



GLENCOE HISTORIC PRESERVATION COMMISSION
TUESDAY, JANUARY 13, 2015 MEETING MINUTES

1. CALL TO ORDER AND ROLL CALL

The January 13, 2015 meeting of the Glencoe Historic Preservation Commission was called to order at 7:35 p.m. in the Conference Room.

The following members were present:

Chairman Tom Scheckelhoff, John Eifler, Diane Schwarzbach, Peter Van Vechten, and Rod Winn

The following members were absent:

None

The following staff was present:

Nathan Parch, Planning & Development Administrator

2. CONSIDER THE NOVEMBER 4, 2014 MEETING MINUTES

The minutes of the November 4th Historic Preservation Commission meeting were approved.

3. PUBLIC COMMENT TIME

Greg Turner and Bob Sideman were in attendance.

Glencoe Historical Society (GHS) board members Ed Goodale and Adam Steinbach were in attendance to share with Commissioners plans for reconstructing the waiting station for the former North Shore Electric Line designed by Frank Lloyd Wright and built in 1917 adjacent to the Ravine Bluffs subdivision. Architect Scott Javore prepared the architectural plans for the station in 2003 when the proposal for reconstruction was first initiated. Mr. Steinbach reviewed an estimate of the construction costs along with the GHS's plans for fundraising. He noted that the Village Board supported the preliminary concept plan and directed staff to work with the GHS to further develop the plans and to present further details at a later meeting.

Commissioner Eifler urged that the finished product be true to the original building design and the existing structures in Ravine Bluffs through the use of authentic materials (e.g. restoration glass, stucco, etc.).

Commissioner Van Vechten encouraged drawing on the collective knowledge of others in the community, and within the Ravine Bluffs neighborhood, who have expertise on Wright's designs.

The GHS agreed to submit final drawings and specifications to the Historic Preservation Commission for peer review prior to construction.

Plans were also shared for restoring the adjacent parkland to reflect the original concept plan of Jens Jensen. Mr. Goodale noted that the current park plan was designed by Nick Patera of Teska Associates, Inc. who also designed similar plans for Jensen parks in Highland Park and Kenilworth. It was noted that the proposed improvements and design were reviewed by the Park District and were well received and in line with their current strategic planning objectives.

Mr. Sideman noted that some planting specs Jensen prepared for Park District work were published in the local paper in the 1920s as part of a public bid letting.

Mr. Steinbach and Mr. Goodale asked for a letter of support for the project. The Commission agreed to provide such a letter.

4. **REVIEW STATUS OF HISTORIC ARCHITECTURAL SURVEY LIST**

Commissioners continued their discussion of the Historic Architectural Survey project, a listing of 300+ structures that includes Certified Landmarks, Honorary Landmarks, and those properties noted for their historic and architectural significance. The discussion focused on non-residential structures, specifically the commercial buildings in the downtown business district and Hubbard Woods, public buildings, religious buildings, and various structures and landscapes. A list of structures with background information for each building (architect, construction date, etc.), and in some cases historic news clippings provided by Bob Sideman, was distributed in advance of the meeting. Edits agreed to at the November 4, 2014 Commission meeting and new information added by Mr. Parch, primarily from the Village's building files, were highlighted on the list. Mr. Parch presented a brief slideshow of historic photos of select block-faces and buildings in the business district. The following points were raised as part of the discussion:

- Historic photos of the Henry C. Wienecke building showed a gap between the present day Einstein Bagel and Air Fitness storefronts. It appeared this gap was later filled in to match the adjacent facades, but it wasn't entirely clear. A few questions were also raised about the scope of building renovation/addition in 1995 and to what extent that may have impacted the original architectural integrity.
- It was questioned to what extent the North and South School Parks maintained their original integrity.
- The properties listed as Recommended Additions were discussed briefly in terms of whether or not they should be added to the list.

Commissioners agreed to review the list in its entirety for additional discussion and evaluation at the next meeting.

Mr. Sideman suggested that the Commission consider approaching the owners of the Ziesing Building about honorary landmark designation. He noted that the building qualified in terms of its history (first bank and professional office building), architecture, and as an early planning movement to extend the business district eastward toward the depot grounds. He suggested that the landmark designation could help bring attention to the Historic Architectural Survey in terms of the building's prominent location.

Mr. Sideman also suggested that the Commission consider organizing a walking tour of downtown buildings in coordination with the Memorial Day program.

Mr. Parch provided a brief demo of the GIS story map used in Park Ridge to highlight historic properties. Mr. Parch noted that a similar story map was being developed for Glencoe.

5. **STANDING PROJECTS**

- A) **Ravine Bluffs Centennial Celebration 2015** - Commissioners Van Vechten and Eifler stated their support for the September house walk and noted that the GHS was very responsive in addressing their suggestions, questions, and concerns.

6. **"INQUIRIES" AND DEMOLITION APPLICATIONS**

Commissioners reviewed a demolition application for 395 Lakeside Terrace and decided to take no further action.

7. **ADJOURNMENT**

There being no further business, the meeting was adjourned at 9:30 p.m.