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DALLAS, TX

**PUBLIC HEARING POSTING
LANDMARK COMMISSION HEARING
Monday, February 3, 2020**

Briefings:

5ES*

11:30a.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, February 3, 2020
AGENDA**

BRIEFINGS:	Dallas City Hall 1500 Marilla St., Room 5/E/S	11:30 A.M.
PUBLIC HEARING:	Dallas City Hall 1500 Marilla St., Council Chambers, 6 th floor	1:00 P.M.
	Neva Dean, Interim Historic Preservation Officer 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.

PUBLIC TESTIMONY

Approval of Minutes – January 6, 2020

Approval of the 2018-2019 Annual Report

Approval of Designation Committee Members

CONSENT ITEMS

1. 2551 ELM ST

Knights of Pythias
CA190-169(LC)
Liz Casso

Request:

1. Install a blade sign on the east elevation.
2. Install canopy sign on the west elevation.
3. Install flat attached sign with light fixture above on south elevation.
4. Install address numbers on south elevation.

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Applicant: Skotnicki, Gary

Application Filed: 01/02/20

Staff Recommendation:

1. Install a blade sign on the east elevation – Approve – Approve drawings dated 2/3/2020 with the finding the proposed work is consistent with preservation criteria Sections 9.1 and 9.3 for signs, and meets the standards in City Code Section 51A-4.501(g)(6)(c)(i).
2. Install canopy sign on the west elevation – Approve – Approve drawings dated 2/3/2020 with the finding the proposed work is consistent with preservation criteria Sections 9.1 and 9.3 for signs, and meets the standards in City Code Section 51A-4.501(g)(6)(c)(i).
3. Install flat attached sign with light fixture above on south elevation – Approve – Approve drawings dated 2/3/2020 with the finding the proposed work is consistent with preservation criteria Section 3.4 for lighting, Sections 9.1 and 9.3 for signs, and meets the standards in City Code Section 51A-4.501(g)(6)(c)(i).
4. Install address numbers on south elevation – Approve – Approve drawings dated 2/3/2020 with the finding the proposed work is consistent with preservation criteria Sections 9.1 and 9.3 for signs, and meets the standards in City Code Section 51A-4.501(g)(6)(c)(i).

Task Force Recommendation:

1. Install a blade sign on the east elevation - No quorum, comments only - Supportive.
2. Install canopy sign on the west elevation - No quorum, comments only - Supportive.
3. Install flat attached sign with light fixture above on south elevation - No quorum, comments only - Supportive; provide light fixture specifications for flat attached sign on south elevation; provide color elevation for Elm Street entry.
4. Install address numbers on south elevation - No quorum, comments only - Supportive; provide color elevation for Elm Street entry.

2. 800 ROSS AVE

West End Historic District

Request:

Install flat attached sign on east elevation.

Applicant: Brown, Myra

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CA190-168(LC)
Liz Casso

Application Filed: 01/02/20

Staff Recommendation:

Install flat attached sign on east elevation – Approve – Approve drawings dated 2/3/2020 with the finding the proposed work is consistent with preservation criteria Section 5.6 for signs, Section 51A-7.1004(a)(4) for general material requirements, 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)(ii).

Task Force Recommendation:

Install flat attached sign on east elevation - No quorum, comments only - Submission is acceptable. Recommend using existing mounting points from previous sign if practical for both temporary and permanent signage.

3. 337 S EDGEFIELD AVE

Winnetka Heights Historic District
CA190-171(MLP)
Melissa Parent

Request:

1. Replace fourteen windows on main structure with new wood windows.
2. Remove openings #6, #9, #12, #25 and #29-33. Infill with new wood #117 siding.
3. Replace and resize window openings #5 and #10 with new wood windows.

Applicant: Kent, Nathan

Application Filed: 01/02/20

Staff Recommendation:

1. Replace fourteen windows on main structure with new wood windows – Approve - Approve specifications dated 2/3/2020 with the finding the proposed work is consistent with the criteria for windows and doors in the 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).
2. Remove openings #6, #9, #12, #25 and #29-33. Infill with new wood #117 siding – Approve - Approve drawings dated 2/3/2020 with the finding the proposed work is consistent with the criteria for windows and doors in the 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. Replace and resize window openings #5 and #10 with new wood windows – Approve - Approve specifications and drawings dated 2/3/2020 with the finding the proposed work is consistent with the

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criteria for windows and doors in the 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).

