

HISTORIC AND DESIGN REVIEW COMMISSION

June 21, 2017

HDRC CASE NO: 2017-282
ADDRESS: 135 E COMMERCE ST
LEGAL DESCRIPTION: NCB 106 BLK LOT 35 (WITTE BUILDING I SUBD)
ZONING: D, HE, RIO-3
CITY COUNCIL DIST.: 1
LANDMARK: Witte Building
APPLICANT: Andrew Douglas/Douglas Architects
OWNER: 135 E Commerce LLC
TYPE OF WORK: Construction of an elevator tower addition
REQUEST:

The applicant is requesting a Certificate of Appropriateness for approval to:

1. Modify the exterior staircase to directly connect to the River Walk. Direct access to the River Level Terrace of the Witte Building from E Commerce will no longer be provided.
2. Construct an elevator addition to the west side of the historic structure to be clad with stone cladding.
3. Remove the proposed metal balconies at the street level, second level and third floor balconies at all locations other than the proposed stair's landings. The rear balconies will remain.
4. Reduce the number and size of window openings on the west façade of the Witte Building.

APPLICABLE CITATIONS:

7. Architectural Features: Porches, Balconies, and Porte-Cocheres

A. MAINTENANCE (PRESERVATION)

- i. Existing porches, balconies, and porte-cocheres*—Preserve porches, balconies, and porte-cocheres. Do not add new porches, balconies, or porte-cocheres where not historically present.
- ii. Balusters*—Preserve existing balusters. When replacement is necessary, replace in-kind when possible or with balusters that match the originals in terms of materials, spacing, profile, dimension, finish, and height of the railing.
- iii. Floors*—Preserve original wood or concrete porch floors. Do not cover original porch floors of wood or concrete with carpet, tile, or other materials unless they were used historically.

B. ALTERATIONS (REHABILITATION, RESTORATION, AND RECONSTRUCTION)

- i. Front porches*—Refrain from enclosing front porches. Approved screen panels should be simple in design as to not change the character of the structure or the historic fabric.
- ii. Side and rear porches*—Refrain from enclosing side and rear porches, particularly when connected to the main porch or balcony. Original architectural details should not be obscured by any screening or enclosure materials. Alterations to side and rear porches should result in a space that functions, and is visually interpreted as, a porch.
- iii. Replacement*—Replace in-kind porches, balconies, porte-cocheres, and related elements, such as ceilings, floors, and columns, when such features are deteriorated beyond repair. When in-kind replacement is not feasible, the design should be compatible in scale, massing, and detail while materials should match in color, texture, dimensions, and finish.
- iv. Adding elements*—Design replacement elements, such as stairs, to be simple so as to not distract from the historic character of the building. Do not add new elements and details that create a false historic appearance.
- v. Reconstruction*—Reconstruct porches, balconies, and porte-cocheres based on accurate evidence of the original, such as photographs. If no such evidence exists, the design should be based on the architectural style of the building and historic patterns.

10. Commercial Facades

A. MAINTENANCE (PRESERVATION)

- i. Character-defining features*—Preserve character-defining features such as cornice molding, upper-story windows, transoms, display windows, kickplates, entryways, tiled paving at entryways, parapet walls, bulkheads, and other features that contribute to the character of the building.
- ii. Windows and doors*—Use clear glass in display windows. See Guidelines for Architectural Features: Doors, Windows,

and Screens for additional guidance.

iii. Missing features—Replace missing features in-kind based on evidence such as photographs, or match the style of the building and the period in which it was designed.

iv. Materials—Use in-kind materials or materials appropriate to the time period of the original commercial facade when making repairs.

B. ALTERATIONS (REHABILITATION, RESTORATION, AND RECONSTRUCTION)

i. New features—Do not introduce new facade elements that alter or destroy the historic building character, such as adding inappropriate materials; altering the size or shape of windows, doors, bulkheads, and transom openings; or altering the facade from commercial to residential. Alterations should not disrupt the rhythm of the commercial block.

ii. Historical commercial facades—Return non-historic facades to the original design based on photographic evidence. Keep in mind that some non-original facades may have gained historic importance and should be retained. When evidence is not available, ensure the scale, design, materials, color, and texture is compatible with the historic building. Consider the features of the design holistically so as to not include elements from multiple buildings and styles.

Historic Design Guidelines, Chapter 3, Guidelines for Additions

2. Massing and Form of Non-Residential and Mixed-Use Additions

A. GENERAL

i. Historic context—Design new additions to be in keeping with the existing, historic context of the block. For example, additions should not fundamentally alter the scale and character of the block when viewed from the public right-of-way.

ii. Preferred location—Place additions at the side or rear of the building whenever possible to minimize the visual impact on the original structure from the public right of way. An addition to the front of a building is inappropriate.

iii. Similar roof form—Utilize a similar roof pitch, form, and orientation as the principal structure for additions, particularly for those that are visible from the public right-of-way.

iv. Subordinate to principal facade—Design additions to historic buildings to be subordinate to the principal facade of the original structure in terms of their scale and mass.

v. Transitions between old and new—Distinguish additions as new without distracting from the original structure. For example, rooftop additions should be appropriately set back to minimize visibility from the public right-of-way. For side or rear additions utilize setbacks, a small change in detailing, or a recessed area at the seam of the historic structure and new addition to provide a clear visual distinction between old and new building forms.

B. SCALE, MASSING, AND FORM

i. Height—Limit the height of side or rear additions to the height of the original structure. Limit the height of rooftop additions to no more than 40 percent of the height of original structure.

3. Materials and Textures

A. COMPLEMENTARY MATERIALS

i. Complementary materials—Use materials that match in type, color, and texture and include an offset or reveal to distinguish the addition from the historic structure whenever possible. Any new materials introduced to the site as a result of an addition must be compatible with the architectural style and materials of the original structure.

UDC Section 35-672 – Neighborhood Wide Design Standards

(a) Pedestrian Circulation. Pedestrian access shall be provided among properties to integrate neighborhoods.

(5) Pedestrian Access Along the Riverwalk Pathway Shall Not Be Blocked.

