

**VILLAGE OF HUNTLEY
HISTORIC PRESERVATION COMMISSION MEETING
Tuesday, October 21, 2014
MINUTES**

5 CALL TO ORDER

Chairperson Donna Britton called to order the regularly scheduled meeting of the Village of Huntley Historic Preservation Commission for Tuesday, October 21, 2014 at 6:02 pm in the Village Board Room, located at 10987 Main Street, Huntley, Illinois 60142. The room is handicap accessible.

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ROLL CALL - ATTENDANCE

MEMBERS PRESENT: Commissioners Karen Langhenry, Geri Rizzo, Jake Marino and Diana Carpenter, Vice Chair Lonni Oldham, and Chairperson Donna Britton

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MEMBERS ABSENT: Commissioner Deb Waters

ALSO PRESENT: Director of Development Services Charles Nordman and Planner James Williams

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PUBLIC COMMENT There were no public comments.

4. Approval of Minutes

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A. **A MOTION was made to approve the September 16, 2014 Historic Preservation Commission minutes as written.**

MOVED: Commissioner Rizzo

SECONDED: Commissioner Marino

AYES: Commissioners Rizzo, Marino and Langhenry

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NAYS: None

ABSTAIN: Commissioner Carpenter, Vice Chair Oldham and Chairperson Britton

MOTION CARRIED 3:0:3

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5. Old Business

A. Second Street Website Data Format / Executive Summary

Commissioner Marino updated the Historic Preservation Commission regarding the work that he is doing to revise and re-format the Second Street historical data and noted that it is a work in-progress.

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B. Pride in Preservation

Chairperson Britton suggested that prospective Pride in Preservation nominee properties be considered at next month's Historic Preservation Commission meeting for possible presentation to the property owner(s) in January.

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Commissioner Rizzo agreed to produce an article outlining the Krush Residence – 11007 Myrtle Avenue that was presented with the Pride in Preservation in September, 2014 and transmit a draft of the article to Chairperson Britton and she will then forward the article to Director Nordman and/or Planner Williams.

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C. 2015 Work Plan

Director Nordman distributed copies of the draft *2015 Work Plan for Huntley Historic Preservation Commission*

and he noted that at last month's Historic Preservation Commission meeting he had suggested the Historic Commission to consider appropriate entries to add under the "Outcome" column of the Work Plan.

5 Following a brief discussion Director Nordman agreed to update the 2015 Work Plan with the "Outcome" entries as directed and redistribute the *2015 Work Plan* for final approval at next month's meeting.

Village of Huntley 2015 Calendar- Photographs

10 Commissioner Rizzo had questions regarding the selection of the photographs used for the Village's 2015 Calendar.

15 Director Nordman noted that Margo Griffin, Business Retention & Expansion Coordinator with the Huntley Economic Development Department, coordinates the production of the Village's calendar and he would ask for Ms. Griffin to contact Commissioner Rizzo regarding this matter.

2015 Art Contest

20 Chairperson Britton pointed out that the Alliance of historic preservation interests in Huntley are coordinating the details for next year's art contest which may emphasize photography and that there may be financial backing, an amount which is to-be-determined, for the program that each group within the Alliance may be obligated to provide for support of next year's art contest program.

Very Merry Huntley program - Friday, December 5, 2014

25 Vice Chair Oldham noted that the Alliance may participate in the tree decorating program and described a process of taking photos of local landmarks and crafting the photographs into decorations for the tree to provide a historic preservation theme.

Geocaching Program

30 Chairperson Britton noted a collaborative effort with the Alliance group may include a geocaching event that typically has medallions which serve as an award for participants completing the event and she noted that the purchase of these medallions, or a portion thereof, may need to be considered under next year's budget.

35 6. New Business

A. Hackett House – 10/03/14 Inspection/Inventory

40 Chairperson Britton noted that the inspection of the subject structure on Friday morning, October 3, 2014 resulted in two (2) documentation forms initiated with various information about the building including a sketch of the first floor plan.

