



Agenda
Village of Glen Ellyn
Historic Preservation Commission
Regular Meeting
Thursday, September 20, 2018
7:00 PM
Glen Ellyn History Center

Individuals with disabilities who plan to attend the hearing and who require certain accommodations in order to allow them to observe and participate, or who have questions regarding the accessibility of the meeting or facilities, are requested to contact the Village at least 24 hours before the meeting.

- A. NOTICE: The Historic Preservation Commission Meeting will take place at the Glen Ellyn History Center - 800 North Main Street, Glen Ellyn**
- B. Call Historic Preservation Commission Meeting to Order**
- C. Approval of Minutes from July 19, 2018**
 - 1. Approval of Minutes from July 19, 2018
- D. Public Comment**
- E. Old Business**
- F. New Business**
 - 1. Presentation of 2017-2018 Architectural Resource Survey by Lara Ramsey of Ramsey Historical Consultants
- G. Historical Society Business**
- H. Chairman's Report**
- I. Village Board Trustee Report**
- J. Staff Report**
 - 1. September 2018 Informational Memo
- K. Confirmation of Next Meeting Date and Adjournment**



Historic Preservation Commission
535 Duane Street
Glen Ellyn, IL 60137

Meeting: 09/20/18 07:00 PM
Department: Historic Preservation Commission
Department Head: John Sterrett
Category: Minutes
Prepared By: John Sterrett

SCHEDULED

AGENDA ITEM (ID # 3566)

DOC ID: 3566

Approval of Minutes from July 19, 2018

ATTACHMENTS:

- HPC minutes - July 19 2018 (PDF)

MINUTES

BOARD/COMMISSION: Historic Preservation
Commission

DATE: 7/19/18

MEETING: Regular

CALLED TO ORDER: 7:00 p.m.

QUORUM: Yes

ADJOURNED: 8:44 p.m.

LOCATION: Glen Ellyn Civic Center

MEMBER ATTENDANCE:

PRESENT: Chairman Marks, Commissioners Christiansen, Darga, Loftus, and Veum-Welsh

EXCUSED: Commissioners Dieter and Manak

ALSO PRESENT: Trustee Liaison Senak, Village Planner Sterrett, Planning Intern Evan Clements, and Recording Secretary Johnson

1. Call to Order.

Chairman Marks called the Glen Ellyn Historic Preservation Commission regular meeting to order at 7:00 p.m. in the Civic Center at 535 Duane Street, Glen Ellyn, Illinois.

2. Approval of Minutes.

Commissioner Loftus moved, seconded by Commissioner Darga, to recommend approval of the May 17, 2018 minutes. The motion was carried unanimously by voice vote.

June 21 minutes – Commissioner Loftus moved, seconded by Commissioner Darga, to recommend approval of the June 21, 2018 minutes. The motion was carried by voice vote (Commissioner Christiansen abstained).

3. Public Comments.

None.

4. Old Business.

Commissioner Veum-Welch asked how winners of the Historic Preservation Awards were notified. Planner Sterrett stated that notices were sent out by the Village. Signs will be distributed to put in their yards, and the awards will be presented at next the Village board meeting.

Chairman Marks asked Commissioner Christiansen about the coloring contest. She reported that they had 12 entries, but it is the first time trying the contest.

5. New Business

- A. Commissioner Loftus gave an informational presentation on landmarking that was previously given at the public meeting at the Lake Ellyn Boathouse.

Commissioner Loftus stated that historic preservation is honoring the history of Glen Ellyn. Historic preservation conserves resources. Glen Ellyn's Village Hall is a great example of adaptive re-use of an old school building. Commissioner Loftus explained how historic preservation can provide an economic benefit, with heritage tourism and events bringing visitors and money to local businesses. He cleared up some common myths about historic preservation and landmarking of historical properties. He pointed out that most upgrades to historic buildings cost less than constructing a new building. He stated that certain areas of the Village have had historical surveys done to identify historically significant properties. Glen Ellyn has about 36 landmarked "things" including the horse trough, artwork at the Post Office, Perry's Pond, and numerous buildings. There are two national register districts in Glen Ellyn, downtown North and South. He explained the tax incentives to landmarking and restoring an old home or building, including a tax freeze for 8 years for historic homes. Commissioner Loftus went over what improvements require HPC review for landmarked homes, and what does not. The historical society's landmarking program is just honorary, but the Village's landmarking designation is protected by ordinance. Even homes on the national register can still be demolished.

