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CITY OF DALLAS

PUBLIC HEARING

LANDMARK COMMISSION

Monday, June 6, 2022

AGENDA

BRIEFING	Videoconference /6ES Briefing Room	9:30 a.m.
PUBLIC HEARING	Videoconference/6ES Briefing Room	1:00 p.m.

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

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

The Landmark Commission hearing will be held by videoconference and in the city council briefing room. Individuals who wish to speak in accordance with the Landmark Commission Rules of Procedure should contact the Office of Historic Preservation at phyllis.hill@dallascityhall.com by **Monday, June 6th at 8:30 AM**. All participants must have both audio and video to participate virtually.

The public may listen to the meeting as an attendee at the following videoconference link:

<https://dallascityhall.webex.com/dallascityhall/onstage/g.php?MTID=e077be51edc68de7eb6945342436c77aa>

Public Affairs and Outreach will also stream the public hearing on Spectrum Cable Channel 95 and bit.ly/cityofdallastv.

The public is encouraged to attend the meeting virtually, however, City Hall is available for those wishing to attend the meeting in person following all current pandemic-related public health protocols.

Location for in-person attendance: 1500 MARILLA STREET, DALLAS, TEXAS, 75201, CITY Briefing Room, 6TH FLOOR OF THE DALLAS CITY HALL (facing Young Street, between Akard Street and Ervay Street)

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."

Majed Al-Ghafry, Assistant City Manager

Murray G. Miller, Director, Office of Historic Preservation

BRIEFING ITEMS

1. ACM Al-Ghafry's initiatives related to the Office of Historic Preservation, including upcoming opportunities for Landmark Commissioners to offer input on the CA review process, OHP operations, and program reforms.
2. Consider a working group comprised of Landmark Commissioners, Office of Historic Preservation staff, and representatives of Preservation Dallas to assist with ongoing work to improve operations of the Office of Historic Preservation and the Landmark Commission.

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

PUBLIC TESTIMONY

Minutes from May 2, 2022

CONSENT AGENDA

1. 1300 S ERVAY ST

Ambassador Hotel
CA212-013(LVO)
Laura Groves van Onna

Request

A Certificate for Demolition and Removal of structure due to destruction by fire.

Applicant: Ward, Kyle

Application Filed: 5/5/22

Staff Recommendation:

That the request for a Certificate for Demolition and Removal of structure due to destruction by fire be approved in accordance with drawings and specifications dated 6/6/22. The proposed work is consistent with the standards in City Code Section 51A-4.501(h)(2)(B)(iii).

Task Force Recommendation:

That the request for a Certificate for Demolition and Removal of structure due to destruction by fire be approved as submitted.

Request

A Certificate of Appropriateness to redesign front yard lawn of school and construct plaza.

Applicant: Perkins & Will - Barbara Rystrom

Application Filed: 5/5/22

Staff Recommendation:

That the request for a Certificate of Appropriateness to redesign front yard lawn of school and construct plaza be approved in accordance with drawings and specifications dated 6/6/22. The proposed work is consistent with preservation criteria Sections 3.2, 3.3, and 3.6 for building site and landscaping; the standards in City Code Section 51A-4.501(g)(6)(C)(i); and the Secretary of the Interior's Standards.

Task Force Recommendation:

That the request for a Certificate of Appropriateness to redesign front yard lawn of school and construct plaza be approved as submitted.

Request

A Certificate of Appropriateness to replace and restore windows.

Applicant: Ramler, AJ

Application Filed: 5/5/22

Staff Recommendation:

That the request for a Certificate of Appropriateness to replace and restore windows be approved in accordance with drawings and specifications dated 6/6/22. The proposed work is consistent with preservation criteria Sections 4.1 for facades and 5.1, 5.2, 5.3, and 5.6 for fenestration and openings; the standards in City Code Section 51A-4.501(g)(6)(C)(i); and the Secretary of the Interior's Standards.

Task Force Recommendation:

That the request for a Certificate of Appropriateness to replace and restore windows be approved with the following conditions: 1. Windows should contain real divided lites

2. 3120 N HASKELL AVE

North Dallas High School
CA212-357(LVO)
Laura Groves van Onna

3. 919 MORRELL AVE

Zion Hill Missionary Baptist Church
CA212-356(LVO)
Laura Groves van Onna

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using real wooden muntins and 2. Retain the approximate 7 +/- inches wide vertical mullions between the new wood windows.

After the Task Force meeting, the applicant provided clarification on the proposed window replacements which would entail Jeldwren custom wood windows, double-hung with 7/8" bead simulated divided lite.

