

		<b>HISTORIC PRESERVATION COMMISSION AGENDA ITEM EXECUTIVE SUMMARY</b>			
		<b>Agenda Item Title/Address:</b>		COA: 407 Park Ave. (exterior renovation, detached garage, fence)	
		<b>Proposal:</b>		Exterior renovation, detached garage, fence	
		<b>Petitioner:</b>		Marilyn Connelly	
		<b>Please check appropriate box (x)</b>			
		<b>PUBLIC HEARING</b>		<b>MEETING 8/6/14</b>	<b>X</b>
<b>AGENDA ITEM CATEGORY:</b>					
<input checked="" type="checkbox"/>	Certificate of Appropriateness (COA)		Façade Improvement Plan		
	Preliminary Review		Landmark/District Designation		
	Discussion Item		Commission Business		
<b>ATTACHMENTS:</b>					
Photos and design examples					
<b>EXECUTIVE SUMMARY:</b>					
<p>The house at 407 Park Ave. is proposed to be renovated. The house is listed as “non-contributing” and is sided in aluminum siding. The windows appear to be a mix of non-original wood casements and aluminum double hung windows.</p> <p>The project scope includes:</p> <ul style="list-style-type: none"> <li>• Replacing the siding with vinyl siding</li> <li>• New vinyl double hung windows in all window openings (except for the picture window in the front and slider windows on the rear addition)</li> <li>• Window shutters.</li> <li>• Reconfigured front porch to match one of the design concepts attached.</li> <li>• Addition of a second floor rear balcony/deck with doors into the second floor bedrooms.</li> <li>• Demolish and replace an existing detached garage per the attached design.</li> <li>• Demolish an existing shed and replace an existing fence per the attached design.</li> </ul> <p>Staff is requesting additional details be provided by the applicant.</p>					
<b>RECOMMENDATION / SUGGESTED ACTION:</b>					
Provide feedback and recommendations on approval of the COA.					



# ARCHITECTURAL SURVEY

## CENTRAL HISTORIC DISTRICT

### ST. CHARLES, ILLINOIS

ST. CHARLES HISTORIC PRESERVATION COMMISSION

#### Primary Structure

ADDRESS 407 Park Ave

1994 Photo

Roll: 14

Negative: 24

Photo: Aug. 2003



#### ARCHITECTURAL SIGNIFICANCE

- ☐ Significant
- ☐ Contributing
- ☒ Non-Contributing
- ☐ Potential for Individual National Register Designation

#### BUILDING CONDITION


- ☒ Excellent
- ☐ Good
- ☐ Fair
- ☐ Poor

#### ARCHITECTURAL INFORMATION

Architectural Style/Type:	<u>Prairie/American Foursquare</u>	Exterior Walls (Current):	<u>Synthetic siding</u>
Architectural Features:	<u></u>	Exterior Walls (Original):	<u></u>
Date of Construction:	<u>1900-1920</u>	Foundation:	<u></u>
Source:	<u></u>	Roof Type/Material:	<u></u>
Overall Plan Configuration:	<u></u>	Window Material/Type:	<u></u>

**ARCHITECTURAL FEATURES:** Hipped roof, symmetrical, with front entry. Synthetic siding on two story main structure.

**ALTERATIONS:** Minor alterations to first floor and second floor.



Previous Renovation  
911 4th St St Charles



911 S. 4th St.  
After Renovation



3/4" Tongue + Groove Flooring  
3/4" Bead Board ceiling

New Front Entry  
Window → will look like  
One of the Photos

\* upper Deck off 2 Back Rooms  
2x8 Frame 4x4 railing  
5/4x6 decking - cedar + paint

New gutters + siding  
+ shutters

(Back View)

