



Agenda
Village of Glen Ellyn
Historic Preservation Commission Meeting
Thursday, March 18, 2021
7:00 PM
Remote Meeting Via Zoom

This meeting will be conducted by video conference without a physically present quorum of the Glen Ellyn Historic Preservation Commission because of a disaster declaration related to COVID-19 and public health concerns affecting the Village of Glen Ellyn. The Chairperson of the Historic Preservation Commission has determined that an in-person meeting at the Civic Center is not practical or prudent because of the disaster. The Chairperson, Commissioners of the Historic Preservation Commission, Village Manager, and Village Attorney will not be physically present at the Civic Center because their attendance is unfeasible due to the disaster. Physical attendance at the Civic Center by the public is also not feasible because of the disaster.

Please click the link below to join the webinar:

You are invited to a Zoom webinar.

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<https://us02web.zoom.us/j/82811255704?pwd=N3JiMVA5Szg5L2lpd1FyVFllYkpYUT09>

Passcode: 932940

Or iPhone one-tap :

US: +13126266799,,82811255704# or +13017158592,,82811255704#

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Webinar ID: 828 1125 5704

International numbers available: <https://us02web.zoom.us/j/82811255704>

- A. Call Historic Preservation Commission Meeting to Order**
- B. Approval of Draft Historic Preservation Commission Minutes from January 21, 2021**
 - 1) Draft Historic Preservation Commission Minutes - January 21, 2021
- C. Public Comment (Non Agenda Items)**
- D. Old Business**
- E. New Business**

- 1) Information Memo: Staff Update on Annual Awards; Discussion of Historic Sidewalk Plaques

F. Historical Society Business

G. Chairman's Report

H. Village Board Trustee Report

I. Staff Report

J. Confirmation of Next Meeting Date and Adjournment



**Glen Ellyn Historic
Preservation Commission**
535 Duane Street
Glen Ellyn, IL 60137

Meeting 3/18/2021 7:00 PM
Department: Community Development
Department Head: Staci Springer
Category: Minutes
Prepared By: Kelly Purvis

**AGENDA ITEM (ID # 2021-
986)**

DOC ID: 2021-986

Draft Historic Preservation Commission Minutes - January 21, 2021

Statement of the Issue:

Please see attached minutes.

Analysis:

Budget Impact:

Action Requested:

Attachments:

1. Jan 2021 Historical Preservation Commission Minutes



Minutes
Village of Glen Ellyn
Historic Preservation
Regular Meeting
January 21, 2021
7:00PM
Glen Ellyn Civic Center Zoom Call

Board or Commission: Historic Preservation
Meeting: Regular
Quorum: Yes

Date: January 21, 2021
Called to Order: 7:02 p.m.
Adjourned: 9:00 p.m.

MEMBER ATTENDANCE:

Tim F. Loftus	Chairman	Present
Nathan A. Darga	Commissioner	Present
Phil Hartweg	Commissioner	Present
Penn French	Commissioner	Present
Ian Hood	Commissioner	Present
Lisa Sallwasser	Commissioner	Present

Also Present:

Cole Jackson	Associate Planner – Staff Liaison	Present
Bill Enright	Trustee Liaison	Present
Karen Hall	Executive Director of the Historical Society	Present
Elisa Pollina	Recording Secretary	Present
Dan Anderson	Historical Society	Present

Public Present:

Kane Tran	507 Pennsylvania Avenue	

A. CALL TO ORDER

The January 21, 2021 regular meeting of the Historic Preservation Commission was called to order by Chairman Loftus at 7:02 PM at the Glen Ellyn Civic Center via Zoom Call.

B. Chairperson's Statement of Remote Meeting Procedures: Chairman Loftus reads a statement detailing remote meeting procedures.

C. Allow Remote Participation of Historic Preservation Commissioners (roll call vote): Commissioner Darga motions to allow remote participation of the Historic Preservation Commissioners; Commissioner Hartweg seconds the motion.

