CITY OF ST. CHARLES
ILLINOIS • 1834

HISTORIC PRESERVATION COMMISSION
AGENDA ITEM EXECUTIVE SUMMARY

Agenda Item Title/Address:	COA: Riverside Lift Station
Significance:	Site is Landmarked
Petitioner:	City of St. Charles (Tim Wilson)
Project Type:	New Building

PUBLIC HEARING		**MEETING 11/17/21**	**X**

Agenda Item Category:

	Preliminary Review		Grant
X	Certificate of Appropriateness (COA)		Other Commission Business
	Landmark/District Designation		Commission Business

Attached Documents:	**Additional Requested Documents:**
Application, plat, fence photo, architectural survey	

Project Description:

- Proposed is to construct a new brick lift station at the site of the Jones Law office.
- The law office will be moved to a different area on site as part of the project.

Staff Comments:

Recommendation / Suggested Action:

- Provide feedback and recommendation on approval of the COA

APPLICATION FOR COA REVIEW

HISTORIC PRESERVATION "CERTIFICATE OF APPROPRIATENESS"

COMMUNITY & ECONOMIC DEVELOPMENT DEPARTMENT / CITY OF ST. CHARLES (630) 377-4443

ST. CHARLES SINCE 1834

To be filled out by City Staff

Permit #: ____--____ Date Submitted: 10 / 29 / 21 COA # ____--____ Admin. Approval: ____

APPLICATION INFORMATION

Address of Property: Riverside Ave

Use of Property: ☒Commercial, business name: City of St Charles, Sewer Utility

☐ Residential ☐Other: ____

Project Type:

☐ Exterior Alteration/Repair
- ☐Windows
- ☐Doors
- ☐Siding - Type: ____
- ☐Masonry Repair
- ☐Other____

☐ Awnings/Signs

☒ New Construction
- ☒Primary Structure
- ☐Additions
- ☐Deck/Porch
- ☐Garage/Outbuilding
- ☐Other____

☐ Demolition
- ☐Primary Structure
- ☐Garage/Outbuilding
- ☐Other____

☐ Relocation of Building

Description:

New brick building to be used as the Riverside lift station

Applicant Information:

Name (print): Tim Wilson - Public Works Manager Environmental Ser.

Address:

Phone: 630-377-4405

Email: TWilson@stcharles.il.gov

Applicant is (check all that apply):
- ☒ Property Owner
- ☐ Business Tenant
- ☐ Project contractor
- ☐ Architect/Designer

Property Owner Information (if not the Applicant)

Name (print): City of St Charles

Address: 2 E Main St

Signature:

APPLICANT/AUTHORIZED AGENT SIGNATURE

I agree that all work shall be in accordance with the plans, specifications and conditions which accompany this application, and I have read and understand the Historic Preservation COA General Conditions.