- B. Public Hearing to consider a request for landmarking designation for the property located at 371 Elm Street

Commissioner Christiansen made a motion to enter into the public hearing, seconded by Commissioner Darga. The motion was approved unanimously.

Planning Intern Clements was sworn in. He reviewed the landmark application provided by the Petitioner. Resident William Harty has filed the application on behalf of his mother, Mary Harty, owner of the subject property. The home is a 1925 farmhouse. It is located on the south side of Elm Street in a R-2 zoning district. Per Mr. Clements, it meets the following criteria:

1. Its integrity of location, design, materials and workmanship make it worthy of preservation or restoration;
2. Its value as an example of the architectural, cultural, economic, historic, social or other aspect of the heritage of the Village of Glen Ellyn, the State of Illinois, or the United States;
3. Its certain distinguishing characteristic of architecture is inherently valuable for the study of a time period, type of property, method of construction or use of indigenous materials;
4. It be one of the few remaining examples of a particular architectural style

Commissioner Loftus stated that the original architect of this property was LJ Blackburn but no information on LJ Blackburn could be found.

William Harty was sworn in. Mr. Harty stated that the interior has original glass in the windows except for an upstairs window. There are large moldings and the garage dates to the 1930s. The original owners of the home ran a local movie theater. Trustee Senak asked the petitioner what motivated them to do this. Mr. Harty stated that he restored his own historic home. This house is one of the oldest on this street. Its placement dictated the development of other homes on Elm Street. His mother loves her house. He appreciates the wonderful mix of architectural styles in Glen Ellyn. Commissioner Loftus appreciates the preservation of smaller historic homes in the midst of larger homes that result from teardowns.

Public Comment:
None

Commissioner Christiansen made a motion to close the public hearing, seconded by Commissioner Darga. The motion was approved unanimously.

Motion

Commissioner Loftus made a motion to approve the request for landmarking designation for the property located at 371 Elm Street, which was seconded by Commissioner Welch, and approved unanimously by roll call vote.

- C. Public Hearing to consider the request for landmarking designation for the property at located at 869 Hillside Avenue

Commissioner Christiansen made a motion, seconded by Commissioner Loftus, to open the public hearing. The motion was approved unanimously.

Planner Sterrett was sworn in. He reviewed the Petitioner's application. The home is a 1923 bungalow. It has cedar shingles, and an uninterrupted belt band around

the house. A recent addition was kept in character with the original home. The Petitioners have indicated the home fits the following criteria:

1. Its integrity of location, design, materials and workmanship make it worthy of preservation or restoration;
2. Its value as an example of the architectural, cultural, economic, historic, social or other aspect of the heritage of the Village of Glen Ellyn, the State of Illinois, or the United States;
3. Its certain distinguishing characteristic of architecture is inherently valuable for the study of a time period, type of property, method of construction or use of indigenous materials.

The petitioner Ian Dawson, was sworn in. He has lived in the home for 18 years. Three years ago he began restoring the exterior of the building. He hand-scraped the exterior back down to the original cedar. He found an original Curtis Brothers plaque on the house that indicates the windows, screens and doors are original. He has done a deed search from 1842 to present day. The first homeowner William A. Reed, was from Scotland and worked for Glen Ellyn Water Company as an engineer. Mr. Dawson has 167 years of tax records for this house. He believes the east gable and garage were an addition, done sometime before 1959. The builder was Roy V. Spaulding. He built homes as well as commercial buildings. Chairman Marks thanked Mr. Dawson for his research.

Public Comments:

None

Commissioner Darga stated the petitioner had done an amazing amount of research. Commissioner Loftus stated that he has visited the petitioner's home and it is a perfect example of making an older home livable to today's standards. Commissioner Christiansen stated that they should add the criteria that work was done by an architect significant to Glen Ellyn. Commissioner Veum-Welsh asked what motivated them to do the research and the addition. Mrs. Dawson stated that they loved the house and thought they could achieve what they wanted with a modest sized addition. They also wanted a dishwasher in the kitchen, which was very small. Mr. Dawson stated that he had been researching for about a year. He said that finding out the original owner was Scottish, like his, wife motivated him to keep on researching.

