

MINUTES
September 26, 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 5:43pm.

2. Roll Call

Members Present: Chair Bus; Commissioners Sherer, Roller and Sullivan (entered at 5:54pm)

Members Absent: Vice-Chair Hagemann

Also Present: 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. The Commission opened the meeting without a quorum and discussed items that did not require motions. Once Sullivan entered the meeting at 5:54pm the Commission began discussion on agenda items that required motions and a quorum.

4. Approval of Minutes: September 12, 2016

Motion: To approve the minutes from September 12, 2016

Maker: Sullivan

Second: Roller

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

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

Chair Bus asked if there were matters from the public for items not on the agenda. There were none.

6. COA Review: 227/229 West Wilson Street

Façade Material Changes (Daisy Slaboszewski, applicant)

Daisy Slaboszewski, 109 Ridge Road, Shorewood discussed the COA review for 227/229, the former Fantastico's space. She explained that they would be taking over the space and create a Chinese restaurant. Brian Isan addressed the Commission. He would like to replace the façade with fiber cement four inch siding. He showed the Commission a sample of the siding in the grey color they prefer. Isan continued that they plan on repairing the copper overhang, remove the

soffit material, reinforce it and bring it to the original straight position. He noted that he would be working with Albertson on that particular project. Bus asked what the surface is under the z brick facade. Isan estimated that it would be plywood. Bus stated that it is most likely that there is nothing underneath the z brick that is significant. Roller agreed that the z brick was most likely used to make the building look more substantial.

Albertson stated that this is a contributing building. Sullivan asked about the sign and if it were to come to the Commission for approval. Albertson stated that it is just a face change and therefore would not come to the Commission for review.

Motion: To approve the COA as presented
Maker: Sherer
Second: Roller
Roll Call Vote: **Aye:** Sherer, Sullivan, Roller, Bus
Nay: None
4-0 Vote, 1 Absent, Motion carried.

**7. COA Revision Review: 108 North Batavia Avenue
Dunkin Donuts/Shell Retaining Wall Revision (Harry Mehta, applicant)**

Harry Mehta, 108 North Batavia Avenue, stated that the proposed revision is to install a segmental block wall. The wall is LedgeStone texture by Redi-Rock in the grey color (similar to a concrete color). Roller asked if he had a sample and Mehta responded that he did not have any samples. Mehta explained that the timeframe needed to complete the project limits the color choice to grey. Other color options would be a special order. Albertson stated that this is the only revision to what was previously proposed.

Motion: To approve the COA revision as presented
Maker: Roller
Second: Sullivan
Roll Call Vote: **Aye:** Sherer, Roller, Bus, Sullivan
Nay: None
4-0 Vote, 1 Absent, Motion carried.

Bus asked the applicant when he plans on starting construction. Mehta answered that the inside construction began today and they plan on starting the outside construction once all approvals are received. They plan on being completed with construction by the middle of November.

8. Certified Local Government Discussion

Bus thanked staff for making the arrangement for the Illinois Historic Preservation Agency (IHPA) to present to the Commission. Bus stated that he found the presentation very helpful. Albertson asked what the Commission would like to do with the process. Sherer asked what the next step would be. Albertson stated that the next step would be completing the application process. Sherer asked if staff has received the PowerPoint presentation from the IHPA. Albertson stated he would follow up with the IHPA to get the PowerPoint for the Commission's records.

Bus stated he would like to consider a grant application in the near future for identifying new historic landmarks to be added to the preservation plan.

Roller commented that Elgin has a volunteer program to register historic homes. Roller would research this further and report back to the Commission. Bus stated that the Newman House is a great example of a historic home in Batavia. Roller noted that there are several homes that are historic but do not want to participate in the house walk so they are not as well known. Sherer commented that after hearing the presentation she feels that it is beneficial to have historic homes marked as historic structures.

*Sullivan entered 5:54pm

Sullivan stated that he feels confident that the newspaper article that gave him hesitation to become a Certified Local Government was incorrect. Bus asked if Sullivan felt comfortable pursuing the Certified Local Government. Sullivan stated that he was.

Motion: Forward to City staff that the Historic Preservation Commission wants to move ahead to become certified

Maker: Sherer

Second: Roller

Discussion was held on the motion. Sullivan asked if which entity becomes certified, was it the City or the Commission that becomes certified. Albertson stated that, to his knowledge, it was the Historic Preservation Commission (HPC) that became certified. Bus stated that he thought it was the City that gets certified and the HPC is a subset to the City. Albertson stated that he would check. Sullivan read an email from Anthony Rubano, IHPA, to the Commission on how the article was incorrect.

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

9. 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

There were no updates at this time.

10. Other Business

Bus stated that it is required to elect new HPC officers in October. Bus asked Sherer and Roller to serve as the Nominating Committee and report back at the next meeting on nominations for

chair and vice-chair. Bus noted that the he has been chair for two years now and cannot succeed himself as chair. Albertson stated that he would add that to the next agenda.

11. Adjournment

There being no other business to discuss, Chair Bus asked for a motion to adjourn the meeting at 6:20pm; Made by Sullivan; Seconded by Roller. Motion carried.

Minutes respectfully submitted by Jennifer Austin-Smith