MOVE TO ALLOW REMOTE PARTICIPATION OF HPC MEETING 1/21/2021

RESULT: Motion Unanimously Carried

MOVER: Commissioner Darga

SECONDER: Commissioner Hartweg

AYES: Loftus, Sallwasser, Hartweg, French, Hood And Darga

D. PUBLIC COMMENT – None

E. APPROVAL OF MINUTES FROM DECEMBER 17, 2020 MEETING (roll call vote)

MOVE TO APPROVE THE MINUTES OF REGULAR MEETING 12/17/2020

RESULT: Motion Unanimously Carried

MOVER: Commissioner Hartweg

SECONDER: Commissioner Darga

AYES: Loftus, Sallwasser, Hartweg, French, Hood, and Darga

F. NEW BUSINESS

1. *Historical Society Plaques Update* - Dan Anderson from the Historical Society reports on the historic plaques for the CBD streetscape project. He states, 144 different locations in the downtown district have been identified as plaque candidates. The biggest challenge is to gather all the information to fit on a 12 x 12 plaque. We are working with Frank Troost of Troost Monument to help with the plaque design. We would like to narrow down the 144 candidates down to about 40-50. There is a mockup of the historic plaque for residents to view. We have established certain criteria to identify candidates. Some of the sites are

plaqueable for the current building that is there as well as what was there before. We have a lot of interesting information to pull from. We not only can plaque buildings but we can also plaque events that took place at certain locations. We continue to do research. The preliminary report went before the village board earlier this month. We will bring more definitive information to the board in February. Anderson asks the HPC if they have any questions. Commissioner French asks what the timing parameter is for this. Anderson replies, Engineer Tom Topor wants the sites identified in 2021 so they can put it on the CBD Streetscape project renderings. We need to decide on the 50 sites. Anderson will provide the HPC the list of 144 sites for them to review and select their top 50. Director Hall of the Historical Society adds, the HSS will fundraise to cover the cost of the plaques. Chairman Loftus asks the HPC to review the list once they receive it and give their feedback to Staff Planner Jackson within a week so he can send the feedback over to Dan Anderson and Karen Hall.

2. *Mapping Project Update* – Staff Planner Jackson reports he spoke with Kristin and she is prepared to put the correct numbers into the map. If we had the photos I used them. I also have a spreadsheet with the ordinances that we can add additional information to. We still need to take about 40 photos that staff will be responsible for taking. We will get the pictures taken and add with the content we already have. Commissioner French adds, perhaps we could use a professional home photographer to take the photos for us. I have a few contacts that I use for my real-estate. Perhaps we could use some of our budget for this. Staff Planner Jackson adds, for this project the HPC has \$1,000 budget. Commissioner French will send Staff Planner Jackson the contact information for the photographers.
3. *Review of 507 Pennsylvania Avenue Window Proposal:* Staff Planner Jackson reports property owner Kane Tran of 507 Pennsylvania Avenue is requesting exterior appearance approval for modifications to the existing building. The owner intends to locate a bubble tea store within the building. This exterior appearance change requires Village Board approval. Staff is requesting that the HPC review this request. Staff Planner Jackson shows photos of the existing building. Property owner Tran states he would like to remove the metal panels behind the awning and replace them with windows (see attached photos). He is not looking to make major changes to the building. He appreciates Glen Ellyn's historic building and is looking to restore this building. Chairman Loftus asks if sections of the metal panels can be restored. Tran states no. He wants to replace the panels with windows to have a tighter water seal. There are other parts of the building that need restoring such as at the bottom of the building where the mortar on the bricks are loose. Commissioner Darga is in favor of removing the awning and putting glass back up there. Commissioner Sallwasser suggests looking at the type of glass other businesses have used (such as Marche). Commissioner Hartweg adds, a plain or striated glass would look good. Chairman Loftus asks Tran to look for historic looking glass. He asks if the contractor is aware of this type of product. Tran replies he will talk with the contractor about the glass. He adds he will try his best to keep the building as historical as possible. The HPC is in support of replacing the metal panels and

replacing it with some glass element in order to make it look more historic.
Chairman Loftus thanks Kane Tran for coming before the HPC tonight.

