

City of Alamo Heights
ARCHITECTURAL REVIEW BOARD
MINUTES
December 20, 2022

The Architectural Review Board held a regular meeting at the Council Chambers of the City of Alamo Heights, located at 6116 Broadway St, San Antonio, Texas, and via Zoom with teleconference on Tuesday, December 20, 2022, at 5:30 p.m.

Members present and composing a quorum of the Board:

John Gaines, Chairman
Karl Baker
Larry Gottsman
Lyndsay Thorn
Adam Kiehne, Alternate

Members absent:

Diane Hays
Grant McFarland
Phil Solomon

Staff members present:

Lety Hernandez, Director of Community Development Services

The meeting was called to order by Chairman Gaines at 5:35 p.m.

Mr. Baker moved to approve the meeting minutes of the August 16, 2022 meeting as presented. Mr. Gottsman seconded the motion.

The motion was approved with the following vote:

FOR: Gaines, Baker, Thorn, Gottsman
AGAINST: None

Ms. Hernandez announced that the meeting minutes of the October 18, 2022 meeting were not available for review and rescheduled for the next regular meeting of January 17, 2023. No action was taken.

Case No. 891 F – Request of NBD 6401 LP, owner, represented by Mark Johnson of Balance Site Design, for the final design review of a proposed detached new commercial use building with associated parking within the existing development located at the 6400 Blk of Broadway St, also known as 6401/6403 and 6421 Broadway St, under Chapter 2 Administration for Architectural Review.

Ms. Hernandez presented the case. Evan Petersen, applicant, was present and addressed the Board.

The board asked for clarification regarding the exterior finish materials and the applicant responded followed by a discussion regarding the proposed lighting. Mr. Petersen spoke regarding the recently approved variances, specifically parking, and its impact.

Mr. Gottsman spoke regarding the community presence at the preliminary meeting in October.

Mr. Kiehne arrived and joined quorum at 5:54pm.

Mr. Baker asked for clarification regarding the prevue of the board and staff responded confirming the board would make a recommendation to Council. A discussion followed regarding compatibility and lack of consistency in the buildings along Broadway. The board commended on the design.

The applicant informed there were no plans to demolish the existing commercial buildings on the site.

Chairman Gaines opened the public hearing at 6:05pm. No one was available to speak so the public hearing was closed at 6:06pm.

At that time, Mr. Gottsman moved to recommend approval of the proposed as presented. Mr. Thorn seconded the motion.

The motion was approved with the following vote:

FOR: Gaines, Baker, Kiehne, Gottsman, Thorn

AGAINST: None

There being no further business, Mr. Gottsman moved to adjourn the meeting. Mr. Thorn seconded the motion. The meeting was adjourned at 6:06 p.m. with unanimous consent of the Board.

THE PROCEEDINGS OF THE MEETING ARE ALSO DIGITALLY RECORDED, AND THESE MINUTES ARE ONLY A SUMMARY OF THE MEETING. THESE MINUTES ARE NOT A VERBATIM TRANSCRIPT OF THE PROCEEDINGS AND DO NOT PURPORT TO INCLUDE ALL IMPORTANT EVIDENCE PRESENTED OR STATEMENTS MADE.



John Gaines, Chairman
(Board Approval)

1/17/23

Date Signed & Filed



Lety Hernandez, Director
Community Development Services