to  
garage



Front porch example



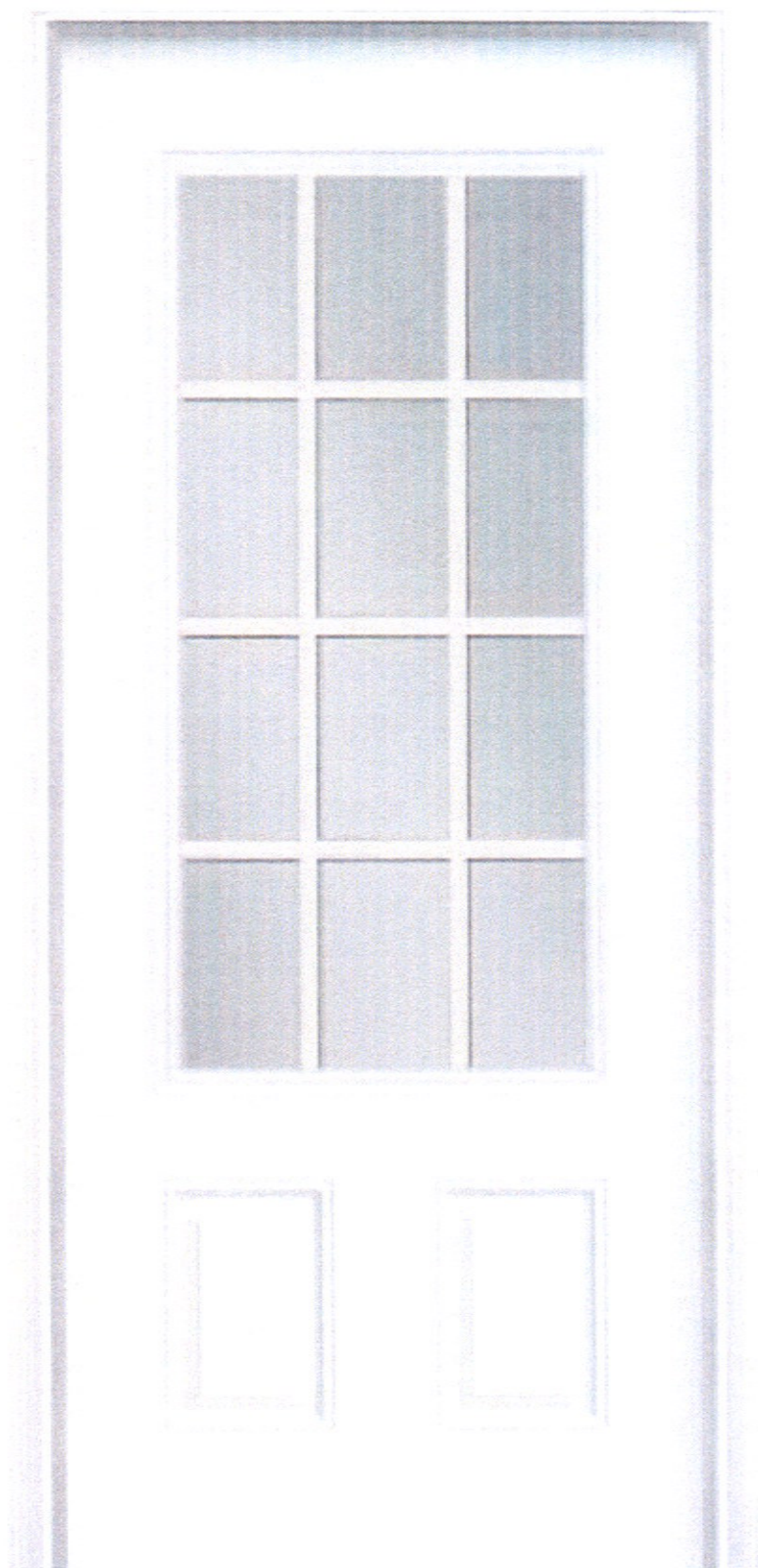


Front Porch  
Example

Brooks Ballard

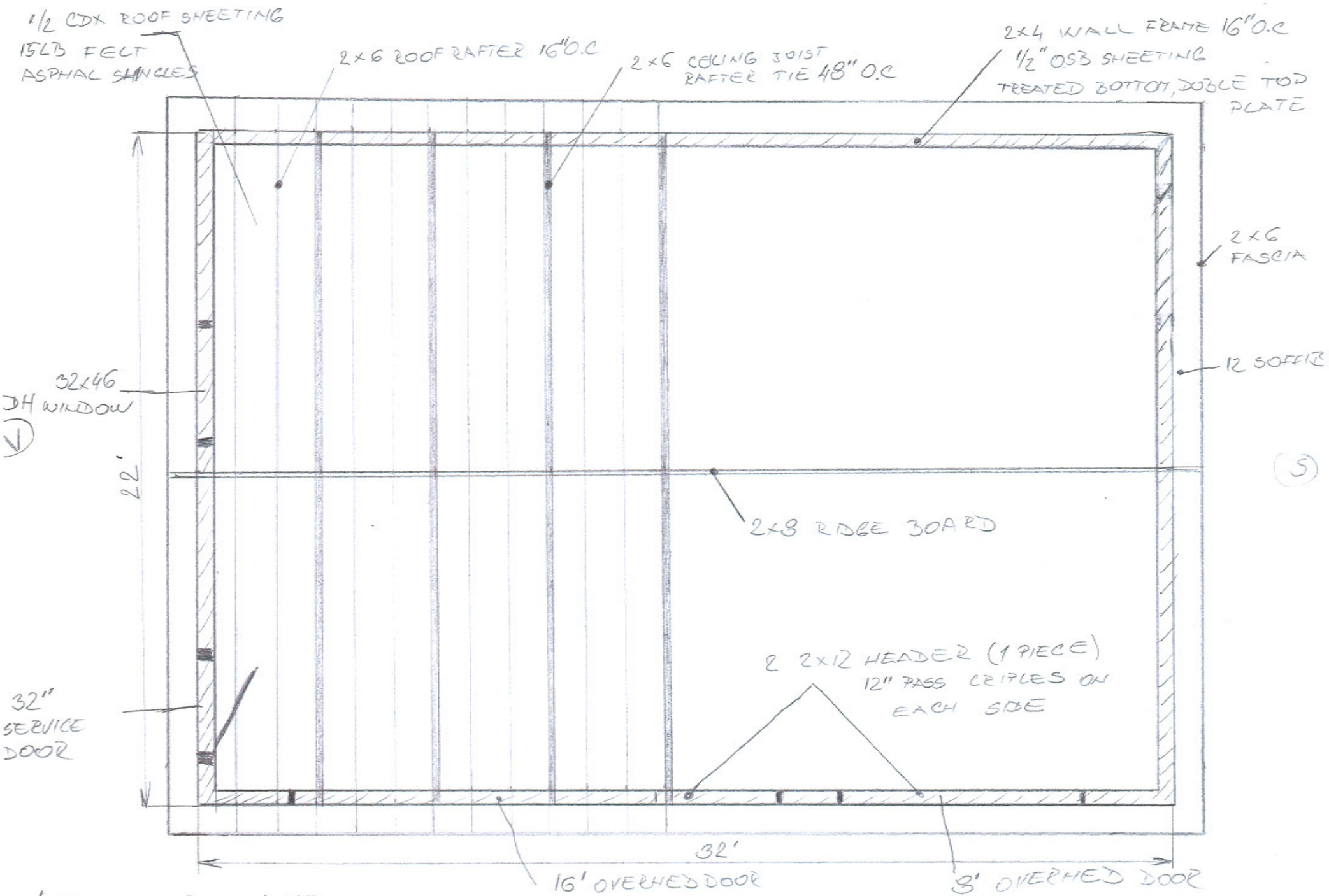
A welcoming bungalow front porch





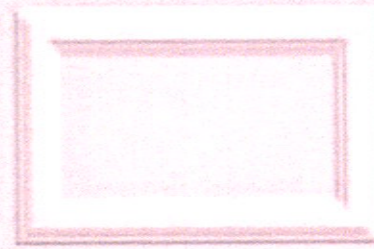
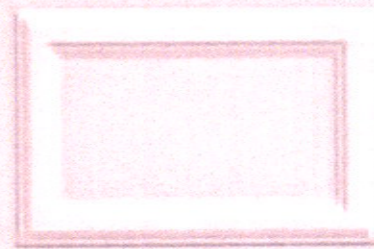
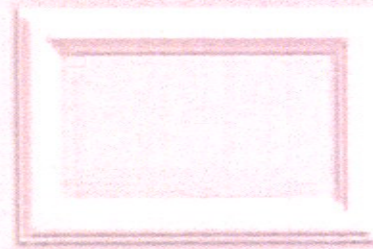
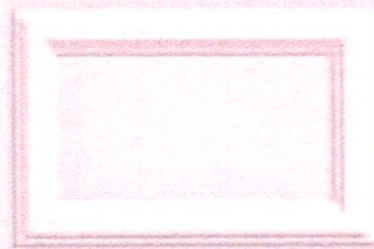
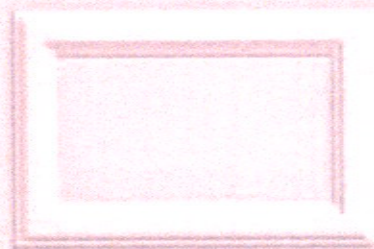
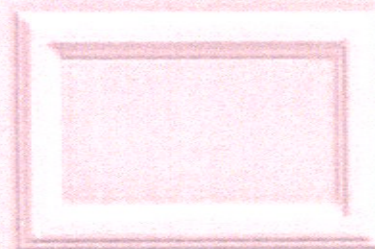
