

BOARD/COMMISSION: Historic Preservation Commission

DATE: March 24, 2011

MEETING: Regular

CALLED TO ORDER: 7:36 p.m.

QUORUM: Yes

ADJOURNED: 9:14 p.m.

MEMBER ATTENDANCE:

PRESENT:

Chairman Marks,
Commissioners Ford,
Manak, Isaac, Janninck,
and Salamunovich

LOCATION: Glen Ellyn Civic Center

**ABSENT: Commissioners
Kummerer, Loftus**

ALSO PRESENT:

Trustee Liaison Ladesic,
Staff Liaison Letson

1. Call to Order

Chairman Marks called the Historic Preservation Commission meeting to order at 7:36 p.m. on March 24, 2011.

2. Approval of Minutes - February 24, 2011

Chairman Marks stated the minutes from February 24, 2011 were presented to the Commission for approval. Commissioner Manak motioned for the approval of the minutes from February 24, 2011. Commissioner Salamunovich seconded. The motion passed unanimously.

4. New Business

A. Discussion of Downtown Historic District Nomination

Commissioner Isaac updated the Commission and stated about an hour of film and 100 photos were taken of the downtown. Mr. Letson stated he would work with IT to provide an electronic copy for the rest of the commission members by the next meeting.

Chairman Marks provided information regarding a possible consultant to write the proposal for the historic district nomination. He stated a quote was given to write the proposal but as of right now funding is not available. Mr. Letson stated the Village Board prioritized economic development spending and the proposal spending for a historic district ranked near the bottom of the list. Trustee Ladesic provided information regarding budget meetings and upcoming meetings that will be scheduled. He stressed the Commission to petition for funds and to possibly cut the proposal in any way possible to have a better chance at receiving funds possibly by getting more residential volunteers.

Commissioner Isaac questioned how much it would cost to submit the application if a consultant is not hired. Mr. Letson stated the cost is zero but all the work would fall on the commissioners, a consultant could cost anywhere from \$8,000 to \$12,000.

Mr. Letson stated that the commission should provide pictures and background information of some of the most significant areas in the proposed district to present to the state. The state would then be able to provide some information regarding boarders and other issues. General discussion took place over the application process and the content needed in the application. Mr. Letson stated he has copies of approved districts.

Mr. Letson stated that the IHPA grant applied for by the Village was denied. The grant would have been used to conduct another architectural resources survey. He stated that this was most likely due to the low volume of landmarking that has taken place in recent years.

Mr. Letson provided information regarding the mailings that were sent to residents in September encouraging them to landmark their homes. He stated several responses came in, and were all positive towards landmarking. He stated he would continue to follow up with the respondents. He also stated another landmark application may be coming in once an addition is complete.

Chairman Marks requested for a commissioner to obtain a list of historical society plaqued properties in an effort to educate them on the benefits of receiving landmark status.

Commissioner Manak stated he would volunteer and obtain this list. General discussion took place over other ways to try and educate residents on landmarking.

B. Discussion of the Commission's Goals for 2011

Ford stated the list has been broken down into the following 6 categories:

- Mandate of the commission
- Downtown commission
- General commission principles
- Village code
- Strategic plan
- Restoration contractor information list

Commissioner Manak questioned what the most important goal is for the commission and what should be focused on first. General discussion took place over the goals and how to prioritize them. Discussion also took place regarding communicating with the Architectural Review Commission to work with them on more closely when proposals come forth. The commission also discussed promoting and recommending contractors and material and whether or not this would be a conflict of interest.

The commission discussed the possibility of receiving notification when a demolition permit came in. Notification would include a photo and should be as early as possible.

C. Discussion of Historic Preservation Awards

Chairman Marks mentioned that the Cardy house at 679 Main St. should be nominated and stated it was almost complete. General Discussion took place about nominations for this year's upcoming nominations and properties that could be nominated this year. Chairman Marks asked commissioners to think about nominations and to also spread the word for residents to nominate properties for the awards.

D. Discussion of Letter to the Village Board Regarding Sign Code Update

Chairman Marks presented a draft letter to the Village Board regarding having the HPC work closely with the Architectural Review Commission (ARC) on

updating the Sign Code. The Commission provided some feedback on the letter and proposed some revisions. Chairman Marks said he would bring a copy of the final letter to the next meeting.

3. Old Business

D. 810 N. Main Task Force Update – Erik Ford

Chairman Marks requested Commissioner Ford to provide information on the status of a recommendation from the 810 N. Main Task Force. Commissioner Ford stated that the task force had completed a recommendation and was preparing to send it to the Village Board. He stated that the task force spent a great deal of time attempting to determine the most economically feasible option for the Village regarding this property. The task force has decided to recommend the demolition of the Stone House and to retain the commercial building located at the front of the property.

Some members of the Commission expressed concerns with this recommendation. Chairman Marks stated that the cost of renovating the Stone House may be reduced if the Village were to hire an experienced historic preservation contractor. Commissioner Ford stated that the condition of the interior of the house is quite poor and the required amount of work may be too great to be economically feasible.

Commissioner Ford stated that nobody on the task force expected to come to this conclusion. However, the Stone House requires a great deal of work to bring it to any sort of an acceptable condition and the commercial property is providing some revenue for the Village. He stated that the recommendation would go forward to the Village Board who would make all final decisions regarding this property.

5. Historical Society Business

An event at the Ben Franklin School will be taking place on May 14th.

6. Chairman's Report

Chairman Marks discussed a state preservation conference that was upcoming and he asked the commissioners if anyone could attend.

7. Trustee Liaison's Report

Trustee Ladesic stated the budget discussion is still ongoing and will continue at future meetings. He stated a TIF feasibility was completed for the downtown business district and more information will come as the report is presented to the Village Board. Lastly he discussed the closure of 3 businesses in the downtown and the opening of 3 new businesses.

8. Staff Liaison's Report

Mr. Letson stated a letter and a plaque was delivered to the home that was recently landmarked.

9. Confirmation of Next Meeting Date and Adjournment

Chairman Marks stated the next meeting will take place on April 28,, 2011.

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 9:14 p.m.

Submitted by: Chris Ragona, Recording Secretary

Reviewed by: Andrew Letson, Staff Liaison