



GLENCOE HISTORIC PRESERVATION COMMISSION
TUESDAY, JULY 12, 2016 MEETING MINUTES

1. CALL TO ORDER AND ROLL CALL

The July 12, 2016 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:

Tom Scheckelhoff, Chairman, John Eifler, Diane Schwarzbach, Greg Turner, & Peter Van Vechten

The following members were absent:

None

The following staff was present:

Nathan Parch, Planning & Development Administrator

2. CONSIDER THE MAY 3, 2016 MEETING MINUTES

The minutes from the May 3rd Historic Preservation Commission meeting were approved.

Commissioners discussed the section of the minutes regarding the proposed demolition of 1038 Bluff Street, specifically the conversation with Jon Kogan of Highgate Builders about possible incentives the Village could offer to help offset the added costs associated with renovation. It was agreed to include discussion of incentives as an item on the next agenda. It was also agreed that Mr. Parch would begin assembling background information on this topic for the Commission's preliminary review. Chairman Scheckelhoff agreed to meet with President Levin at the appropriate time to inquire about the Village Board's interest in considering this topic.

3. PUBLIC COMMENT TIME

Bob Sideman was in attendance. Mr. Sideman suggested that the Commission develop questions for the Glencoe Caucus on preservation. Mr. Sideman also commented on a recent article regarding the replacement of the Takiff Center roof with asphalt shingles in lieu of slate, which is the existing condition.

4. **DISCUSS LANDMARK ELIGIBILITY OF 1094 SKOKIE RIDGE DRIVE**

Mr. Parch explained that property owner Bonnie Kaplan, who previously attended the February 2nd Commission meeting, requested a letter in support of landmark designation of her property at 1094 Skokie Ridge Drive should a future owner decide to pursue that. Mr. Parch stated that Ms. Kaplan planned to list the house for sale in the next few weeks and hoped to receive the letter in advance to assist in her marketing of the property.

Commissioners agreed that the integrity of the home was intact and that it would likely qualify for local landmark status, however, they cautioned against providing an absolute endorsement of such without a completed landmark application. It was agreed that Mr. Parch would draft a letter for circulation that articulated the Commission's position prior to forwarding to Ms. Kaplan.

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

It was noted that Commissioner Van Vechten, Mr. Sideman, and Mr. Parch had met several times to prepare for a series of tours with architectural historian Susan Benjamin to occur in advance of the essay she will be preparing to accompany the survey. The intent of the tours will be to re-familiarize Ms. Benjamin with Glencoe, specifically its development and expansion (boundaries) over time and its various neighborhoods. Commissioner Van Vechten shared a series of maps that showcased the original Village boundaries at the time of incorporation and various annexations and subdivisions since that time. A separate series of maps was also shared that documented the location and prevalence of specific architectural styles by decade for those residential properties in the Village included on the survey.

Separate from the tours noted above, Commissioner Van Vechten shared his ideas for three tours that could be further developed and promoted by the Commission as walking or biking tours for the public. The tours could ultimately be included on the Village website.

Mr. Parch stated that he received the architect bios Commissioners completed as assigned at the April 5th meeting. Mr. Sideman agreed to complete the bios that remained outstanding.

6. **HISTORIC GLENCOE**

Commissioner Van Vechten provided some background information on the Village's establishment of a Sesquicentennial Committee to commemorate the 150th anniversary of the Village's incorporation in 1919. He noted that the Historic Preservation Commission should be involved somehow in this undertaking.

7. **STANDING PROJECTS**

There was no discussion of this item.

8. **"INQUIRIES" AND DEMOLITION APPLICATIONS**

Commissioners reviewed a demolition application for 1017 Forest Avenue. A letter was previously sent to property owner, Newgard Custom Homes, on January 15, 2016 in response to a real estate listing advertising the property as a new construction site. The home was built in 1915 and designed by architect Robert Seyfarth. Commissioners received no response to their letter and decided to take no further action.

Commissioners reviewed a demolition application for 505 Jefferson Avenue and decided to take no further action.

Commissioners reviewed a demolition application for 490 Jefferson Avenue and decided to take no further action.

Commissioners reviewed a demolition application for 253 Walden Drive and decided to take no further action.

Commissioners reviewed a demolition application for 179 Harbor Street and decided to take no further action.

9. **ADJOURNMENT**

The meeting adjourned at 9:12 p.m.