

Burlington Design Advisory Board

Department of Permitting and Inspections

645 Pine Street

Burlington, VT 05401

<http://www.burlingtonvt.gov/DPI/Boards/Design-Advisory-Board/>

Telephone: (802) 865-7188

Ron Wanamaker, Chair

Emily Morse, Vice Chair

Ricky Martin

Gabriel Stadecker

Jay White

Kathleen Ryan, Alternate

Joel Baird, Alternate



DESIGN ADVISORY BOARD

Tuesday August 13, 2024

Minutes

Present: Gabe Stadecker, Ricky Martin, Emily Morse, Ron Wanamaker, and Joel Baird (alternate.)

Absent: Jay White, Kathleen Ryan

Staff present: Mary O'Neil, Scott Gustin, Garret King

Guests: Sam Beall, Duncan Wisniewski Architecture; Travis Poulin and Adam Hall, CVOEO; Donal Dugan, Champlain Housing Trust; Resident neighbor of 228 North Winooski Avenue; David Farrington, City Place Partners; Patrick O'Brien, City Place Partners; Jesse Robbins, Freeman French Freeman Architects (remote); Michael Alvanos, JRMA Architects; Chuck Adams, Lewis Creek Builders; Sharon Bushor (remote.)

Agenda

Session I – 3:00 PM – 3:30 PM

ZP-24-262; 228 North Winooski Avenue (NMU, Ward 2) Champlain Housing Trust / Eli Maroscher

Proposed construction of addition to Feeding Champlain Valley facility. (Project Manager, Mary O'Neil)

Motion by Emily Morse: I move we recommend approval of the project, including partially obscured first floor windows to protect those inside. We recommend adding visual interest on the north side of the building.

2nd: Ricky Martin

Vote 5-0.

Motion carries.

Session II – 3:30 PM – 4:00 PM

ZP-24-316; 75 Cherry Street (FD6, Ward 3) CityPlace Partners, LLC / Jesse Robbins

Penthouse at 11th level. (Project Manager, Mary O'Neil)

Motion by Ricky Martin: I move we recommend approval, with consideration of changing the material or the color on the 10th floor.

2nd – Emily Morse

Vote 5-0

Motion carries.

Session III – 4:00 PM – 4:30 PM

The programs and services of the City of Burlington are accessible to people with disabilities. Individuals who require special arrangements to participate are encouraged to contact the Department of Planning & Zoning at least 72 hours in advance so that proper accommodations can be arranged. For information call 865-7188 (TTY users: 865-7142).

ZP-24-253; 93-97 North Street (NMU, Ward 3) 3G, LLC / Michael Alvanos

Proposed demolition and reconstruction of rear addition to create six new residential units for a total of nine units with associated site improvements. (Project Manager, Scott Gustin)

Motion by Ron Wanamaker: I move we table the application to allow for redesign.

Joel Baird – 2nd.

Vote 5-0.

Session IV – 4:30 PM – 5:00 PM

ZP-24-323; 59-61 Spruce Street (RM, Ward 6) Thomas Kelly / Meredith White / Lewis Creek Builders

Proposed demolition of deteriorated garage to construct a new garage matching the same footprint, height, and style. (Project Manager, Scott Gustin)

Motion by Gabe Stadecker: I move we recommend approval of the application, with a suggestion to look at the thinness of the historic roof and whether rafter tails could be included on the garden side,

2nd: Joel Baird.

Vote 4-0 (EM recused)

Motion carries.

Adjournment PM