A. Queuing is prohibited on the Riverwalk pathway.

B. Hostess stations shall be located away from the Riverwalk pathway so as to not inhibit pedestrian flow on the Riverwalk pathway. That is, the hostess station shall not be located in such a manner to cause a patron who has stopped at the hostess stand to be standing on the Riverwalk pathway. Pedestrian flow shall be considered "inhibited" if a pedestrian walking along the pathway has to swerve, dodge, change direction or come to a complete stop to avoid a patron engaged at the hostess stand.

C. Tables and chairs shall be located a sufficient distance from the Riverwalk pathway so that normal dining and service shall not inhibit the flow of pedestrian traffic. See inhibited definition in subsection B. above.

(p) New Elevator and Building Access. In order to prevent queuing and inhibition of pedestrian flow on the Riverwalk pathway, a landing that is at minimum six (6) feet in depth shall be provided between an elevator or building access point or doorway and the Riverwalk pathway. The width of the landing shall further comply with ADA (Americans with Disabilities Act) and/or TAS (Texas Accessibility Standards) requirements.

FINDINGS:

- a. On October 16, 2013, the applicant received conceptual approval to rehabilitate the existing structure at 135 E Commerce, known as the Witte Building. Included in this conceptual approval was the restoration of the front (south) façade, the reconstruction of the historic decorative parapet wall, the removal of several rear additions, the construction of metal balconies on the north façade, the construction of a small, projecting balcony and a flat canopy at street level on the south façade and to remove an existing Hugman retaining wall and cantilevered walkway along the west side of the structure currently connecting E Commerce to an existing pedestrian bridge across the main river channel and construct a new pedestrian stair from E Commerce to the River Walk below. Stipulations for this approval included more detail be presented for final approval regarding the materials and installation method for the proposed balconies and the proposed street facing canopy.
- b. On December 3, 2014, the applicant received conceptual approval install a public/private elevator located in the southwest corner of the property. The applicant stated at that time that the proposed elevator would serve visitors to the San Antonio River Walk as well patrons of the Witte Building and that the owner was pursuing continual public access to the elevator. Stipulations for this approval included that the owner and operator of the proposed elevator offer continual elevator access to the public in order to facilitate pedestrian traffic from E Commerce to the River Walk level below, that the applicant address and provide more information regarding potential queuing at the elevator entrance on the River Walk level and that the applicant explore alternatives regarding the overall design and materials to mitigate the blocked view from the Witte Building's third story window, the use of complementary materials and the inclusion of a canopy (this canopy is not to be confused with the proposed and conceptually approved canopy attached to the existing structure's E Commerce façade).
- c. At the July 15, 2016, HDRC hearing, the HDRC approved the design with the stipulations that the applicant coordinate with the City of San Antonio Center City Development & Operations Department regarding public access to the proposed elevator and that an archaeological investigation is required.
- d. This request was reviewed by the Design Review Committee on September 14, 2016, where committee members asked questions regarding the proposed stair circulation at the river level, the distance between the stair and elevator for a pedestrian path, proposed materials for both the stair and elevator tower and proposed landscaping materials for the green screen. Committee members expressed concern regarding the success of a proposed green screen, the materials used for the proposed elevator and stair tower and the queuing of pedestrians at the elevator entrance on the River Walk level.
- e. This request was reviewed a second time by the Design Review Committee on October 12, 2016. At that meeting, committee members discussed the updated proposals to the green screen, questioned the elevator's door orientation, noted that the stair seemed to be an intrusion on the River Walk and asked questions regarding the existing circulation at the River Walk level.
- f. The request for conceptual approval of the proposed design modifications noted in finding d and e was heard by the HDRC on November 2, 2016. At that time, the elevator structure predominately featured an exposed steel frame construction with "green" screen plantings facing E Commerce Street.
- g. Following the conceptual approval, the applicant participated in a number of consultations with Texas Historical Commission and National Park Service staff regarding the project's eligibility for State and Federal Historic Tax Credits. After receiving comments, the applicant's current proposal removes the previously-approved vegetation screen from the proposed elevator tower and has proposed a new cladding system. Staff supports the efforts of the applicant to utilize historic tax credits for the rehabilitation of this property. The Witte Building is positioned prominently on the River Walk at an important pedestrian access point. With the proposed modifications to the previously-approved design, there is new concern with the visual dominance of the new elevator on the River Walk.
- h. **ELEVATOR CLADDING** – In order to provide a cladding material that relates to the exterior materials of the Witte Building, the applicant has proposed the addition of cast-stone cladding with limited glass fenestrations per recommendation by the THC. With the additional cladding, the elevator now obstructs views of the Witte

Building and is more visually massive on the street. Staff finds that the previous exposed steel frame allowed for greater transparency and a lighter appearance. According to the historic design guidelines, new additions should be visually subordinate to the historic building and distinguishable as a contemporary element without distracting from the original structure. Staff does not find that the currently-proposed elevator is successful in this aspect. The applicant, in consultation with the THC, should explore additional options which increase the amount of fenestration and overall transparency and reduce the visual impact of the masonry cladding system. For example, portions of masonry could be grouped at the street and river levels with a more open and transparent structure at the 2nd and 3rd levels to preserve views of the Witte Building. Furthermore, while staff understands that the addition of a masonry component may result in an improved relationship between the elevator and the Witte Building, the proposed cast stone introduces a new material that is not currently found in the Witte Building. The addition of brick as a masonry component would be more consistent with the materials found in the Witte Building and would be more appropriate.