4. 3750 COTTON BOWL PLZ

Fair Park Historic District
CA212-364(CVO)
Carlos van Onna

Request:

A Certificate of Appropriateness to install high power speaker arrays and communication controls on top ring of Cotton Bowl Stadium.

Applicant: State Fair of Texas

Application Filed: 5/5/22

Staff Recommendation:

That the Certificate of Appropriateness to install high power speaker arrays and communication controls on the top ring of the Cotton Bowl Stadium be approved in accordance with drawings and specifications dated 6/6/22 with the following condition: that existing mounting points are used where possible to minimize visual impact. The proposed work is consistent with preservation criteria Section 5.3(b) for the Cotton Bowl; the standards in City Code Section 51A-4.501(g)(6)(C)(i); and the Secretary of the Interior's Standards.

Task Force Recommendation:

No quorum - comments only. Supportive of the request for a Certificate of Appropriateness. Recommend coordination of location with existing light towers and other vertical elements already in place to minimize visual disruption to top edge of Cotton Bowl.

5. 4310 GASTON AVE

Peak's Suburban Addition Neighborhood Historic District
CA212-359(LVO)
Laura Groves van Onna

Request

1. A Certificate of Appropriateness to install new ramp.
2. A Certificate of Appropriateness to install new fencing.
3. A Certificate of Appropriateness to install new signage and associated landscape.
4. A Certificate of Appropriateness to paint exterior trim and accent features.

Applicant: Nepveux, Leslie

Application Filed: 5/5/22

Staff Recommendation:

1. That the request for a Certificate of Appropriateness to install new ramp be approved in accordance with drawings and specifications dated 6/6/22. The proposed work is consistent with preservation criteria Sections

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- 4.1, 4.2 and 4.7 for new construction and additions; the standards in City Code Section 51A-4.501(g)(6)(C)(i); and the Secretary of the Interior's Standards.
2. That the request for a Certificate of Appropriateness to install new fencing be approved in accordance with drawings and specifications dated 6/6/22. The proposed work is consistent with preservation criteria Sections 2.9, 2.10, 2.11, 2.13, 2.14, and 2.15 for site and site elements; the standards in City Code Section 51A-4.501(g)(6)(C)(i); and the Secretary of the Interior's Standards.
 3. That the request for a Certificate of Appropriateness to install new signage and associated landscape be approved in accordance with drawings and specifications dated 6/6/22. The proposed work is consistent with preservation criteria Sections 2.6 for site and site elements and 7.3 for signs; the standards in City Code Section 51A-4.501(g)(6)(C)(i); and the Secretary of the Interior's Standards.
 4. That the request for a Certificate of Appropriateness to paint exterior trim and accent features be approved in accordance with drawings and specifications dated 6/6/22. The proposed work is consistent with preservation criteria Section 3.7 for structure – facades; the standards in City Code Section 51A-4.501(g)(6)(C)(i); and the Secretary of the Interior's Standards.

Task Force Recommendation:

1. That the request for a Certificate of Appropriateness to install new ramp be approved as submitted. Ramps are not clearly defined in ordinance, and this ramp is not easily visible from the side.
2. That the request for a Certificate of Appropriateness to install new fencing be approved as submitted.
3. That the request for a Certificate of Appropriateness to install new signage and associated landscape be approved as submitted.
4. That the request for a Certificate of Appropriateness to paint exterior trim and accent features be approved as submitted.

Request:

A Certificate of Appropriateness to replace existing shed structure.

Applicant: Serroka, Dolores

Application Filed: 5/5/22

Staff Recommendation:

6. 1008 GRIGSBY AVE

Peak's Suburban Addition Neighborhood Historic District
CA212-358(LVO)
Laura Groves van Onna

That the request for a Certificate of Appropriateness to replace existing shed structure be approved in accordance with drawings and specifications dated 6/6/22. The proposed work is consistent with preservation criteria Sections 4.1, 4.2, 4.3, 4.4, and 4.7 for new construction and additions; the standards in City Code Section 51A-4.501(g)(6)(C)(i); and the Secretary of the Interior's Standards.

Task Force Recommendation:

That the request for a Certificate of Appropriateness to replace existing shed structure be approved with the following condition: that the shed is predominantly wood.

Request:

A Certificate for Demolition/Removal of existing accessory structure.

Applicant: Ellis, Southern

Application Filed: 5/5/22

Staff Recommendation:

That the request for a Certificate for Demolition/Removal of existing accessory structure be approved, with the finding that the proposed work meets the standards in City Code Sections 51A-4.501(h)(4)(D)(ii) and (iii).

Task Force Recommendation:

That the request for a Certificate for Demolition/Removal of existing accessory structure be approved subject to the reuse of existing wood windows from the existing structure if possible.

