

**MINUTES OF THE HISTORIC PRESERVATION COMMISSION**  
**February 15, 2021**

The regular meeting of the Historic Preservation Commission was conducted virtually due to public health concerns and called to order by Chairman James Hartshorne at 5:03 p.m.

Members present: Chairman James Hartshorne, Les Galo, Katherine Hamilton-Smith, Thor Jondahl and Mike Kollman.

Members absent: Melissa Senatore.

A quorum was established.

Village Staff present: Christopher Sandine, Associate Planner.

Commissioner Kollman made a motion, seconded by Commissioner Galo, to approve the January 18, 2021, Historic Preservation Commission meeting minutes, as written.

Motion carried 5 - 0.

**Old Business:**

None.

**New Business:**

Chairman Hartshorne deferred Item A: HPC 21-01 until the end of the New Business to allow for the applicant to attend.

**Certified Local Government Application**

Mr. Christopher Sandine, Associate Planner, stated that in January 2021, the Commission discussed the submittal requirements to become a Certified Local Government. Mr. Sandine stated the paperwork has been completed with no major changes from the draft copies provided last month and the Commission should formally recommend the Village Board of Trustees move ahead with the application process. Mr. Sandine stated the Mayor will need to sign off on the documentation, so it can be submitted to the Illinois State Historic Preservation Office. Commissioner Kollman stated it makes sense to keep moving forward. Commissioner Kollman questioned if Mayor Weppler is on-board to sign off on these documents. Mr. Sandine stated he may not have been explicitly told this is coming his way in the next few weeks, but it has been a goal of the Commission and as a goal of the Community Development Department the past few years. Commissioner Galo confirmed their task is to make a recommendation on this application to the Village Board of Trustees.

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*Commissioner Hamilton-Smith made a motion, seconded by Commissioner Kollman, for the Village Board of Trustees to submit the Certified Local Government Application to the State of Illinois Historic Preservation Office.*

*Motion carried 5 - 0.*

Commissioner Kollman questioned how long it will take to hear back for an approval. Mr. Sandine stated that if the Illinois State Historic Preservation Office determines the local government meets the requirements, they will prepare an agreement to be sent to the U.S. Secretary of the Interior, who will then have 15 working days to approve the request.

**HPC 21-01 Maria Fricano, Authorized Agent for Lutz Building LLC.**  
**430 N. Milwaukee Avenue**

**Request is for new building facades and signage.**

Ms. Maria Fricano, authorized agent for Lutz Building LLC, presented the proposed building façade and signage for 430 N. Milwaukee Avenue. Ms. Fricano stated she has reviewed the Staff report and understands the reasoning for the comments regarding the paint color. Ms. Fricano stated she would like to withdraw her request for painting the storefront. Ms. Fricano stated she would like to focus on the awning and agrees with the stipulations within the Staff report. Commissioner Kollman questioned if there is a picture of the proposed awning. Mr. Sandine showed the Commission the submitted design. Commissioner Hamilton-Smith questioned if the awning will be attached directly below the cream-colored beam. Ms. Fricano stated the awning will be installed below the cream-colored decorative beam and only cover the top window with the existing words “Tuxedo”. Ms. Fricano stated she is happy to install the awning within that window frame instead of covering the beam. Chairman Hartshorne requested a new rendering that shows the location of the awning. Commissioner Kollman stated it would be nice to see the awning from a perspective angle, if possible. Ms. Fricano confirmed the awning needs to be at least eight (8) feet from the ground. Commissioner Kollman stated the awning should not project more than four (4) feet. Chairman Hartshorne stated the awning does not exceed 24”. Ms. Fricano stated the awning will likely shrink with the new design, too. Ms. Fricano confirmed the size of the lettering for signage cannot exceed 19.1 square feet. Mr. Sandine also noted that the awning should show the actual size of the signage scaled onto the awning. Commissioner Kollman questioned the location of the new address numbers. Ms. Fricano questioned if there are specific regulations in terms of the height of address numbers and whether they can be horizontal or vertical. Commissioner Kollman stated he believes there is a four-inch height requirement and noted that horizontal letters will read better than vertical letters. Ms. Fricano stated she will double-check with the Fire Marshal on what they suggest.

Commissioner Jondahl questioned if the awning will remain open all the time. Ms. Fricano stated the awning will always be open on a static frame. Commissioner Jondahl questioned if the business use will change. Ms. Fricano stated the tuxedo shop will be changed to accommodate her business. Commissioner Hamilton-Smith stated she was sad to see the previous owner move out but wanted to express excitement about a new business moving onto Milwaukee Avenue.

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Chairman Hartshorne questioned if there will be changes between the two storefronts facing Milwaukee Avenue. Ms. Fricano stated she will leave the colors as-is on the storefront and front door. Commissioner Hamilton-Smith stated the applicant can come back to the Commission into the future. Chairman Hartshorne confirmed the applicant will need to submit new pictures for the next meeting. Ms. Fricano questioned if there is an opportunity to submit prior to the next meeting. Mr. Sandine stated that he will work with the applicant on options to reappear before the Commission prior to the March 15, 2021, meeting after receiving new information but cannot promise anything.

*Commissioner Galo made a motion, seconded by Commissioner Jondahl, to continue the application for new building facades and signage at 430 N. Milwaukee Avenue, to an upcoming March 2021 meeting.*

*Motion carried 5 - 0.*

The Commission expressed interest in participating in a special meeting for the applicant, depending on when she can submit new information. Mr. Sandine stated he will keep the Commission updated on her re-submittal.

**COMMUNICATIONS AND DISCUSSION:**

With no further discussion, Commissioner Galo made a motion, seconded by Commissioner Hamilton-Smith, to adjourn the Historic Preservation Commission.

Motion carried 5 - 0.

Meeting adjourned at 5:31 p.m.