G. OLD BUSINESS – None

H. HISTORICAL SOCIETY BUSINESS – Executive Director Hall reports we have been doing the downtown Scavenger Hunt since the holiday break and it has been going great and participants are having fun.

I. CHAIRMAN REPORT – Chairman Loftus reports, I have been following up with Brendon Moriarty and providing him with information and ideas for his replacement windows for 369 N. Main Street.

J. VILLAGE BOARD TRUSTEE REPORT – Trustee Enright reports Diane McGinley resigned at the end of the 2020. Trustee Fasules will be the interim President. There will be a 6 person board until the end of May. We approved the walkway from the parking garage to Main Street. We moved forward on continuing to offer relief (up to \$5,000) for businesses struggling due to COVID through the Cares Act. This has been extended to March 31, 2021. We have approved other components of the CBD Streetscape project. The big issue now is should we start the project this year or next year. We are waiting to hear back from COD on whether the Frida Kahlo exhibit will be coming this year. Once we hear back from them, we can start making decisions on the CBD Streetscape construction schedule.

K. STAFF REPORT – Associate Planner Jackson reports the HPC award nominations are now open. We are promoting this on our website. If you know of anyone who wants to be nominated, please send them the link. Also, the Plan Commission held a public hearing concerning the demolition of the existing building at 414 Pennsylvania in order to construct an orthodontics office. The Village Board is expected to review the request on February 8. The Plan Commission will also hold a public hearing concerning a special use permit to allow a single-family home in the existing building at 454 Duane Street.

L. ADJOURNMENT & NEXT MEETING DATE - A motion to adjourn the meeting was made by Commissioner Darga and seconded by Commissioner Hartweg.
The meeting was adjourned at 9:00 p.m.

Submitted by Elisa Pollina, Recording Secretary

Reviewed by Cole Jackson, Staff Liaison



**Glen Ellyn Historic
Preservation Commission**
535 Duane Street
Glen Ellyn, IL 60137

Meeting 3/18/2021 7:00 PM
Department: Community Development
Department Head: Staci Springer
Category: Discussion Item
Prepared By: Kelly Purvis

**AGENDA ITEM (ID # 2021-
987)**

DOC ID: 2021-987

Information Memo: Staff Update on Annual Awards; Discussion of Historic Sidewalk Plaques

Statement of the Issue:

See attached memo.

Analysis:

Budget Impact:

Action Requested:

Attachments:

1. Information Memo
2. Letter from Dan Anderson, Historic Sidewalk Plaque Selection Process

MEMORANDUM

TO: Glen Ellyn Historic Preservation Commission
FROM: Kelly Purvis, Planning Manager
DATE: March 12, 2021
RE: Informational Memo

1. HPC Annual Awards – The Village continues to widely publicize the annual awards. Please continue to nominate projects and encourage community members to nominate projects by submitting a nomination form, before and after pictures and a brief project description to Village staff. All nominations are due by April 30, 2021. Staff will provide a full packet of information for each nomination in the May 20, 2021 packet. Award winners will be selected at the May 20th meeting. To date, formal nominations for the following properties have been submitted:

Remodel of the Year: 641 Hill Avenue
Restoration of the Year: 335 North Main Street

2. Historic Sidewalk Plaques - At the February 16, 2021 Village Board workshop meeting, the Village Board requested information regarding the selection process for the historic sidewalk plaques to be installed as part of the CBD Streetscape project. Historical Society member, Dan Anderson has drafted a process for the selection of the plaques that he would like to discuss with the HPC. It would involve initial research by the Historical Society, selection of the sites by the Historical Society and the HPC, review by the Public Works Department with final review and approval by the Village Board. Mr. Anderson's proposal is attached for the Commission's review.