Signature: Date: 10-28-2021

Exhibit 2A

2021 Riverside Lift Station Replacement

Concept #2

Future Camp Kane Improvements

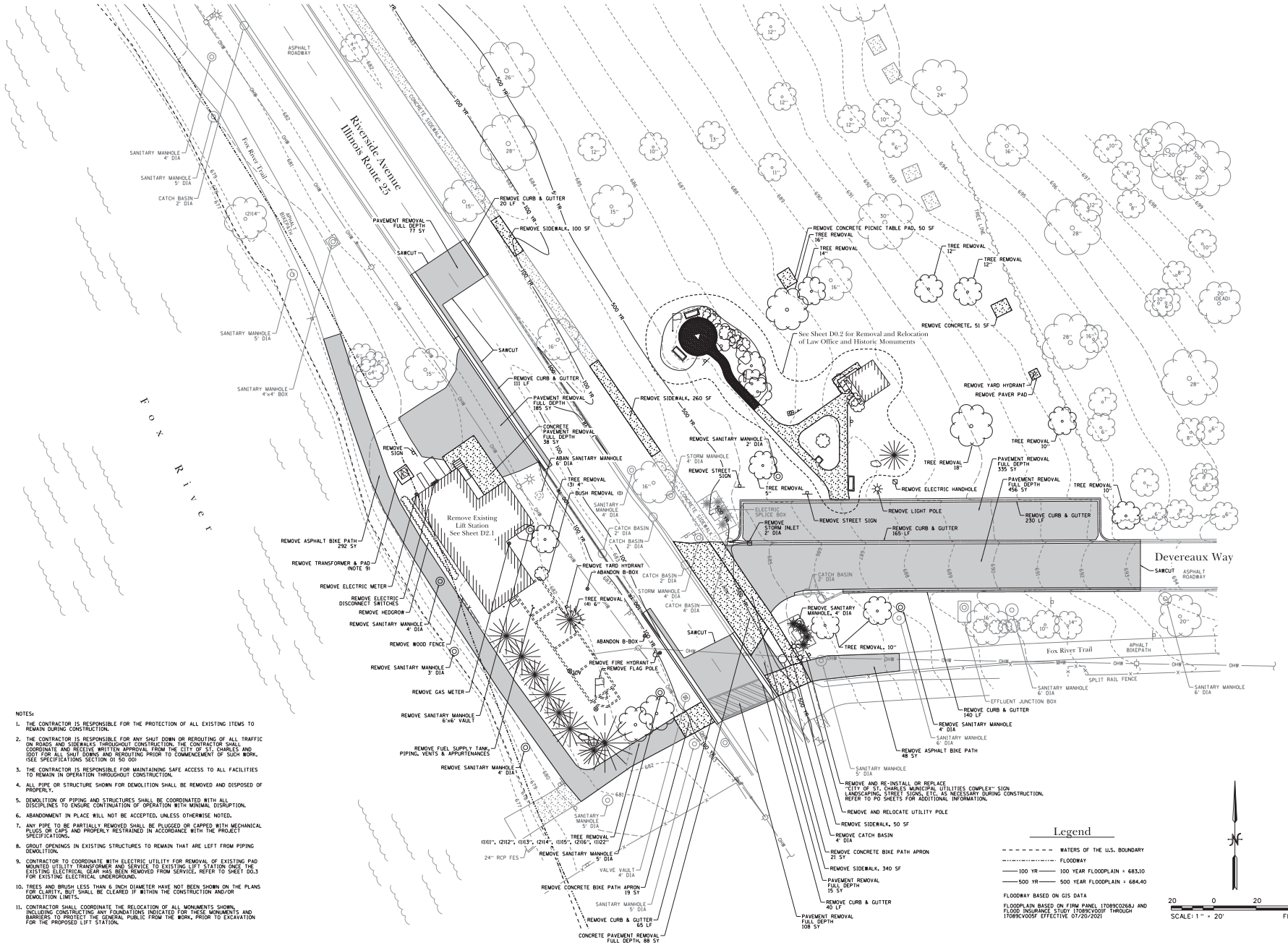
St. Charles, Kane County, Illinois

Project No:	21C140
File Name:	2A OVERALL.dgn
Plot Date:	3/12/21
Scale:	1" = 40'
Sheet Number:	

TROTTER and ASSOCIATES, INC.
ENGINEERS AND SURVEYORS
40W201 Wasco Road, Suite D
St. Charles, IL 60175
Ph.: 630-587-0470 • Fax: 630-587-0475

PROJECT STAFF	
PRINCIPAL:	R. SCOTT TROTTER, P.E.
PROJECT MANAGER:	JERRY RUTH, P.E.
ENGINEER:	DAVE BROOKINS, S.E.
ENGINEER:	RICH FOUTS, P.E.
TECHNICIAN:	DONNA MCNICHOLS
TECHNICIAN:	MIKE DAVISON

ISSUE	REVISIONS	DATE



NOTES:

1. THE CONTRACTOR IS RESPONSIBLE FOR THE PROTECTION OF ALL EXISTING ITEMS TO REMAIN DURING CONSTRUCTION.
2. THE CONTRACTOR IS RESPONSIBLE FOR ANY SHUT DOWN OR REROUTING OF ALL TRAFFIC ON ROADS AND SIDEWALKS THROUGHOUT CONSTRUCTION. THE CONTRACTOR SHALL COORDINATE AND RECEIVE WRITTEN APPROVAL FROM THE CITY OF ST. CHARLES AND IDOT FOR ALL SHUT DOWNS AND REROUTING PRIOR TO COMMENCEMENT OF SUCH WORK. (SEE SPECIFICATIONS SECTION 01 50 00)
3. THE CONTRACTOR IS RESPONSIBLE FOR MAINTAINING SAFE ACCESS TO ALL FACILITIES TO REMAIN IN OPERATION THROUGHOUT CONSTRUCTION.
4. ALL PIPE OR STRUCTURE SHOWN FOR DEMOLITION SHALL BE REMOVED AND DISPOSED OF PROPERLY.
5. DEMOLITION OF PIPING AND STRUCTURES SHALL BE COORDINATED WITH ALL DISCIPLINES TO ENSURE CONTINUATION OF OPERATION WITH MINIMAL DISRUPTION.
6. ABANDONMENT IN PLACE WILL NOT BE ACCEPTED, UNLESS OTHERWISE NOTED.
7. ANY PIPE TO BE PARTIALLY REMOVED SHALL BE PLUGGED OR CAPPED WITH MECHANICAL PLUGS OR CAPS AND PROPERLY RESTRAINED IN ACCORDANCE WITH THE PROJECT SPECIFICATIONS.
8. GROUT OPENINGS IN EXISTING STRUCTURES TO REMAIN THAT ARE LEFT FROM PIPING DEMOLITION.
9. CONTRACTOR TO COORDINATE WITH ELECTRIC UTILITY FOR REMOVAL OF EXISTING PAD MOUNTED UTILITY TRANSFORMER AND SERVICE TO EXISTING LIFT STATION ONCE THE EXISTING ELECTRICAL GEAR HAS BEEN REMOVED FROM SERVICE. REFER TO SHEET D0.3 FOR EXISTING ELECTRICAL UNDERGROUND.
10. TREES AND BRUSH LESS THAN 6 INCH DIAMETER HAVE NOT BEEN SHOWN ON THE PLANS FOR CLARITY, BUT SHALL BE CLEARED IF WITHIN THE CONSTRUCTION AND/OR DEMOLITION LIMITS.
11. CONTRACTOR SHALL COORDINATE THE RELOCATION OF ALL MONUMENTS SHOWN, INCLUDING CONSTRUCTING ANY FOUNDATIONS INDICATED FOR THESE MONUMENTS AND BARRIERS TO PROTECT THE GENERAL PUBLIC FROM THE WORK, PRIOR TO EXCAVATION FOR THE PROPOSED LIFT STATION.