Request:

A Certificate of Appropriateness to construct a new accessory structure in rear yard.

Applicant: Ellis, Southern

Application Filed: 5/5/22

Staff Recommendation:

That the request for a Certificate of Appropriateness to construct a new accessory structure in rear yard be approved, with the finding that the proposed work meets the standards in City Code Section 51A-4.501(g)(6)(C)(i).

Task Force Recommendation:

That the request for a Certificate of Appropriateness to construct a new accessory structure in rear yard be approved subject to the color of the garage structure carriage house match the trim of the main house and that the roof line be more in keeping with the original house.

7. 2621 SOUTH BLVD

South Blvd/Park Row Historic District

CD212-011(MGM)

Murray G. Miller

8. 2621 SOUTH BLVD

South Blvd/Park Row Historic District

CA212-363(MGM)

Murray G. Miller

9. 5908 SWISS AVE

Swiss Avenue Historic District
CA212-350(LVO)
Laura Groves van Onna

Request:

A Certificate of Appropriateness to change roofing material on accessory structure from wood to asphalt shingles.

Applicant: Ham, Karen

Application Filed: 5/5/22

Staff Recommendation:

That the request for a Certificate of Appropriateness to change roofing material on accessory structure from wood to asphalt shingles be approved in accordance with drawings and specifications dated 6/6/22. The proposed work is consistent with preservation criteria Sections 51P-63.116(1)(A), (H), and (N) for accessory buildings, color, and roof forms; the standards in City Code Section 51A-4.501(g)(6)(C)(i); and the Secretary of the Interior's Standards.

Task Force Recommendation:

That the request for a Certificate of Appropriateness to change roofing material on accessory structure from wood to asphalt shingles be approved as submitted.

10. 5916 SWISS AVE

Swiss Avenue Historic District
CA212-351(MGM)
Murray Miller

Request:

Certificate of Appropriateness to reconstruct accessory structure.

Applicant: Abdul-Ghani, Noori

Application Filed: 5/5/22

Staff Recommendation:

That the request for a Certificate of Appropriateness to reconstruct accessory structure be approved, with the finding that the proposed work is consistent with Dallas Development Code: No. 19455, Section 51A-4.501(g)(6)(C)(i)(bb) and is generally consistent with Sections 14(a)(1)(B), 14(a)(3), and 14(a)(14) of the Swiss Avenue Historic District Preservation Criteria.

Task Force Recommendation:

That the request for a Certificate of Appropriateness to reconstruct accessory be approved.

11. 5916 SWISS AVE

Swiss Avenue Historic District
CA212-352(MGM)
Murray G. Miller

Request:

A Certificate of Appropriateness to extend mudroom on main structure.

Applicant: Abdul-Ghani, Noori

Application Filed: 5/5/22

Staff Recommendation:

That the request for a Certificate of Appropriateness to extend mudroom on main structure be approved, with the finding that the proposed work is consistent with the standards set out in Section 51A-4.501(g)(6)(C)(i)(aa) of the Dallas Development Code and Section 14(a)(2) of the Swiss Avenue Historic District Preservation Criteria.

Task Force Recommendation:

That the request for a Certificate of Appropriateness to extend mudroom on main structure be approved.

Request:

A Certificate of Appropriateness to construct new accessory structure.

Applicant: Benners, David

Application Filed: 5/5/22

Staff Recommendation:

That the request for a Certificate of Appropriateness to construct new accessory structure be approved with the finding that the proposed work meets the standards for approval set out in City Code Section 51A-4.501(g)(6)(C)(i), with the finding that the proposed work will not have an adverse effect on the architectural features of the structure nor will it have an adverse effect on the historic overlay district.

Task Force Recommendation:

That the request for a Certificate of Appropriateness to construct new accessory structure be approved with the following condition: max height not to exceed 24'.

Request:

1. A Certificate of Appropriateness to replace river stone gravel driveway with grey Tejas gravel driveway.
2. A Certificate of Appropriateness to install white Austin stone landscaping bed edging on driveway border.

Applicant: Cogan, Theodore

Application Filed: 5/5/22

Staff Recommendation:

1. That the request for a Certificate of Appropriateness to replace river stone gravel driveway with grey Tejas gravel driveway be approved in accordance with drawings and specifications dated 06/06/22.

The proposed work is consistent with the Winnetka Heights preservation criteria Section 51P-87.111(b)(9)

12. 6010 SWISS AVE

Swiss Avenue Historic District
CA212-353(MGM)
Murray G. Miller

13. 129 S MONTCLAIR AVE

Winnetka Heights Historic District
CA212-337(SB)
Scott Bellen

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for sidewalks, driveways, and curbing and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i) for contributing structures.

