

MINUTES
May 9, 2016
Historic Preservation Commission
City of Batavia

Please **NOTE:** These minutes are not a word-for-word transcription of the statements made at the meeting, nor intended to be a comprehensive review of all discussions. They are intended to make an official record of the actions taken by the Committee/City Council, and to include some description of discussion points as understood by the minute-taker. They may not reference some of the individual attendee's comments, nor the complete comments if referenced.

1. Meeting Called to Order

Chair Bus called the meeting to order at 5:30pm.

2. Roll Call

Members Present: Chair Bus; Vice-Chair Hagemann; Commissioners Sherer, Roller and Sullivan (entered at 5:52pm)

Members Absent: None

Also Present: Mayor Schielke (entered at 6:04pm); Jeff Albertson, Building Commissioner; and Jennifer Austin-Smith, Recording Secretary

3. Items to be Removed, Added or Changed

There were no items to be removed, added or changed.

4. Approve Minutes for April 11, 2016

Motion: To approve the minutes for April 11, 2016

Maker: Hagemann

Second: Roller

Voice Vote: 4 Ayes, 0 Nays, 1 Absent
Motion carried.

5. Matters From the Public (for items not on the agenda)

Historic Preservation Commission (HPC) Chair Bus asked if there were matters from the public for items not on the agenda. There were none.

6. COA Review: 122 East Wilson Street – Wall Sign (Lavya, Inc., applicant)

Bus welcomed the applicant to address the Commission. Pertik Patel, 122 East Wilson Street, addressed the Commission. He stated that this COA is for a wall sign for Batavia Smoke n' Liquor. Bus noted that this building is non-contributing and has a long history of being a convenience store operation.

The Commission discussed the COA review for 122 East Wilson Street, Batavia Smoke n' Liquor. Patel stated that there is no sign on the building now. The proposed signage is internally lit. Roller asked about the raceway behind the Batavia portion. Patel stated that there are two separate raceways, one for Batavia and one for Smoke n Liquor.

Bus stated that he does not believe that this sign is appropriate for the Historic District and it does not meet the standards that we are trying to achieve in our Historic District. Roller noted that the guidelines discourage internally lit plastic signs. She read the guidelines for those in attendance. She asked if the other liquor store with internally lit signage is in the historic district. Albertson stated that he would have to double check. Bus asked if the sign has been fabricated already. Patel stated that the Smoke n' Liquor portion has been made but not the Batavia portion. Roller stated that the font is part of the issue. There are internally lit signs in the historic district. She stated that it is disconcerting that the sign has partially been fabricated without approval. Sherer asked how long the sign would be lit. Albertson answered that the sign code does not allow signs to be lit when the businesses are not open. The sign would have to turn off when the business is closed.

Motion: To approve the COA Review of 122 East Wilson Street as submitted
Maker: Sherer
Second: Hagemann

Discussion was made on the motion. Roller asked that applicants be made aware to not fabricate signage until approval is given. Albertson stated that even though the sign has been fabricated, that should not change the Commission's decision in any way. The applicant knew that they needed to have approval. Albertson stated he does not have any control over when they choose to fabricate the sign. Bus stated that it is very speculative to proceed to the fabrication stage without any necessary approvals. He does not think that it should ever be a deciding factor in our decision-making.

Roll Call Vote: **Aye:** Hagemann, Sherer, Roller
 Nay: Bus
 3-1 Vote, 1 Absent, Motion carried

Albertson noted that the motion failed because it would need four votes to pass since there are seven total members of the Commission. Sherer questioned the seven members since there are only five people on the Commission currently. Sherer stated that we could never have a total of seven votes since there are only five sitting members on the Commission. Albertson stated that he would look into that and get back to the Commission.

Motion: To reconsider the COA for 122 East Wilson Street at the next meeting with a staff report on the necessary votes needed to approve motions.
Maker: Sherer
Second: Roller
Voice Vote: 4 Ayes, 0 Nays, 1 Absent
 Motion carried.

Bus advised the applicant to not move forward with any additional fabrication on the signage. The next meeting is May 23, 2016.

7. Updates:
 1. 7 East Wilson Street – Historic Inspection

- 2. Anderson Block Building – Masonry Maintenance**
- 3. Significant Historic Building Inspection Program**
- 4. 10/12 North River Street – Historic Inspection**
- 5. 227 West Wilson Street – Historic Inspection**
- 6. 109 South Batavia Avenue – Historic Inspection**
- 7. 8 North River Street – Historic Inspection**
- 8. 16 East Wilson Street – Historic Inspection**

* Sullivan attended the meeting at 5:52pm.

Albertson stated that he would be meeting with the owners of 10/12 River Street to go over work done on the building. The El Taco Grande building owner has been met with as well. They are trying to get the final items finished. Albertson had a discussion with Mr. Marconi on the Anderson Block building and work is getting into the final stages. The ladder is supposed to come down off the Gammon House and Albertson will check to see if that happened.

8. Other Business

Roller discussed the updates to the guidelines. Roller reported that Sherer had a comment on major alterations adding in a requirement for a licensed architecture or engineer to be involved. Under new construction and additions, the last paragraph has been updated to stated that “it is strongly recommended that the applicant retain the services of a licensed architect or engineer for the design or construction of any new structure or addition in the historic district.” Roller suggested putting that same paragraph under major alterations and highlight the fact it is needed for significant buildings. There was no objection from the Commission. Hagemann stated that the wording should be changed from strongly recommended to require. Sherer agreed.

Bus asked if we are ready to have this on the future agenda. Roller stated that she feels that it is ready for review. Hagemann stated that it should be put onto the next agenda. Sherer asked if the Commission has a mission statement. Albertson stated that he is not sure. Sherer stated that it is important that we keep in mind what we are actually here for. Bus stated that Batavia was featured in West Suburban Living and we need to continue to preserve our downtown buildings. The revisions to the guidelines are a step in the right direction. Bus requested that the guidelines be put onto the agenda for the next meeting. Albertson asked to have the revised version sent to him to be attached to the next agenda.

Albertson announced that there would be a presentation on IHPA Certified Local Government by the Deputy Director of the IHPA on June 13th. Bus asked that the City Council members be notified on this presentation so that they could attend if they so choose. Bus added that the Batavia Historical Society might find this of interest as well.

Albertson shared that he got a response from the Landmarks Commission. The 2016 Drihaus Awards was posted today and the deadline is July 1st. Albertson handed the materials to Hagemann. The Commission would like to nominate Louise White School and Hagemann is spearheading the process.

Albertson announced that MainStreet has asked one of the Commissioners to be on a panel for Interiors for Business. Bus nominated Roller and Roller accepted. All members of the Commission offered to help with the presentation.

Albertson stated that the owner of Alianos would be at the next meeting with COAs for rope lighting, and a framed sign. The applications have been submitted and he will be at the next meeting in two weeks.

The next HPC meeting would be May 23, 2016.

9. Adjournment

There being no other business to discuss, Chair Bus asked for a motion to adjourn the meeting at 6:18pm; Made by Hagemann; Seconded by Sullivan. Motion carried.

Minutes respectfully submitted by Jennifer Austin-Smith