
Katherine Seale, Chair  
Courtney Spellicy

Renee Strickland  
\*Diane Sherman  
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: Michael Amonett,\* John Allender

The following Commissioners were absent for the briefing: Michael Amonett,\* John Allender

The following Position is vacant: District 3, District 10

The following Staff was present:

Neva Dean  
Mark Doty  
Marsha Prior

Liz Casso  
Melissa Parent  
Theresa Pham

Shombray Irby  
Jennifer Anderson  
Jenniffer Algair

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 C4, C12, and C19 to the Discussion Agenda.**

Maker:	Flabiano				
Second:	Williams				
Results:	14/0				
		Ayes:	-	14	Bumpas,*Childers, De La Harpe, Flabiano, Hinojosa, Montgomery, Payton, Richter, Seale, *Sherman, Spellicy, Strickland, Swann, Williams
		Against:	-	0	
		Absent:	-	2	*Allender, Amonett
		Vacancies:	-	2	Dist. 3 and Dist. 10

**Motion was made to approve Consent Items C1 through C3, C5 through C11, C13 through C18, and C20 through C23 following staff recommendation.**

Maker:	Flabiano				
Second:	Childers				
Results:	14/0				
		Ayes:	-	14	Bumpas,*Childers, De La Harpe, Flabiano, Hinojosa, Montgomery, Payton, Richter, Seale, *Sherman, Spellicy, Strickland, Swann, Williams
		Against:	-	0	
		Absent:	-	2	*Allender, Amonett
		Vacancies:	-	2	Dist. 3 and Dist. 10

**Motion was made to amend(rearrange)the agenda and take C4, C12, C19, CR1,CR2, D1, D2, D4, D6, D7, and D10 in that order following the number of items remaining.**

Maker:	Flabiano				
Second:	Williams				
Results:	14/0				
		Ayes:	-	14	Bumpas,*Childers, De La Harpe, Flabiano, Hinojosa, Montgomery, Payton, Richter, Seale, *Sherman, Spellicy, Strickland, Swann, Williams
		Against:	-	0	
		Absent:	-	2	*Allender, Amonett
		Vacancies:	-	2	Dist. 3 and Dist. 10

**CONSENT ITEMS**

**1. 2622 PARK ROW AVE**

South Boulevard/Park Row Historic District  
CE178-005(MD)  
Mark Doty

Approval of the Certificate of Eligibility and approval of \$51,068 in expenditures spent on rehabilitation within the three years prior to the CE approval.

**2. 1904 MARTIN LUTHER KING JR BLVD**

Forest Theater  
CA178-388(LC)  
Liz Casso

Construct temporary barriers at entries on north, east and south elevations. – Approve drawings and images dated 3/7/18 with the finding the proposed work meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).

**3. 1800 MAIN ST.**

Mercantile Bank  
CA178-356(LC)  
Liz Casso

1. Install a canopy sign at northwest corner of structure. - Approve drawings dated 3/7/18 with the finding the proposed work is consistent with preservation criteria Section 10 for signs, and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
2. Install vinyl window signs and window graphics on north and west elevations. - Approve drawings dated 3/7/18 with the finding the proposed work is consistent with preservation criteria Section 10 for signs, and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).

**4. 210 S HARWOOD ST(Moved to Discussion)**

Harwood Historic District  
CA178-355(LC)  
Liz Casso  
Construct a seven story multifamily residential structure.

Speakers: For: Prabha Cinclair, Yen Ong,Craig Melde,  
Against: Lisa Rofsky

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

**Motion:**

Approve drawings dated 3/22/2018 with the finding the proposed work is consistent with preservation criteria Section 4 for new construction, and meets the standards in City Code Section 51A-4.501(g)(6)(C)(ii).