45 Chairperson Britton stated that Vic Narusis with the Huntley Village Staff agreed to contact her once the interior of the structure had essentially stripped to the wall studs.

Director Nordman noted that a visit to the property earlier today found that this work is almost complete and included the removal of a drop ceiling previously installed in the first floor area and that either he or Mr. Narusis will be contacting Chairperson Britton soon regarding the scheduling of a follow-up inspection of the property.

50 B. 11613 Main Street – Faubl Dentist Office

Director Nordman pointed out that at last month's September 16th Historic Preservation Commission meeting, the proposed redevelopment of the property at 11613 Main Street (southeast corner of Main and Grove Streets) was mentioned and Director Nordman noted at that time that the Village Board's consideration of the conceptual review for the proposed dentist office project was scheduled for their meeting on Thursday, September 18, 2014.

Director Nordman noted that the Plan Commission public hearing to consider the Faubl dentist office development will be held on Monday, October 27, 2014 at 6:30 p.m. Director Nordman stated it is customary for staff reports which outline a petitioner's request to include comments or concerns that the Village Board and/or advisory boards have previously made regarding a specific project.

Director Nordman noted that the site plan and building elevations for the project have been provided to the Historic Commission prior to this evening's meeting. Therefore, if the Historic Preservation Commission has any comments or concerns regarding the project, those comments could be added to the staff report being drafted later this week for distribution to the Plan Commission prior to their consideration of the project at next week's public hearing.

Vice Chair Oldham asked if the existing trees on the property will be preserved and whether the proposed new office building will be single story and Director Nordman noted that all of the large existing trees on the site will be preserved and that the proposed new dental office building will indeed be single story.

Director Nordman noted that comments from the Plan Commission's conceptual review of the proposed project resulted reducing the slope of the dental office roof and adding the dormer feature on the portion of the roof facing Main Street.

Chairperson Britton noted that properties zoned "B-4" Adaptive Reuse should emphasize the rehabilitation and reuse of the existing structures especially if those buildings are historically significant.

Given that the razing of the existing residential structure on the subject site is necessary to build the proposed dental office building, Chairperson Britton noted that she is disappointed with the project and furthermore believes the architecture of the dentist office is incompatible with the surrounding neighborhood.

Commissioner Marino agreed that the architecture design of the proposed dentist office is not historically compatible with the structures within the surrounding neighborhood.

Commissioner Carpenter pointed out that she believes the proposed dental office would be better suited for development on a property located closer to or fronting upon Route 47.

Updates:

Sawyer-Kelley Multi-Tenant Building

Director Nordman noted that the three-tenant building currently under construction at the southwest corner of Main and Woodstock Streets is slated to be occupied by a confectionary business at the east end, an eye care business at the west end and a tenant *yet-to-be-determined* in the middle.

Inventory of Historic Materials – Village Hall – Friday, November 7, 2014 - 1:00 to 5:00 p.m.

Chairperson Britton reminded the Historic Preservation Commission members of the Friday, November 7th event scheduled when a group of interested persons are planning to convene at the Village Hall to inventory the historic literature and miscellaneous historic artifacts stored in the Village Hall basement.

Huntley Historic Preservation Commission Terms of Office

Vice Chair Oldham noted that several Historic Preservation Commission members' terms of office have expired.

5 Director Nordman stated that he would investigate the matter, but, assumes that essentially terms automatically renew unless a Commission member decides to resign their seat on the Commission.

T. S. Huntley Headstone

10 Vice Chair Oldham stated that the repair of the T.S. Huntley headstone in the Huntley cemetery that includes replacement of the headstone's urn. Vice Chair Oldham noted that the original urn may have ended up in a culvert near the grave site.

7. Adjournment

15 At 7:40 p.m., A MOTION was made by Commissioner Marino to adjourn the meeting and was seconded by Commissioner Rizzo. Motion carried unanimously.

Respectfully submitted,

20 *James Williams*

Planner

Village of Huntley