REVISIONS	DATE
1. ISSUED FOR PERMITTING	3/12/21

PROJECT STAFF	DATE
PRINCIPAL: KAREN DEBOTHETZ	
PROJECT MANAGER: KAREN DEBOTHETZ	
ENGINEER: MATT BRENNAN, E.I.T.	
ENGINEER: RICH BRENNAN, E.I.T.	
AUTOCAD TECH: RYAN GRONHOVD	
AUTOCAD TECH: MIKE DAVIDSON	

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1000 Dean Street, Suite 211
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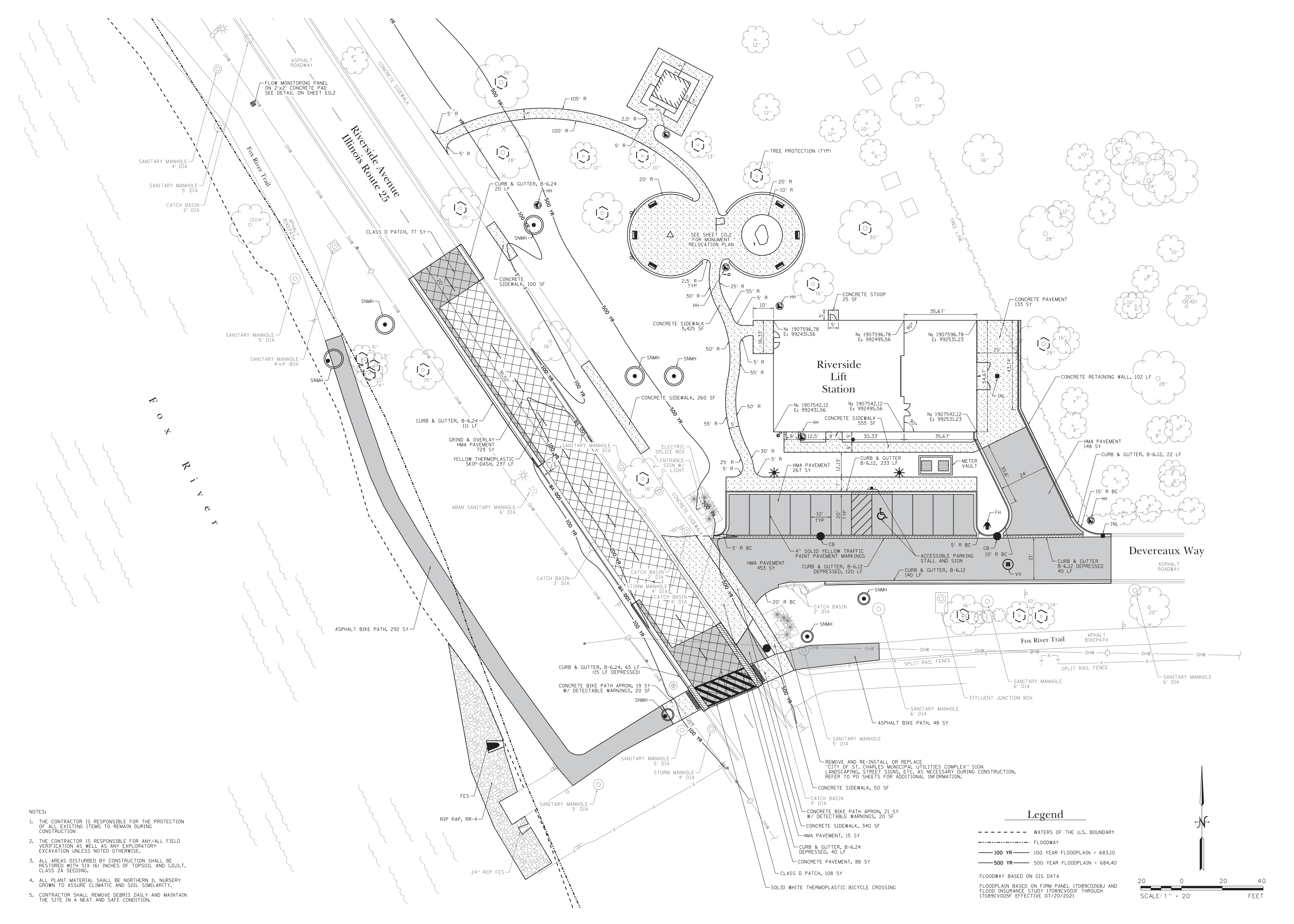
2021 Riverside Lift Station Replacement

Existing Conditions and Site Demolition Plan

St. Charles, Kane County, Illinois

Project No.:	STC140
File Name:	D0.1.dgn
Plot Date:	3/12/21
Scale:	1" = 20'
Sheet Number	D0.1



NOTES:

1. THE CONTRACTOR IS RESPONSIBLE FOR THE PROTECTION OF ALL EXISTING ITEMS TO REMAIN DURING CONSTRUCTION
2. THE CONTRACTOR IS RESPONSIBLE FOR ANY/ALL FIELD VERIFICATION AS WELL AS ANY EXPLORATORY EXCAVATION UNLESS NOTED OTHERWISE.
3. ALL AREAS DISTURBED BY CONSTRUCTION SHALL BE RESTORED WITH SIX (6) INCHES OF TOPSOIL AND I.D.O.T. CLASS 2A SEEDING.
4. ALL PLANT MATERIAL SHALL BE NORTHERN IL NURSERY GROWN TO ASSURE CLIMATIC AND SOIL SIMILARITY.
5. CONTRACTOR SHALL REMOVE DEBRIS DAILY AND MAINTAIN THE SITE IN A NEAT AND SAFE CONDITION.