Maker:	Childers				
Second:	Flabiano				
Results:	9/4				
		Ayes:	-	9	*Childers, Flabiano, Hinojosa, Payton, Richter, Spellicy, Strickland, Swann, Williams
		Against:	-	4	Bumpas, De La Harpe, Seale, *Sherman
		Absent:	-	3	*Allender, Amonett , Montgomery
		Vacancies:	-	2	Dist. 3 and Dist. 10

**5. 1910 PACIFIC AVE**

Harwood Historic District  
CA178-357(LC)  
Liz Casso

1. Install flat attached sign and multicolored film above west elevation entry facing north patio. Work initiated without Certificate of Appropriateness. - Approve the drawings dated 3/7/18 with the finding the proposed work meets the standards in City Code Section 51A-4.501(g)(6)(C)(ii).
2. Install two temporary window signs on south elevation. - Approve the drawings dated 3/7/18 with the finding the proposed work meets the standards in City Code Section 51A-4.501(g)(6)(C)(ii).

**6. 1617 ABRAMS RD**

Junius Heights Historic District  
CA178-372(MP)  
Marsha Prior

Construct accessory structure – Approve drawings dated 3/14/18 with the finding the work is consistent with preservation criteria Section 9.1, 9.2, 9.4, 9.6, and 9.8, and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).

**7. 724 N GLASGOW DR**

Junius Heights Historic District  
CA178-375(MP)  
Marsha Prior

Construct swimming pool in rear yard - Approve site plan dated 3/14/18 with the finding the work meets the standards in City Code Section 51A-4.501(g)(C)(6)(i).

**8. 5424 REIGER AVE**

Junius Heights Historic District  
CA178-385(MP)  
Marsha Prior

Install landscaping in front yard – Approve landscape plan dated 3/14/18 with the finding the work is consistent with preservation criteria Section 3.5(b) and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).

**9. 5520 TREMONT ST**

Junius Heights Historic District  
CA178-387(MP)  
Marsha Prior

Replace seven non-historic windows with one-over-one wood windows and infill with 117 wood siding - Approve drawings and specifications dated 3/14/18 with the finding the work meets the standard in City Code Section 51A-4.501(g)(6)(C)(ii).

**10. 5320 WORTH ST**

Junius Heights Historic District  
CA178-379(MP)  
Marsha Prior

1. Replace front door– Approve specifications dated 3/14/18 with the finding the work meets the standard in City Code Section 51A-4.501(g)(6)(C)(ii).
2. Install landscaping in front yard– Approve landscape plan dated 3/14/18 with the finding the work meets the standard in City Code Section 51A-4.501(g)(6)(C)(ii).

**11. 206 E 6TH ST**

Lake Cliff Historic District  
CA178-370(JKA)  
Jennifer Anderson

Replace rear door and trim. Work completed without a Certificate of Appropriateness – Approve image dated 3-12-18 with the finding that the work is consistent with City Code Section 51A-4.501(g)(6)(C)(i).

**12. 300 E COLORADO BLVD**

Lake Cliff Historic District **(Moved to Discussion)**

CA178-384(JKA)

Jennifer Anderson

1. Plant eleven trees in Lake Cliff Park. Work completed without a Certificate of Appropriateness.
2. Plant 150 trees to create a tree grove in Lake Cliff Park. Work completed without a Certificate of Appropriateness.

Speakers: For: No One  
Against: Ashley Pena

**Motion:**

1. Plant eleven trees in Lake Cliff Park. Work completed without a Certificate of Appropriateness. – Deny without Prejudice – **Not consistent with preservation criteria Section 12.3(a) and 12.3(d)**
2. Plant 150 trees to create a tree grove in Lake Cliff Park. Work completed without a Certificate of Appropriateness. – Deny without Prejudice – **Not consistent with preservation criteria Section 12.3(a) and 12.3(d).**

Maker:	Williams				
Second:	Sherman				
Results:	14/0				
		Ayes:	-	14	Bumpas,*Childers, De La Harpe, Flabiano, Hinojosa, Montgomery, Payton, Richter, Seale, *Sherman, Spellicy, Strickland, Swann, Williams
		Against:	-	0	
		Absent:	-	2	*Allender, Amonett
		Vacancies:	-	2	Dist. 3 and Dist. 10

**13. 4902 REIGER AVE**

Munger Place Historic District

CA178-350(MLP)

Melissa Parent

Construct carports on left and right side facades of existing garage. - Approve plans and specifications dated 03/16/18 with the finding the proposed work meets the standards in City Code Section 51A-4.501(g)(6)(C)(ii).