- i. **STAIR MODIFICATION** – The applicant received final approval to construct a stair that would feature a River Walk level landing that did not impede on the public right of way, nor pose a threat to the facilitation of pedestrian traffic passing by the Witte Building. At this time, the applicant has proposed the River Walk level landing to the west of the pedestrian walkway with the stair case extending over the pedestrian walkway. This design would utilize an existing planting strip and funnel pedestrian traffic between the proposed stair case and the proposed elevator tower. Staff finds that the newly proposed location of the stair landing could potentially impede the flow of pedestrian traffic in the public right of way. The applicant has previously noted that the landing requirements of six (6) feet in depth between the elevator or building access point and the River Walk pathway has been met; however, the applicant should provide a dimensioned drawing to staff for verification.
- j. **ELEVATOR TOWER HEIGHT** – The applicant has proposed to construct the elevator tower addition to be less than the height of the primary historic structure, the Witte Building. Originally, the proposed elevator tower was to feature a reduced height as to not obscure historic window openings on the west façade of the Witte Building; however, it has since been increased in height and was conceptually approved at this increased height. At its current height of thirty-three (33) feet, staff the elevator tower appropriate; however, staff has concerns regarding the visual weight massing that will be exposed with the newly proposed stone cladding system.
- k. **ELEVATOR MODIFICATION** – Previously, staff noted that an elevator which featured an entrance facing the pedestrian right of way at the Riverwalk level would promote queuing in the public right of way, which is prohibited by the UDC Section 35-672(a)(5). Additionally per UDC Section 35-672(p) a landing that is at minimum six (6) feet in depth shall be provided between an elevator or building access point or doorway and the River Walk pathway. The width of the landing shall further comply with ADA (Americans with Disabilities Act) and/or TAS (Texas Accessibility Standards) requirements. As noted in finding h, the applicant is to provide documents to staff noting that this requirement has been met. If the applicant is unable to meet this requirement, a variance will be required.
- l. **WINDOW MODIFICATIONS** – The applicant has proposed to reduce the size of the proposed window openings to match existing window openings as well as to reduce the overall amount of proposed window openings. Staff finds this modification to the previously approved design appropriate given that no historic elements will be negatively impacted.
- m. **BALCONY MODIFICATIONS** – The applicant has proposed to remove all balconies from the west façade with the exception of balconies used in coordination with the proposed stair. Staff finds that the removal of the proposed balconies is appropriate given that no historic elements will be negatively impacted.
- n. **ARCHAEOLOGY** – **ARCHAEOLOGY**- The property is within the River Improvement Overlay District and the Spanish Colonial Potrero. In addition, it is adjacent to the San Antonio River and the Main and Military Plazas National Register of Historic Places District. The project area is also in close proximity to previously recorded archaeological sites 41BX483 and 41BX984. Furthermore, a review of historic archival maps places structures within or adjacent to the property as early as 1767. Thus, the property may contain sites, some of which may be significant. Therefore, archaeological investigations shall be required for the project area. The archaeology consultant should submit the scope of work to the Office of Historic Preservation (OHP) for review and approval prior to beginning field efforts.

RECOMMENDATION:

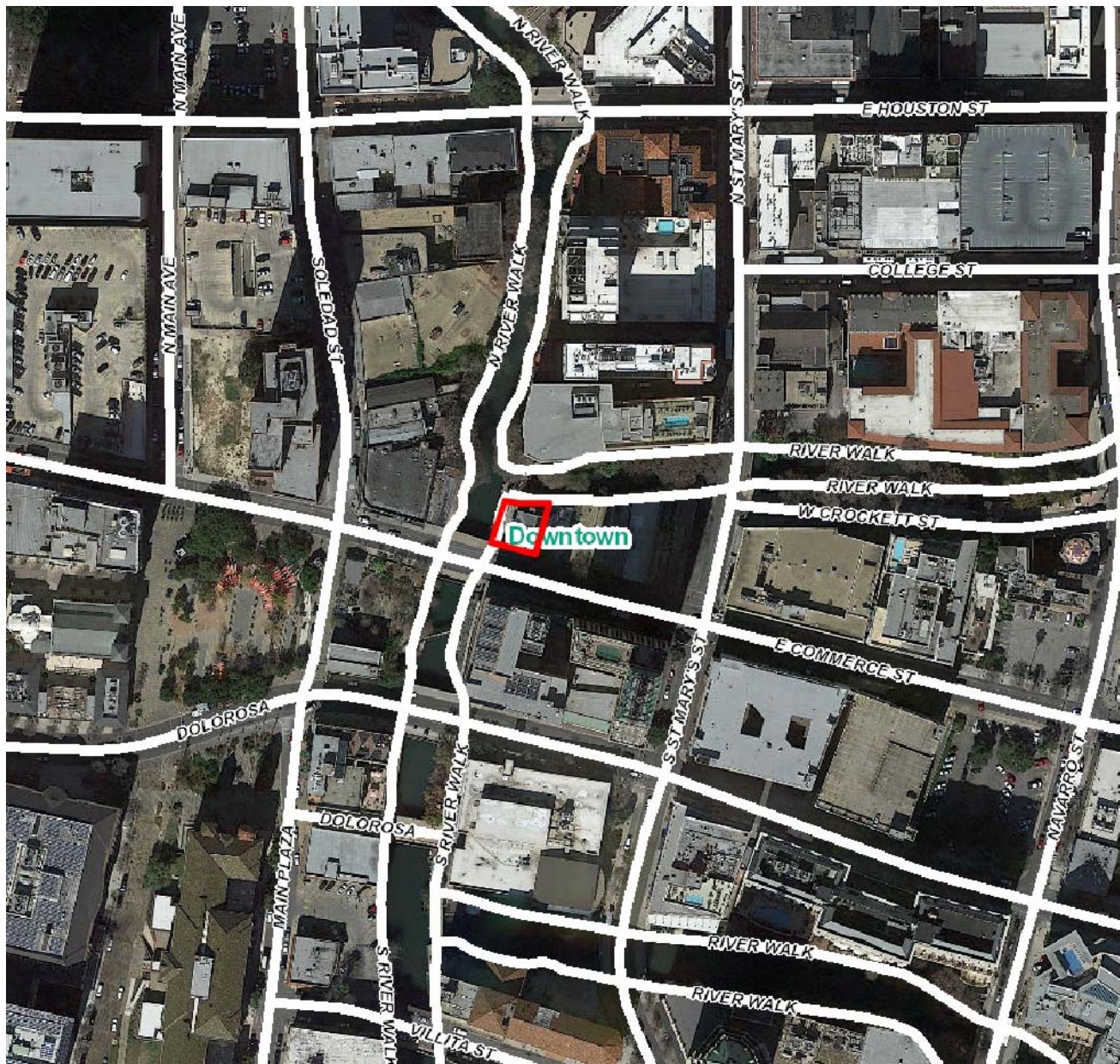
Staff does not recommend approval at this time. Staff recommends that the proposed masonry cladding system of the elevator be greatly reduced in order to maintain a predominately transparent appearance. Staff also recommends that a more compatible masonry component, such as brick, be explored. Staff supports the applicant's efforts and will work diligently with the THC to reach a design solution that is respectful of this sensitive location and maintains project's

eligibility for historic tax credits.