Legend

- WATERS OF THE U.S. BOUNDARY
- FLOODWAY
- 100 YR — 100 YEAR FLOODPLAIN = 683.10
- 500 YR — 500 YEAR FLOODPLAIN = 684.40

FLOODWAY BASED ON GIS DATA

FLOODPLAIN BASED ON FIRM PANEL 17089C0268J AND FLOOD INSURANCE STUDY 17089CV001F THROUGH 17089CV005F EFFECTIVE 07/20/2021

SCALE: 1" = 20' FEET

ISSUE	REVISIONS	DATE
1.	ISSUED FOR PERMITTING	3/12/21

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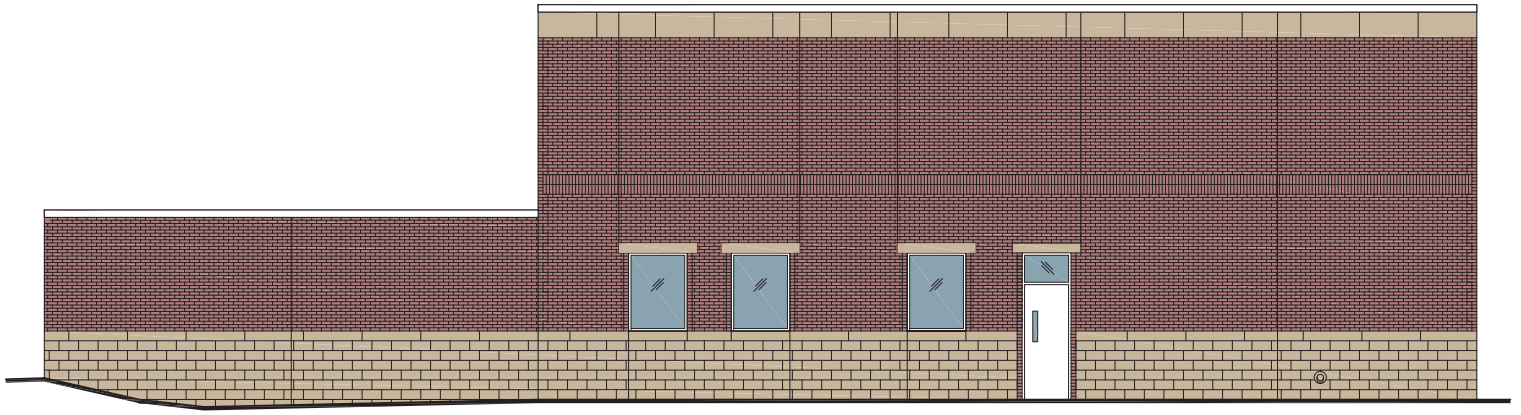
2021 Riverside Lift Station Replacement

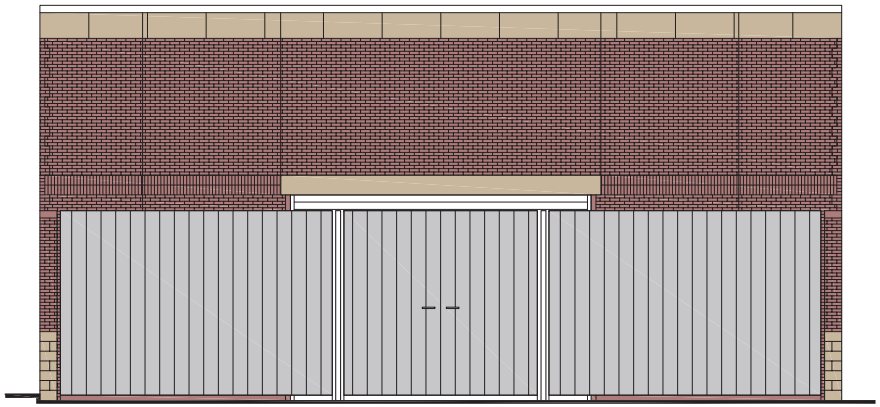
Site Plan

St. Charles, Kane County, Illinois

Project No.:	STC140
File Name:	C0.1.dgn
Plot Date:	3/12/21
Scale:	1" = 20'
Sheet Number	C0.1



Riverside Pump Station - North Exterior Elevation
SCALE: 1/4" = 1'-0"



Riverside Pump Station - East Fence Elevation
SCALE: 1/4" = 1'-0"

Riverside Pump Station - East Exterior Elevation
SCALE: 1/4" = 1'-0"

Larson & Darby Group
Architecture Engineering Interiors

PROJECT STAFF	ISSUE	REVISIONS	DATE
PRINCIPAL: R. SCOTT TROTTER, P.E., R.C.E.I.	-	-	-
PROJECT MANAGER: JERRY RUDI, P.E.	-	-	-
ENGINEER: RICK POPE, P.E.	-	-	-
ENGINEER: DAVE BROWARD, S.E.	-	-	-
ENGINEER: ELIZABETH HEISE	-	-	-
TECHNICIAN: JOANNA LAMONDRES	-	-	-
TECHNICIAN:	-	-	-
	0.	ISSUED FOR CONSTRUCTION	02/05/21

