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PUBLIC HEARING POSTING LANDMARK COMMISSION HEARING Monday, December 3, 2018

Briefings: **5ES*** **10:00 a.m.**

(The Landmark Commission may be briefed on any item on the agenda if it becomes necessary.)

PUBLIC HEARINGS **Council Chambers*** **1:00 p.m.**

PURPOSE: To consider the attached agenda and any other business that may come before this Commission.

*** All meeting rooms and chambers are located in Dallas City Hall, 1500 Marilla, Dallas, Texas**

Handgun Prohibition Notice for Meetings of Governmental Entities

"Pursuant to Section 30.06, Penal Code (trespass by license holder with a concealed handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a concealed handgun."

"De acuerdo con la sección 30.06 del código penal (ingreso sin autorización de un titular de una licencia con una pistola oculta), una persona con licencia según el subcapítulo h, capítulo 411, código del gobierno (ley sobre licencias para portar pistolas), no puede ingresar a esta propiedad con una pistola oculta."

"Pursuant to Section 30.07, Penal Code (trespass by license holder with an openly carried handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a handgun that is carried openly."

"De acuerdo con la sección 30.07 del código penal (ingreso sin autorización de un titular de una licencia con una pistola a la vista), una persona con licencia según el subcapítulo h, capítulo 411, código del gobierno (ley sobre licencias para portar pistolas), no puede ingresar a esta propiedad con una pistola a la vista."



**CITY OF DALLAS
LANDMARK COMMISSION
Monday, December 3, 2018
AGENDA**

BRIEFINGS:

Dallas City Hall
1500 Marilla St., Room 5/E/S

10:00 A.M.

PUBLIC HEARING:

Dallas City Hall
1500 Marilla St., Council Chambers, 6th floor

1:00 P.M.

Kris Sweckard, Director
Mark Doty, Chief Planner Historic Preservation
Jennifer Anderson, Senior Planner
Liz Casso, Senior Planner
Melissa Parent, Planner
Marsha Prior, Planner

BRIEFING ITEMS

*The Landmark Commission may be briefed on any item on the agenda if it becomes necessary.

Briefing – Boards & Commissions, Part 3: Making a Defensible Motion– Anna Lamberti Holmes – City Attorney's Office

CONSENT ITEMS

1. 909 1ST AVE

Fair Park Historic District
CA189-093(MD)
Mark Doty

Request:

Music Hall - Install accent, safety, and security lighting on structure and site.

Applicant: City Of Dallas Park And Recreation

Application Filed: 11/01/18

Staff Recommendation:

Music Hall - Install accent, safety, and security lighting on structure and site. – Approve - Approve drawings dated 11/14/18 with the finding the proposed work is consistent with the criteria for lighting in the preservation criteria Section 3.7(d), and it meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).

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Task Force Recommendation:

Music Hall - Install accent, safety, and security lighting on structure and site. – Approve.

2. 5835 REIGER AVE

Junius Heights Historic District
CD189-003(JKA)
Jennifer Anderson

Request:

Demolish accessory structure using the standard "noncontributing structure because newer than period of significance."

Applicant: Coonrod, Dale

Application Filed: 11/01/18

Staff Recommendation:

Demolish accessory structure using the standard "noncontributing structure 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.

Task Force Recommendation:

Demolish accessory structure using the standard "noncontributing structure because newer than period of significance" - Approve – Approve demolition because it is non-contributing behind a non-contributing house.

3. 5617 TREMONT ST

Junius Heights Historic District
CA189-090(JKA)
Jennifer Anderson

Request:

Enclose rear porch.

Applicant: Corpus, Jo'seth

Application Filed: 11/01/18

Staff Recommendation:

Enclose rear porch – Approve – Approve drawings, images, and specifications dated 12/03/18 with the finding that the work is consistent with preservation criteria Section 4.2 and 8.3 and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).

Task Force Recommendation:

Enclose rear porch – Approve plans as shown pending approval from Building Inspection [to make sure a foundation plan is not needed].