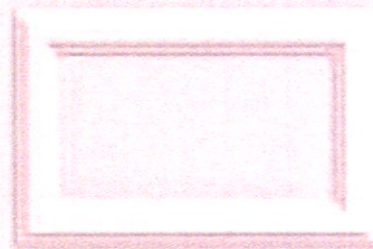
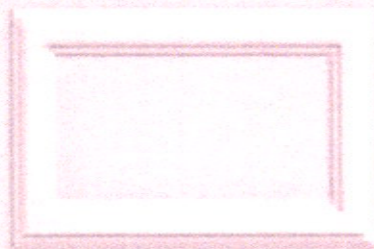
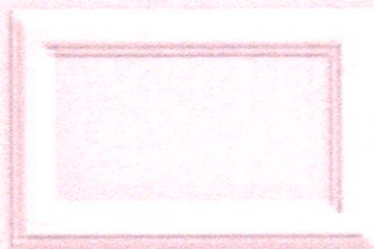
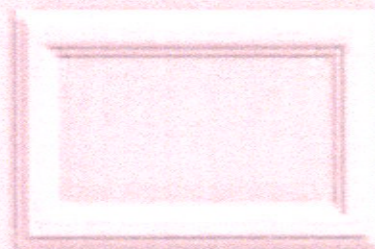
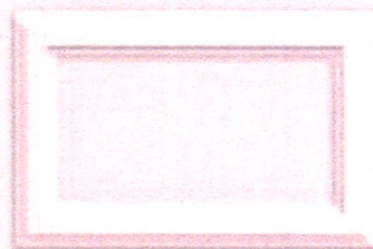
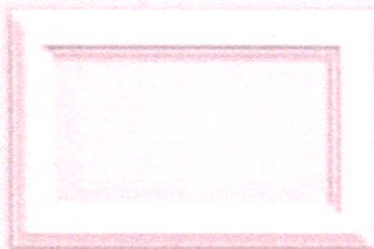
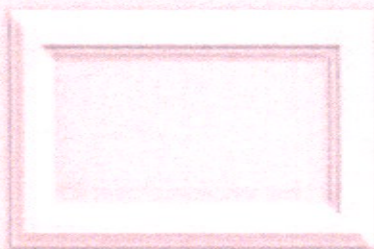
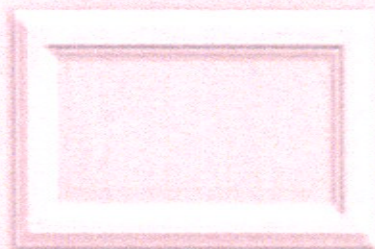






407 PARK AVE.

PROPOSED NEW 3 CAR GARAGE



Garage Doors

Garage