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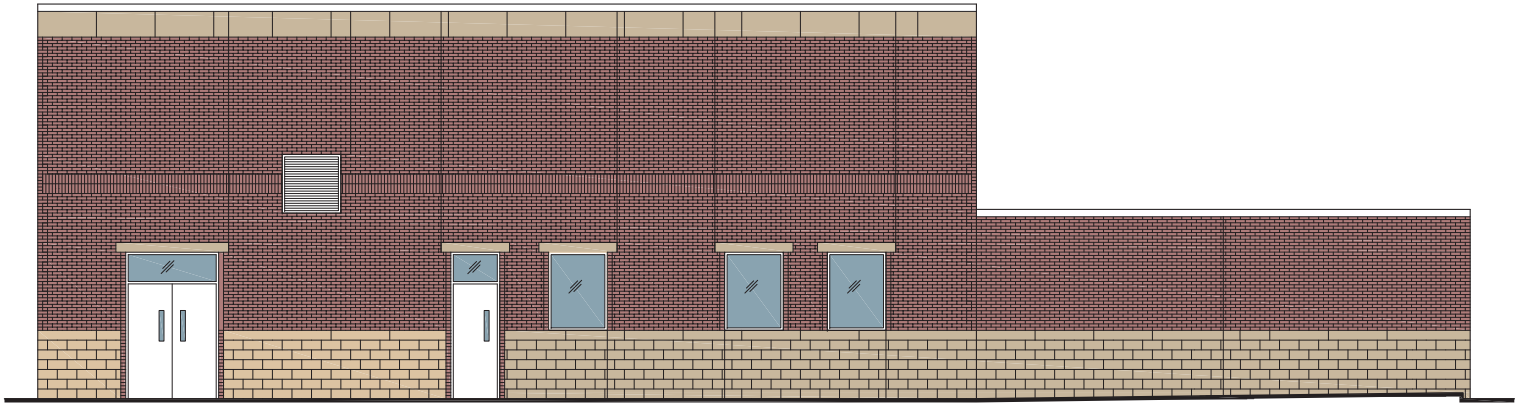
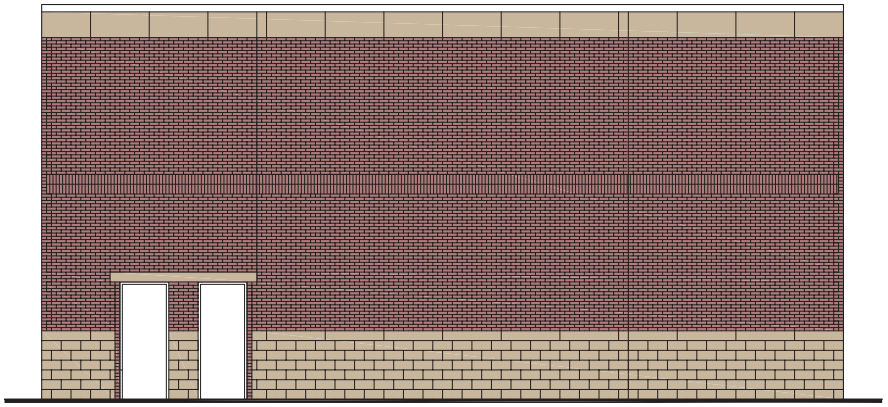
Riverside Lift Station
Riverside Pump Station - Architectural Floor Plans
St. Charles, Kane County, Illinois

Project No.: STC140
File Name: A2.1.dwg
Plot Date: 1-5-21
Scale: 1/8" = 1'-0"
Sheet Number
A2.1



Riverside Pump Station - South Exterior Elevation
SCALE: 1/4" = 1'-0"



Riverside Pump Station - West Exterior Elevation
SCALE: 1/4" = 1'-0"

Larson & Darby Group
Architecture Engineering Interiors

PROJECT STAFF	ISSUE	REVISIONS	DATE
PRINCIPAL: R. SCOTT TROTTER, P.E., R.C.E.I.	-	-	-
PROJECT MANAGER: JERRY RUTH, P.E.	-	-	-
ENGINEER: RICK POPE, P.E.	-	-	-
ENGINEER: DAVE BRONSKIS, S.E.	-	-	-
ENGINEER: ELIZABETH HEISE	-	-	-
TECHNICIAN: JOANNA LAMONDRES	-	-	-
TECHNICIAN:	-	-	-
	0.	ISSUED FOR CONSTRUCTION	02/05/21

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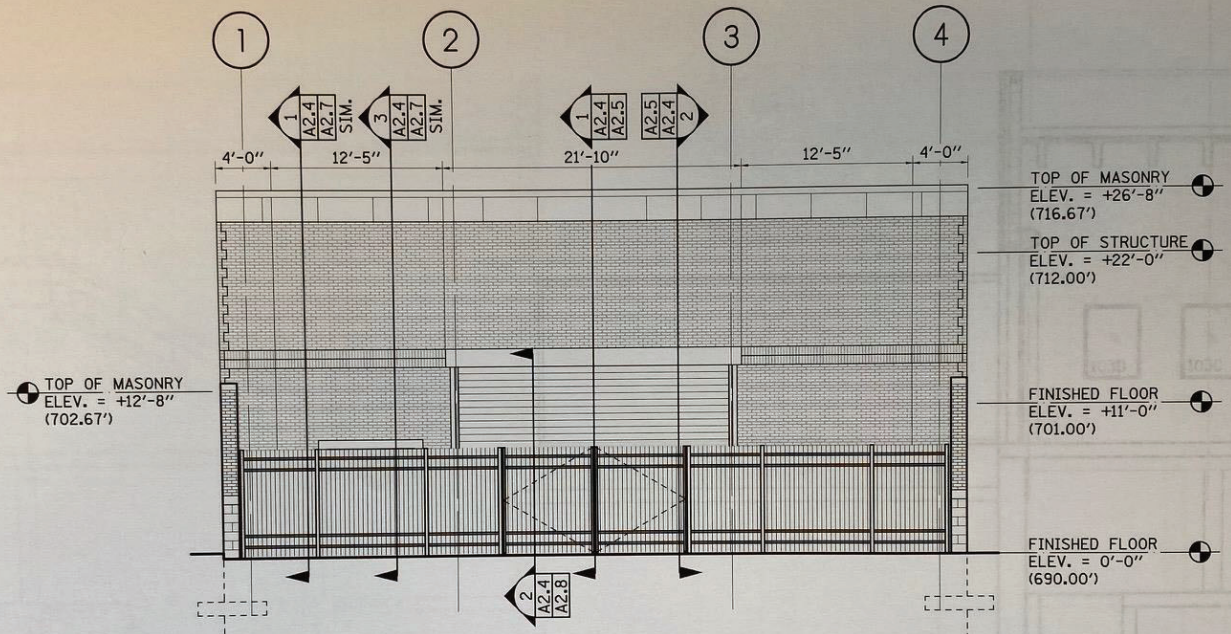
Riverside Lift Station
Riverside Pump Station - Architectural Floor Plans
St. Charles, Kane County, Illinois

