

DRAFT

MINUTES
GLENVIEW HISTORIC PRESERVATION COMMISSION
April 9, 2012

1. Call to Order by the Chairman

The April 9, 2012 meeting of the Glenview Historic Preservation Commission was called to order by Chairman Silver at 7:33 p.m. in the Village Hall Lunch Room.

2. Roll Call and Declaration of a Quorum

Roll call was taken and Chairman Silver noted a quorum was present.

PRESENT: Chairman Silver; Commissioners Dawson, Kramer, and Pappas;
and Mr. Jeff Rogers, Senior Planner and Staff Liaison

ABSENT: Commissioners Conway and Siegel

3. Approval of Minutes

Chairman Silver asked for corrections or comments to Minutes of the Historic Preservation Commission meeting of February 13, 2012.

Page one, second line should read, "GLENVIEW HISTORIC PRESERVATION COMMISSION"

Page one, second paragraph, delete "Kramer" from Commissioners Present.

Page one, paragraph 4.b., first line should read, "b. Status of Application ..."

Commissioner Dawson moved to approve the February 13, 2012 as amended. Commissioner Pappas seconded the motion. Upon voice vote the motion carried.

4. General Communications

a. Denial of Application for Landmarks Illinois Grant Funding for Kit Home Survey

Commissioners received a photocopy of a letter dated March 16, 2012 from Ms. Suzanne Germann to Mr. Jeff Rogers regarding Landmarks Illinois denial of grant funding for the 2012 HPC survey project. This letter came with a recommendation for a different way to approach the project. Landmarks Illinois coordinated with Illinois Historic Preservation Agency so that the HPC could apply for an alternate grant in 2012.

A Commissioner suggested the HPC hold a public open house prior to the ordinance change.

Commissioner Dawson suggested working with a GVTV producer to create a program on how to investigate one's potentially historic property and learn if State grants may be available to owners. Mr. Rogers will follow-up on this idea and report back to the Commission at the next meeting.

Picture Shack Entertainment contacted the owner of Eight Park Drive, former home of Glenview's first Village President Daniel Burnham, to possibly feature this building on a proposed documentary series about abandoned homes. The property owner denied interest in this project.

5. Consent Agenda

None.

6. Old Business

a. Determination of a Date for Dedication of Landmark Plaque for 106 Park Drive

The homeowner identified the mornings of May 5, 12, or the 19, 2012 as dates she is available. Invitations will be sent to owners of property in The Park, the Village Board of Trustees, and the press. Commissioners agreed on May 12 at 10:30 a.m. for the landmark plaque dedication with May 19 as a rain date. Chairman Silver and the Village President could say a few words, with HPC Commissioners invited to speak as well. Perhaps music could be provided by students at Glenbrook South High School.

Commissioner Kramer moved to approve May 12, 2012 at 10:30 a.m. as the date and time for the landmark plaque dedication for 106 Park Drive. Commissioner Dawson seconded the motion. Upon voice vote the motion carried.

Mr. Rogers will request this information be included in the May edition of the Village Newsletter.

Ideas to Publicize:

- A June open house at the May 12 plaque dedication of 106 Park Drive
- Once 106 Park Drive became landmarked, the property owner applied for, and received, funding (retroactively) and tax credits. This process should be documented using a format residents can understand. This document should accompany the invitation to the press.

b. Village of Glenview Historic Preservation Website Content – Continue to 05/14/12

The following applications have been placed on the Village website in the Planning Division:

- Landmark Eligibility Application
- Landmark Nomination Form
- Changes for Certificate of Appropriateness (if the property has already been landmarked)
 - Application for Landmark District
 - Historic Preservation Handbook

The changes on the Historic Preservation portion of the Village website are ongoing and, therefore, not yet available. Chairman Silver requested the Commission view the proposed Historic Preservation portion before it is placed on the Village website.

7. New Business

a. “Authority vs. Advocacy” Discussion re: Possible Recruitment of an Adjunct Citizen Historic Preservation Advocate

The HPC is an advocate of historic preservation applications, as well as being the authority to adjudicate whether a property is acceptable for landmark status. Having dual roles could possibly be viewed as a conflict of interest. Perhaps the HPC would be better served by establishing a separate advocate whose sole responsibility is to assist property owners; that way the Commission could remain in charge of hearing the request for landmark status.