4. 6019 WORTH ST

Junius Heights Historic District
CA189-091(JKA)
Jennifer Anderson

Request:

Construct gable on rear addition.

Applicant: Hartley, Quentin

Application Filed: 11/01/18

Staff Recommendation:

Construct gable on rear addition – Approve – Approve drawings dated 12/03/18 with the finding that the work is consistent with preservation criteria Section 4.2 and 8.3

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and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).

Task Force Recommendation:

Construct gable on rear addition – Approve

5. 4617 SYCAMORE ST

Peak's Suburban Addition Neighborhood Historic District
CA189-087(MLP)
Melissa Parent

Request:

Remove one mature tree from front parkway.

Applicant: Salopek, Brittany

Application Filed: 11/01/18

Staff Recommendation:

Remove one mature tree from front parkway – Approve – Approve with the finding the proposed work is consistent with the criteria for site and site elements in the preservation criteria Section 2.8, and it meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).

Task Force Recommendation:

Remove one mature tree from front parkway – Approve - No quorum, comments only. Recommend approval of removal of the tree in front parkway.

6. 4837 WORTH ST

Peak's Suburban Addition Neighborhood Historic District
CA189-086(MLP)
Melissa Parent

Request:

1. Construct new addition in rear of main structure.
2. Install new brick chimney on side facade of main structure.
3. Remove two doors on front facade and two doors on side facade. Infill with siding.
4. Install new front door and sidelights at front entrance.
5. Replace three windows on main structure with new wood window.
6. Replace stucco bases of columns on front facade with brick bases.

Applicant: Wire, Cathy

Application Filed: 11/01/18

Staff Recommendation:

1. Construct new addition in rear of main structure. – Approve – Approve drawings and specifications dated 12/3/2018 with the finding that the proposed work is consistent with the criteria for new construction and additions in the preservation criteria Sections 4.1, 4.2, 4.3, and 4.7, and it meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
2. Install new brick chimney on side facade of main structure – Approve – Approve drawings and specifications dated 12/3/2018 with the finding that the proposed work is consistent with the criteria for new construction and additions in the preservation criteria Section 4.5, and it meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
3. Remove two doors on front facade and two doors on side facade. Infill with siding – Approve – Approve drawings dated 12/3/2018 with the finding the

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proposed work meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).

4. Install new front door and sidelights at front entrance – Approve - Approve specifications dated 12/3/2018 with the finding that the proposed work is consistent with the criteria for fenestration and openings in the preservation criteria Section 3.10, and it meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
5. Replace three windows on main structure with new wood window – Approve – Approve specifications dated 12/3/2018 with the finding that the proposed work is consistent with the criteria for fenestration and openings in the preservation criteria Section 3.10, and it meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
6. Replace stucco bases of columns on front facade with brick bases – Approve – Approve drawings and brick specification dated 12/3/2018 with the finding the proposed work is consistent with the criteria for porches and balconies in the preservation criteria Section 3.20, and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).

Task Force Recommendation:

1. Construct new addition in rear of main structure – Approve - Recommend approval of new addition in rear of house.
2. Install new brick chimney on side facade of main structure – Approve - Recommend approval of new brick chimney on side facade.
3. Remove two doors on front facade and two doors on side facade. Infill with siding – Approve - Recommend approval of door removals.
4. Install new front door and sidelights at front entrance – Approve with conditions - Suggest 42" wide front door with 14" sidelights or 48" wide door with 12" sidelights. Recommend sidelights with no division.
5. Replace three windows on main structure with new wood window – Approve - Recommend approval of replacement of 3 windows with new wood windows.
6. Replace stucco bases of columns on front facade with brick bases – Approve - Recommend removal of stucco at front columns and replacing with brick to match chimney.

7. 6110 BRYAN PKWY
Swiss Avenue Historic District
CA189-083(MLP)
Melissa Parent

Request:

Enclose rear porch on main structure.

Applicant: Kamal, Ariba

Application Filed: 11/01/18

Staff Recommendation:

Enclose rear porch on main structure – Approve – Approve drawings and specifications dated 12/3/2018

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with the finding the proposed work meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).