Chairman Christiansen made a motion to close the public hearing, seconded by Commissioner Darga. The motion was approved unanimously.

Commissioner Darga made a motion to recommend landmarking of 869 Hillside Ave, with the added criteria of it having a notable builder. The motion was seconded by Commissioner Veum-Welsh. A roll call vote was taken, all ayes.

Commissioner Loftus stated that this home fills a need, to provide affordable modest sized housing for couples looking to downsize. Trustee Senak agreed with his sentiments. Trustee Senak thanked Chairman Marks for his leadership of the commission, which encourages people to improve older homes rather than tear them down.

Commissioner Loftus also added that the petitioner received the Restoration of the Year award last year.

6. Historical Society Business

Karen Hall, Executive Director of the Historical Society, was not present.

7. Chairman's Report

No report.

8. Village Board Trustee Report

Trustee Senak stated that there is construction all over town. He encouraged residents to have patience while the Village continues to maintain its infrastructure.

The Village is going to update everyone's water meters. The readings will be done in real-time and not done manually. Customers will be able to get real time readings of their water usage.

Phase 1 of the wayfinding study is being implemented, as staff is installing signage on the periphery of the Village. Chairman Marks added that the signs were originally designed to be a New England style since the original settlers were mostly from New England and upstate New York.

Trustee Senak explained that the Village has approved a Civic Center update/renovation. Innovation DuPage will be occupying a portion of the Civic Center. The plan is to renovate and modernize the interior and maintain the same exterior.

The Village's Comprehensive Plan update is underway. Houseal Lavigne Associates, planning consultants hired by the village, and staff will be doing outreach to the community and commissions. Trustee Senak stated that it is very important to get involved and give input. The last update was done in 2001. It is an accelerated schedule, so he encourages community participation without delay. Per Planner Sterrett, there will be a dedicated Comprehensive Plan website. Chairman Marks stated that the Village needs to use outreach via mail/paper as some do not have access to websites and social media.

Chairman Marks asked about the Taylor Ave tunnel project. Trustee Senak stated it will be closed fully for 2-3 days while boring is taking place. He added that the civic center parking garage project is continuing to move forward.

9. Staff Report

Planner Sterrett reviewed the informational memo which contained information on the ARS update and the HPC awards next Monday. He will find out what the deadline is for giving comments on the ARS update.

10. Confirmation of Next Meeting Date and Adjournment

Commissioner Loftus moved, seconded by Commissioner Darga, to close the meeting at 8:44 p.m. The motion carried unanimously by voice vote.

Submitted by Christina Johnson, Recording Secretary



Historic Preservation Commission
535 Duane Street
Glen Ellyn, IL 60137

Meeting: 09/20/18 07:00 PM
Department: Historic Preservation Commission
Department Head: John Sterrett
Category: Presentation
Prepared By: John Sterrett

SCHEDULED

AGENDA ITEM (ID # 3567)

DOC ID: 3567

**Presentation of 2017-2018 Architectural Resource Survey by Lara
Ramsey of Ramsey Historical Consultants**



Historic Preservation Commission

535 Duane Street
Glen Ellyn, IL 60137

Meeting: 09/20/18 07:00 PM

Department: Historic Preservation Commission

Department Head: John Sterrett

Category: Report

Prepared By: John Sterrett

SCHEDULED

AGENDA ITEM (ID # 3565)

DOC ID: 3565

September 2018 Informational Memo

MEMORANDUM

TO: Glen Ellyn Historic Preservation Commission
FROM: John Sterrett, Planner
 Kelly Purvis, Planner
DATE: September 14, 2018
RE: Informational Memo

1. Ramsey Historical Consultants completed the Architecture Resource Survey and submittal all of the final forms and reports to the Illinois Department of Natural Resources in August. Lara will be presenting the findings of the survey at the September meeting. The survey will be added to the Historic Preservation website page and the GIS interactive map layer. In addition, we will be putting out a press release and advertising the results in the eNews.
2. Attached is the September 2018 Northern Illinois Historic League Newsletter.
3. Landmarked Properties – At the August Village Board meeting, two properties received Local Landmark designation by the Village Board – 869 Hillside Avenue and 371 Elm Street. These properties were recommended for designation by the HPC at the July 19, 2018 meeting. The landmarks are being added to the Historic Preservation website page and also to the Village's GIS interactive map layer.