ARCHAEOLOGY- Archaeological investigations are required. The archaeological scope of work should be submitted to the OHP archaeologists for review and approval prior to beginning field efforts. The development project shall comply with all federal, state, and local laws, rules, and regulations regarding archaeology.

CASE MANAGER:

Edward Hall



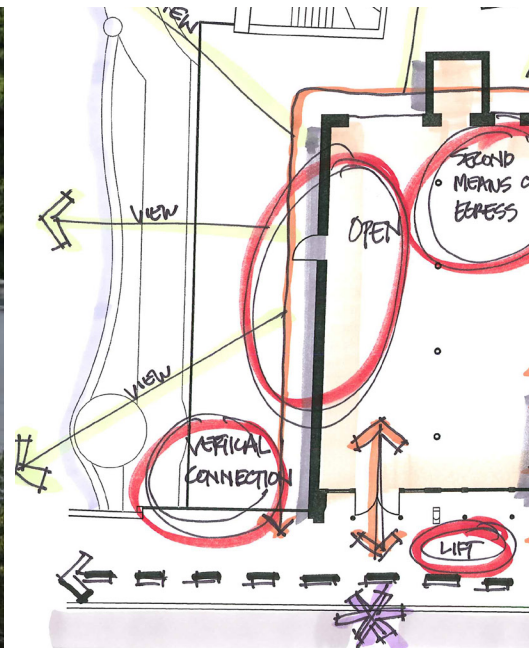
Flex Viewer

Powered by ArcGIS Server

Printed: Jun 13, 2017

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WITTE BUILDING

135 EAST COMMERCE

HISTORIC DESIGN REVIEW COMMITTEE PRESENTATION

JUNE 21, 2017

DOUGLAS ARCHITECTS





PREVIOUSLY APPROVED WEST ELEVATION - GREEN SCREEN



PROPOSED WEST ELEVATION - STONE CLADDING SYSTEM





LEGEND

- | | | | |
|------------------------|--------------------------------|-------------------------------|--|
| 1 REMOVAL OF BALCONIES | 2 STONE PANEL CLADDING SYSTEM | 3 REVISED COMMERCE ST STAIR | 4 PUBLIC ACCESS DIRECTLY TO/FROM RIVERWALK |
| 5 TERRACE STAIR | 6 REDUCED WINDOW SIZE & AMOUNT | 7 MODIFIED TERRACE GUARD RAIL | 8 GATE ACCESS |
| 9 EXTERIOR CANOPY | 10 PLANTER BOXES | | |











