

**MINUTES
CITY OF ST. CHARLES
HISTORIC PRESERVATION COMMISSION
WEDNESDAY, MAY 15, 2019
COMMITTEE ROOM**

Members Present: Malay, Mann, Smunt, Norris, Kessler, Krahenbuhl, Pretz

Members Absent: None

Also Present: Russell Colby, Community Development Division Manager
Rachel Hitzemann, Planner

1. Call to order

Chairman Norris called the meeting to order at 7:00 p.m.

2. Roll call

Ms. Hitzemann called roll with seven members present. There was a quorum.

3. Approval of Agenda

The following items were added under item 10.

- b. Partnership Meeting Update
- c. Historic Preservation Proclamation
- d. Wild Rose Inn

4. Presentation of minutes of the May 1st, 2019 meeting

A motion was made by Mr. Krahenbuhl and seconded by Dr. Smunt with a unanimous voice vote to approve the minutes of the May 1st, 2019 meeting.

5. Preliminary Reviews – Open forum for questions or presentation of preliminary concepts to the Commission for feedback

None.

6. Landmark Applications

None.

7. Certificate of Appropriateness (COA) applications

a. 12 S. First St.

The proposal is for improvements to the private outdoor patio area and new signage.

This property is adjacent to the City's East Plaza and the future Riverwalk. The City has a utility easement over the patio area. The plans need to incorporate access to the City's transformer that is located behind the building.

The proposal includes four wall signs and seven awnings. Only two of the awnings will contain text. These will be located on the north elevation. The NW corner will have a 6 ft. projecting sign with pushed through acrylic lettering and LED lighting. Mr. Colby noted the zoning classification for this type of sign needs to be reviewed. The sign may not be able to be mounted as presented.

The proposed patio improvements include adding an element that would serve as a signature piece. This would be done by using containers; one would serve as the first level bar, with another container above it to be used for special functions. The proposal also includes adding a removable enclosure made up of a tent-like roof with glass panels to maximize the view. The fencing around the patio will include metal railings with removable panels to allow access to the transformer.

Mr. Pretz expressed concerns over the longevity of the containers if there was ever a new tenant in the future. Would it be forced removable? Mr. Colby said it is semi-permanent and could be moved. It is on private property and up to the owner to decide if they want the containers removed. Mr. Pretz would prefer not having the monumental sign approved.

Dr. Smunt noted part of the guidelines for box awnings are designed to shield pedestrians using the sidewalks against inclement weather. He felt that wasn't being achieved in this proposal because the projection is very small.

Mr. Krahenbuhl felt the standing sign seemed out of place in the current location, but would work fine located elsewhere. Mr. Kessler would also like the sign relocated. He also preferred to see the temporary structure done in another color.

A motion was made by Dr. Smunt and seconded by Ms. Malay with a unanimous voice vote to table the approval for all the awnings and signs.

A motion was made by Dr. Smunt and seconded by Ms. Malay with a unanimous voice vote to approve the COA for the patio, auxiliary building and temporary building as presented.

8. Grant Applications

None.

9. Other Commission Business

a. Pottawatomie Tour

A run-through of the tour will be done on June 5th at 5:00 p.m.

b. Comprehensive Plan Property Review

This item will be discussed at the next meeting.

10. Additional Business and Observations from Commissioners or Staff

a. Landmark Discussion for 218 Park Ave.

Mr. Pretz presented information regarding the history of this property. He asked the Commissioners to take a look at the property if they have time so they can review it at the next meeting.

b. Partnership Meeting Update

Ms. Malay said the following items were discussed at the last Downtown Partnership Board meeting.

- She gave them an overview of the history and role of the Commission.
- The merger between the Downtown Partnership and the St. Charles Convention and Visitors Bureau is proceeding.
- The Fine Arts Festival is coming up.

c. Historic Preservation Proclamation

The proclamation will be on the May 20th City Council agenda.

d. Wild Rose Inn

Dr. Smunt advised that a resident contacted the history museum asking for a statement regarding the historical significance of the Inn. This property is not within the City's jurisdiction. Mr. Colby said Kane County held a public hearing the night before and tabled the item for further information.

11. Meeting Announcements: Historic Preservation Commission meeting Wednesday, June 5, 2019 at 7:00 P.M. in the Committee Room.

12. Public Comment

Students from St. Charles East High School were in attendance.

Mr. Pretz highlighted some articles that were included in the recent Preservation Partners newsletter.

Dr. Smunt advised the Commission needs to hold an election of officers for the new fiscal year.

13. Adjournment

With no further business to discuss, the meeting adjourned at 8:30 p.m.