Project No.:	STC140
File Name:	A2.1.dwg
Plot Date:	1-5-21
Scale:	1/8" = 1'-0"
Sheet Number	A2.1



GATE AND FENCE:
MONTAGE II BY AMERISTAR FENCE CO. - BASIS OF DESIGN
GENESIS PROFILE
1" SQ. PICKETS
1.75" SQ. RAILS
3" SQ. POSTS
8'-0" TALL PANELS - 8'-0" MIN. WIDTH
STANDARD FLAT CAP
14'-0" WIDE GATE DOUBLE SWING 78" LEAF WIDTH

Riverside Pump Station - Architectural East Elevation @ Courtyard

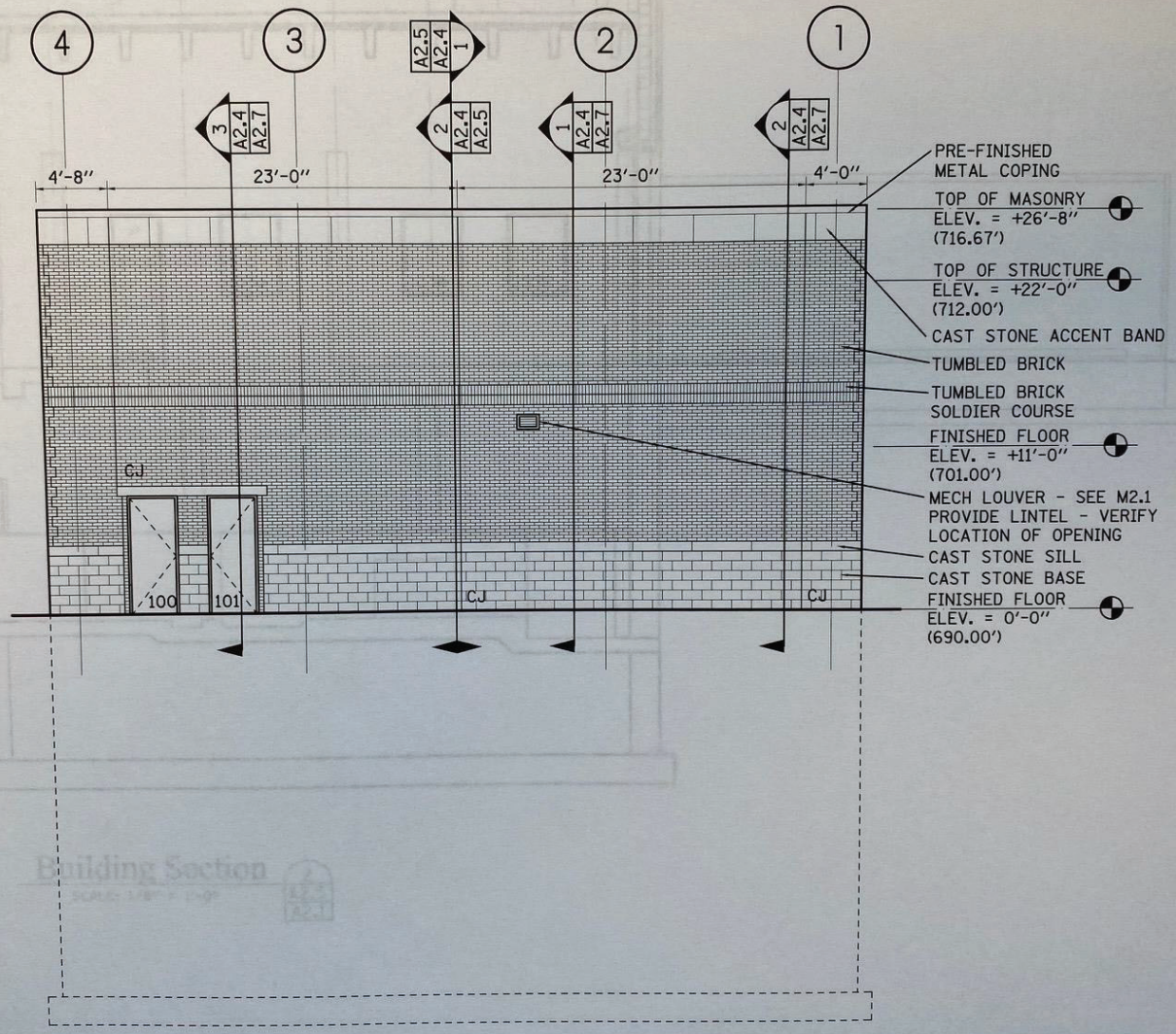
SCALE: 1/8" = 1'-0"

n - Architectural East Elevation @ Courtyard

SCALE: 1/8" = 1'-0"