Attachment: Northern Illinois Historic League Newsletter, September, 2018

Cc: Staci Hulseberg, Planning and Development Director

X:\Plandev\PLANNING\HPC\Memos\Information Memos\092018.docx

ATTACHMENTS:

- Northern Illinois Historic League - September 2018 (PDF)

John Sterrett

From: Kelly Purvis
 Sent: Tuesday, September 04, 2018 11:10 AM
 To: John Sterrett
 Subject: Fwd: NORTHERN ILLINOIS HISTORIC LEAGUE NEWSLETTER - SEP 2018 SUPPLEMENT

For September 20th HPC info memo.

Sent from my iPhone

Begin forwarded message:

From: "Northern Illinois Historic League, Inc." <bill@ni-hl.org>
 Date: September 3, 2018 at 7:57:14 PM CDT
 To: <kpurvis@glenellyn.org>
 Subject: NORTHERN ILLINOIS HISTORIC LEAGUE NEWSLETTER - SEP 2018 SUPPLEMENT

To: Glen Ellyn Historic Preservation Commission

Attn: Kelly Purvis



September 2018 Northern Illinois Historic League Newsletter Communication
Illinois Bicentennial, World War 1 Centennial, Regional Updates

Please remember that the unity of the Northern Illinois Historic League (NIHL or League) peer network organization heavily depends on active participation from each of you, and the League office welcomes comments and feedback at all times. Please contact the League president, Bill Kenney, at bill@ni-hl.org any time with these comments, feedback or questions you may have. The NIHL is here to partner with you, to help assist and network with likeminded individuals and groups concerned with local and regional history.

Illinois Bicentennial (90 Days to go)

Attachment: Northern Illinois Historic League - September 2018 (3565 : Info Memo)

For the Illinois Bicentennial celebration on Dec. 3, 2018, the Northern Illinois Historic League (NIHL) is aware of these efforts regionally and state-wide:

The Illinois State Historical Society has asked for contributions to their statewide bicentennial calendar for events and activities. Go to www.historyillinois.org and use the Event Submission form to send the information to the Illinois State Historical Society for posting to the statewide calendar about your bicentennial event.

The official state celebration is being administered by the Governor's office Illinois 200 Bicentennial project committee. The actual date of Dec. 3, 2018 (the date Illinois was admitted to the Union) is being reserved for the capstone event at the United Center in Chicago. Please refer to www.illinois200.com if interested in learning more.

Bicentennial activities are being updated to the state calendar (please see ISHS calendar website at www.historyillinois.org for the current and complete published listing).

World War 1 Centennial

2018 also represents the Centennial of America's involvement in World War 1. Go [here](#) to visit the World War 1 Centennial Commission – Illinois website.

The [Bells of Peace](#) nationwide bell ringing initiative is set for November 11, 2018 at 11:00 AM. Please do your part in ensuring the best possible participation in Northern Illinois, by contacting local churches or organizations who can ring bells in a show of national solidarity in recognition of this solemn anniversary.

44th Annual Fall Fox Valley Antiques Show

The annual October Fox Valley Antiques Show is being held once more at the Kane County Fairgrounds in St. Charles, IL on October 20/21. The event is hosted by the Chicago Suburban Antiques Dealers Association (CSADA). Please visit the CSADA website at <http://www.csada.com/> for further information.

New Lenox Train Depot Update – Successful Move to Homer Glen

The Northern Illinois Historic League was pleased to participate in the successful move of the historic New Lenox Train Depot to Konow Farm in Homer Glen. The League has received permission to publish the Wolfe House Movers documentation on the project, which can be accessed [here](#) and [here](#).

League Blog Introduction

The League is pleased to announce the rollout of the Northern Illinois Historic League Blog. The NIHL Blog is intended to supplement newsletter material which goes out at different times during the year and provides additional information for outstanding historic theme projects occurring in Northern Illinois.

