

## MINUTES

**TOWN OF NORMAL HISTORIC PRESERVATION COMMISSION  
UPTOWN STATION, 3<sup>rd</sup> FLOOR (Union Pacific Room)  
11 UPTOWN CIRCLE  
NORMAL, ILLINOIS**

### **REGULAR MEETING**

**March 8, 2016**

**12:30 p.m.**

#### **Members Present**

Kristen Allen, Nancy Armstrong, Kathy Burgess, Laurie Christensen, Bruce Warloe

#### **Members Absent**

Anne Matter, Bob Ward

#### **Others Present**

Mercy Davison, Town Planner; Dave Geshiwl, 703 N. School

#### **Call to Order**

Mr. Warloe called the meeting to order at 12:35 p.m. noting that there was a quorum.

#### **Minutes**

Ms. Armstrong moved to approve the minutes of the February 9, 2016 meeting. Ms. Allen seconded. The motion carried 5-0.

#### **CA-16-02-06: Front Porch Masonry Repair and Wing Wall Construction, 703 N. School (AMENDED)**

Mr. Geshiwl explained that his project has expanded to include the construction of two decorative block wing walls to flank both sides of his front steps. (The existing steps are wood, and he has already received approval of an expedited Certificate of Appropriateness to rebuild the steps with new wood.) The new wing walls would be very similar to those found at 509 N. School and would have decorative block matching the decorative block piers and skirting around the porch. There is evidence on the front columns of former wing walls.

Ms. Armstrong asked if he would be keeping the existing, nonhistoric railing on the stairs. He said yes, because the building code requires a railing. Ms. Davison noted that it's possible Mr. Geshiwl will find a more suitable substitute in the future.

Ms. Burgess asked if the wing walls would be painted. Mr. Geshiwl said no, they will be unpainted like the rest of the decorative block on the porch skirting. The caps on top of the wing walls will be limestone, although he found pieces of the original caps under the porch and found that they were concrete. Mr. Warloe noted that limestone will be much nicer.

Mr. Warloe asked if all blocks will be solid. Mr. Geshiwl said the foundation blocks (below grade) will be solid. The skirting blocks will not be full depth, and he will have to fill the holes that

will be visible from certain viewpoints. Mr. Warloe asked if any blocks would be re-used, and Mr. Geshiwlml said no.

Mr. Warloe asked for more detail on the wing wall blocks, specifically if the inside face of the blocks, adjacent to the steps, would also be decorative. Mr. Geshiwlml said he was not positive but that he would check and that he would ensure there is decorative block in that location. Mr. Warloe also suggested that the proposed 5 courses of block for the foundation may not be necessary depending on the state of the previous footing and/or whether the contractor pours a new concrete footing. Ms. Davison noted that the residential building inspector will also weigh in.

Ms. Burgess moved to approve with the condition that there be decorative block adjacent to the steps, and Ms. Armstrong seconded. The motion carried 5-0.

**BG-16-02-01: Front Porch Masonry Repair, 703 N. School (Carried Over from Feb. 9)**

Mr. Geshiwlml explained his new Bone Grant application, which includes the wing walls. Mr. Warloe asked about a second estimate, and Mr. Geshiwlml stated that he had called a second mason several times but received no response.

Ms. Burgess asked Mr. Warloe if the dollar amounts look reasonable, and Mr. Warloe said yes, as he had called the block company directly to ask about prices. He also noted that very few firms make custom block and limestone caps anymore. He also thought the labor cost seemed reasonable.

Ms. Davison noted that the approved grant amount could be decreased if it turned out that Mr. Geshiwlml needed fewer blocks (for the footing) or increased moderately if it turned out that the current cost estimate did not include decorative block adjacent to the steps.

Ms. Armstrong moved to approve a grant for \$3,152.50, and Ms. Allen seconded. The motion carried 5-0.

**Other Business**

1. Ms. Davison mentioned that the Town is having two open house events to permit people to look at 614 N. School, which the Town hopes to have restored. She also updated the group on the two other houses for sale by the Town – 509 and 513 N. School.
2. Mr. Warloe asked if Ms. Davison had yet received final plans for the new porch at 807 N. School. She said she has some documents that she needs to run by Mr. Warloe for approval.
3. Ms. Davison told the commission that the Van Leer Mansion application had been received favorably by the Illinois Historic Sites Advisory Council, and that the National Park Service will do its final review later this year.

**Adjournment**

The meeting was adjourned at 1:00 p.m.

Respectfully submitted,



Mercy Davison  
Town Planner