



City of Colorado Springs

City Administration
Building
30 South Nevada Ave,
Suite 102

Meeting Minutes - Final Historic Preservation Board

Monday, October 3, 2022

4:30 PM

City Administration Building
30 S Nevada Avenue, Suite 102

1. Call to Order and Roll Call

Board Member Lobello joined the meeting after the minutes were voted on and attended the rest of the meeting via MS Teams.

Present: 4 - Chair Lowenberg, Board Member Hines, Vice Chair Wardwell and Alternate Gullickson

Excused: 4 - Board Member Smith, Board Member Lobello, Board Member Musick and Board Member Baumgartner

2. Approval of the Minutes

2.A. [HPB 22-620](#) Minutes for the August 1, 2022, Historic Preservation Board meeting.

Presenter:

Christine Lowenberg, Chair of the Historic Preservation Board

Attachments: [HPB_Minutes_08.01.22_draft](#)

Motion by Board Member Hines, seconded by Vice Chair Wardwell, to approve the minutes for the August 1, 2022, Historic Preservation Board meeting. The motion passed by a vote of 4:0:3:0

Aye: 4 - Chair Lowenberg, Board Member Hines, Vice Chair Wardwell and Alternate Gullickson

Absent: 4 - Board Member Smith, Board Member Lobello, Board Member Musick and Board Member Baumgartner

3.A. Communications

William Gray - Senior Planner

Saving Places Conference: Bill Gray presented. Invited Board Members to attend conference in Boulder, CO, February 8th through 10th.

ReTool: Morgan Hester presented. Invited to provide Board recommendations as of November meeting. Board provided comment. Decided they wanted to revisit at November meeting with limited time slot of fifteen minutes.

Board Member Lobello joined the meeting after the minutes were voted on and attended the rest of the meeting via MS Teams.

3.B. Citizen Comments

Tim Boddington: Based on where ReTool is going and the component of the Historic Preservation Alliance, there is a lot that involves this Board that will have you keenly invested in how things will go. I think it will be efficacious for you to know it. Your role in rewriting it is important, and you need to understand it.

Dianne Bridges: We had some comments on ReTool as it pertains to the Historic Neighborhood Partnership. If you're interested in seeing our comments, then Bill will forward them on to you.

4. CONSENT CALENDAR

These items will be acted upon as a whole, unless a specific item is called for discussion by a Commissioner/Board Member or a citizen wishing to address the Commission or Board. (Any items called up for separate consideration shall be acted upon following the Consent Vote.)

- 4.A. [HIST-22-000](#)
[2](#) A Report of Acceptability for a greenhouse addition on the south side of the existing residence located at 1320 Wood Avenue.

(Quasi-Judicial)

Presenter:

William Gray, Senior Planner, Planning & Community Development Department

Attachments: [Staff Report_1320 Wood Greenhouse Addition](#)

[Project Statement](#)

[Site Plan](#)

[Elevation & Floor Plans](#)

[7.5.1605.C](#)

[ONE HP Overlay Zone Design Standards](#)

This Planning Case was approved on the Consent Calendar.

- 4.B. [HIST-22-000](#)
[3](#) A Report of Acceptability for a new detached garage located at 1623 North Tejon Street.

(Quasi-Judicial)

Presenter:

William Gray, Senior Planner, Planning & Community Development Department

- Attachments:** [Staff Report 1623 N Tejon Detached Garage ROA 09292022](#)
[Project Statement](#)
[Site Plan](#)
[Detached Garage Plan](#)
[Photographs](#)
[Vicinity Map](#)
[7.5.1605.C](#)
[ONE HP Overlay Zone Design Standards](#)

This Planning Case was approved on the Consent Calendar.

- 4.C. [HIST-22-000](#) A Report of Acceptability for a new door on the rear elevation of the
[4](#) existing residence located at 1624 N Cascade Avenue.

(Quasi-Judicial)

Presenter:
William Gray, Senior Planner, Planning & Community Development
Department

- Attachments:** [Staff Report 1624 N Cascade Kitchen Remodel ROA 09292022](#)
[Project Statement](#)
[Site Plan](#)
[Remodel Plan](#)
[Door Schedule](#)
[Photographs](#)
[Vicinity Map](#)
[7.5.1605.C](#)
[ONE HP Overlay Zone Design Standards](#)

This Planning Case was approved on the Consent Calendar.

Approval of the Consent Agenda

Motion by Vice Chair Wardwell, seconded by Board Member Hines, that all matters on the Consent Calendar be passed, adopted, and approved by unanimous consent of the members present. The motion passed by a vote of 4:0:3:0

Aye: 5 - Board Member Lobello, Chair Lowenberg, Board Member Hines, Vice Chair Wardwell and Alternate Gullickson

Absent: 3 - Board Member Smith, Board Member Musick and Board Member Baumgartner

5. ITEMS CALLED OFF CONSENT

6. NEW BUSINESS CALENDAR -None

7. PRESENTATIONS/UPDATES

8. Adjourn