# ACCURATE FENCE & DECK, INC

## CUSTOM FENCES & DECKS

2 S. 296 WILLOW CREEK DR, ELBURN, IL 60119

OFF: 630-365-1688

www.accuratefenceanddeck.com

Fax: 630-444-1860

CUSTOMER NAME Martha Connelly  
 ADDRESS 407 Park Ave  
 CITY, ZIP CODE St Charles IL 60174  
 HOME PHONE 630-747-8596  
 CELL PHONE \_\_\_\_\_  
 WORK PHONE 190

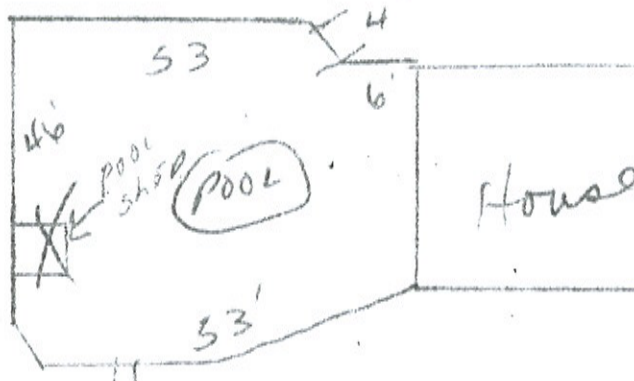
DATE 7/22/14  
 DIG# 1  
 CROSS ST. \_\_\_\_\_  
 COUNTY / TOWNSHIP \_\_\_\_\_  
 SUBDIVISION \_\_\_\_\_