Task Force Recommendation:

Enclose rear porch on main structure – Approve with conditions - Exterior elevation - suggest mimic existing door configuration with door/window openings at new exterior building line; Suggest trim board or similar detail to receive adjacent roof rafters; Upper clear story configuration to mimic front facade, centered on opening; No exception to roof line, sunlights; Finishes to match existing, roof shingles, paint colors & details of existing structure; Consider screen door design to relate to house architectural style, no exception to vinyl to match existing siding.

Request:

1. Construct pergola in rear yard. Work completed without Certificate of Appropriateness.
2. Install new door on rear accessory structure. Work completed without Certificate of Appropriateness.

Applicant: Lorra, Michael

Application Filed: 11/01/18

Staff Recommendation:

1. Construct pergola in rear yard. Work completed without Certificate of Appropriateness – Approve – Approve with the finding the completed work is consistent with the criteria for accessory buildings in the preservation criteria Section 51P-63.116(1)(A)(i), and meets the standards in City Code Section 51A-4.501(g)(6)(C)(ii).
2. Install new door on rear accessory structure. Work completed without Certificate of Appropriateness – Approve – Approve with the finding the completed work meets the standards in City Code Section 51A-4.501(g)(6)(C)(ii).

Task Force Recommendation:

1. Construct pergola in rear yard. Work completed without Certificate of Appropriateness – Approve - Approve work as installed.
2. Install new door on rear accessory structure. Work completed without Certificate of Appropriateness – Approve - Approve work as installed.

Request:

1. Install painted sign with lighting on north elevation.
2. Install canopy sign on east elevation.
3. Install flat attached signage in garage entry at east elevation.

Applicant: Corgan - Paige Terrell

Application Filed: 11/01/18

Staff Recommendation:

8. 4946 SWISS AVE

Swiss Avenue Historic District
CA189-084(MLP)
Melissa Parent

9. 401 N HOUSTON ST

West End Historic District
CA189-092(LC)
Liz Casso

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1. Install painted sign with lighting on north elevation. – Approve – Approve drawings and specifications dated 12/3/18 with the finding the proposed work is consistent with preservation criteria Section 5.6 for signs, Section 51A-7.1005(f) for painted applied signs on Type A facades and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
2. Install canopy sign on east elevation. – Approve – Approve drawings dated 12/3/18 for both canopy sign options 1 and 2 with the finding that although canopy sign option 1 does not comply with Section 51A-7.1005(b)(1)(B) which states that canopy signs may not project vertically above the surface of the canopy, it meets the criteria for Landmark Commission approval for work that does not strictly comply with the preservation criteria under Section 51A-4.501(g)(6)(B), because the proposed work is historically accurate, 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. Canopy sign option 2 is consistent with preservation criteria Section 5.6 for signs, Section 51A-7.1005(b) canopy signs, and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
3. Install flat attached signage in garage entry at east elevation. – Approve – Approve drawings dated 12/3/18 with the finding the proposed work is consistent with preservation criteria Section 5.6 for signs, Section 51A-7.1005(c) for flat attached signs on Type A facades and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).

Task Force Recommendation:

1. Install painted sign with lighting on north elevation. – Approve with conditions - Approve sign with the condition the requested signs should be submitted as a separate package and not part of (or within) the tenant signage guidelines, which were not reviewed by the Task Force and should not be submitted with this Certificate of Appropriateness application.
2. Install canopy sign on east elevation. – Approve with conditions - Approve sign with the condition the requested signs should be submitted as a separate package and not part of (or within) the tenant signage guidelines, which were not reviewed by the Task Force and should not be submitted with this Certificate of Appropriateness application.
3. Install flat attached signage in garage entry at east elevation. – Approve with conditions - Approve sign with the condition the requested signs should be submitted as a separate package and not part of (or

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within) the tenant signage guidelines, which were not reviewed by the Task Force and should not be submitted with this Certificate of Appropriateness application.