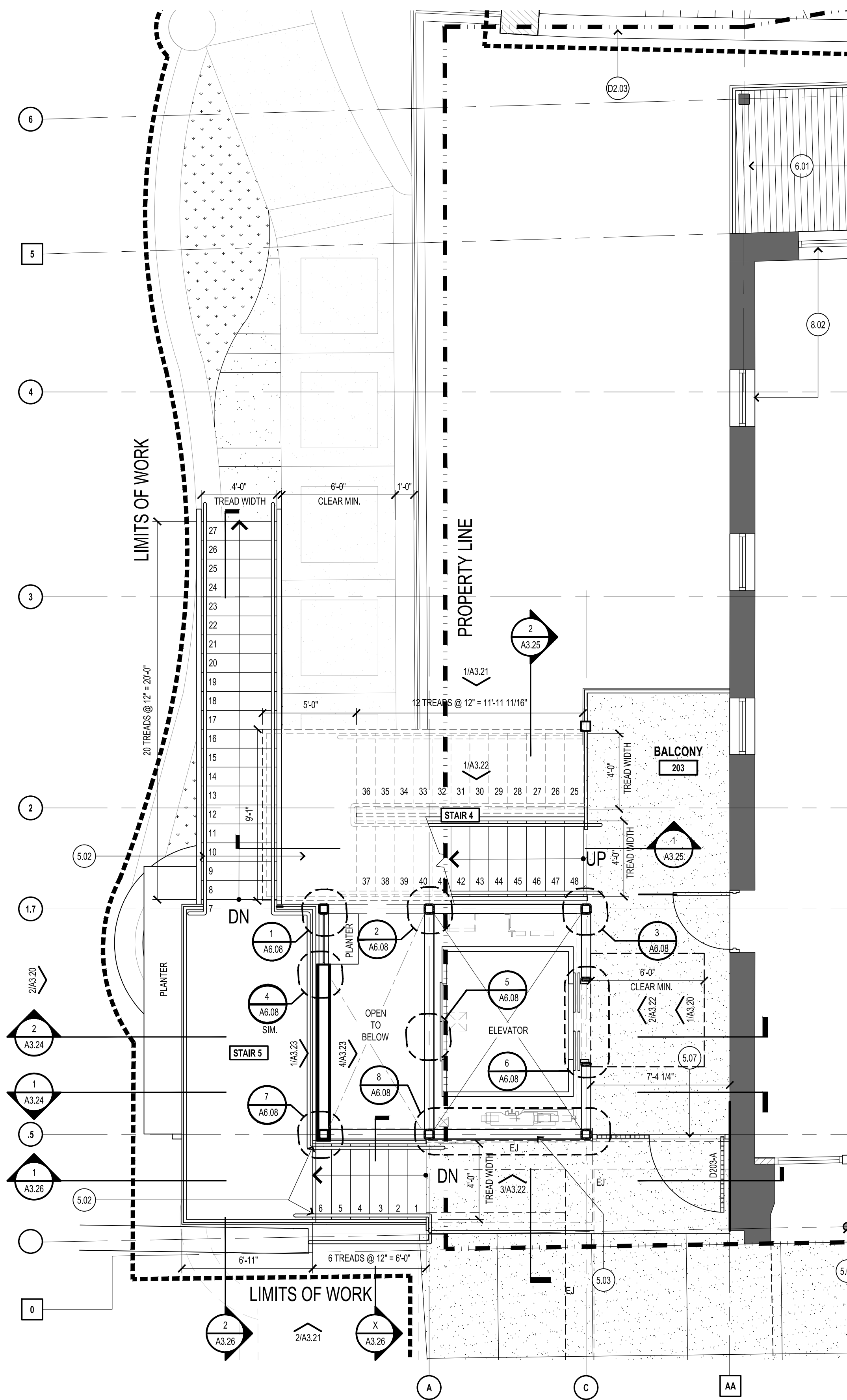
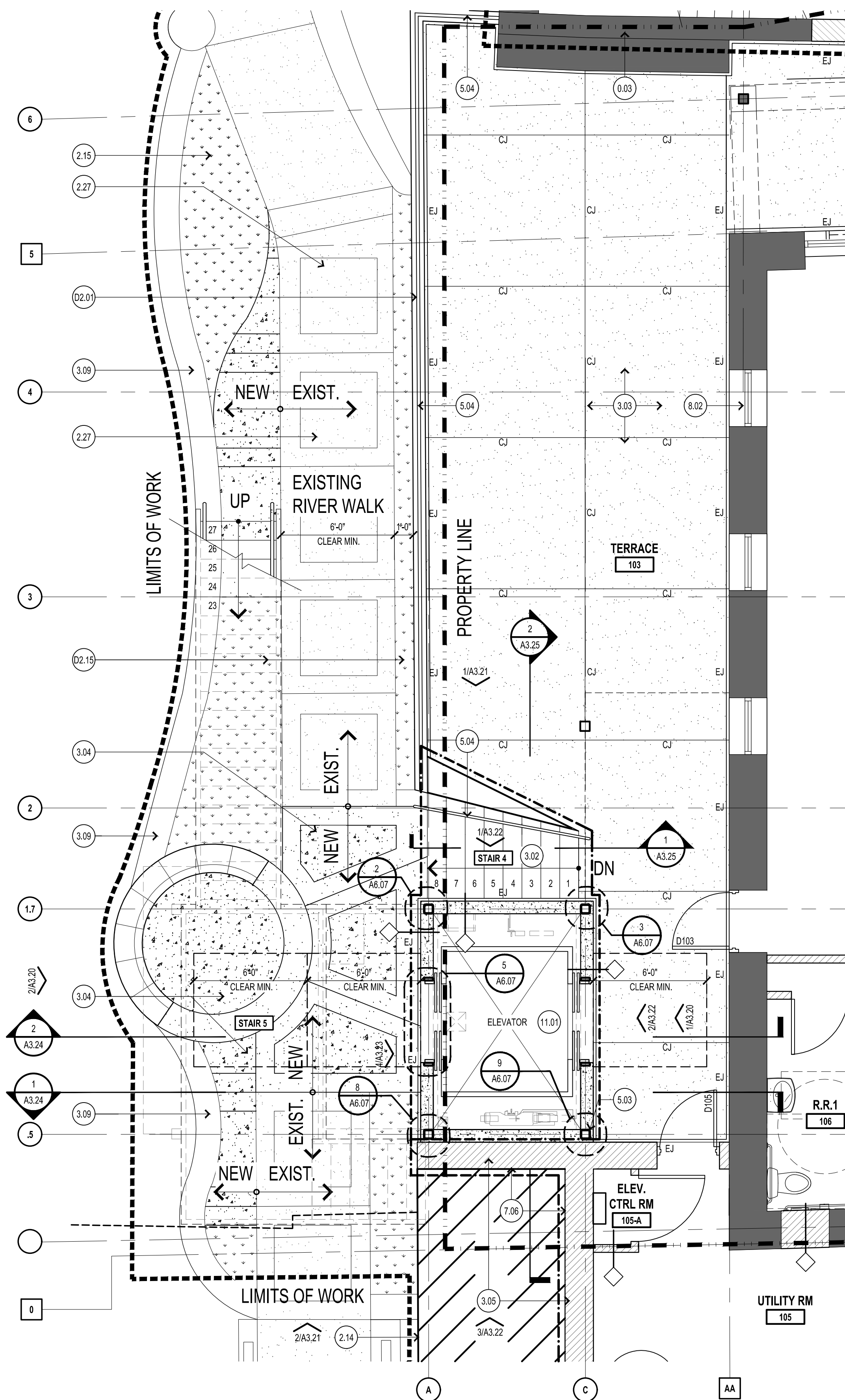












Project

WITTE BUILDING
RENOVATION

135 E. Commerce
San Antonio, TX 78205

Architect of Record

DOUGLAS ARCHITECTS

1320 East Houston, Suite 102
San Antonio, Texas 78205

Contact: Maureen Cavazos
T: 210.226.5500
E: mcavazos@douglasarchitects.net
www.douglasarchitects.net

Structural

LUNDY & FRANKE ENGINEERING, INC.

Contact: Shawn Franke
549 Heimer Dr.
San Antonio, TX 78232
T: 210.979.7900
E: franke@lundyfranke.com

RICCA DESIGN STUDIOS

Contact: Ted Doynals
11 Duskview Lane
EdgeCliff Village, TX 78105
T: 816.615.9135
E: tdoynals@ricca.com

Architect's Seal

No.	Date	Issue / Revision:
1	Apr 23, 2015	Permit Issuance
2	June 9, 2017	Review Progress Set

Architect

Drawn By _____

1315
 Issuance (Date)

EXT. ELEVATOR ELEVATIONS

SHEET NUMBER

DIVISION 02 EXISTING CONDITION

- 2.23 PROVIDE REQUIRED SHORING AT THIS LOCATION PRIOR TO DEMOLITION (REF. STRUCTURAL)
- 2.25 REMOVE EXISTING STONE CAP TO ALLOW FOR NEW WATER PROOFING
- 2.28 BRIDGE EXPANSION JOINT
- 2.30 REMOVE EXISTING VENT PIPE
- 2.31 NORTH & SOUTH FACADES (REF. STRUCTURAL/HISTORIC)

DIVISION 04 MASONRY

- 4.01 N/A
- 4.02 NEW Limestone FINAL / BASE (REF. HISTORIC AH3.01)
- 4.03 NEW BRICK BUTTRESS (REF. HISTORIC AH3.01)
- 4.04 NEW PARAPET (REF. HISTORIC AH3.01)
- 4.05 NEW STONE PARAPET CAP WITH THRU WALL WATERPROOFING (REF. DETAIL 08A6.05 "COPING STONE TERMINATION")
- 4.06 CLEAN AND REPOINT EXISTING STONE
- 4.07 CLEAN AND REPOINT EXISTING BRICK
- 4.08 N/A
- 4.09 NEW EXTERIOR MASONRY WALL TO MATCH EXISTING (REF. STRUCTURAL)