2. That the request for a Certificate of Appropriateness to install white Austin stone landscaping bed edging on driveway border be approved in accordance with drawings and specifications dated 06/06/22.

The proposed work is consistent with the Winnetka Heights preservation criteria Section 51P-87.111(b) 6 and 7 for landscaping materials and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i) for contributing structures.

Task Force Recommendation:

1. That the request for a Certificate of Appropriateness to replace river stone gravel driveway with grey Tejas gravel driveway be approved because gravel is allowed as driveway material. Color is natural gray color.
2. That the request for a Certificate of Appropriateness to install white Austin stone landscaping bed edging on driveway border be approved because stone is a common border material.

Request:

1. A Certificate of Appropriateness to paint main residence with Sherwin Williams, Body "Pewter Tankard" SW0023, Trim "Library Pewter" SW0038, and Accent "Roycroft Bronze Green" SW 2846.
2. A Certificate of Appropriateness to remove non-original shutters.

Applicant: Cleveland, Sandra

Application Filed: 5/5/22

Staff Recommendation:

1. That the request for a Certificate of Appropriateness to paint primary residence with Sherwin Williams, Body "Pewter Tankard" SW0023, Trim "Library Pewter" SW0038, and Accent "Roycroft Bronze Green" SW 2846 be approved per specifications dated 06/06/22.

The proposed work is consistent with the Winnetka Heights preservation criteria Section 51P-87.111(a) 3 and 8; consistent with the standards in City Code Section 51A-4.501(g)(6)(C)(i) for contributing structures; and consistent with the Secretary of the Interior's Standards.

14. 407 S MONTCLAIR AVE

Winnetka Heights Historic District
CA212-342(SB)
Scott Bellen

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2. That the request for a Certificate of Appropriateness to remove non-original shutters be approved.

The proposed work is consistent with the Winnetka Heights preservation criteria Section 51P-87.111(a) 3 and 17 related to architectural detail and shutters; consistent with the standards in City Code Section 51A-4.501(g)(6)(C)(i) for contributing structures; and consistent with the Secretary of the Interior's Standards.

Task Force Recommendation:

1. That the request for a Certificate of Appropriateness to paint main residence be approved with conditions because the color palette appears to be in keeping with historic craftsman palette and with conditions that that applicant provide labels of where colors occur on photos, provide photos of neighboring structures and remove text of green door from application.
2. That the request for a Certificate of Appropriateness to remove non-original shutters be approved because the applicant wishes to remove non-original shutters and Task Force agrees.

After the Task Force meeting, the applicant provided clarification on the location of body, trim and accent color and removed references to fourth paint color.

DISCUSSION ITEMS:

1. 6008 JUNIUS ST

Junius Heights Historic District
CA212-368(CVO)
Carlos van Onna

Request:

A Certificate of Appropriateness to replace secondary front door with fiber-cement siding.

Applicant: Vu, Ethaniel

Application Filed: 5/5/22

Staff Recommendation:

That the request for a Certificate of Appropriateness to replace secondary front door with fiber-cement siding be denied without prejudice. The proposed work is inconsistent with preservation criteria Section 4.1 for Protected facades and Section 5.1 for Historic doors and windows; the standards in City Code Section 51A-4.501(g)(6)(C)(i); and the Secretary of the Interior's Standards.

Task Force Recommendation:

That the request for a Certificate of Appropriateness to replace secondary front door with fiber-cement siding be

denied without prejudice due to lack of information regarding if door is original and needs to remain. Further investigation is needed.

Request:

A Certificate of Appropriateness to construct a pergola in rear yard.

Applicant: Beal, Mark

Application Filed: 5/5/22

Staff Recommendation:

That the request for a Certificate of Appropriateness to construct a pergola in the rear yard be denied without prejudice. The proposed work is inconsistent with preservation criteria Section 6.2 for Roofs, Section 8.3(d) for style, and Section 8.5 for compatibility with the existing historic structure; the standards in City Code Section 51A-4.501(g)(6)(C)(i); and the Secretary of the Interior's Standards.

Task Force Recommendation:

That the request for a Certificate of Appropriateness to construct a pergola in the rear yard be denied without prejudice because the proposed structure exceeds the eave height of main structure and materials shown are not compatible with the main structure.

Request:

1. A Certificate of Appropriateness to install new signage.
2. A Certificate of Appropriateness to install landscape lighting along main walkway.
3. A Certificate of Appropriateness to install security lighting.
4. A Certificate of Appropriateness to paint exterior brick.
5. A Certificate of Appropriateness to paint exterior trim and accent features.
6. A Certificate of Appropriateness to replace roofing material.