10. 1718 N MARKET ST

West End Historic District

CA189-080(LC)

Liz Casso

Request:

1. Construct wood deck at north and west elevations.
2. Remove non-historic canvas awnings from north and west elevations. Work partially completed without Certificate of Appropriateness.
3. Install new windows and doors on north and west elevations.
4. Paint structure. Brand: Sherwin Williams. Body - SW7008 "Alabaster;" Trim - SW7570 "Egret White."

Applicant: Entos Design - Barry Maners

Application Filed: 11/01/18

Staff Recommendation:

1. Construct wood deck at north and west elevations. – Approve – Approve drawings and specifications dated 12/3/18 with the finding the proposed work meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
2. Remove non-historic canvas awnings from north and west elevations. Work partially completed without Certificate of Appropriateness. – Approve – Approve images dated 12/3/18 with the finding the proposed work meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
3. Install new windows and doors on north and west elevations. – Approve – Approve drawings and specifications dated 12/3/18 with the finding the proposed work is consistent with preservation criteria Section 5.7 for façade appearance, and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
4. Paint structure. Brand: Sherwin Williams. Body - SW7008 "Alabaster;" Trim - SW7570 "Egret White." – Approve – Approve paint specifications and drawings dated 12/3/18 with the finding the proposed work is consistent with preservation criteria Section 5.1 for color, and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).

Task Force Recommendation:

1. Construct wood deck at north and west elevations. – Deny without prejudice - Deny without prejudice due to lack of information.
2. Remove non-historic canvas awnings from north and west elevations. Work partially complete without Certificate of Appropriateness. – Deny without prejudice - Deny without prejudice due to lack of

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information.

3. Install new windows and doors on north and west elevations. – Deny without prejudice - Deny without prejudice due to lack of information.
4. Paint structure. Brand: Sherwin Williams. Body - SW7008 "Alabaster;" Trim - SW7570 "Egret White." – Deny without prejudice - Deny without prejudice due to lack of information.

11. 603 MUNGER AVE

West End Historic District
CA189-077(LC)
Liz Casso

Request:

Install painted sign with lighting on north elevation.

Applicant: Granite Properties Inc. – Jim Barron

Application Filed: 11/01/18

Staff Recommendation:

Install painted sign with lighting on north elevation. – Approve – Approve drawings dated 11/7/18 with the finding the proposed work is consistent with preservation criteria Section 5.6 for signs, Section 51A-7.1005(f) for painted applied signs on Type A facades and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).

Task Force Recommendation:

Install painted sign with lighting on north elevation. – Approve - Approved as submitted.

12. 1836 W DAVIS ST

Winnetka Heights Historic District
CA189-103(MP)
Marsha Prior

Request:

Paint main body and trim. Brand: Sherwin Williams. Body - SW 6106 "Killim Beige;" Trim - SW 7026 "Griffin." Work initiated without a Certificate of Appropriateness.

Applicant: Bell Bishop Arts - John LaRue

Application Filed: 11/01/18

Staff Recommendation:

Paint main body and trim. Brand: Sherwin Williams. Body - SW 6106 "Killim Beige;" Trim - SW 7026 "Griffin." Work initiated without a Certificate of Appropriateness – Approve – Approve paint specifications dated 12/3/2018 with the finding the work meets the standard in City Code Section 51A-4.501(g)(6)(C)(ii).

Task Force Recommendation:

Paint main body and trim. Brand: Sherwin Williams. Body - SW 6106 "Killim Beige;" Trim - SW 7026 "Griffin." Work initiated without a Certificate of Appropriateness - No quorum; comments only. Approve beige color as submitted.

Request:

1. Install wood shingles on front gable. Work completed without a Certificate of Appropriateness.
2. Install new glazed sash in front gable opening.
3. Install two Craftsman-style doors on front elevation
4. Replace existing retaining wall with lower stone wall.
5. Remove flagstone paving and repair concrete paving or install gravel to match driveway.

