



Agenda Item #: 2

Project Title: 826 Williamson St - Demolition of an existing commercial structure and construction of a new mixed-use structure in the Third Lake Ridge Hist. Dist.; 6th Ald. Dist.

Legistar File ID #: 75230

Prepared By: Heather Bailey, Preservation Planner

Members: Present: Richard Arnesen, Edna Ely-Ledesma, Molly Harris, Katie Kaliszewski, David McLean, Maurice Taylor, and Ald. Bill Tishler. Arnesen recused himself from this item.

Summary

Jacob Morrison, registering in support and wishing to speak
Kevin Burow, registering in support and available to answer questions
Tyler Krupp, registering in support and available to answer questions
Matthew Tills, registering in support and available to answer questions
Lindsey Lee, registering in support and available to answer questions
Jonathan Stevens, registering in support and available to answer questions
Kris Warren, registering in support and not wishing to speak

Kaliszewski opened the public hearing.

Bailey provided background information on the proposed project to demolish the existing commercial structure and construct a new mixed-use structure.

Jacob Morrison, project representative, described the changes made to the proposed plans since the last presentation to the Landmarks Commission, including widening some windows, changing the direction of the residential stoops, and breaking down the massing. They said the project team listened to the commission's comments and made those updates in response.

McLean thanked the project team for listening to the commission's concerns and said the building was comfortable to look at. He asked why the residential stairs were proud of the planter boxes rather than bringing the planter boxes out to match. Morrison said the planters and stoops are out as far as they can be with the required setbacks.

Kaliszewski asked if there were any other concerns about staff's recommended conditions of approval. Morrison said there were no concerns. They explained that they worked with staff to hone in on things that were important to the commission, and they were aware they need to come back to details like lighting. They said that staff's comments were on point, and the additional designs and specifications they need to supply will be minor changes to the overall building.

Kaliszewski closed the public hearing.

Action

A motion was made by Tishler, seconded by Ely-Ledesma, to Approve the request for the Certificate of Appropriateness with the conditions that final lighting and building designs showing mechanicals be provided to staff for administrative approval, materials specs be updated to show smooth-surfaced or wire-brushed appearance for

wood-appearing materials, and complete photo documentation of the existing structure be provided prior to demolition. The motion passed by voice vote/other. Arnesen recused himself from the vote.