

DEVELOPMENT REVIEW COMMITTEE

Minutes of the Meeting of September 16, 2025

The DRC meeting was held via Zoom

Members Present

Larry McEwen, Co-chair	Sam Filippi, Business Association
✓ John Landis, Co-chair	✓ Matt Rutt, Parking Foundation
Greg Lattanzi, LUPZC	, Streetscape Committee
✓ Chris Linn, LUPZC	Greg Lattanzi, VP Physical
✓ Patricia Cove, HDAC	Laura Lucas, President CHCA (ex-officio)

Others Attending

Maureen Malloy, owner 8424 Navajo
Neil Young, architect 8424 Navajo Black House Studio
Anne McNiff, Executive Director CHCA
Celeste Hardester, Development Review Facilitator
Melissa Nash, recorder

The meeting was opened by John Landis, co-chair, at 7:03 pm. This is the RCO meeting for 8424 Navajo.

8424 Navajo

•Presentation: Neil Young, architect, presented the project, briefly, as all have seen the project. The owner wants to enclose an existing open porch in her house. No expansion of the footprint is to be done. Photos were shown of the site; near neighbors have been contacted. The porch is now screened. The existing columns will be replaced with pilasters. Windows will be styled to match the existing. HDAC recommended cleaning up the relationship of the pilasters to the porch floor. Maureen Malloy has sent out the required notification letters and has personally visited near neighbors. She has 9 signatures on this letter. There is one neighbor that she still needs to contact.

•Committee Comments/Questions: Chris Linn asked about the material for the pilasters. It will not be wood or plastic but a cement composite called Boro. HDAC reviewed the project as it is listed as contributing. The committee has a question about the alignment of the pilaster and the existing floor. They accepted the proposed windows. P Cove noted that the pilaster solution was acceptable.

•Committee Action: There were no further comments. No neighbors were present. Patricia Cove moved that the committee recommend support for this project using this evening's presentation. The motion was seconded and unanimously approved. The Board meeting is September 25. Greg Lattanzi is the new VP Physical. Patricia Cove will send the HDAC proposal to Celeste Hardester. The ZBA date is January 7.

Committee Business

- Minutes Approval: It was moved that the minutes for August be accepted with a minor wording change for clarity. The motion was seconded and approved.

- Other Business: 109 Hiitop did not go to LUUPZC. There may be a revision coming. L&I has said the side yard should be 8', which would require another variance. HDAC will see the project. 7226 Germantown has met with Richard Snowden, the adjacent neighbor. The new project may include a residence in the old house and 3 or 4 others behind. The project does not have ZBA until January. The former gas station site is now being worked on. There has been no news for Mermaid Lane; the project has been submitted to L&I.

Adjournment

- The meeting was adjourned at 7:36 PM.