email \_\_\_\_\_

NO. OF FEET <u>190</u>	HEIGHT <u>5'</u>
WEST RED CEDAR <u>YES</u>	BOARDS
STYLE	POST TOPS <u>YES</u>
WALK GATES <u>2x48</u>	DRIVE GATES
CONCRETE <u>YES</u>	GALVANIZED NAILS
ARCH	SCALLOPED
STRAIGHT	DOG EAR <u>YES</u>
PLAT OF SURVEY	STAKES VISIBLE
CONCRETE BREAKS \$25.00 / PER	ASPHALT BREAKS \$15.00 / PER
DIRT CLEAN UP <u>YES</u>	HAUL AWAY DIRT \$5.00 / PER HOLE <u>NO</u>
2-RAIL	3-RAIL
RUSTIC STOCKADE	MILLED STOCKADE
WOLMANIZED <u>POSTS</u>	ANGLED
LONG RAIL	SHORT RAIL
STAIRS	WRAPPED
LATTICE	SKIRTING

### FENCE AND DECK LAYOUT, SPECIFICATIONS AND INSTALLATION AS FOLLOWS:

1" OF 5' HIGH KEN CEDAR SPACED 1" PICK  
2148' GATES, POST TOPS, SET IN CONCRETE  
CUSTOM BUILT ON SITE



2,490.00

Removed \$250.00  
HAUL'D FENCE

### CONTRACTUAL AGREEMENT

#### TERMS ARE 20% DEPOSIT, BALANCE PAID TO CREW UPON COMPLETION

FENCE PERMITS ARE TO BE OBTAINED AND PAID FOR BY CUSTOMER. DECK PERMITS WILL BE OBTAINED BY ACCURATE AND CUSTOMER SHALL PAY FOR DECK PERMIT AND A TRAVEL / SERVICE FEE OF \$30.00. CUSTOMER AGREES TO AND SHALL INDEMNIFY AND HOLD ACCURATE FENCE & DECK HARMLESS FOR ANY AND ALL DAMAGES CAUSED DURING PRODUCT INSTALLATION TO UNDERGROUND CABLES / LINES, SPRINKLER SYSTEMS, GAS LINES AND THE LIKE THAT ARE NOT CLEARLY MARKED. FENCE IS TO FOLLOW CONTOUR OF GROUND. CUSTOMER IS TO ESTABLISH AND BE RESPONSIBLE FOR PROPERTY LINES. ACCURATE WILL HAND DIG FIVE (5) HOLES FREE OF CHARGE. EACH ADDITIONAL HAND DUG HOLE WILL BE CHARGED AT A COST OF \$5.00 PER HOLE. ALL MATERIAL REMAINS PROPERTY OF ACCURATE UNTIL THIS CONTRACT IS PAID IN FULL. PAST DUE BALANCES ARE SUBJECT TO A SERVICE CHARGE OF 2% PER MONTH. ALL ATTORNEYS FEES AND COURT COSTS TO COLLECT PAST DUE BALANCES SHALL BE PAID BY THE CUSTOMER. ACCURATE HAS A FIVE (5) YEAR LIMITED WARRANTY ON WORKMANSHIP, 30 DAYS ON GATES.

ADDITIONAL TERMS AND SPECIFICATIONS: 1" spacing

PRICE -----

TOTAL \_\_\_\_\_  
 DEPOSIT \_\_\_\_\_  
 BALANCE \_\_\_\_\_  
 PERMIT FEES \_\_\_\_\_

EXTRA WORK BALANCE  
 DUE ON COMPLETION

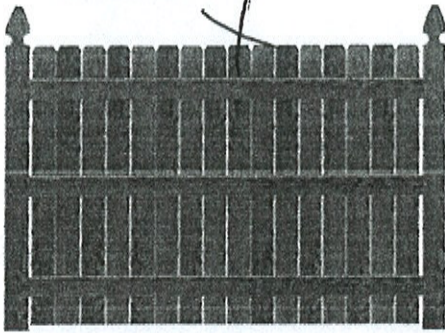
ACCURATE FENCE & DECK, INC.