SECTION 06 WOOD, PLASTICS AND COMPOSITES

- 6.01 NEW WOOD BALCONY S RAILS (REF. HISTORIC/STRUCTURAL)
- 6.02 NEW WOOD STOREFRONT (REF. HISTORIC)
- 6.03 RETAIN EXISTING WOOD FRAMING FOR WALLS AS INDICATED
- 6.04 EXISTING WOOD COLUMNS TO REMAIN (REF. STRUCTURAL)
- 6.05 WOOD RAILING (REF. STRUCTURAL/HISTORIC)
- 6.06 WOOD COLUMN (REF. STRUCTURAL/HISTORIC)
- 6.07 EXISTING HISTORIC STAIR TO BE RESTORED
- 6.08 WOOD SUPPORT BEAMS AND DECKING (REF. STRUCTURAL/HISTORIC)
- 6.09 STEP FROM STAIR LANDING TO MEZZANINE STORAGE
- 6.10 EXISTING WOOD JOIST TO REMAIN
- 6.11 EXISTING WOOD BEAM

VISION OR OPENINGS

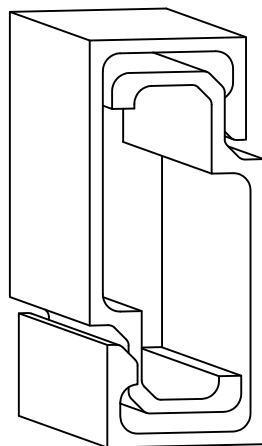
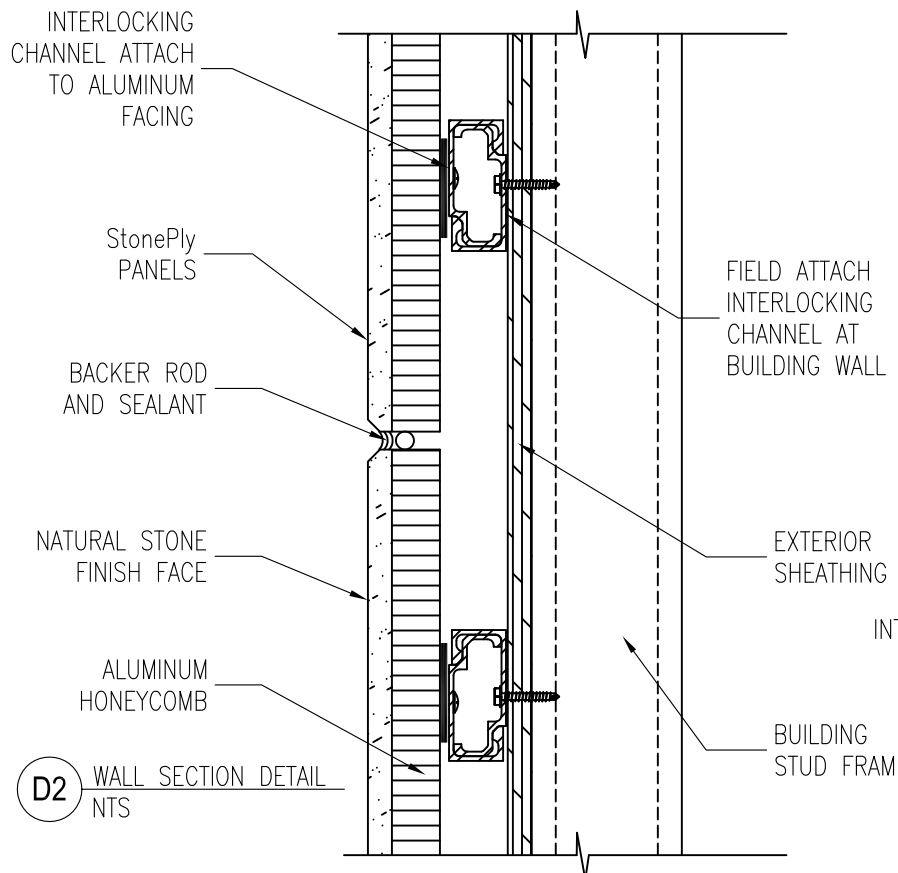
- 8.01 UTILITY CHASE
- 8.02 WINDOW AS SCHEDULED
- 8.03 NEW MASONRY OPENING WITH NEW WINDOWS AS SCHEDULED
- 8.04 NEW MECHANICAL CHASE
- 8.05 BRICK INFILL AT EXISTING OPENING, MAINTAIN REQUIRED RATING
- 8.06 NEW WOOD DOOR TO MATCH EXISTING WINDOWS
- 8.07 NEW ROOF HATCH
- 8.08 EXISTING SKYLIGHT TO BE COMPLETELY RESTORED