13. 316 S WINNETKA AVE

Winnetka Heights Historic District
CA189-101(MP)
Marsha Prior

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Applicant: Alston, Norm

Application Filed: 11/01/18

Staff Recommendation:

1. Install wood shingles on front gable. Work completed without a Certificate of Appropriateness – Approve with conditions – Approve completed work with the condition that the original trim piece on the gable is re-installed and stained to match current shingles with the finding 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. Install new glazed sash in front gable opening – Approve – Approve plan dated 12/3/2018 with the finding the work is consistent with preservation criteria Section 51P-87.111(a)(17)(F)(iii) and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
3. Install two Craftsman-style doors on front elevation – Approve – Approve specifications dated 12/3/2018 with the finding the work is consistent with preservation criteria Section 51P-87.111(a)(17)(F)(iii) and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
4. Replace existing retaining wall with lower stone wall – Approve – Approve landscape plan dated 12/3/2018 with the finding the work is consistent with preservation criteria Section 51P-87.111(b)(8) and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
5. Remove flagstone paving and repair concrete paving or install gravel to match driveway – Approve – Approve landscape plan dated 12/3/2018 with the finding the work is consistent with preservation criteria Section 51P-87.111(b)(9)(A)(iii) and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).

Task Force Recommendation:

1. Install wood shingles on front gable. Work completed without a Certificate of Appropriateness - No quorum; comments only. Approved as submitted.
2. Install new glazed sash in front gable opening - No quorum; comments only. Approved as submitted.
3. Install two Craftsman-style doors on front elevation - No quorum; comments only. Approved as submitted.
4. Replace existing retaining wall with lower stone wall - No quorum; comments only. Approved as submitted.
5. Remove flagstone paving and repair concrete paving or install gravel to match driveway - No quorum; comments only. Approved as submitted.

Request:

14. 328 S ROSEMONT AVE

Winnetka Heights Historic District
CD189-004(MP)
Marsha Prior

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Demolish accessory structure using the standard 'noncontributing structure because newer than the period of significance.' Work completed without a Certificate of Appropriateness.

Applicant: Inline Investments - Casey Gregersen

Application Filed: 11/01/18

Staff Recommendation:

Demolish accessory structure using the standard 'noncontributing structure because newer than the period of significance.' Demolition completed without a Certificate of Appropriateness – Approve – The demolition meets all of the standards in City Code Section 51A-4.501(h)(4)(D). The structure was noncontributing to the historic overlay district; the structure was 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.

Task Force Recommendation:

Demolish accessory structure using the standard 'noncontributing structure because newer than the period of significance.' Work completed without a Certificate of Appropriateness - No quorum; comments only. Please research further for photos. Since noncontributing and footprint, assuming it has been modified in comparison to Sanborn map. [Task Force] would allow demolition.

Request:

1. Replace iron columns on front elevation with wood tapered columns.
2. Install wood railing on front porch.
3. Replace two doors on front elevation.

Applicant: Bret Sullins

Application Filed: 11/01/18

Staff Recommendation:

1. Replace iron columns on front elevation with wood tapered columns – Approve – Approve drawing dated 12/3/2018 with the finding the work meets the standard in City Code Section 51A-4.501(g)(6)(C)(ii).
2. Install wood railing on front porch – Approve – Approve drawing dated 12/3/18 with the finding the work meets the standard in City Code Section 51A-4.501(g)(6)(C)(ii).
3. Replace two doors on front elevation – Approve – Approve specifications dated 12/3/2018 with the finding the work meets the standard in City Code Section 51A-4.501(g)(6)(C)(ii).

Task Force Recommendation:

1. Replace iron columns on front elevation with wood tapered columns - No quorum; comments only. Columns proposed look good; need full detail

15. 328 S ROSEMONT AVE

Winnetka Heights Historic District
CA189-100(MP)
Marsha Prior

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submitted.

2. Install wood railing on front porch - No quorum; comments only. Dimensions submitted for railing is too tall. Submit full details of railings. Keep heights at 22" - 25" height (window sill heights verify).
3. Replace two doors on front elevation - No quorum; comments only. Doors submitted are good.

DISCUSSION ITEMS:

1. 5835 REIGER AVE

Junius Heights Historic District
CA189-089(JKA)
Jennifer Anderson

Request:

Construct accessory structure.

