

MINUTES

**TOWN OF NORMAL HISTORIC PRESERVATION COMMISSION
UPTOWN STATION, 3rd FLOOR (Illinois Terminal Conference Room)
11 UPTOWN CIRCLE
NORMAL, ILLINOIS**

REGULAR MEETING

June 13th, 2017

12:30 p.m.

Members Present

Kristen Allen, Nancy Armstrong, Kathy Burgess, Laurie Christensen, Anne Matter, Chris Niebur, Bruce Warloe

Members Absent

None

Others Present

Mercy Davison, Town Planner; Taylor Long, Associate Planner; Hassan Mohammadi, 305 W. Virginia Ave.; Barry Smoots, 305 W. Virginia Ave.; Dave Geshiwl, 703 N. School St.; Frank Butterfield, Landmarks Illinois

Call to Order

Ms. Matter called the meeting to order at 12:30 p.m. noting that there was a quorum.

Minutes

Ms. Armstrong moved to approve the minutes of the May 9th, 2017 regular meeting. Mr. Niebur seconded. The motion carried 4-0. Commissioners Allen, Burgess, and Christensen arrived after the vote.

BG-17-04-03: Porch Reconstruction, 304 W. Virginia Ave. (Grant Increase)

Mr. Long acquainted the commissioners with the approved porch reconstruction project at 304 W. Virginia Ave. and explained that the applicant was seeking a \$731.09 increase to her originally approved grant amount of \$2,295.00. Mr. Long directed the commissioners to the application's attached receipts and payments and explained that all extra costs were associated with work deemed eligible for grant funding back when the grant was originally approved on April 12th, 2017.

Agreeing that the extra costs were for work eligible for funding through the original grant, Ms. Armstrong moved to approve a \$731.09 increase to the \$2,295.00 Bone Grant originally awarded to Ms. DeYoung on April 12th, 2017. Mr. Warloe seconded the motion. The motion carried 4-0 bringing the grant's final total to \$3,026.09. Commissioners Allen, Burgess, and Christensen arrived after the vote.

CA-17-06-28: Painting of House and Garage Siding, 305 Gregory Ave.

Ms. Matter removed this item from the agenda citing the longstanding position of the commission to not issue approvals or denials for the painting or staining of a historic home and garage's exteriors. The Town's Historic Preservation code requires the submission of a Certificate of Appropriateness for "the painting or staining of a previously unpainted or unstained surface," but the commission resolved that such a requirement

is intended to prevent the painting of historically unpainted brick, rather than exterior wood that is regularly stained, painted, or otherwise finished as part of general preservation.

CA-17-06-29: Front Stoop Alteration, 310 W. Virginia Ave.

Ms. Armstrong walked the other commissioners through her application and explained that her current stoop's landing was so narrow in depth that visitors to her home were not able to safely open the front door without having to lean or step backward before being able to enter the home. In addition to the hazard of having to dodge the front door on its top landing, the stoop's clay-tiled surface was said to be slick in even the driest of conditions and was believed to be non-historic by Ms. Armstrong. Lastly, Ms. Armstrong summarized her plans to proportionately resize each step to meet safe building standards, raise and elongate the wing walls to compensate for the changes to the steps, and resurface the steps in concrete.

Mr. Warloe asked what materials the wingwalls' caps were constructed with, and stated that the new, elongated wingwalls should be capped with the same historic material. Mr. Warloe added that he believed the caps were historically made of limestone, given the home's age and architectural style. Ms. Armstrong stated that she believed the caps to be made of formed concrete, but agreed to have the caps redone using whatever material (concrete, limestone, etc.) was historically appropriate for the wingwalls.

Mr. Warloe moved to approve the proposed alterations to 310 W. Virginia's front stoop. Mr. Niebur seconded the motion. The motion carried 6-0. Commissioner Armstrong recused herself from the vote.

CA-17-06-30: New Garage Construction, 305 W. Virginia Ave.

Ms. Matter introduced the application and invited the applicants to explain their plans for a new detached garage. Mr. Mohammadi and Mr. Smoot summarized that the property once featured a garage historic to the home's 1920s construction, and that its demolition was approved by the commission in the recent past due to its greatly dilapidated state. 305 W. Virginia's proposed new garage would be built on the general site of the original garage, but would be made larger to accommodate two cars instead of one. The applicants added that the structure would meet all building setback requirements, feature a wood garage door and steel side door not visible from the street, and be sided in cement board to match the color, size, and texture of the home's aluminum siding.

Ms. Burgess asked the applicants if the structure would feature any exterior lighting, and added that such features would require commission approval. Mr. Smoots stated that there were no such plans for exterior lighting at that time.

Ms. Allen moved to approve the application to construct a new garage at 305 W. Virginia Ave. Ms. Burgess seconded the motion. The motion carried 7-0.

Other Business

No other business was discussed.

Adjournment

The meeting was adjourned at 12:50 p.m. so that the commission could hear a presentation by Frank Butterfield of Landmarks Illinois.

Respectfully submitted,

A handwritten signature in black ink, appearing to read "Taylor Long". The signature is fluid and cursive, with the first name "Taylor" and last name "Long" clearly distinguishable.

Taylor Long
Associate Planner