Task Force Recommendation:

1. Replace fourteen windows on main structure with new wood windows – Approve - Approve specifications dated 2/3/2020 with the finding the proposed work is consistent with the criteria for windows and doors in the 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).
2. Remove openings #6, 9, #12, #25 and 29-33. Infill with new wood #117 siding – Approve - Approve drawings dated 2/3/2020 with the finding the proposed work is consistent with the criteria for windows and doors in the 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. Replace and resize window openings #5 and #10 with new wood windows – Approve - Approve specifications and drawings dated 2/3/2020 with the finding the proposed work is consistent with the criteria for windows and doors in the 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).

COURTESY REVIEW ITEM:

1. 2700 CANTON ST

Adam Hats Building
CR190-003(LC)
Liz Casso

Request:

Courtesy Review - Construct a multi-story, multifamily building with parking garage.

Applicant: Skotnicki, Gary

Application Filed: 01/02/20

Staff Recommendation:

Courtesy Review - Construct a multi-story, multifamily building with parking garage.

Task Force Recommendation:

Courtesy Review - Construct a multi-story, multifamily building with parking garage - No quorum - Provide detail for materiality and design of top floor; garage height variance is acceptable on southwest corner of site; security detailing needed for motor court gate; rooftop

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signage must meet Dallas Development Code signage requirements.

DISCUSSION ITEMS:

1. 5538 WORTH ST

Junius Heights Historic District

CA190-173(JKA)

Jennifer Anderson

Request:

1. Remove existing porch enclosure and construct new screened-in porch on front elevation.
2. Widen steps on front porch.
3. Paint main structure. Brand: Valspar. Body: 4004-10A "Sassy Violet;" Trim: "White;" Accent: "Grey;" Porch floor: "Red"
4. Install 6' wood fence in side and rear yard.
5. Install 5' gate in southwest side yard.

Applicant: Shafer, Mark

Application Filed: 01/02/20

Staff Recommendation:

1. Remove existing porch enclosure and construct new screened-in porch on front elevation – 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 7.2 which states that porches and balconies on protected facades may not be enclosed, and that it is recommended that existing enclosed porches on protected facades be restored to their historic appearance.
2. Widen steps on front porch – Approve – Approve drawing dated 2-3-20 with the finding that the work is consistent with preservation criteria Section 7.1 and meets the standards in Code Section 51A-4.501(g)(6)(C)(i).
3. Paint main structure. Brand: Valspar. Body: 4004-10A "Sassy Violet;" Trim: "White;" Accent: "Grey;" Porch floor: "Red" – Approve – Approve specifications dated 2-3-20 with the finding that the work is consistent with preservation criteria Section 4.8 and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
4. Install 6' wood fence in side and rear yard – Approve – Approve site plan dated 2-3-20 with the finding that the work is consistent with preservation criteria Section 3.6(a)(3) and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).
5. Install 5' gate in southwest side yard – Approve – Approve site plan dated 2-3-20 with the finding that the work is consistent with preservation criteria

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Section 3.6(a)(2) and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).

Task Force Recommendation:

1. Remove existing porch enclosure and construct new screened-in porch on front elevation – Deny without Prejudice - Doesn't meet Section 7.2. Existing knee wall once was there and should be restored, but the enclosed portion was probably not original.
2. Widen steps on front porch – Approve.
3. Paint main structure. Brand: Valspar. Body: 4004-10A "Sassy Violet;" Trim: "White;" Accent: "Grey;" Porch floor: "Red" – Approve - Approve as shown since it does not violate Section 4.8.
4. Install 6' wood fence in side and rear yard – Approve.
5. Install 5' gate in southwest side yard – Approve.