Applicant: Coonrod, Dale

Application Filed: 11/01/18

Staff Recommendation:

Construct accessory structure – Deny without Prejudice – The proposed work does not meet the standards in City Code Section 51A-4.501(g)(6)(C)(ii) and is not consistent with preservation criteria Section 9.4 stating that accessory structures may not exceed a footprint of 600 sq. ft. unless documentation shows that an original structure exceeding this size was previously on the building site.

Task Force Recommendation:

Construct accessory structure – Deny – Deny because structure is twice the size that the Junius Heights ordinance allows per Section 9.4 and because [proposed] accessory structure is 79 sq. ft. larger than the existing structure.

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2. 4523 SYCAMORE ST

Peak's Suburban Addition Neighborhood Historic
District
CA189-088(MLP)
Melissa Parent

Request:

1. Replace all siding on main structure with Hardie Board siding. Work completed without Certificate of Appropriateness.
2. Replace thirteen wood windows on main structure with vinyl windows. Work completed without Certificate of Appropriateness.
3. Replace wood columns on front porch of main structure. Work completed without Certificate of Appropriateness.
4. Install new front door. Completed without Certificate of Appropriateness.

Applicant: Korr, Altin

Application Filed: 11/01/18

Staff Recommendation:

1. Replace all siding on main structure with Hardie Board siding. Work completed without 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 inconsistent with the preservation criteria Section 3.2 that states the reconstruction, renovation or repair of opaque elements of the protected facades must employ materials similar to the original materials in texture, color, pattern, grain, and module size as much as practical.
2. Replace thirteen wood windows on main structure with vinyl windows. Work completed without Certificate of Appropriateness – 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 Where replacement of an original door or window is necessary, replacement doors and windows must express mullion size, light configuration, and material to match the original doors and windows.
3. Replace wood columns on front porch of main structure. Work completed without Certificate of Appropriateness – 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 3.20 that states all original columns, railings, and other trim and detailing that are part of the porch or balcony configuration must be preserved.
4. Install new front door. Completed without 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 inconsistent with the preservation criteria Section 3.10 that states Where replacement of an original door or

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window is necessary, replacement doors and windows must express mullion size, light configuration, and material to match the original doors and windows.

Task Force Recommendation:

1. Replace all siding on main structure with Hardie Board siding. Work completed without Certificate of Appropriateness – Deny - Deny Hardie siding on all facades and recommend replacing with wood siding.
2. Replace thirteen wood windows on main structure with vinyl windows. Work completed without Certificate of Appropriateness – Deny - Deny replacement of wood windows with vinyl windows.
3. Replace wood columns on front porch of main structure. Work completed without Certificate of Appropriateness – Deny - Deny three middle columns at front porch. Reconstruct one column to be symmetrical with the left-most column on front gable.
4. Install new front door. Completed without Certificate of Appropriateness – Deny - Deny front door and replace with wood door, either 1/2 or 3/4 glass light.

3. 4527 WORTH ST

Peak's Suburban Addition Neighborhood Historic District

CA189-085(MLP)

Melissa Parent

Request:

Install new QuickCrete wall along foundation on front and side facades. Work completed without Certificate of Appropriateness.

Applicant: Bourn, Steven L.

Application Filed: 11/01/18

Staff Recommendation:

Install new QuickCrete wall along foundation on front and side facades. Work completed without 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) on the basis that the completed work has an adverse effect on the architectural features of the structure, an adverse effect on the historic overlay district, and an adverse effect on the future preservation, maintenance and use of the structure or the historic overlay district.

Task Force Recommendation:

Install new QuickCrete wall along foundation on front and side facades. Work completed without Certificate of Appropriateness – Approve - Recommend approval of concrete wall along foundation to keep water out. Recommend low plantings in front of concrete wall at front facade.

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4. 2516 THOMAS ST

State Thomas Historic District
CA189-082(MLP)
Melissa Parent

Request:

1. Replace front entry door and transom with new wood door. Work completed without Certificate of Appropriateness.
2. Replace door on rear facade. Work completed without Certificate of Appropriateness.

