

CITY OF WEST CHICAGO

WHERE HISTORY & PROGRESS MEET

Approved 9/22/15

MINUTES

WEST CHICAGO HISTORICAL PRESERVATION COMMISSION MEETING

August 25, 2015, 7:00 P.M.

Members Present:

Janet Hale
Blake Kennedy
Philip Smith
Richard Vigsnes
Cheryl Waterman

Staff:

Jeff Harris
John Said

Members Absent:

Rev. Bill Andrews

Guests:

Doug Domerneki
Emanuel Grandeno
Vincent Malina

1. Call to Order, Roll Call and establishment of a Quorum.

A quorum was established. The meeting was called to order by President Pro-Tem Smith at 7:00 p.m.

2. Certificate of Appropriateness Review

a. 157 W. Washington St. – C.O.A. 15-08

The High School District is seeking approval to add a freestanding sign at their administrative office, formerly the Park District administration building. The sign will be located between the south façade of the building and the public sidewalk in the landscape area. The sign will be double-faced, twenty-five feet in area (5' x 5'). It will have a white background with navy blue lettering, matching the school's colors. The sign will be supported on either black or pewter metal posts. A motion to approve as presented was made by Commissioner Kennedy and seconded by Commissioner Waterman. The motion carried with an all aye vote.

b. 113 Turner Ct. – C.O.A. 15-09

Iglesia de Dios Pentecostal M.I. Church is seeking the consideration of a window sign for their place of worship. The sign will be located on the window to the right of the entrance. The windows are seventy (70) inches tall and thirty-five (35) inches wide. The sign will be white vinyl lettering. The square footage of the sign is six (6) square feet. The policy of the Commission allows for a maximum of 20% of the total window space to be used (6.8 square feet in this case). A motion to approve as presented was made by

Commission Vigsnes and seconded by Commissioner Kennedy. The motion carried with an all aye vote.

c. 101 E. Washington St. – C.O.A. 15-10

The property owner is seeking consideration of pavement repair on the concrete parking lot at his place of business. The area that will be replaced is 13' x 31' and located in front of the west façade of the building. A motion to approve as presented was made by Commissioner Waterman and seconded by Commissioner Vigsnes. The motion carried with an all aye vote.

3. Preliminary Review

None.

4. Historic District / Landmark Update

a. 151 W. Washington St.

On the front façade of the building, the stone edging around some of the windows have been painted white. This has been done accidentally, and against plans. City officials and Historic Preservation Commission members will be making appearances at the building to determine if the paint can be removed from the stone. There will be an update to this at the next Historic Preservation Commission meeting.

5. Approval of Minutes

a. July 28, 2015

A motion to approve as presented was made by Commissioner Vigsnes and seconded by Commissioner Waterman. The motion carried with four ayes and one abstention.

6. Other Business

a. 113 Turner Ct. – Special Use

Iglesia de Dios Pentecostal M.I. Church would like to use 113 Turner Ct. as a special use to operate as a place a worship, and are seeking a proposal for a permit. All of the activities will be conducted inside the building, including the utilization of the space for meetings and gatherings for religious purposes. There will be no exterior changes except the addition of a vinyl window sign which was evaluated under C.O.A. 15-09. Public on-street parking is permitted by the City Code for uses within the B-1 downtown zoning district. A motion to approve as presented was made by Commissioner Waterman and seconded by Commissioner Vigsnes. The motion carried with an all aye vote.

b. Proposed Commission Guidelines for City Council Consideration

The City is seeking consideration of the Commission's specific guidelines for deliberation under City Council. The segment of the City's Municipal Code relating to the Historical Preservation Commission, grants the Commission to adopt its own guidelines or regulations, subject to approval by the City Council and must be in agreement with State Statutes. The guidelines under consideration include murals in the Turner Junction Historic District and regulations in terms of maximum area allowed for window signage in the Turner Junction Historic District. In 2008 the Commission began using a maximum square footage 20% of the total window area upon considering window

signage for Certificate of Appropriateness approval in the Turner Junction Historic District, whereas the City Code grants a maximum of 50% of the total window area.

City Council must officially approve such specific guidelines or regulations for murals and window signs to make them compulsory and enforceable by the Commission. City staff is seeking the confirmation of the Commission to appeal such proposed guidelines or regulations to the City Council. Upon agreement by the Commission, City staff will formulate the guidelines or regulations for official consideration by the City Council. During the meeting of August 25, 2015, the Commission expressed their wishes to table the guideline consideration in able for each commissioner to have ample time to go over the official functions of the commission, under Section 2-281 of the City's Municipal Code. The guidelines have been tabled until the next meeting.

c. Appointment of a Vice Chairman and Secretary

Under quick deliberation, Commissioner Smith was selected as Vice Chairman, and Commissioner Kennedy was selected as Secretary of the Commission. A motion to approve Commissioner Kennedy as Secretary was made by Commissioner Waterman and seconded by Commissioner Smith. A motion to approve Commissioner Smith as Vice Chairman was made by President Hale and seconded by Commissioner Waterman. Both motions carried with an all aye vote.

d. West Chicago City Museum Internship

Historic Preservation Commission member, Blake Kennedy, spent his summer internship working for the West Chicago City Museum. During his time there, Commissioner Kennedy updated the architectural surveys for all structures in the historic districts within the city limits. This also included updating the photos of said structures. These surveys will be open to the public in digital form, and used in the proceeding Historic Preservation Commission meetings.

e. 103 West Washington St.

Directly next to the former fitness center on West Washington St. and Fremont St., a garden will be planted to liven up the scenery under the mural on the east façade.

f. Tales Tombstones Tell

On October 9, 2015, the City of West Chicago will be holding their annual cemetery walk, "Tales Tombstones Tell," at Oakwood Cemetery. This year's theme will be focusing on health and wellness.

7. Adjournment

A motion to adjourn was made by President Hale and seconded by Commissioner Vignes. The motion carried with an all aye vote. The meeting was adjourned at 8:08 p.m.