Applicant: Tilson, Yair

Application Filed: 5/5/22

Staff Recommendation:

1. That the request for a Certificate of Appropriateness to install new signage be denied without prejudice. The proposed work does not meet Sections 2.1, 3.1, and 7.3 of the Peak's Suburban Addition preservation criteria; the standards in City Code Sections 51A-

2. 5935 VICTOR ST

Junius Heights Historic District
CA212-369(CVO)
Carlos van Onna

3. 4512 SWISS AVE

Peak's Suburban Addition Neighborhood Historic District
CA212-360(LVO)
Laura Groves van Onna

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- 4.501(g)(6)(C)(i) and 51A-7.403(b); and the Secretary of the Interior's Standards.
2. That the request for a Certificate of Appropriateness to install landscape lighting along main walkway be approved in accordance with drawings and specifications dated 6/6/22. The proposed work is consistent with preservation criteria Section 2.5 for site and site elements; the standards in City Code Section 51A-4.501(g)(6)(C)(i); and the Secretary of the Interior's Standards.
 3. That the request for a Certificate of Appropriateness to install security lighting be denied without prejudice. The proposed work does not meet Sections 2.5 and 3.1 of the Peak's Suburban Addition preservation criteria; the standards in City Code Section 51A-4.501(g)(6)(C)(i); and the Secretary of the Interior's Standards.
 4. That the request for a Certificate of Appropriateness to paint exterior brick be denied without prejudice. The proposed work does not meet Sections 2.2, 3.1, 3.4, and 3.7 of the Peak's Suburban Addition preservation criteria; the standards in City Code Section 51A-4.501(g)(6)(C)(i); and the Secretary of the Interior's Standards.
 5. That the request for a Certificate of Appropriateness to paint exterior trim and accent features be denied without prejudice. The proposed work does not meet Sections 2.2, 3.1, 3.4, and 3.7 of the Peak's Suburban Addition preservation criteria; the standards in City Code Section 51A-4.501(g)(6)(C)(i); and the Secretary of the Interior's Standards.
 6. That the request for a Certificate of Appropriateness to replace roofing material be approved in accordance with drawings and specifications dated 6/6/22 with the following condition: 1) The color of the roofing material will be Cobblestone Gray to most closely match the existing roofing material. The proposed work is consistent with preservation criteria Sections 3.16 and 3.17 for structure – roofs; the standards in City Code Section 51A-4.501(g)(6)(C)(i); and the Secretary of the Interior's Standards.

Task Force Recommendation:

1. That the request for a Certificate of Appropriateness to install new signage be denied. Signage is only allowed in the commercial district (PD362). This is single family zoning and in the heart of the historic district.

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2. That the request for a Certificate of Appropriateness to install landscape lighting along main walkway be approved as submitted. Lighting is temporary and not a permanent fixture on structure or property.
3. That the request for a Certificate of Appropriateness to install security lighting be denied without prejudice. Recommendation made that applicant seek alternative lighting and camera options which are more appropriate to the historic architecture.
4. That the request for a Certificate of Appropriateness to paint exterior brick be denied. Ordinance does not allow for painting of brick except for special circumstances, none of which apply. Primer must be removed by a contractor experienced in removal of paint from brick of historic structures.
5. That the request for a Certificate of Appropriateness to paint exterior trim and accent features be denied without prejudice. Black paint color is denied.
6. That the request for a Certificate of Appropriateness to replace roofing material be denied without prejudice. Recommend re-submission of color options after Landmark Commission has made decision on primer removal from brick and after trim color is determined.

4. 2423 SOUTH BLVD

South Blvd/Park Row Historic District
CA212-361(CVO)
Carlos van Onna

Request:

A Certificate of Appropriateness to install a 19.2 kW roof-mounted solar system

Applicant: Freedom Solar Power - Adrian Buck

Application Filed: 5/5/22

Staff Recommendation:

That the request for a Certificate of Appropriateness to install a 19.2 kW roof-mounted solar system be denied without prejudice. The proposed work is inconsistent with preservation criteria Section 3(b) for compliance with the existing architectural patterns within the subdistrict; the standards in City Code Section 51A-4.501(g)(6)(C)(i); and the Secretary of the Interior's Standards for Rehabilitation 2 and 9.

Task Force Recommendation:

No quorum - Comments only. We ask that an alternate design be explored that maintains the districts predominate architectural characteristics of the front facade and explore options that are not applied to the front facade.

5. 6219 LA VISTA DR

Swiss Avenue Historic District
CA212-354(LVO)
Laura Groves van Onna

Request:

A Certificate of Appropriateness retain replacement of original leaded glass windows with single-light glass.