Applicant: Hernandez, Daniel

Application Filed: 11/01/18

Staff Recommendation:

1. Replace front entry door and transom with new wood door. Work completed without Certificate of Appropriateness— Deny – The completed 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 that requires all windows, doors, and lights on the front façade of a main building be typical of the style and period of the building. Preservation criteria Section 51P-225.109(a)(16)(F)(iii).
2. Replace door on rear facade. Work completed without Certificate of Appropriateness – Approve with conditions – Approve images dated 11/9/18 with the condition that more appropriate glass be used, because the completed work as submitted did not meet the standards in City Code Section 51A-4.501(g)(6)(C)(i) on the basis that it would be inconsistent with the preservation criteria Section 51P-225.109(a)(16)(B) that prohibits reflective, tinted, opaque, translucent, and mirrored glass and plastic.

Task Force Recommendation:

1. Replace front entry door and transom with new wood door. Work completed without Certificate of Appropriateness - No comments, no task force members attended.
2. Replace door on rear facade. Work completed without Certificate of Appropriateness - No comments, no task force members attended.

5. 207 N CLIFF ST

Tenth Street Neighborhood Historic District
CA189-097(MP)
Marsha Prior

Request:

Construct two-story duplex.

Applicant: Jay Taylor

Application Filed: 11/01/18

Staff Recommendation:

Construct two-story duplex – Deny without prejudice – The proposed work does not meet the standard in City Code Section 51A-4.501(g)(6)(C)(ii) because the proposed design and materials are inconsistent with preservation criteria Sections 3.2 and 3.3 that state that new construction must be of appropriate massing, shape, materials, and detailing and that imitation materials are

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not acceptable cladding materials for a main structure.

Task Force Recommendation:

Construct two-story duplex – No quorum; comments only
– We don't recommend the front entrance garage. All other materials specified are acceptable.

Request:

Construct two-story duplex.

Applicant: Jay Taylor

Application filed: 11/01/18

Staff Recommendation:

Construct two-story duplex – Deny without prejudice – The proposed work does not meet the standard in City Code Section 51A-4.501(g)(6)(C)(ii) because the proposed design and materials are inconsistent with preservation criteria Sections 3.2 and 3.3 that state that new construction must be of appropriate massing, shape, materials, and detailing and that imitation materials are not acceptable cladding materials for a main structure.

Task Force Recommendation:

Construct two-story duplex - No quorum; comments only. We don't recommend the forward-facing garage. We recommend wood siding instead of Hardi plank. All other specified materials and colors are acceptable.

Request:

1. Construct rear addition that includes attached garage.
2. Construct new porch columns, railing, and floor.
3. Replace existing asphalt shingles on front gable with wood siding.
4. Remove existing walkway and construct new front yard walkway.

Applicant: Woody O'Daniel

Application Filed: 11/01/18

Staff Recommendation:

1. Construct rear addition that includes attached garage – Approve – Approve drawings and specifications dated 12/3/2018 with the finding the work is consistent with preservation criteria Section 51P-111(a)(2) and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
2. Construct new porch columns, railing, and floor – Deny without prejudice – The proposed work does not meet the standards in City Code Section 51A-4.501(g)(6)(C)(i) because it would have an adverse effect on the architectural features of the structure with the finding it is inconsistent with the Secretary of the Interior's Standards and Guidelines for Rehabilitation No. 3 that states changes that create a false sense of historical development shall not be

6. 214 N CLIFF ST

Tenth Street Neighborhood Historic District
CA189-098(MP)
Marsha Prior

7. 218 N WINNETKA AVE

Winnetka Heights Historic District
CA189-099(MP)
Marsha Prior

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undertaken.

3. Replace existing asphalt shingles on front gable with wood siding – Approve – Approve drawings dated 12/3/18 with the finding the work is consistent with preservation criteria Section 51P-87.111(a)(10)(A) and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
4. Remove existing walkway and construct new front yard walkway – Approve with conditions – Approve site plan dated 12/3/2018 with the condition that the material is brush finish concrete with the finding the work is consistent with preservation criteria Section 51P-87.111(b)(9)(A)(iii) and meets the standard in City Code Section 51A-4.501(g)(6)(C)(i).