CUSTOMER / BUYER

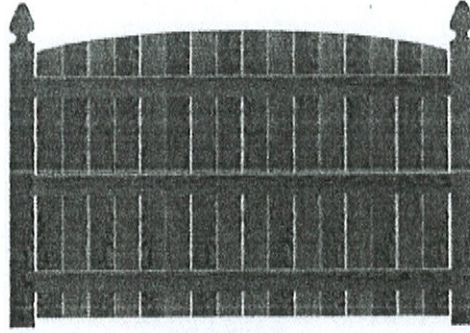
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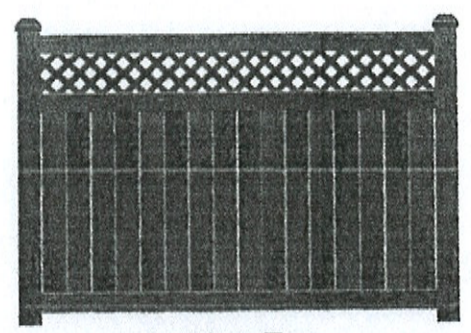
## Privacy Fence Styles



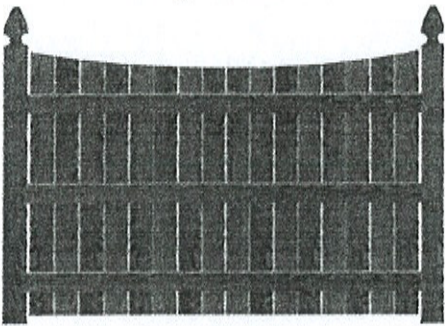
Dog Eared



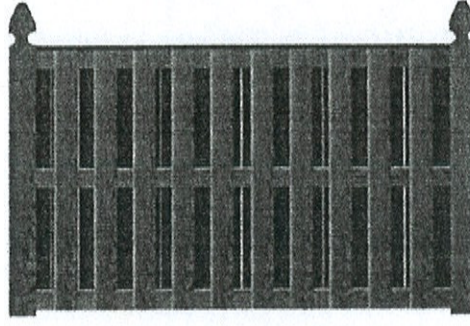
Arched



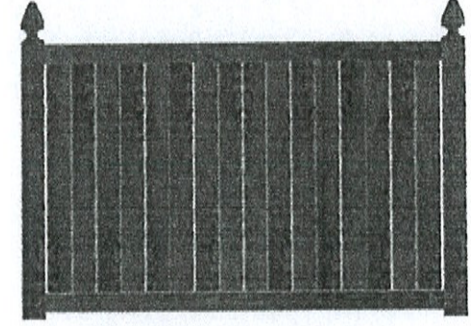
Lattice Top



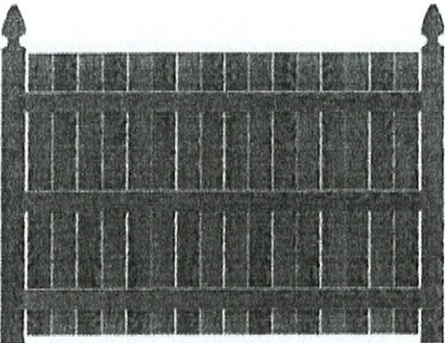
Scalloped



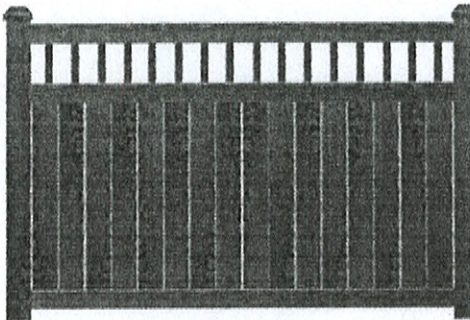
Board on Board



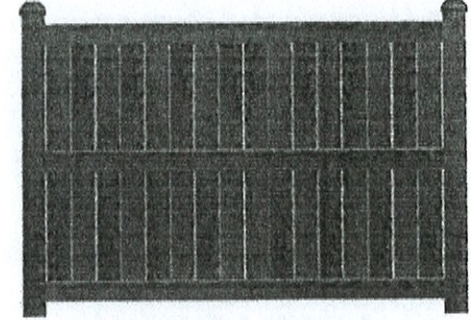
Traditional with cap



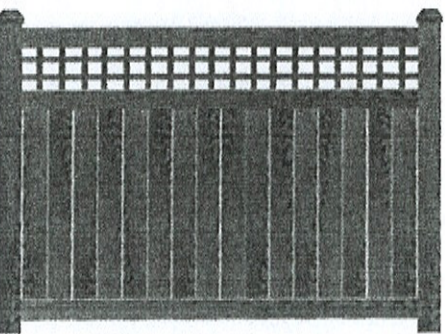
Straight Top



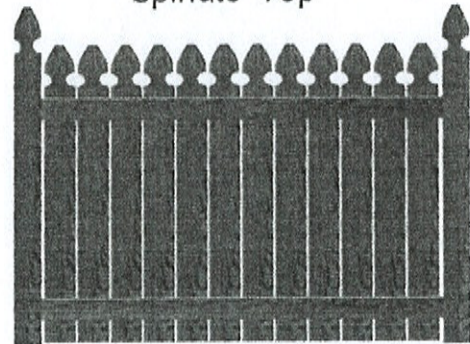
Spindle Top



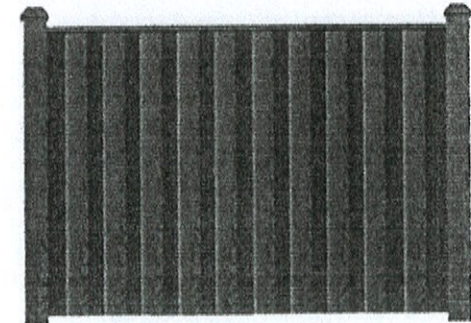
3-Rail Traditional



Square Lattice



French Gothic



Board on Batten

## Board Top Options



Straight Top



Gothic



French Gothic



Dog Eared

## Post Top Options



Straight Top



Gothic



French Gothic

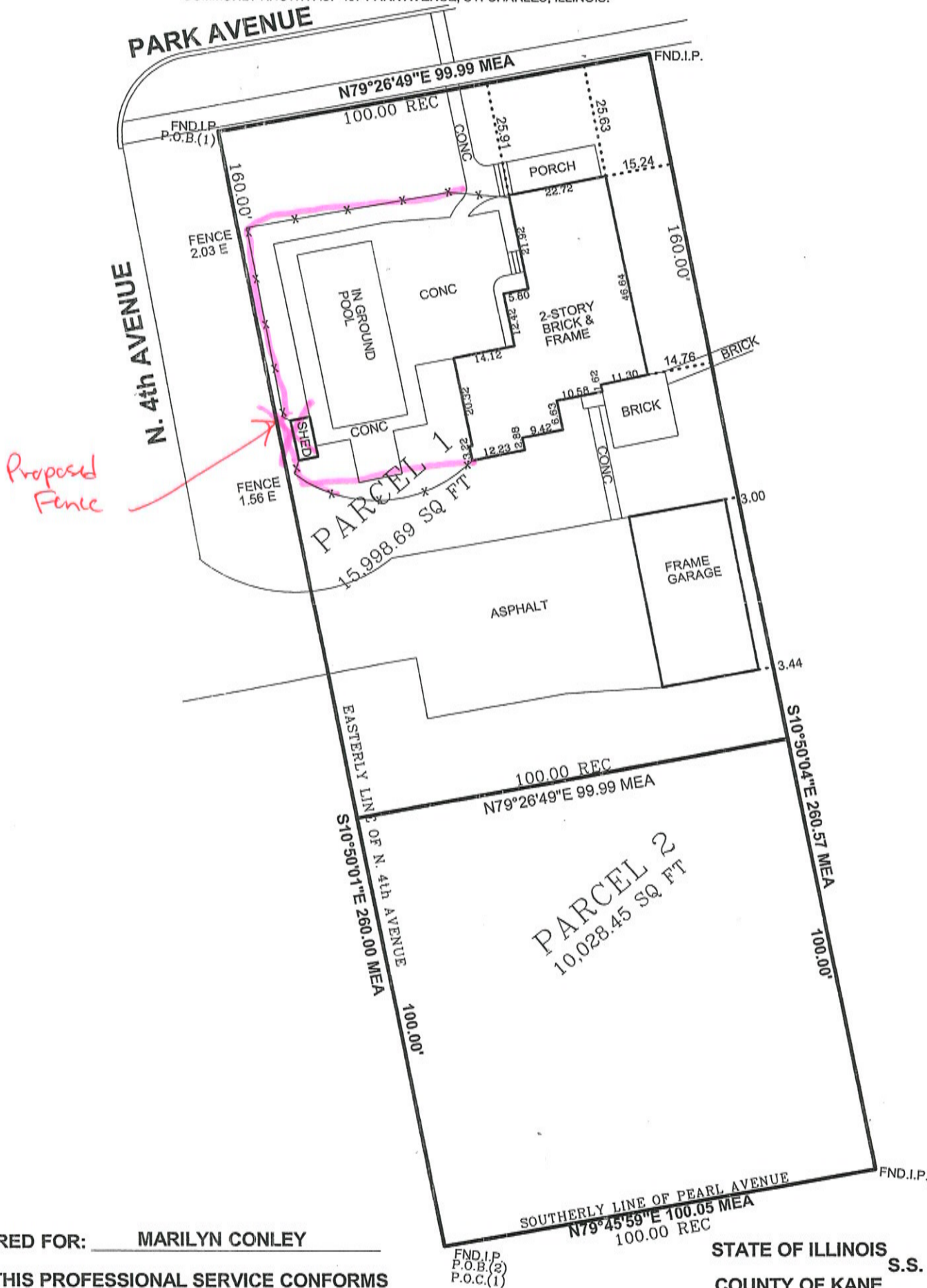


Post Cap

**PLAT OF SURVEY**  
**DALE FLOYD LAND SURVEYING L.L.C.**  
2600 KESLINGER ROAD SUITE A  
GENEVA, ILLINOIS 60134  
PHONE: 630-232-7705 FAX: 630-232-7725