Applicant: Miller, Suzanne

Application Filed: 5/5/22

Staff Recommendation:

That the request for a Certificate of Appropriateness to retain replacement of original leaded glass windows with single-light glass be denied. The proposed work does not meet Section 51P-63.116(1)(P) of the Swiss Avenue preservation criteria; the standards in City Code Section 51A-4.501(g)(6)(C)(i); and the Secretary of the Interior's Standards.

Task Force Recommendation:

That the request for a Certificate of Appropriateness to retain replacement of original leaded glass windows with single-light glass be denied.

Request:

A Certificate of Appropriateness to change roofing material on main structure from slate to asphalt shingles.

Applicant: Boyd, John O.

Application Filed: 5/5/22

Staff Recommendation:

That the request for a Certificate of Appropriateness to change roofing material on main structure from slate to asphalt shingles be denied without prejudice. The proposed work does not meet Section 51P-63.116(1)(N) of the Swiss Avenue preservation criteria; the contributing standards in City Code Section 51A-4.501(g)(6)(C)(i); and the Secretary of the Interior's Standards.

Task Force Recommendation:

That the request for a Certificate of Appropriateness to change roofing material on main structure from slate to asphalt shingles be denied without prejudice.

Request:

A Certificate of Appropriateness to construct a single-story primary structure.

Applicant: Bristow, Annemarie

Application Filed: 5/5/22

7. 338 S FLEMING AVE

Tenth Street Neighborhood Historic District
CA212-367(MGM)
Murray G. Miller

Staff Recommendation:

That the request for a Certificate of Appropriateness to construct a new residence be approved subject to the conditions set out in the staff report with the finding that the implementation of the conditions would enable the design to be consistent with Dallas Development Code: No. 19455, Section 51A-4.501(g)(6)(C).

Task Force Recommendation:

No quorum – Comments only. New construction is compatible with the existing district. New construction should be approved.

Request:

1. A Certificate of Appropriateness to replace roof shingles.
2. A Certificate of Appropriateness to repaint exterior white with black trim (Body: Glidden PPG1001-1 "Delicate White"; Trim: Behr 4300 "Flat Black").
3. A Certificate of Appropriateness to replace all siding with engineered wood.
4. A Certificate of Appropriateness to replace 8 windows.
5. A Certificate of Appropriateness to add wood screening to front porch.

Applicant: D'Silva, Jordan

Application Filed: 5/5/22

Staff Recommendation:

1. That the request for a Certificate of Appropriateness to replace roof shingles be approved in accordance with drawings and specifications dated 6/6/22. The proposed work is consistent with preservation criteria Section 6 for Roofs; the standards in City Code Section 51A-4.501(g)(6)(C)(i); and the Secretary of the Interior's Standards.
2. That the request for a Certificate of Appropriateness to repaint exterior white with black trim (Body: Glidden PPG1001-1 "Delicate White"; Trim: Behr 4300 "Flat Black") be denied without prejudice. The proposed work is inconsistent with preservation criteria Section 4.8 for Paint colors; the standards in City Code Section 51A-4.501(g)(6)(C)(i); and the Secretary of the Interior's Standards.
3. That the request for a Certificate of Appropriateness to replace all siding with engineered wood be denied without prejudice. The proposed work is inconsistent with

8. 3627 MEYERS ST

Wheatley Place Historic District
CA212-366(CVO)
Carlos can Onna

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preservation criteria Section 4 for Facades; the standards in City Code Section 51A-4.501(g)(6)(C)(i); and the Secretary of the Interior's Standards.

4. That the request for a Certificate of Appropriateness to replace eight (8) windows with vinyl windows be denied without prejudice. The proposed work is inconsistent with preservation criteria Section 5.3 for replacement windows; the standards in City Code Section 51A-4.501(g)(6)(C)(i); and the Secretary of the Interior's Standards.
5. That the request for a Certificate of Appropriateness to add wood screening to front porch be denied without prejudice. The proposed work is inconsistent with preservation criteria Section 7 for Porches; the standards in City Code Section 51A-4.501(g)(6)(C)(i); and the Secretary of the Interior's Standards.

Task Force Recommendation:

No quorum - comments only. Changes to exterior not in accordance with the Wheatley Place ordinance. Front porches not to be enclosed with wood. Changes are to be in line with existing historic district. Keeping integrity is essential to the district and the city at large.

Request:

1. A Certificate of Appropriateness to retain replacement of metal windows with vinyl frame windows on primary residence.
2. A Certificate of Appropriateness to retain the removal of storm doors.