Attachments: Letter from Dan Anderson, Historic Sidewalk Plaque Selection Process

Cc: Staci Springer, Community Development Director
Katie Ashbaugh, Planner
Adrian Diaz, Planning Intern

Daniel P. Anderson
595 Duane Street, Unit 1D, Glen Ellyn, IL 60137
Tel: 630-858-7891
E-mail: dpamidge@gmail.com

Date: March 5, 2021

To: Tom Topor, Senior Civil Engineer
Village of Glen Ellyn Public Works Department

Re: Status of Historic Sidewalk Plaques project

Dear Tom,

This is to address your recent email regarding questions raised by the Village Board at the February 16 board meeting pertaining to the Glen Ellyn Historical Society's proposal to install sidewalk plaques commemorating historic sites and structures in the downtown district as part of the upcoming streetscaping project.

Here is how we imagine the process will work going forward: The Historical Society will compile as much research as possible on the 164 potential sites it has identified and photographed. This information is being shared with the Historic Preservation Commission to get their input and recommendations.

The list of recommended sites that emerges from this process (perhaps 50 or so) will be submitted to the Public Works Department for your review and for review by the Village Board and other interested parties.

Because the research phase will be time consuming, our thinking is to focus initially on sites falling within Phase One of the downtown streetscaping project. We hope to have a list of proposed sites for Phase One, together with background information on those sites, to you by sometime in April, possibly sooner. If Covid restrictions are relaxed soon, allowing all of our volunteers to access the Society's archives, we expect to have research completed for all phases of the project by the end of the year.

In addition to researching the history of potential sites, we also plan to work with your department to select granite slabs that are the right color to both blend with the other streetscaping elements and provide maximum legibility. Different type fonts will be evaluated as well. Non-slip surface textures are another consideration. It is anticipated that several sample plaques will be produced for review by all interested parties.

The subject of criteria for selecting sites has been discussed both within the Historical Society and with the Historic Preservation Commission. Developing a firm list of criteria may be difficult, but we have drafted the following guidelines and would welcome any additional input.

The primary consideration is whether or not a given site represents a location with historic significance or interest. Following are the factors that are considered.

1. The building currently on the site
2. Buildings previously on the site
3. The businesses that have operated at a given site
4. Notable people who have been involved in some way with a given site
5. Notable events that have occurred at a given site
6. The availability of reliable information about the history of a given site

Criteria will vary for these different factors. And more than one factor may influence the decision to include a given site. But in the final analysis the overriding question will be: ***Does the site have an appealing story to tell about the history of downtown Glen Ellyn?***

Obviously, a plaque measuring 16 by 16 inches is limited as to how much copy can appear on it. The goal will be to put enough copy on the plaque to pique interest. Each plaque will be coded, with the code corresponding to a complete description of the historic significance of the site. This detailed information will be available both in written form and on a website.

For each proposed site, the Historical Society anticipates first getting consensus from the Historic Preservation Commission and then submitting to you a list of recommended sites along with proposed copy for each plaque and the background information on that site. Once all involved parties have approved this list, the Public Works Department can order the plaques and integrate them into your detailed streetscaping plans. (As mentioned earlier, the Historical Society is prepared to underwrite to cost of acquiring the engraved granite plaques and will be developing the printed materials and website which will supplement these plaques.)

All of the above is my take on how the process will work. As you can imagine, there has been a great deal of discussion of this topic at the Historical Society so I think this description of the process is reasonably accurate. However, I will be running this past the Historical Society's board of directors at our monthly meeting on March 16 and will share any refinements they might make.

Our sincere thanks go to you, the Village staff, the Village Board and the Historic Preservation Commission for sharing our enthusiasm for this unique opportunity to showcase the history of our downtown district.

- Dan

c: Karen Hall, Executive Director
Glen Ellyn Historical Society