**14. 4830 SWISS AVE**

Peak's Suburban Addition Neighborhood Historic District

CA178-353(MLP)

Melissa Parent

Construct covered patio in rear of accessory structure - Approve drawings dated 3/16/18 with the finding the proposed work meets the standards in City Code Section 51A-4.501(g)(6)(C)(ii).

**15. 4417 WORTH ST**

Peak's Suburban Addition Neighborhood Historic District

CA178-352(MLP)

Melissa Parent

Remove 6'-0" of roof below rear dormer. Work

completed without Certificate of Appropriateness - Approve with the finding the completed work meets the standards in City Code Section 51A-4.501(g)(6)(C)(ii).

**16. 6048 BRYAN PKWY**

Swiss Avenue Historic District

CA178-382(MLP)

Melissa Parent

1. Replace all skirting on main structure with new masonite skirting. Paint to match existing. Work initiated without Certificate of Appropriateness – Approve with the finding the partially completed work is consistent with the criteria for façade materials in the preservation criteria Section 51P-63.119(b)(2), and it meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
2. Reconstruct front porch. Work initiated without Certificate of Appropriateness – Approve with the finding the completed work is consistent with the criteria for front entrances and porches in the preservation criteria Section 51P-63.116(1)(K)(i), and it meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
3. Replace soffits, fascia, and raftertails on main structure. Work initiated without Certificate of Appropriateness – Approve with the finding the completed work is consistent with the criteria for roof forms in the preservation criteria Section 51P-63.116(1)(C), and it meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).

**17. 333 N HOUSTON ST**

West End Historic District

CA178-381(LC)

Liz Casso

Construct a four-level parking garage and memorial park. - Approve drawings dated 3/7/18 with the finding the proposed work is consistent with preservation criteria Section 2 for height, Section 5 for new construction and renovation, Sections 51A-7.1005(a) and 51A-7.1005(c) for flat attached signs, and meets the standards in City Code Section 51A-4.501(g)(6)(C)(ii).

**18. 800 ROSS AVE**

West End Historic District

CA178-380(LC)

Liz Casso

Convert storefront window opening to door opening on north elevation. - Approve drawings dated 3/19/18 with the finding the proposed work meets the standards in City Code Section 51A-4.501(g)(6)(C)(ii)

**19. 1020 W DAVIS ST (Moved to Discussion)**

Winnetka Heights Historic District

CA178-363(JKA)

Jennifer Anderson

Remodel exterior elevations.

Speaker: For: Daniel Parrish

Against: No One

**Motion 1**

Remodel exterior elevations. – Deny without Prejudice – It is not as compatible with the historic district and the elements that are incompatible are the corrugated panels along the upper regimen of the roof line.

Maker:	Williams				
Second:	Sherman				
Results:	1/13				
		Ayes:	-	1	*Sherman
		Against:	-	13	Bumpas,*Childers, De La Harpe, Flabiano, Hinojosa, Montgomery, Payton, Richter, Seale, Spellicy, Strickland, Swann, Williams
		Absent:	-	2	*Allender, Amonett
		Vacancies:	-	2	Dist. 3 and Dist. 10

**Motion 2**

Remodel exterior elevations. – Approve with Conditions – Approve plans dated 3-12-18 but with the condition that the red corrugated metal panels goes to red smooth metal panels.

Maker:	Flabiano				
Second:	Hinojosa				
Results:	14/0				
		Ayes:	-	14	Bumpas,*Childers, De La Harpe, Flabiano, Hinojosa, Montgomery, Payton, Richter, Seale, *Sherman, Spellicy, Strickland, Swann, Williams
		Against:	-	0	
		Absent:	-	2	*Allender, Amonett
		Vacancies:	-	2	Dist. 3 and Dist. 10

**20. 333 S EDGEFIELD AVE**

Winnetka Heights Historic District  
CA178-364(JKA)  
Jennifer Anderson

Plant two Crape Myrtle trees in parkway – Approve site plan dated 3-12-18 with the finding that the work is consistent with preservation criteria Section 51P-87.111(b)(5) and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).