Applicant: Jaggi, Cynthia

Application Filed: 5/5/22

Staff Recommendation:

1. That the request for a Certificate of Appropriateness to retain replacement of metal windows with vinyl frame windows on primary residence be denied without prejudice.

The proposed work is inconsistent with the Winnetka Heights preservation criteria Section 51P-87.111(a)(3) relating to architectural details and Section 51P-87.111(a)(17)(F)(iii) relating to windows and doors; inconsistent with the standards in City Code Section 51A-4.501(g)(6)(C)(ii) for non-contributing structures; and

9. 403 N MONTCLAIR AVE

Winnetka Heights Historic District
CA212-340(SB)
Scott Bellen

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inconsistent with the Secretary of the Interior's Standards.

2. That the request for a Certificate of Appropriateness to retain the removal of storm doors be approved.

The proposed work is consistent with the Winnetka Heights preservation criteria Section 51P-87.111(a)(17)(C) relating to storm doors and consistent with the standards in City Code Section 51A-4.501(g)(6)(C)(ii) for non-contributing structures.

Task Force Recommendation:

1. That the request for a Certificate of Appropriateness to retain replacement vinyl frame windows on primary residence be denied without prejudice because vinyl windows are not an allowable window material. However, Task force is sympathetic with the applicant in that the structure is designated non-contributing and there was confusion in correspondence about what was allowed.
2. The Task Force did not make a recommendation or provide comments on the removal of storm doors.

Request:

1. A Certificate of Appropriateness to construct a new two-story structure.
2. A Certificate of Appropriateness to install a wood fence.

Applicant: Mitchell, Jeff

Application Filed: 5/5/22

Staff Recommendation:

1. That the request for a Certificate of Appropriateness to construct a new two-story structure be approved subject to conditions set out in the staff report with the finding that the implementation of the conditions would enable the work to be consistent with Sections 51P-87.111(a)(1) of the Winnetka Heights Historic District Ordinance, the standards in City Code Section 51A-4.501(g)(6)(C)(i)(bb), and the recommended preservation guidance related to Settings within districts/neighborhoods as set out in the Secretary of the Interior's Standards for the Treatment of Historic Properties.
2. That the request for a Certificate of Appropriateness to install a wood fence be approved with the finding that the proposed is consistent with Sections 51P-

10. 116 S ROSEMONT AVE

Winnetka Heights Historic District
CA212-299(MGM)
Murray G. Miller

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87.111(b)(2)(A), (B), (C)(ii), (D), and (G) of the Winnetka Heights Historic District Ordinance.

Task Force Recommendation:

1. That the request for a Certificate of Appropriateness to construct a new two-story structure be denied without prejudice. Front entry garage, exterior stair, windows and detailing, proportion appear to be in keeping with character of main structure. Provide enlarged details, dimensions in elevation and section for window sashes, trim, sill, extended roof awning brackets, stair structure, treads, balusters, and top rail. This information is important in proving that it matches.
2. The Task Force did not provide a recommendation because there was not enough information on fence to provide comments (recommendation). Provide stain, board size, height, and site plan with fence location.

After the Task Force meeting, the applicant provided additional documentation on fence location, dimensions, and materials and submitted revised drawings including additional architectural details.

Request:

1. A Certificate of Appropriateness to replace a 6 ft wood fence with 6 ft cedar fence in the same location.
2. A Certificate of Appropriateness to retain Oakridge Black composite shingle roof on primary structure.

Applicant: Tetelestal Renovation

Application Filed: 5/5/22

Staff Recommendation:

1. That the request for a Certificate of Appropriateness to replace existing 6 ft wood fence with 6 ft cedar fence in the same location be approved in accordance with the specifications dated 06/06/2022 with the condition that the fence does not screen all or any portion of a significant architectural feature of a main building on the same or an adjacent lot with the finding that the proposed work will therefore be consistent with the Winnetka Heights preservation criteria Sections 51P-87.111(b)(2)(A), (B), (C)(ii), (D), and (G) for fences and the standards in City Code Section 51A-4.501(g)(6)(C)(i) for contributing structures.
2. That the request for a Certificate of Appropriateness to retain Oakridge Onyx Black composite shingle roof on

11. 200 N ROSEMONT AVE

Winnetka Heights Historic District
CA212-338(SB)
Scott Bellen

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primary structure be approved. The proposed work is consistent with the Winnetka Heights preservation criteria Sections 51P-87.111(a)(3), (8)(E), and (14)(B) and is consistent with the standards in City Code Section 51A-4.501(g)(6)(C)(i) for contributing structures.