DIVISION 11 EQUIPMENT

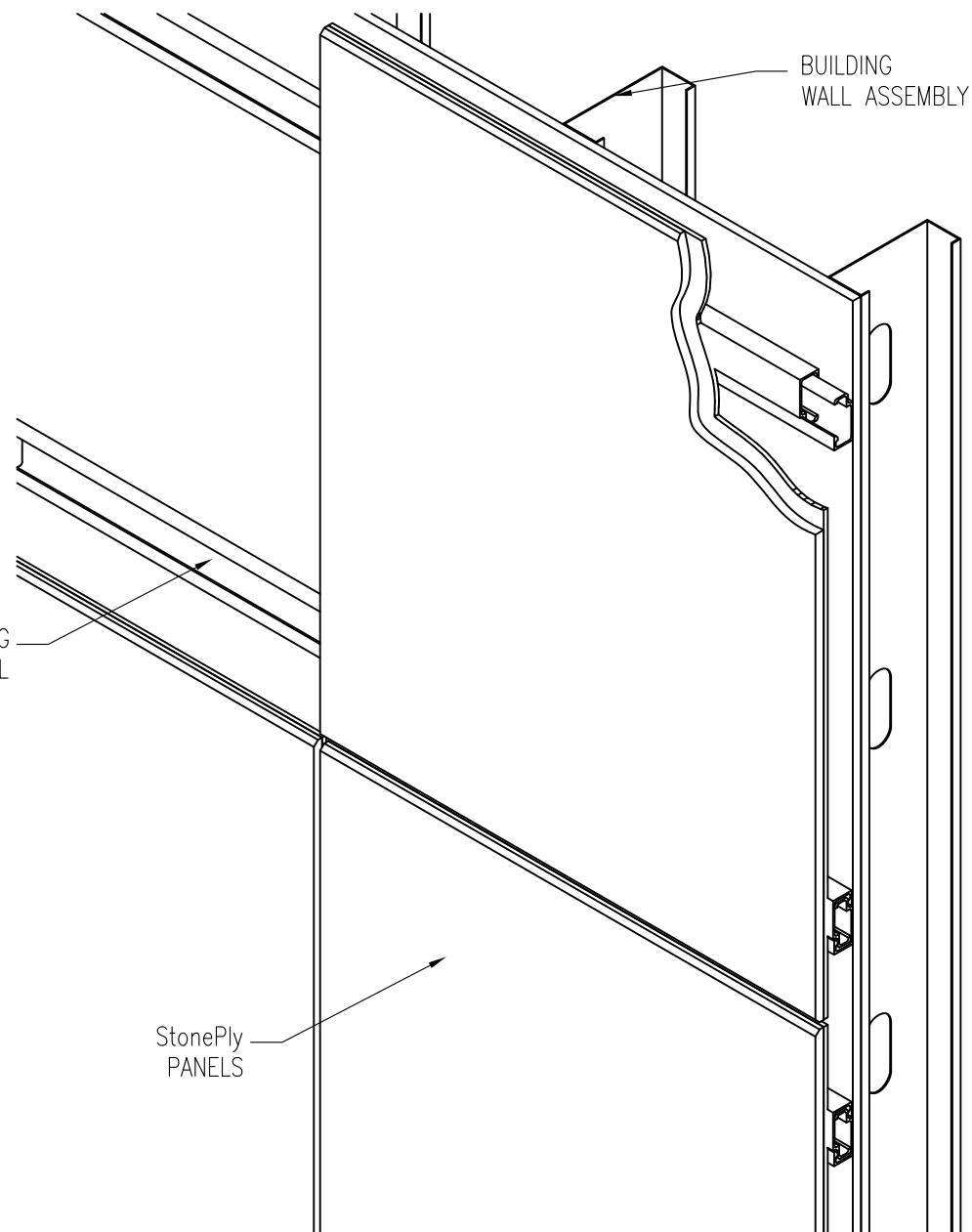
- 11.01 FOUR STOP TRACTION ELEVATOR WITH FRONT AND BACK DOOR OPERATION
- 11.02 DUMBWATER SERVICE LIFT
- 11.03 ROOF EQUIPMENT (REF. MEP)
- 11.04 HVAC DUCTWORK (REF. MECHANICAL REF TO A6.05/A6.06 FOR ROOF DET.)
- 11.05 EXHAUST HOOD (REF. KITCHEN / MECHANICAL)
- 11.06 KITCHEN EQUIPMENT DASHED (REF. KITCHEN)







INTERLOCKING CHANNEL SYSTEM

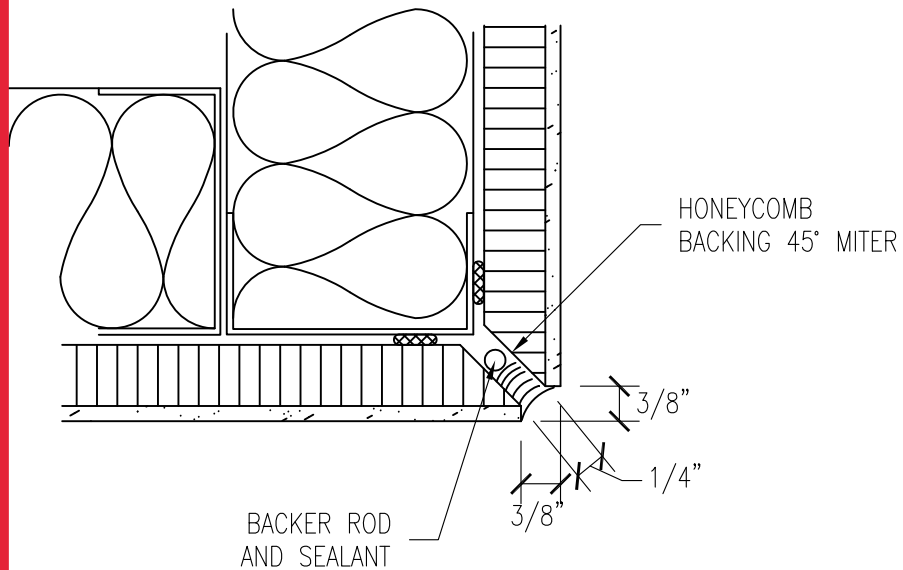


StonePly Inc.

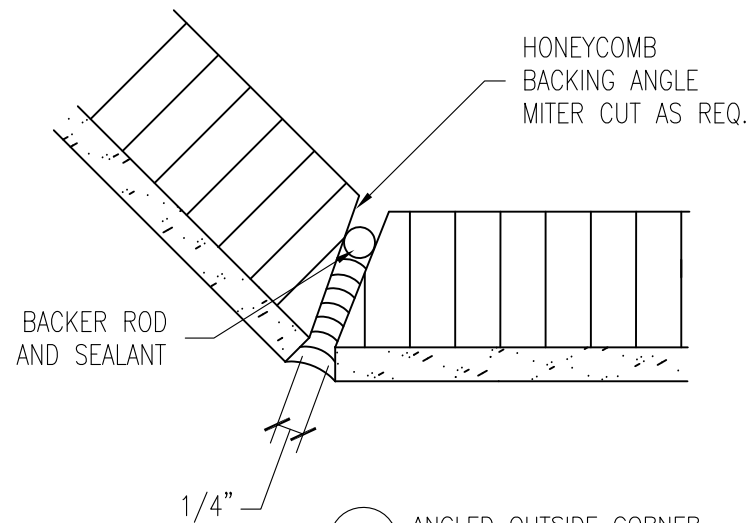
4400 Oneal St., Greenville, TX 75401 (903) 454-4630 FAX (903) 454-3642
www.stoneply.com