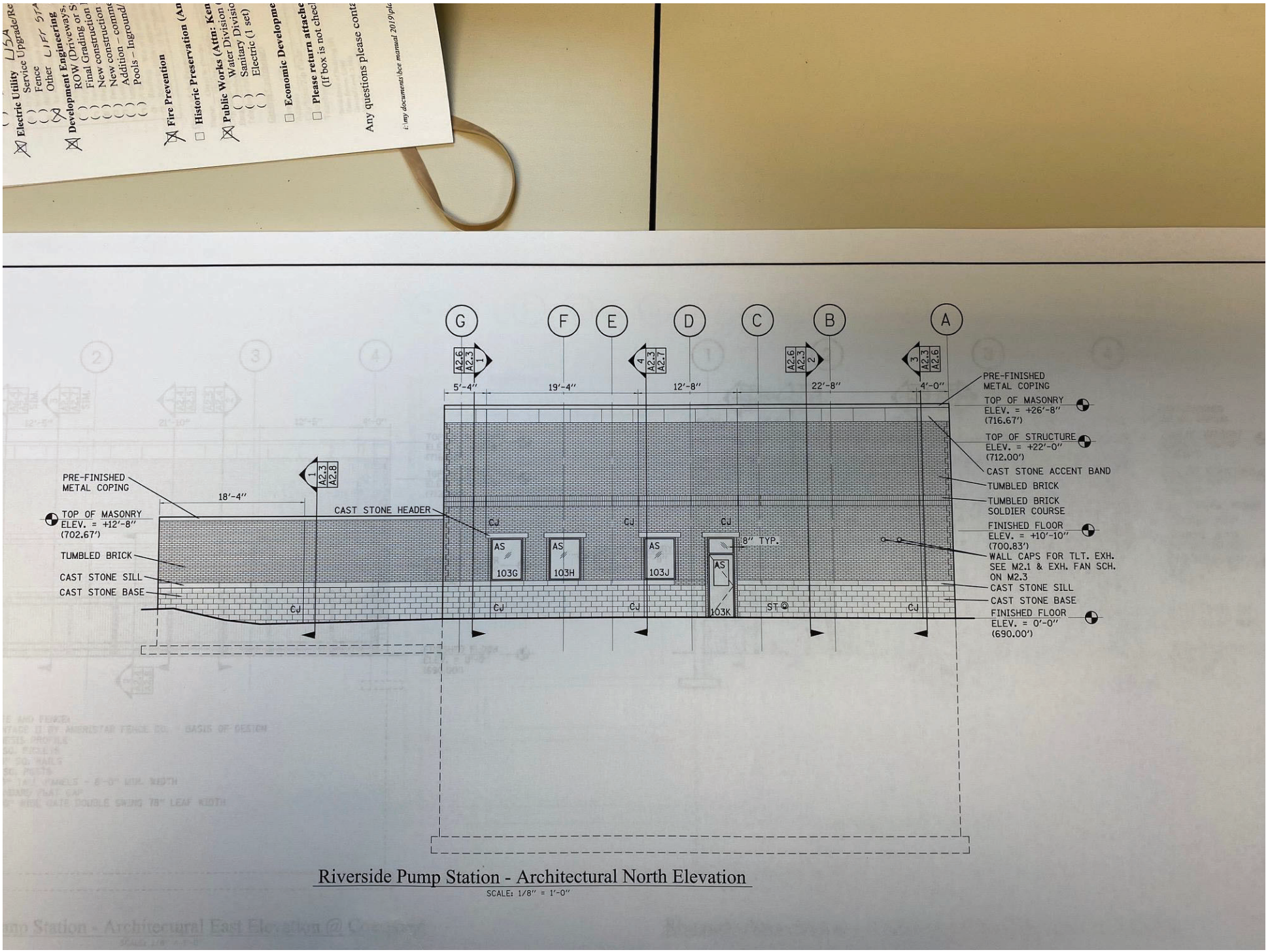
Riverside Pump Station - Architectural East Elevati

SCALE: 1/8" = 1'-0"



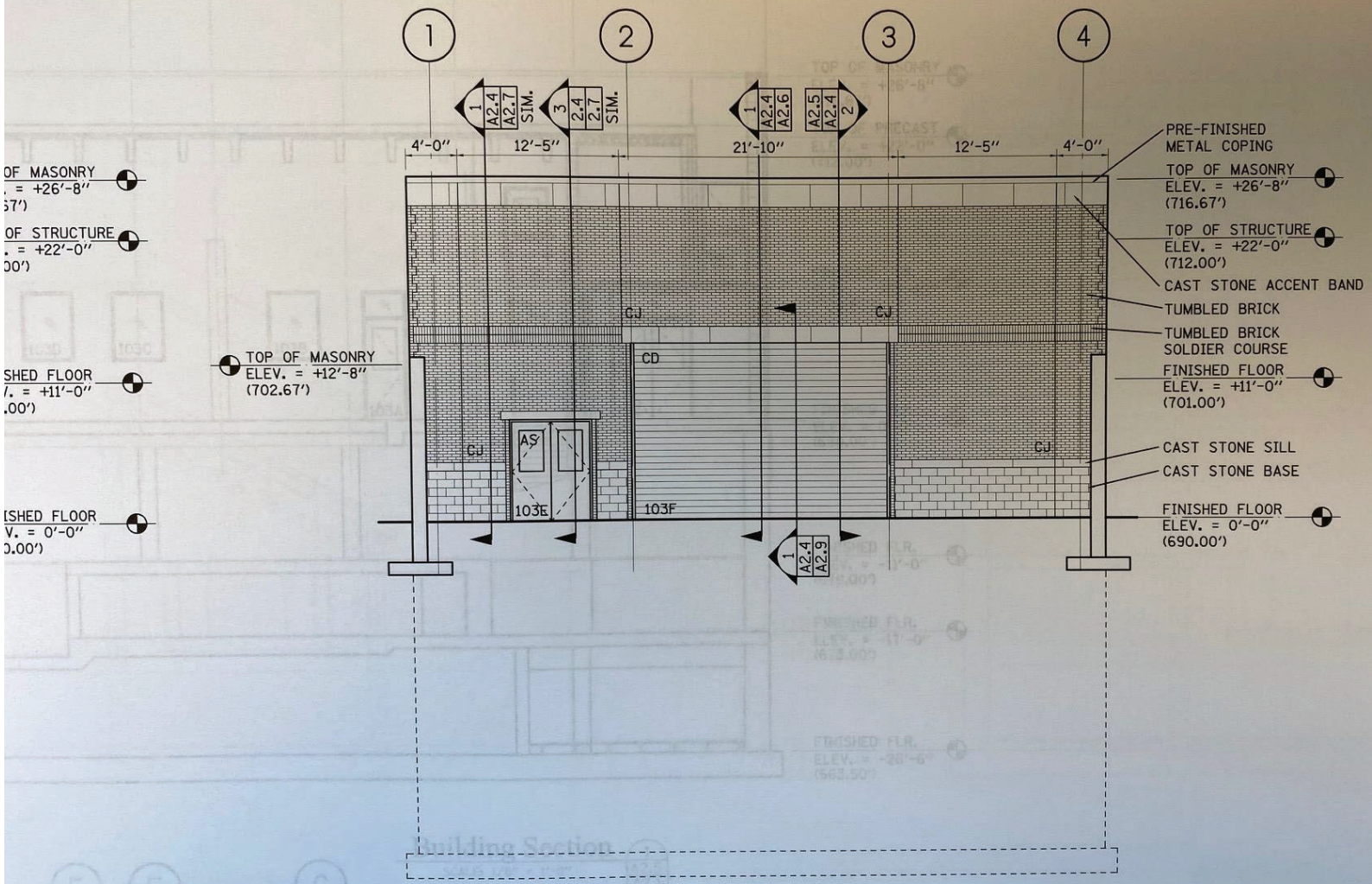
Riverside Pump Station - Architectural West Elevation