**21. 308 N MONTCLAIR AVE**

Winnetka Heights Historic District  
CA178-365(JKA)  
Jennifer Anderson

Plant two Cedar Elm trees in front yard. Work completed without a Certificate of Appropriateness – Approve site plan and image dated 3/12/18 with the finding 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).

**22. 301 S WINDOMERE AVE**

Winnetka Heights Historic District  
CA178-361(JKA)  
Jennifer Anderson

1. Remove glass bricks on left elevation and infill with 6" wood lap siding to match existing siding – Approve with Conditions – Approve drawings dated 3-12-18 with the condition that the siding will be threaded into the existing siding. The work is consistent with preservation criteria Section 51P-87.111(a)(3) and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
2. Paint main structure. Brand - Sherwin Williams. Body - SW 6184 "Austere Gray;" Trim - SW 6182 "Ethereal White" – Approve specifications dated 3-12-18 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).
3. Construct 8' wood fence in rear yard and stain. Brand: Ready Seal "Natural Cedar" – Approve site plan and specifications dated 3-12-18 with the finding that the work is consistent with preservation criteria Section 51P-87.111(a)(8)(F) and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
4. Construct accessory structure in rear yard – Approve drawings dated 3-12-18 with the finding that the 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).

**23. 301 S WINDMORE**

Winnetka Heights Historic District  
CD178-007(JKA)  
Jennifer Anderson

Demolish accessory structure using standard 'non-contributing because newer than 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.

**COURTESY REVIEW ITEMS**

**1. 619 N MARSALIS AVE**

Lake Cliff Historic District  
CR178-008(JKA)  
Jennifer Anderson

Courtesy Review - Construct multifamily structure – Staff is not supportive of the new construction because the style of the building is not consistent with preservation criteria Section 9.4 stating that the color, details, form, materials, and general appearance of the proposed structure must be compatible with the existing historic structures **and with the condition that final plans, elevations, and details are submitted for final Landmark Commission review.**

Speakers: For: Devyn Mountain  
Against: No one

**\*There was no formal motion made on this request.**

## **2. 4513 GASTON AVE**

Peak's Suburban Addition Neighborhood Historic District  
CR178-009(MLP)  
Melissa Parent

Courtesy Review – Renovation and rehabilitation of existing historic structure including; restore front porch to open condition, demolish non-historic additions and construct new additions in rear of main structure, repair and replace windows on main structure, renovate carriage house in rear yard, and install new landscaping, including construction of a new retaining wall - Approve plans conceptually with the condition that the proposed retaining wall be removed from landscaping plan and that final plans, elevations, window survey and details are submitted for final Landmark Commission review.

Speakers: For: Amanda Adler  
Against: No one

**\*There was no formal motion made on this request.**

## **DISCUSSION ITEMS**

### **1. 719 DUMONT ST**

Junius Heights Historic District  
CA178-386(MP)  
Marsha Prior

Replace wood porch flooring with wood boards. Work initiated without a Certificate of Appropriateness.

Speakers: For: Lance Boyer  
Against: No one

#### **Motion:**

Replace wood porch flooring with wood boards. Work initiated without a Certificate of Appropriateness – Deny without prejudice – The initiated work does not meet the standard in City Code Section 51A-4.501(g)(6)(C)(i) because it is inconsistent with preservation criteria Sections 7.1 and 7.3 that state that historic porches and detailing on porches are protected. **Applicant to submit new Certificate of Appropriateness with detailed drawings or at least drawings that indicate what was there before and how it got to this condition.**

Maker:	Flabiano				
Second:	Swann				
Results:	14/0				
		Ayes:	-	14	Bumpas,*Childers, De La Harpe, Flabiano, Hinojosa, Montgomery, Payton, Richter, Seale, *Sherman, Spellicy, Strickland, Swann, Williams
		Against:	-	0	
		Absent:	-	2	*Allender, Amonett
		Vacancies:	-	2	Dist. 3 and Dist. 10

**2. 5726 JUNIUS ST**

Junius Heights Historic District  
CA178-373(MP)  
Marsha Prior

1. Install windows on accessory structure. Work completed without a Certificate of Appropriateness .
2. Stain fence. Brand: Ready Seal 'Dark Walnut.

