

MINUTES
CITY OF ST. CHARLES
HISTORIC PRESERVATION COMMISSION
WEDNESDAY, SEPTEMBER 16, 2015
COUNCIL COMMITTEE ROOM

Members Present: Chairman Smunt, Malay, Pretz, Bobowiec, Gibson

Members Absent: Withey, Norris

Also Present: Russell Colby, Planning Division Manager
Chris Sanchez, Recording Secretary

1. Call to order

Chairman Smunt called the meeting to order at 7:04 p.m.

2. Roll call

Chairman Smunt called roll with four members present. There was a quorum.

Ms. Malay arrived at 7:24 p.m.

3. Approval of the agenda

Mr. Colby added a discussion item regarding 214 W. Main Street. Item was added under Additional Business (Item C).

4. Presentation of minutes of the September 2, 2015 meeting.

A motion was made by Mr. Bobowiec and seconded by Mr. Gibson with a unanimous voice vote to approve the minutes.

MEETING

5. COA: 505-535 Indiana Ave. (new townhome)

Bob Rasmussen, the developer, was present.

Mr. Colby stated the architecture is essentially the same as previously presented. However, he pointed out one element that is different. Mr. Rasmussen explained he wanted to update the middle unit to keep it from looking too flat so he added a vertical box bay to give that unit more significance. Chairman Smunt asked if it was a hip or gable. Mr. Rasmussen confirmed it was a hip. Chairman Smunt suggested using a gable instead of just one hip because the rest of the

building has gables. He felt it was the one element that was not carried through anywhere else on the building.

Mr. Gibson felt it looks as if they were trying to capture something that was done as a late addition.

Mr. Colby displayed a color rendering of the buildings.

Mr. Rasmussen asked for the Commissioners opinion regarding the trim color choice. Chairman Smunt suggested keeping the trim white and using a lighter shade of gray on the other panels.

Mr. Gibson questioned the size of the small windows in the middle section on the end units. He said they looked like bathroom windows. He felt a bigger window would give the illusion of more glass in the house. Chairman Smunt felt they might look better if they were full length. Mr. Bobowiec stated they just need to be a bit taller. Mr. Pretz said they could make the two outside middle windows bigger and leave the smaller window on the middle unit as is.

Chairman Smunt said the Commission is fine with the original option presented, but the flexibility to make the windows bigger is there. However, he informed the applicant he would need to come back before the Commission if he decides to make any changes to the windows so that the Commission can vote on it. He said they will not take a vote without seeing the new elevations.

Commissioners discussed the materials being used on decks and staircases. Mr. Rasmussen said the deck will be made out of cedar and the staircase will be aluminum.

A motion was made by Mr. Bobowiec and seconded by Mr. Gibson with a unanimous voice vote to approve the COA as presented.

6. Additional Business

a. Discussion Regarding COA process

Mr. Gibson stated he looked at other city forms and did not come across any that included a section for terms and conditions, or disclaimers to the approved work. However, he noted the other city forms stress the fact that “what’s approved is what’s approved”. Ms. Malay felt the City of St. Charles had the most effective process.

b. Landmarks research

No updates. Mr. Colby asked if this item should continue to be on the agenda. The Commissioners felt it should remain until completed. Mr. Gibson noted they have been discussing this for nearly a year, and asked if they should be discussing doing more. Mr.

Bobowiec felt everyone should complete one project before others take on a second one. Mr. Pretz said going forward he would walk around town looking for plaques/recognition from other organizations and then focus on those buildings.

c. 214 W. Main Street

Mr. Colby showed a picture of the door the applicant chose. It is similar in style to the door that was originally there, but it includes built-in blinds. The Commissioners had no objections to this option.

6. Announcements: Historic Preservation Commission meeting Wednesday, October 7, 2015 at 7:00 P.M. in the Committee Room.

Chairman Smunt mentioned the Arts Council is having a “Roaring 20’s in the Park” event on Sunday, September 27th.

7. Adjournment

With no further business to discuss, the meeting adjourned at 7:35 p.m.