TITLE: INTERLOCKING CHANNEL ATTACH SYSTEM

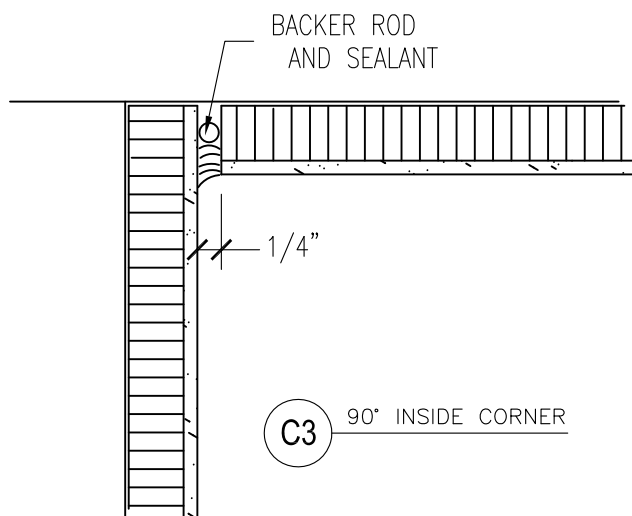
FILE NUMBER: **AGD1**



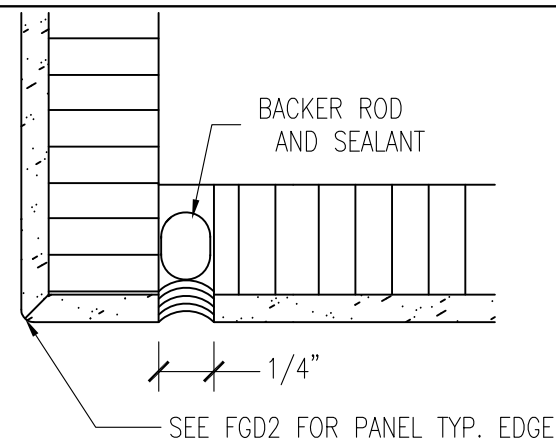
C1 90° OUTSIDE CORNER
QUIRK MITERED PANEL



C2 ANGLED OUTSIDE CORNER
QUIRK MITERED PANEL



C3 90° INSIDE CORNER



C4 FINISHED EDGE PANEL CORNER

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STONEPLY

4400 Oneal Street, Greenville, TX 75401

Phone 903.454.4630 Fax 903.454.0233

TITLE: **STONE PANELS TYPICAL CORNER**

SCALE: **AS NOTED**

DWG. SHEET: **FCD1**

Texture Options



Polished Granite

A smooth, reflective finish. The polished stone finish brings out the rich colors of the stone and enhances natural pattern and veining. Our most popular finish, as it shows off the depth and beauty of the natural stone. This finish reduces porosity of the StonePly making it more resistant to staining. Polished stone is not recommended for outdoor flooring as there is minimal slip resistance.



Flamed Granite

A rough granite finish that highlights the sparkling crystals of granite. A method consisting of torching the stone face followed by water cooling to shock the minerals in the stone. This enhances the crystal properties. Flamed panels are typically used in flooring and exterior applications. Additional weight is added with this selection due to the stone veneer needing to be thicker to handle the stress fractures caused by the thermal shock.



Honed Granite

A smooth and non-reflective finish. The honed texture reduces the vibrant color found in a polished stone leaving you with a warm, but slightly dull finish. The variations in the stone are still visible in this aesthetically pleasing selection. A popular choice for flooring and wall accents.



Sandblasted Granite

This texture is achieved by blasting the face of the stone with sand through an air gun. It produces a rough finish lighter in color than the polished finish. The stone is left with very small craters in the surface resulting in a silky, matte appearance but without the coarse and sharp protrusions of other textures.



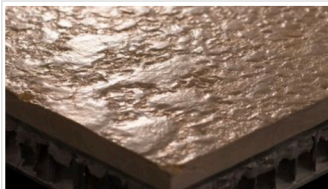
Grooved Granite

Parallel grooves sawn across the face of the stone.



Waterjet Granite

An alternative to flaming that produces a rough face while preserving the stone color. A strong water head is used to impact the face of the stone so unlike flaming, you aren't jeopardizing the integrity of your panel with this finish and can still preserve the ornamental potential.



Acid Wash Limestone

A rustic finish achieved by applying an acid bath to the stone face. When used on softer selections like marble, travertine, limestone, or sandstone, the chemical process etches away heavily at the porous stone, resulting in a beautiful, antiqued appearance. Slight changes are noted on granite but they are minimal in comparison.



Grooved Limestone

Parallel grooves sawn across the face of the stone.



Honed Limestone

Matte, consistent finish



Polished Limestone

Polished to a shine



CITY OF SAN ANTONIO
**OFFICE OF HISTORIC
PRESERVATION**

**Historic and Design Review Commission
Design Review Committee
Report & Recommendation**

DATE: MAY 30, 2017 HDRC Case# _____

ADDRESS: 135 E COMMERCE Meeting Location: 1401 S ALAMO

APPLICANT: ANDREW DOUGLAS / DOUGLAS ARCHITECTS

DRC Members present: MICHAEL GUARINO, JOHN LAFFON, ANNE-MARIE GRUBE,
PAT DIGIOVANNI

Staff present: EDWARD HALL

Others present: MAUREEN LAVAZOS, TOBIN SMITH, CHRIS HILL

REQUEST: CONSTRUCTION OF AN ELEVATOR/STAIR TOWER AT THE
WITTE BUILDING

COMMENTS/CONCERNS: MG! QUESTIONS REGARDING THE PROPOSE NEW
MASONRY CLADDING MATERIAL - CLARIFICATION NEEDED. IS! PROPOSAL
INCLUDES A LIMESTONE CLADDING. MG! PROPOSED REDSIGN IS
APPROPRIATE AND ELEGANT IN DESIGN.

COMMITTEE RECOMMENDATION: APPROVE [☒] DISAPPROVE [☐
APPROVE WITH COMMENTS/STIPULATIONS:


Committee Chair Signature (or representative)

5/30/17
Date