PARCEL ONE: THAT PART OF THE SOUTHEAST QUARTER OF SECTION 27, TOWNSHIP 40 NORTH, RANGE 8 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE INTERSECTION OF THE EASTERLY LINE OF FOURTH AVENUE NORTH WITH THE SOUTHERLY LINE OF PEARL AVENUE; THENCE NORTHERLY ALONG SAID EASTERLY LINE 260 FEET TO THE SOUTHERLY LINE OF PARK AVENUE FOR THE POINT OF BEGINNING; THENCE EASTERLY ALONG SAID SOUTHERLY LINE 100 FEET; THENCE SOUTHERLY PARALLEL WITH THE EASTERLY LINE OF FOURTH AVENUE NORTH 160 FEET; THENCE WESTERLY PARALLEL WITH THE SOUTHERLY LINE OF PARK AVENUE 100 FEET TO THE EASTERLY LINE OF SAID FOURTH AVENUE NORTH; THENCE NORTHERLY ALONG SAID EASTERLY LINE 160 FEET TO THE PLACE OF BEGINNING, IN THE CITY OF ST. CHARLES, KANE COUNTY, ILLINOIS.

PARCEL TWO: THAT PART OF THE SOUTHEAST QUARTER OF SECTION 27, TOWNSHIP 40 NORTH, RANGE 8 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF BLOCK 35, OF THE ORIGINAL TOWN, NOW CITY OF ST. CHARLES; THENCE NORTHERLY ALONG THE EASTERLY LINE OF EAST FOURTH STREET (NOW FOURTH AVENUE NORTH) 100 FEET; TO THE SOUTHWEST CORNER OF LANDS NOW OWNED BY GRANTOR; THENCE EASTERLY ALONG SAID SOUTH LINE OF LANDS OWNED BY SAID GRANTOR, 100 FEET; THENCE SOUTHERLY PARALLEL WITH WESTERLY