Task Force Recommendation:

1. That the request for a Certificate of Appropriateness to replace 6 ft wood fence with 6 ft wood fence be denied without prejudice. Fence appears to be in keeping with style and character of neighborhood. Front fence is within rear 50% of length of house. However, the application lacks site plan / survey with contextual clues, photos of interior side elevation and non-compliant interior side yard fence location.
2. That the request for a Certificate of Appropriateness to retain Oakridge Black roof on primary structure be denied without prejudice because the roof color is proposed as Oakridge Black which is not a historic wood shake stain color.

Request:

A Certificate of Appropriateness to paint primary residence with Sherwin Williams "Extra White" (SW7006) for body and trim and "Black Emerald" (SW2736) for the accent color only on the window sashes.

Applicant: Sarmiento, Francisco

Application Filed: 5/5/22

Staff Recommendation:

That the request for a Certificate of Appropriateness to paint primary residence with Sherwin Williams "Extra White" (SW7006) for body and trim and "Black Emerald" (SW2736) for the accent color only on the window sashes be denied without prejudice. The proposed work is inconsistent with the Winnetka Heights preservation criteria Section 51P-87.111(a)(3); inconsistent with the standards in City Code Section 51A-4.501(g)(6)(C)(i) for contributing structures; and inconsistent with the recommended preservation guidance related to Settings within districts/neighborhoods as set out in the Secretary of the Interior's Standards for the Treatment of Historic Properties.

Task Force Recommendation:

That the request for a Certificate of Appropriateness to paint primary residence with Sherwin Williams "Extra White"

12. 310 S ROSEMONT AVE

Winnetka Heights Historic District
CA212-339(SB)
Scott Bellen

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(SW7006) for body and trim and "Black Emerald" (SW2736) for the accent color only on the window sashes be denied without prejudice because the trim color cannot match body color. Additionally, this house is a detailed and beautifully ornate architecture where earth tones and historic color palettes that accentuate detailing is warranted. There are too many white / black color schemes in neighborhood and should be relegated to simple geometry exteriors.

Request:

A Certificate of Appropriateness to Install 16 solar panels on roof.

Applicant: Freedom Solar Power- Taylor, Malaina

Application Filed: 5/5/22

Staff Recommendation:

That the request for a Certificate of Appropriateness to install 16 solar panels on roof be denied without prejudice. The proposed work is inconsistent with the Winnetka Heights preservation criteria Section 51P-87.111(a)(14)(E)(i)(aa); inconsistent with the standards in City Code Section 51A-4.501(g)(6)(C)(i) for contributing structures; and inconsistent with the recommended preservation guidance related to Settings within districts/neighborhoods as set out in the Secretary of the Interior's Standards for the Treatment of Historic Properties.

Task Force Recommendation:

That the request for a Certificate of Appropriateness to install 16 solar panels on roof is recommended for denial without prejudice because solar panels must be in the rear 50% of length of roof area. There are 4 panels that conflict with the ordinance. Applicant should provide photos from angles at street and sidewalk view to show that conflicting panels are not visible from 7th Street and Willomet Ave.

Request:

A Certificate of Appropriateness to retain Timberline HDZ roof shingles in "Charcoal" color.

Applicant: Gray, Stephen

Application Filed: 5/5/22

Staff Recommendation:

That the request for a Certificate of Appropriateness to retain Timberline HDZ roof shingles in "Charcoal" color be approved with the finding that the work is consistent with

13. 415 N WILLOMET AVE

Winnetka Heights Historic District
CA212-341(SB)
Scott Bellen

14. 119 N WINDOMERE AVE

Winnetka Heights Historic District
CA212-336(SB)
Scott Bellen

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the Winnetka Heights preservation criteria Sections 51P-87.111(a)(8)(E) and (14)(B) and meets the standards in City Code Section 51A-4.501(g)(6)(C)(i) for contributing structures.

Task Force Recommendation:

A Certificate of Appropriateness to retain Timberline HDZ roof shingles in "Charcoal" color is recommended for denial because charcoal gray is not in keeping with historic character of craftsman houses that are meant to emulate wood shake material and appropriate stain colors.

After the Task Force meeting, the applicant provided additional documentation on other houses in the neighborhood for which charcoal or dark colored roof shingles have been granted approval.

15. 610 W JEFFERSON BLVD

Laura Groves van Onna

Hold a public hearing to consider initiation of historic designation process for 610 W Jefferson Blvd.

Owner: SANCHEZ & SANCHEZ LLC

16. 3111 N WINNETKA AVE

Laura Groves van Onna

Hold a public hearing to consider initiation of historic designation process for 3111 N Winnetka Ave

Owner: WESLEY RANKIN COMMUNITY CENTER INC

OTHER BUSINESS ITEMS:

Approval of Minutes – May 2, 2022

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]