SCALE: 1/8" = 1'-0"



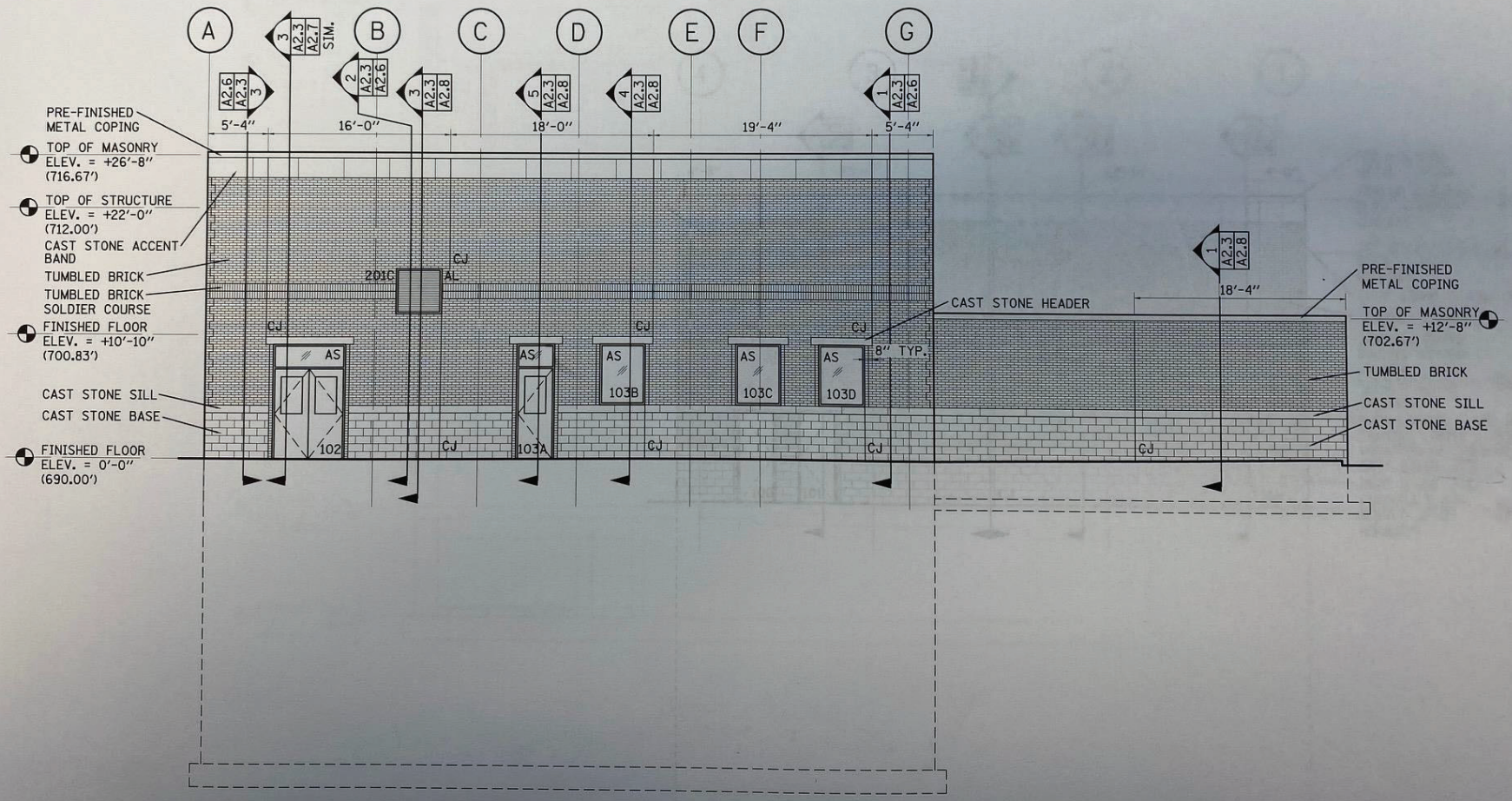
Riverside Pump Station - Architectural North Elevation

SCALE: 1/8" = 1'-0"



Riverside Pump Station - Architectural East Elevation @ Building

SCALE: 1/8" = 1'-0"

Riverside Pump Station - Architectural North Elevation

SCALE: 1/8" = 1'-0"