Speakers: For: Ramiro Araiza  
Against: No one

**Motion:**

1. Install windows on accessory structure. Work completed without a Certificate of Appropriateness – **Approve windows in the alley and front of the accessory structure with the finding of fact they are not visible from the street and meet the standards in City Code Section 51A-4.501(g)(6)(C)(i).**
2. Install fence on left side yard and stain entire fence Brand: Ready Seal 'Dark Walnut' – Approve survey plat and stain specifications dated 3/14/18 with the finding the location of the left side yard fence is consistent with preservation criteria Section 3.6(a)(2) and meets the standards in City Code Section 51A-4.501(g)(C)(6)(i).

Maker:	Williams				
Second:	Flabiano				
Results:	13/1				
		Ayes:	-	13	Bumpas,*Childers, De La Harpe, Flabiano, Hinojosa, Montgomery, Payton, Richter, *Sherman, Spellicy, Strickland, Swann, Williams
		Against:	-	1	Seale
		Absent:	-	2	*Allender, Amonett
		Vacancies:	-	2	Dist. 3 and Dist. 10

**3. 5415 VICTOR ST**

Junius Heights Historic District  
CA178-377(MP)  
Marsha Prior

Install two columns on front porch. Work completed without a Certificate of Appropriateness.

Speakers: For: No One  
Against: No One

**Motion:1**

Install two columns on front porch. Work initiated without a Certificate of Appropriateness. - Deny without prejudice; column needs to have flat board trim top and bottom - no flair. Prefer columns that were approved previously by Landmark Commission.

Maker:	De La Harpe				
Second:	Richter				
Results:	6/7				
		Ayes:	-	6	Bumpas, De La Harpe, Richter, Seale, Strickland, Williams
		Against:	-	7	*Childers, Flabiano, Montgomery, Payton, *Sherman, Spellicy, Swann
		Absent:	-	3	*Allender, Amonett, Hinojosa
		Vacancies:	-	2	Dist. 3 and Dist. 10

**Motion:2**

Install two columns on front porch. Work initiated without a Certificate of Appropriateness. – **Approve with Conditions** - column needs to have flat board trim top and bottom - no flair - **to match that approved previously by the Landmark Commission in a picture and references to the document CA167-707(MP) with the finding that it will not be in conflict with the standard of the City Code 51A-4.501(g)(6)(C)(i) and on the neighborhood.**

Maker:	Montgomery				
Second:	Spellicy				
Results:	12/1				
		Ayes:	-	13	Bumpas,*Childers, De La Harpe, Flabiano, Montgomery, Hinojosa, Payton, Richter, Seale, *Sherman, Spellicy, Strickland, Swann
		Against:	-	1	Williams
		Absent:	-	2	*Allender, Amonett
		Vacancies:	-	2	Dist. 3 and Dist. 10

**4. 410 E 5TH ST**

Lake Cliff Historic District  
CA178-371(JKA)  
Jennifer Anderson

1. Replace porch columns and add railing.
2. Replace two windows on front elevation with doors.
3. Add shingle shakes and architectural details to front gable.
4. Install chimney cap.
5. Construct window planter.
6. Install house numbers to front porch column.
7. Construct pergola in rear yard.
8. Install walkway and pavers to rear yard.

Speakers: For: Alfredo Pena  
Against: No one

**Motion 1:**

Approve one minute extension for applicant to speak.

