

**BOARD/COMMISSION:** Preservation

**DATE:** October 28, 2010

**MEETING:** Regular

**CALLED TO ORDER:** 7:35 p.m.

**QUORUM:** Yes

**ADJOURNED:** 9:24 p.m.

**MEMBER ATTENDANCE:**

**PRESENT:**

Chairman Marks,  
Commissioners Ford,  
Wright, Loftus, Manak,  
and Kummerer

**LOCATION:** Glen Ellyn Civic Center

**EXCUSED:** Commissioners  
Isaac, Janninck,  
Salamunovich

**ALSO PRESENT:**

Trustee Ladesic,  
Planning Intern Andrew  
Letson

### **1. Call to Order**

Chairman Marks called the Historic Preservation Commission meeting to order at 7:35 p.m. on October 28, 2010.

### **2. Approval of the Minutes- July 22, 2010; August 26, 2010; September 2, 2010 Special Meeting; September 23, 2010**

Chairman Marks stated the minutes from July 22, 2010 were presented to the Commission for approval. Commissioner Ford motioned for the approval of the minutes from July 22, 2010. Commissioner Loftus seconded. The motion passed unanimously with Commissioner Manak abstaining from voting.

Chairman Marks stated the minutes from September 2, 2010 were presented to the Commission for approval. Commissioner Ford motioned for the approval of the minutes from September 2, 2010. Commissioner Loftus seconded. The motion passed unanimously.

### **3. Old Business**

Chairman Marks reviewed the recent public meeting with Vicki Granacki located at the History Center and stated many residents showed up and several

questions were asked. He stated there was a much better turnout compared to the last time a similar meeting was held. He thanked the Village and Mr. Letson for all of the work they put into the presentation. He discussed the idea of creating a portfolio of recommended builders that specialize in preservation and how this could be a useful tool for residents in the future.

Commissioner Ford questioned if creating a list would be considered recommending a contractor, which would be against Village policy. Commissioner Manak stated that in order for the commission to create a list without violating any rules zero recommendations could be made.

General discussion took place over how to create the list and if excluding builders could be permitted. Trustee Ladesic stated the only way to exclude any builders from the list would be if they are without a license or registration.

Commissioner Manak stated this list could take time to compile and problems could arise if builders were unaware that this list was being created.

Commissioner Ford stated that as long as the creation of this list was publicized that there should not be any problems. He suggested that a form could be created for anyone who was looking to be included that required the contractor to disclose their qualifications. General discussion took place regarding this issue.

Commissioner Ford requested for the Commission to review the list created by the State of Illinois and to build a list with similar qualities and details.

Trustee Ladesic stated that once this list is created the Village Attorney will need to look at it to determine if there are any legal issues that the Village should be concerned with.

Commissioner Loftus stated many residents are still raising questions regarding the landmark and plaque processes offered by the village, historical society, state, and federal governments. The Commission discussed the possibility of creating a document which attempts to provide clear information about this issue. Commissioner Ford suggested creating a chart to explain the different landmark and plaque processes and the possibility of using resources that are currently circulating around the Village. General discussion took place over a pamphlet created by the Citizens for Glen Ellyn Preservation. Discussion also took place regarding the Village issuing information that was created by a third party.

Mr. Letson stated the Village is not concerned with private entities distributing the Citizens pamphlet, but the management team does not feel comfortable

having the Village distribute the pamphlet because it was created by a private organization. General discussion took place regarding the Village working with non-profit organizations which are not quasi-governmental.

#### **4. New Business**

##### **A. Discussion of Fire Sprinklers in Remodeled Historic Homes**

Trustee Ladesic provided information regarding the remodel classifications that would trigger the requirement for a sprinkler system to be installed in a private home. He provided information about how the Village arrived at this trigger and the alternatives that were considered. He stated he would need to confirm the rules and regulations with the Building Department in order to determine the effect this rule change could have on historical homes. General discussion took place regarding the Fire Code and how it can affect the remodeling of buildings and how the sprinkler requirement could significantly increase the cost to a project.

Mr. Letson provided information from the fire code and stated that if hardships exist, such as historical features, then alternative fire prevention methods would be allowed. The Commission discussed providing a clear explanation of what would constitute an alternative fire plan.

Commissioner Manak questioned if the HPC should have any formal input on this issue. Commissioner Ford suggested that the HPC go on record as wishing to be involved in the process. General discussion continued regarding the rules and regulations regarding this subject. The Commission decided to request to be invited to the Village Board meeting where this issue will be discussed. Mr. Letson stated that he would forward this request on to the management team.

##### **B. Landmark Designation Discussion**

Mr. Letson requested that the Commission discuss what part of the property is protected when it has received a local landmark designation. Commissioner Manak recited certain information from the Village Code regarding fencing and stated that the Commission has never discussed this specific issue. The Commission discussed the Main Street example provided by Commissioner Loftus. The Commission determined that the part of the property that is visible from the public right of way is protected. General discussion took place regarding the construction of garages and porches if they are not visible from the right-of-way.

##### **C. Other?**

No other new business was discussed.

## **6. Chairman's Report**

Chairman Marks stated that the number one complaint he receives from residents is the signage that is located in the Village. He stated that he previously provided examples of signage from the east coast and questioned if the Sign Code needs to be rewritten in order to clean up the signage in the Village. He referenced an example of signage that recently went up in Wheaton. He stated the CBD should reflect the charm and historic character of the community.

Commissioner Loftus questioned the status of the way finding signage that has been planned to go up around the Village. Trustee Ladesic stated this item has been pushed back due to the formation of the new downtown organization. General discussion took place regarding the signage currently located in the Village. Trustee Ladesic stated he would bring up this discussion at an upcoming Village Board meeting. He stated this would be a good winter project and focusing on signage is important to the Village. Several examples of signs were referenced that are in need of replacement. Chairman Marks stated he would follow up with additional information at the next meeting. Mr. Letson stated he would discuss this with Village officials and report back at the next meeting.

## **7. Trustee Liaison's Report**

Trustee Ladesic stated that an updated fire code was recently passed by the Village Board, and provided information regarding the recently formed Transitional Downtown Organization. Chairman Marks questioned what downtown organizations will be disappearing with the formation of this new organization. He also asked if the HPC should have a member attend a meeting to discuss and provide information regarding the historical aspects of the downtown. General discussion took place regarding this point.

## **8. Staff Liaison's Report**

Mr. Letson requested that the Commission discuss when they would like to meet in November and December. Chairman Marks stated that the December meeting is traditionally cancelled. After some discussion the Commission decided to meet on November 18<sup>th</sup> instead of November 25<sup>th</sup>.

Mr. Letson also touched on some items Village staff is currently working on such as a grant application for the next Architectural Resources Survey. He also stated that the Commission will be receiving a memorandum regarding a proposed historic district in the downtown. He stated he would keep the Commission updated as the work is completed.

#### **5. Historical Society Business**

Commissioner Wright discussed upcoming and recent events at Stacy's Tavern.

#### **9. Confirmation of Next Meeting Date and Adjournment**

Chairman Marks stated the next meeting will take place on November 18, 2010 and the regular November and December meetings will be canceled.

With no further business, Chairman Marks asked for a motion to conclude the meeting. Commissioner Manak motioned for adjournment. Commissioner Ford seconded. The motion passed unanimously and the meeting was adjourned at 9:24 p.m.

Submitted by: Chris Ragona, Recording Secretary  
Reviewed by: Andrew Letson, Staff Liaison