

---

**CITY OF COLUMBIA**  
**DESIGN/DEVELOPMENT REVIEW COMMISSION**  
April 20, 2023  
City Hall  
Minutes

---

**Members Present:** Robert Broom, Mary Beth Sims Branham, Chloe Jaco, Andrew Saleeby and Bruce Greenberg

**Members Absent:** Chole Jaco and Taylor Wolfe

**Staff:** Skye Robinson Barnes, Amy Moore, Rachel Walling and Elizabeth Kleinfelder

**I. CALL TO ORDER**

Meeting called to order at 4:02 PM by Vice-chairperson, Andrew Saleeby.

Roll call, quorum established.

Ms. Moore announced the deferral of case Lot on South East Side of Intersection of Park and Beaufort Streets proceeded with review of the consent agenda.

**II. CONSENT AGENDA**

**DESIGN/ HISTORIC**

1. **1407 Gladden Street** (TMS# 11414-08-04) Request for preliminary certification for the Bailey Bill and for a Certificate of Design Approval for an addition and exterior changes. *Melrose Heights/Oak Lawn Architectural Conservation District*

**STAFF RECOMMENDATIONS:**

Staff finds that the project at 1407 Gladden Street complies with Sec. 17-2.5(y) of the City Ordinance and recommends granting preliminary certification for the Bailey Bill with the following conditions:

- The project meeting or exceeding the 20% investment threshold requirements for qualified rehabilitation expenses;
- All work meeting the standards for work as outlined in Section 17-2.5(y);
- All details deferred to staff.

Staff finds that the proposed addition at 1407 Gladden Street complies with Sec. 17-2.5(y) of the City Ordinance and Sections 3 and 4 of the Melrose/Oak Lawn Architectural Conservation District guidelines and recommends granting a Certificate of Design Approval with all details deferred to staff.

2. **1205 Fairview Drive** (TMS# 11414-19-08) Request for preliminary certification for the Bailey Bill and for a Certificate of Design Approval for exterior changes. *Melrose/Oak Lawn Architectural Conservation District*

**STAFF RECOMMENDATIONS:**

Staff finds that the project at 1205 Fairview Drive complies with Sec. 17-2.5(y) of the City Ordinance and recommends granting preliminary certification for the Bailey Bill with the following conditions:

- The project meeting or exceeding the 20% investment threshold requirements for qualified rehabilitation expenses;
- All work meeting the standards for work as outlined in Section 17-2.5(y);
- All details deferred to staff.

3. **1210 Woodrow Street** (TMS# 11414-14-11) Request for a Certificate of Design Approval for an addition. *Melrose Heights/Oak Lawn Architectural Conservation District*

**STAFF RECOMMENDATIONS:**

Staff finds that the proposed addition at 1210 Woodrow Street complies with Sections 3 and 4 of the Melrose/Oak Lawn Architectural Conservation District guidelines and Sec. 17-2.5(y) of the UDO and recommends granting a Certificate of Design Approval with the following conditions:

- Window and siding details to be submitted to staff prior to purchase;
- All other details deferred to staff.

4. **303 Saluda Avenue** (TMS# 11307-07-12) Request for preliminary certification for the Bailey Bill and for a Certificate of Design Approval for exterior changes. *Wales Garden Architectural Conservation District*

**STAFF RECOMMENDATIONS:**

Staff finds that the project at 303 Saluda Avenue complies with Sec. 17-2.5(y) of the City Ordinance and recommends granting preliminary certification for the Bailey Bill with the following conditions:

- Additional information regarding the specific method of repair to the clay tile roof to be provided to staff for final approval;
- The project meeting or exceeding the 20% investment threshold requirements for qualified rehabilitation expenses;
- All work meeting the standards for work as outlined in Section 17-2.5(y);
- All details deferred to staff.

5. **3131 Lakewood Avenue** (TMS# 09107-08-04) Request for preliminary certification of the Bailey Bill. *Earlewood Protection Area- Area A*

**STAFF RECOMMENDATIONS:**

Staff finds that the project at 3131 Lakewood Avenue complies with Sec. 17-2.5(y) of the UDO and recommends granting preliminary certification of the Bailey Bill with the following conditions:

- The project meeting or exceeding the 20% investment threshold requirements for qualified rehabilitation expenses;
- All work meeting the standards for work as outlined in Section 17-2.5(y);
- All details deferred to staff.

**APPROVAL OF MINUTES**

**March Minutes**

**Pause provided for public input. No public input received.**

Motion made by Mr. Greenberg to approve the consent agenda subject to staff comments and the March minutes. Mr. Maguire seconded the motion. Roll call vote taken. Motion passed 5-0.

**III. REGULAR AGENDA  
URBAN DESIGN**

**HISTORIC**

1. Lot on South East side of Intersection of Park and Beaufort Streets (TMS# 09109-20-13) Request for Conditional Design Approval for construction of 16 townhomes on previously undeveloped lot. *Earlewood Protection Area- Area B*

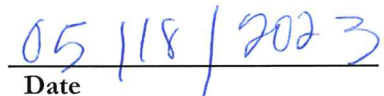
**DEFERRED**

**IV. OTHER BUSINESS**

**V. ADJOURN**

Motion to adjourn by Mr. Saleeby  
Motion seconded by Ms. Branham.  
Meeting adjourned at 4:09 PM.

  
Chairperson

  
Date

Respectfully submitted  
Planning and Development Services Department