Maker:	Flabiano				
Second:	Williams				
Results:	14/0				
		Ayes:	-	14	Bumpas,*Childers, De La Harpe, Flabiano, Hinojosa, Montgomery, Payton, Richter, Seale, *Sherman, Spellicy, Strickland, Swann, Williams
		Against:	-	0	
		Absent:	-	2	*Allender, Amonett
		Vacancies:	-	2	Dist. 3 and Dist. 10

**Motion 2:**

1. Repair porch floors, replace porch columns and add railing – Deny without Prejudice – The proposed work does not meet the standards in City Code Section 51A-4.501 because it is inconsistent with City Code Section 51A-4.501(e)(4)(C) stating that the addition of conjectural features or architectural elements from other buildings will not be undertaken. **Provide documentation to staff. Note to applicant to find catalogs and materials to support the proposed design.**
2. Replace two windows on front elevation with doors – 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 not consistent with preservation criteria Section 5.1 stating that historic doors and windows must remain intact except when replacement is necessary due to damage or deterioration.
3. Add shingle shakes and architectural details to front gable – Deny without Prejudice – The proposed work does not meet the standards in City Code Section 51A-4.501 because it is inconsistent with City Code Section 51A-4.501(e)(4)(C) stating that the addition of conjectural features or architectural elements from other buildings will not be undertaken.
4. Install chimney cap – Approve drawings dated 3-12-18 with the finding that the work is consistent with City Code Section 51A-4.501(g)(6)(C)(i) and will not have an adverse effect on the structure or the historic overlay district.

5. Construct window planter – Approve drawings dated 3-12-18 with the finding that the work is consistent with City Code Section 51A-4.501(g)(6)(C)(i) and will not have an adverse effect on the structure or the historic overlay district.
6. Install house numbers to front porch column – Approve drawings dated 3-12-18 with the finding that the work is consistent with City Code Section 51A-4.501(g)(6)(C)(i) and will not have an adverse effect on the structure or the historic overlay district.
7. Construct pergola in rear yard – Approve drawings dated 3-12-18 with the finding that the work is consistent with preservation criteria Sections 9.1 through 9.7 and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
8. Install walkway and pavers to rear yard – Approve proposed drawings dated 3-12-18 with the finding that the work is consistent with preservation criteria Section 3.3 and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).

Maker:	Flabiano				
Second:	Childers				
Results:	14/0				
		Ayes:	-	14	Bumpas,*Childers, De La Harpe, Flabiano, Hinojosa, Montgomery, Payton, Richter, Seale, *Sherman, Spellicy, Strickland, Swann, Williams
		Against:	-	0	
		Absent:	-	2	*Allender, Amonett
		Vacancies:	-	2	Dist. 3 and Dist. 10

**5. 615 N MARSALIS AVE**

Lake Cliff Historic District  
CA178-369(JKA)  
Jennifer Anderson  
Expand existing parking lot in front yard.  
Speakers: For: No one  
Against: No one

**Motion:**

Expand existing parking lot in front yard – 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 not consistent with preservation criteria 3.4 stating that parking areas are not permitted in the front yard and because the work would have an adverse effect on the historic overlay district.

Maker:	Williams				
Second:	Swann				
Results:	13/0				
		Ayes:	-	13	Bumpas,*Childers, De La Harpe, Flabiano, Montgomery, Payton, Richter, Seale, *Sherman, Spellicy, Strickland, Swann, Williams

		Against:	-	0	
		Absent:	-	3	*Allender, Amonett, Hinojosa
		Vacancies:	-	2	Dist. 3 and Dist. 10

**6. 2635 SOUTH BLVD**

South Blvd/Park Row Historic District  
CA178-374(MP)  
Marsha Prior

1. Replace front door, sidelights, and fan light.
2. Relocate front walkway.
3. Replace concrete front porch and side steps.
4. Replace front brick steps.
5. Dismantle carport from accessory structure.

Speakers: For: Victoria Stevenson  
Against: No one

**Motion:**

1. Replace front door, sidelights, and fan light – 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(b) that states that alterations must be in compliance with the existing architectural patterns within the subdistrict.
2. Relocate front walkway – 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(b) that states that alterations must be in compliance with the existing architectural patterns within the sub district.
3. Replace concrete front porch and side steps – Approve with conditions – Approve photos dated 3/14/18 with the condition that porch and side steps are an exact match in material, dimension, color, finish, and texture as the current porch and steps with the finding the work meets the standards in City Code Section 51A-4.501(g)(6)(C)(i). **Staff would be ok with grey concrete color.**
4. Replace front brick steps – Approve with conditions – Approve photo dated 3/14/18 with the condition that replacement bricks are an exact match in size, color, texture, and dimension and that bricks that can be salvaged are retained with the finding the work meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
5. Dismantle carport from accessory structure – Approve with conditions – Approve photo dated 3/14/18 with the condition that only the carport is removed and that no other portion of the accessory structure is removed with the finding the work meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).