Residents may feel the advocate is more accessible and trust that their questions are being answered fairly. The advocate would work with Village staff without being under the HPC’s control. Once a property owner come forward with their own petition they would have the advocate (not someone sitting on this Commission) helping them with their petition. The HPC can still look for ways to publicize the landmarking program. Commissioners agreed that the idea of an advocate available to help residents has merit. A local teacher may be interested in this position. Chairman Silver will contact Mr. John Hedrick, former Chairman of the Appearance Commission, to see if he has any interest in this position.

Because of today’s economy residents now may be more inclined to listen to ways landmarking could save them money and perhaps raise the value of their home.

b. Application for Illinois Historic Preservation Agency Identification Guide Grant

Mr. Rogers explained that Ms. Suzanne Germann, Director of Grants and Easements for Landmarks Illinois, and Ms. Catherine O’Connor from the Illinois Historic Preservation Agency, spoke about potentially opening up some state funding if the scope of a project was within certain parameters.

Illinois is launching the Hargis database which is a national model for communities to enter their own data of historically significant properties. Compilation and entry of all data into that software system will be accomplished at the local level, rather than being done at the state level. Survey work will not be conducted in 2012 to allow time for staff training at each of the CLG (Certified Local Government) municipalities. However, the scope of a survey could be reformatted into a historic publication or historic workbook titled “How to Tell if You Have a Kit Home.” The HPC Consultant, Ms. Rebecca Hunter, could present a graphic document that shows how one could tell whether a building was a kit house. A survey could be tacked on to this publication to demonstrate that there are obvious kit homes in Glenview using photographs from the Village to identify tell-tale signs. The kit home survey could be embedded into the project to accompany a document which the State can distribute as an example for other communities to identify these types of homes. The State’s grant is eligible up to 70 percent of the project funds up to \$1,000.

Representatives from the State encouraged the HPC to apply for this grant. The HPC will be working with Ms. Hunter and get a revised estimate for the project costs, and submit those documents to the State as soon as possible.

Mr. Rogers noted that when an application for a demolition permit is requested for Eight Park Drive, Commissioners will be notified.

If the HPC is interested in a general survey for either publicly-owned buildings (such as schools) or a church district, applications will be accepted in September of 2012 for utilization in 2013.

8. Good of the Order

a. Restoration of Glenview History Center

The Glenview History Center (formerly The Glenview Area Historical Society) sent a letter dated April 2, 2012 to all of its members requesting funds for structural repair of its building which is 150 years old. A Certificate of Appropriateness from the HPC is required if repairs or improvements are made to the existing building. The Commission would like to identify which government grant organization(s) the History Center should contact. The History Center could also reach out to local contractors for donated materials and/or labor.

Commissioner Dawson will inform the Glenview History Center that the HPC needs to review the Center’s plans. The Center will also receive a copy of the HPC handbook.

b. Pure Oil Building

The owner of the former Pure Oil building on Waukegan Road is currently not interested in landmarking this building even though it is likely there may be tax benefits derived from the

landmarking designation as well as grant funding should the building need repair. Commissioner Dawson will research the name of a gentleman who is an expert on Pure Oil buildings. Mr. Rogers will contact the building's tenant.

c. Glenview House

Perhaps the owner of The Glenview House would be interested in having the building landmarked. As a landmarked building, the cost of some recent renovations may be reimbursed by government grants. Commissioner Siegel will meet with the owner and give him a copy of the summary of available grant programs and show him the Historic Preservation handbook.

Commissioner Pappas recently attended a meeting at the Chaddick Institute for Metropolitan Development at DePaul University concerning the rebuilding of Glenview's downtown area.

9. Adjournment

Commissioner Kramer moved to adjourn. Commissioner Siegel seconded the motion. Meeting was adjourned at 8:37 p.m.

Respectfully submitted,

Sheri Scott
Recording Secretary