Links to specific blog posts are provided here to help the newsletter reader:

WGN 70th Anniversary Video – April 2018 (provided with generous permission of WGN TV production staff)
<https://ni-hl.blogspot.com/2018/08/wgn-70th-anniversary-video-nihl-audience.html>

World War 2 Days – September 21- 23, 2018 – Rockford
<https://ni-hl.blogspot.com/2018/08/world-war-ii-days-midway-village.html>

Glencoe Garden Gala – World War 1 – September 8 – Glencoe
<https://ni-hl.blogspot.com/2018/08/annual-ghs-gardengala-coming-september.html>

Dearly Departed – 9th Annual Local History Event – Crystal Lake
<https://ni-hl.blogspot.com/2018/08/thecrystal-lake-historical-society.html>

Educational – Illinois State Historic Tax Credit – Webcast
<https://ni-hl.blogspot.com/2018/08/bonnie-mcdonald-08282018-presentation.html>

Harley-Clarke Mansion – Threatened Property – Background Report
<https://ni-hl.blogspot.com/2018/07/a-rare-jensen-caldwell-landscape-faces.html>

Other key resources for current projects provided to the League:

Lincoln Funeral Rail Car – Very Limited time until Sept. 9 (will not be returning to Illinois) – Antioch
<http://cm.antiochchamber.org/events/details/lincoln-funeral-rail-car-in-antioch-2-weeks-only-6275>

Crab Tree Farm Tour – Arts & Crafts Collection – September 22 – Lake Bluff
<https://lakebluffhistory.org/events/crab-tree-farm-tour-arts-crafts-collection/>

Joliet Prison – Support Coalition – Break-in August 25 Event - Joliet
 (Volunteer Committee album)

https://www.facebook.com/pg/NIHISTL/photos/?tab=album&album_id=1931808996857464

(Unions and Trades album)

<https://www.facebook.com/media/set/?set=a.1931815463523484&type=1&l=5788734d0f>

Monthly League Meetings

The Board of Directors has approved a change where guest/partner speakers can be invited to speak to the League members present on the monthly calls, which is the 4th Tuesday of the month at 10 AM CDT. It is the League's intent to have topics of current interest on the speaking agenda, and we welcome new submissions from those who feel a wider audience is needed for their project or historic group. Please contact the League office at bill@ni-hl.org, if you wish to present to the League about your project or to receive monthly agendas/invitations. For future popular topics we may schedule, we are limited to 100 dialin participants.

Profile/directory reviews completed – NIHL partners

With over 600 partners in the wide network representing the Northern Illinois Historic League, it is difficult (and not feasible) to concurrently communicate with all of you on a regular ongoing basis to ensure the NIHL directory information we have for each of you is 100% current and correct. Past practice had been for the NIHL to display information about your group that we have in our directory in a periodic (or on request) confirmation letter to you, for review and approval or with potential changes. Effective in August 2018, the League has adopted its own Privacy Policy (see below) which asks for involvement from you for helping us keep information accurate and updated. Annual profile letters will go out to the entire Northern Illinois Historic League on or around March 1 to assist you in keeping your information accurate on our records.

In Closing

Finally, it is quite likely that the League will continue to issue newsletter supplements such as this as events/activity announcements warrant. If you are interested in your project receiving a future announcement for your work, please contact the League office at newsletters@ni-hl.org.

Privacy Policy

The Northern Illinois Historic League has adopted a Privacy Policy in regards to communications with our partnership base. The Policy includes information about the process the League follows in communicating with you on the information stored, as well as instructions on how to Unsubscribe or Opt Out from NIHL messaging. Please visit the League's website [here](#) to learn more about the Privacy Policy.

If you wish to unsubscribe from future electronic mailings of the League Newsletter, please reply back to newsletters@ni-hl.org with the subject Unsubscribe.

Northern Illinois Historic League

1037 Boxwood Dr.
 Crystal Lake, IL 60014-8398
 (815) 579-7286

Bill Kenney



Alternate links:

Website – <https://www.ni-hl.org>

Facebook - <https://www.facebook.com/NIHISTL>

Twitter - <https://twitter.com/NIHISTL>

Instagram - <https://www.instagram.com/nihistl/>

Pinterest - <https://www.pinterest.com/nihistl/>

Blog - <https://ni-hl.blogspot.com/>