Maker:	Flabiano				
Second:	Williams				
Results:	14/0				
		Ayes:	-	14	Bumpas,*Childers, De La Harpe, Flabiano, Hinojosa, Montgomery, Payton, Richter, Seale, *Sherman, Spellicy, Strickland, Swann, Williams
		Against:	-	0	
		Absent:	-	2	*Allender, Amonett
		Vacancies:	-	2	Dist. 3 and Dist. 10

**7. 6205 LA VISTA DR**

Swiss Avenue Historic District

CA178-351(MLP)

Melissa Parent

Repair and replace twenty-nine windows on main structure.

Speakers: For: Luke Morrow (Contractor)

Against: No one

**Motion:**

Repair and replace twenty-nine windows on main structure – Approve with conditions –**Windows on the front facades (facing both La Vista Drive and Bryan Parkway) are to be true divided light wood windows with single clear pane glass to adhere to the strictest standard of the local ordinance. For those not on the front facade, except the stained glass window, you may use the indicated simulated divided light with applied grill made of wood, 7/8 inches wide per specifications dated 3-20-18. In the case of the stained glass window (Window #4), that will be the frame reconstructed and stained glass retained as the applicant has stated today. If we follow these conditions, they will be consistent with the preservation criteria Section 51P-63.116(1)(P)(vi)(cc) and abide with the needs of the homeowner.**

Maker:	Montgomery				
Second:	Sherman				
Results:	13/1				
		Ayes:	-	13	Bumpas, De La Harpe, Flabiano, Hinojosa, Montgomery, Payton, Richter, Seale, *Sherman, Spellicy, Strickland, Swann, Williams
		Against:	-	1	Childers
		Absent:	-	2	*Allender, Amonett
		Vacancies:	-	2	Dist. 3 and Dist. 10

**8. 1307 W DAVIS ST**

Winnetka Heights Historic District

CA178-366(JKA)

Jennifer Anderson

Paint over existing painted sign and install banner on front elevation. Work completed without a Certificate of Appropriateness.

Speakers: For: No one

Against: No one

**Motion:**

Paint over existing painted sign and install banner on front elevation. Work completed without a Certificate of Appropriateness – Deny without Prejudice – The completed work does not meet the standards in City Code Section 51A-4.501(g)(6)(C)(i) because it is not consistent with preservation criteria Section 51P-87.117.3(a)(1)(H) stating that the shape, design, materials, color, and letter style of signs must be typical of the style and period of the architecture of buildings on the same premise and in this district as a whole.

Maker:	Sherman				
Second:	Swann				
Results:	13/0				
		Ayes:	-	13	Bumpas,*Childers, De La Harpe, Flabiano, Hinojosa, Montgomery, Payton, Richter, Seale, *Sherman, Spellicy, Strickland, Swann, Williams
		Against:	-	0	
		Absent:	-	3	*Allender, Amonett, Hinojosa
		Vacancies:	-	2	Dist. 3 and Dist. 10

**9. 206 N EDGEFIELD AVE**

Winnetka Heights Historic District  
CA178-362(JKA)  
Jennifer Anderson

1. Replace front door and trim. Work completed without a Certificate of Appropriateness.
2. Replace wood front porch flooring with new wood slats. Work completed without a Certificate of Appropriateness.