LINE OF SAID FOURTH AVENUE 100 FEET TO THE NORTHERLY LINE OF SAID BLOCK 35, THENCE WESTERLY ALONG THE NORTHERLY LINE OF SAID BLOCK 100 FEET TO THE PLACE OF BEGINNING, SITUATED IN THE CITY OF ST. CHARLES, IN THE COUNTY OF KANE, IN THE STATE OF ILLINOIS.  
COMMONLY KNOWN AS: 407 PARK AVENUE, ST. CHARLES, ILLINOIS.



PREPARED FOR: MARILYN CONLEY

NOTE: THIS PROFESSIONAL SERVICE CONFORMS TO THE CURRENT ILLINOIS MINIMUM STANDARDS FOR A BOUNDARY SURVEY

COMPARE ALL POINTS BEFORE BUILDING BY THE SAME AND AT ONCE REPORT ANY DIFFERENCE

STRUCTURE LOCATED AND INITIAL SURVEY COMPLETED 5-22-2014

*[Signature]*  
ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 035-002876

JOB NO. 001192-45



STATE OF ILLINOIS  
COUNTY OF KANE

WE, DALE FLOYD LAND SURVEYING L.L.C., A PROFESSIONAL DESIGN FIRM, LICENSE NO. 184-004129 DO HEREBY CERTIFY THAT THE ABOVE DESCRIBED PROPERTY HAS BEEN SURVEYED IN THE MANNER REPRESENTED ON THE PLAT HEREON DRAWN.

DIMENSIONS ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF.

GENEVA, ILLINOIS 6-10 A.D. 2014

*[Signature]*  
ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 035-002876

LICENSE EXPIRATION DATE 11-30-2014