Task Force Recommendation:

1. Construct rear addition that includes attached garage - No quorum; comments only. Is an attached garage allowed? We (Task Force) did not see where attached garage wasn't allowed. Provide a roof plan. Some roofs shown do not seem to work and will have unresolved issues. Gable roof of proposed bump out is too far of an overhang; verify and provide dimensions of all roof overhangs and any bracket details at east side of entry.
2. Construct new porch columns, railing, and floor - No quorum; comments only. Provide at front porch a column pedestal to allow wood railing to engage into column. Deny without prejudice replacement of concrete porch; concrete porch [should be] replaced with like concrete as needed.
3. Replace existing asphalt shingles on front gable with wood siding - No quorum; comments only.
4. Remove existing walkway and construct new front yard walkway - No quorum; comments only.

8. 228 S CLIFF ST

Tenth Street Neighborhood Historic District
CD178-018(MP)
Marsha Prior

Extended Suspension

Request:

Demolish residential structure 3,000 square feet or less pursuant to a court order (51A-4.501(i) of the Dallas City Code).

Applicant: Fain, Myra

Application Filed: 08/02/18

Staff Recommendation:

Demolish residential structure 3,000 square feet or less pursuant to a court order (51A-4.501(i) of the Dallas City Code) – Approve – The proposed demolition meets the standards in City Code Section 51A-4.501(i)(7) because the court issued a final order requiring the demolition of the structure and the suspension of the certificate of demolition is not a feasible option to alleviate the nuisance in a timely manner.

Task Force Recommendation:

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Demolish residential structure 3,000 square feet or less pursuant to a court order (51A-4.501(i) of the Dallas City Code) - We recommend that the house be demolished because it isn't a contributing structure and it is not structurally sound and poses an imminent danger to neighboring structures. (This recommendation is from the September 11th Task Force meeting. Task Force does not review the applications again once they've entered the initial suspension period).

9. Per Request of the Landmark Commission Chair

Request:

Discuss and consider a proposal to reinvigorate the Dallas Historic Preservation Program.

OTHER BUSINESS ITEMS:

Approval of Minutes from November 5, 2018.
Approval of the 2017-2018 Annual Report.

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DESIGNATION COMMITTEE:

Note: The official Designation Committee Agenda will be posted in the City Secretary's Office and City Website at www.ci.dallas.tx.us/cso/boardcal.shtml. Please review the official agenda for location and time.

EXECUTIVE SESSION NOTICE

A closed executive session may be held if the discussion of any of the above agenda items concerns one of the following:

1. seeking the advice of its attorney about pending or contemplated litigation, settlement offers, or any matter in which the duty of the attorney to the City Council under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with the Texas Open Meetings Act. [Tex. Govt. Code §551.071]
2. deliberating the purchase, exchange, lease, or value of real property if deliberation in an open meeting would have a detrimental effect on the position of the city in negotiations with a third person. [Tex. Govt. Code §551.072]
3. deliberating a negotiated contract for a prospective gift or donation to the city if deliberation in an open meeting would have a detrimental effect on the position of the city in negotiations with a third person. [Tex. Govt. Code §551.073]
4. deliberating the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee; or to hear a complaint or charge against an officer or employee unless the officer or employee who is the subject of the deliberation or hearing requests a public hearing. [Tex. Govt. Code §551.074]
5. deliberating the deployment, or specific occasions for implementation, of security personnel or devices. [Tex. Govt. Code §551.076]
6. discussing or deliberating commercial or financial information that the city has received from a business prospect that the city seeks to have locate, stay or expand in or near the city and with which the city is conducting economic development negotiations; or deliberating the offer of a financial or other incentive to a business prospect. [Tex Govt. Code §551.087]
7. deliberating security assessments or deployments relating to information resources technology, network security information, or the deployment or specific occasions for implementations of security personnel, critical infrastructure, or security devices. [Tex. Govt. Code §551.09]