Speakers: For: No one  
Against: No one

**Motion:**

1. Replace front door and trim. Work completed without a Certificate of Appropriateness – Deny without Prejudice – **Does not meet the preservation criteria Section 51P-87.111(a)(17)(F). because replacement does not match the character of the door that was removed.**
2. Replace wood front porch flooring with new wood slats. Work completed without a Certificate of Appropriateness – Deny without Prejudice – The completed work does not meet the standards in City Code Section 51A-4.501(g)(6)(C)(i) because it is not consistent with preservation criteria Section 51P-87.111(a)(11)(A) stating that detailing on front porches must be typical of the style and period of the main building and because the material installed does not reflect historic porch floor materials.

Maker:	Flabiano				
Second:	Swann				
Results:	13/0				
		Ayes:	-	13	Bumpas,*Childers, De La Harpe, Flabiano, Montgomery, Payton, Richter, Seale, *Sherman, Spellicy, Strickland, Swann, Williams
		Against:	-	0	
		Absent:	-	3	*Allender, Amonett, Hinojosa
		Vacancies:	-	2	Dist. 3 and Dist. 10

**10. 302 S WINDOMERE**

Winnetka Heights Historic District

CA178-368(JKA)

Jennifer Anderson

1. Replace front door.
2. Install new exterior lighting
3. Install CertainTeed CT20 composition shingles in either color "Weathered Wood? (option 1) or "Heather Blend" (option 2).
4. Paint trim and doors on main structure. Brand: Sherwin-Williams. Trim: SW 7005 "Pure White;" Doors: SW 7069 "Iron Ore."

Speakers: For: Teri McKay, Tim Kosen

Against: No one

**Motion:**

1. Replace front door – Deny without Prejudice – The proposed work does not meet the standards in City Code Section 51A-4.501(g)(6)(C)(ii) because it is not compatible with the historic overlay district.
2. Install new exterior lighting – Deny without Prejudice – The proposed work does not meet the standards in City Code Section 51A-4.501(g)(6)(C)(ii) because it is not compatible with the historic overlay district.
3. Install CertainTeed CT20 composition shingles in either color "Weathered Wood" (option 1) or "Heather Blend" (option 2) – Approve – Approve specification Options 1 & 2 dated 3-12-18 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).
4. Paint trim and doors on main structure. Brand: Sherwin-Williams. Trim: SW 7005 "Pure White;" Doors: SW 7069 "Iron Ore" – Approve – Approve paint specifications dated 3-12-18 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). **Noted for the applicant to return to the commission or to staff with a new replacement door that is matching the existing door and either an appropriate light fixture on front porch or carrying the existing light fixture on front porch.**

Maker:	Flabiano				
Second:	Williams				
Results:	13/0				
		Ayes:	-	13	Bumpas,*Childers, De La Harpe, Flabiano, Montgomery, Payton, Richter, Seale, *Sherman, Spellicy, Strickland, Swann, Williams
		Against:	-	0	
		Absent:	-	3	*Allender, Amonett, Hinojosa
		Vacancies:	-	2	Dist. 3 and Dist. 10

**OTHER BUSINESS ITEMS**

Approval of Task Force members - Alexis McKinney, Fair Park; Aaron Trecartin, Junius Heights; and Felicia Santiago, South Blvd/Park Row.

Maker:	Flabiano				
Second:	Williams				
Results:	13/0				
		Ayes:	-	14	Bumpas, *Childers, De La Harpe, Flabiano, Montgomery, Payton, Richter, Seale, *Sherman, Spellicy, Strickland, Swann, Williams
		Against:	-	0	
		Absent:	-	3	*Allender, Amonett, Hinojosa
		Vacancies:	-	2	Dist. 3 and Dist. 10

Approval of Minutes from March 5, 2018.

Maker:	Sherman				
Second:	Childers				
Results:	13/0				
		Ayes:	-	13	Bumpas, *Childers, De La Harpe, Flabiano, Montgomery, Payton, Richter, Seale, *Sherman, Spellicy, Strickland, Swann, Williams
		Against:	-	0	
		Absent:	-	3	*Allender, Amonett, Hinojosa
		Vacancies:	-	2	Dist. 3 and Dist. 10

**ADJOURNMENT**

Motion was made to adjourn at 5:23 P.M.

\_\_\_\_\_  
Katherine Seale, Chair

\_\_\_\_\_  
Date