2. 4317 GASTON AVE

Peak's Suburban Addition Neighborhood Historic District
CA190-174(MP)
Marsha Prior

Request:

1. Replace all windows with new aluminum windows.
2. Paint brick structure. Brand: Sherwin Williams. Custom match - 7005 Pure White, A-100.

Applicant: AN @ Benett - Chloe Reihani

Application Filed: 01/02/20

Staff Recommendation:

1. Replace all windows with new aluminum windows. – Approve with conditions – Approve window survey dated 2/3/2020 with the conditions that the aluminum replacement windows use the adobe grey finish color, they must fit the original window openings, and that each window is replaced with one that matches the style, size, number of glass panes, configuration, dimensions, and profile of the existing with the finding the work meets the standard in City Code Section 51A-4.501(g)(6)(C)(ii).
2. Paint brick structure. Brand: Sherwin Williams. Custom match - 7005 Pure White, A-100. – Deny without prejudice – The proposed work does not meet the standard in City Code Section 51A-4.501(g)(6)(C)(ii) because painting brick would have an adverse effect on the historic overlay district.

Task Force Recommendation:

1. Replace all windows with new aluminum windows – Approve - Approval of aluminum windows as they were existing prior to the fire and were probably original.
2. Paint brick structure. Brand: Sherwin Williams. Custom match - 7005 Pure White, A-100 – Deny without Prejudice - Cleaning fire damage and graffiti must be explored thoroughly. Contact city staff and

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Preservation Dallas to get appropriate products to clean bricks. Brick is original and has historic and aesthetic value.

3. 2616 STATE ST

State Thomas Historic District
CA190-170(LC)
Liz Casso

Request:

Construct a 2.5-story residence with attached garage.

Applicant: Fancher, Thomas

Application Filed: 01/02/19

Staff Recommendation:

Construct a 2.5-story residence with attached garage – Approve with conditions – Approve with the conditions that the far left and far right French door openings on the front elevation of Option 1 be changed to double hung windows, that wood windows, not aluminum clad windows, be used, that the floor to ceiling heights and roof pitch be lowered to be more in-keeping with the adjacent historic structures, and that the applicant return with a CA application for landscaping and fencing, with the finding the proposed work is consistent with preservation criteria section 51P-225.109(a)(3) for architectural detail; 51P-225.109(a)(5), (6), and (7)(A)(i) for building eaves, placement and widths; section 51P-225.109(a)(9)(D) and (F) for colors; section 51P-225.109(a)(10) for columns; section 51P-225.109(a)(11) for façade materials; section 51P-225.109(a)(12)(A)(i), (B), (D), and (F) for front entrances and porches; section 51P-225.109(a)(14)(A), (B), (C), and (E) for roof forms; section 51P-225.109(a)(16)(A)(i), (B), (F) for windows and doors; and meets the standards in City Code Section 51A-4.501(G)(6)(c)(i).

Task Force Recommendation:

Construct a 2.5-story residence with attached garage – Deny without Prejudice - The structure is too massive. The eight and massing dominate the blockface. The street-face massing drawings are inconsistent with different buildings shown as different size as per the perspective. True elevations of the street-face need to be provided.

4. 223 N WINNETKA AVE

Winnetka Heights Historic District
CA190-172(MLP)
Melissa Parent

Request:

Install solar panels on roof of main structure.

Applicant: Cameron, Ryan

Application Filed: 01/02/20

Staff Recommendation:

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Install solar panels on roof of main structure – 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 for skylights and solar panels in Section 51P-87.111(a)(14)(E)(i)(aa) that states “skylights and solar panels are only permitted on the rear 50 percent of the roof of a main building on an interior lot”.

Task Force Recommendation:

Install solar panels on roof of main structure – Deny without Prejudice - No comments.

5. 1221 SINGLETON BLVD

Clyde Barrow Family Home & Filling Station
Liz Casso

Hold a Public Hearing to consider initiation of historic designation process for the Clyde Barrow Family Home & Filling Station

Owner: WILLIEJAXON VIB LLC

OTHER BUSINESS ITEMS:

Approval of Minutes – January 6, 2020

Approval of the 2018-2019 Annual Report

Approval of Designation Committee Members

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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]