



Landmark Commission Agenda

Meeting – 5:30 p.m.

Erickson Conference Room

City Hall, 55 W Tompkins St

September 6, 2023

AGENDA

Call to Order and Attendance

Approve Minutes of July 5, 2023 meeting

Receive Citizen Comment

LC-23-0901 Present Certificate of Appropriateness – 591 N Chambers St

Adjournment

Commission Members, please contact me at 345-3637 or steveg@ci.galesburg.il.us if you have any questions or are unable to attend.

cc: City Manager
Deputy City Clerk
Executive Secretary
Buildings & Grounds
File Copy

MINUTES
GALESBURG LANDMARK COMMISSION
ERICKSON CONFERENCE ROOM OF GALESBURG CITY HALL
55 W TOMPKINS ST, GALESBURG, IL
TUESDAY JULY 5, 2023 AT 5:30 P.M.

MEMBERS PRESENT: Suzanne Klohn, Mark Martin, Bob Miener, Deb Sugai, and Greta Woolsey, 5.
MEMBERS ABSENT: None.
OTHERS PRESENT: None.

Staff declared a quorum was present.

Approve Minutes of June 6, 2023

Member Woolseymade a motion to approve the minutes, seconded by Member Martin.

Minutes were approved by voice vote.

Discuss Citizen Comment

None.

LC-23-0701 Consider Certificate of Appropriateness – 576 N Chambers St

Members considered a request to install a chain link fence in the rear yard. The visibility of the fence from Chambers St is blocked by existing fencing and shrubs, but there is a public alley in the rear. If the shrubs at the front should come to a point where they need replaced it was requested that happen to ensure the chain link fence in the rear yard remain blocked from view from the front yard.

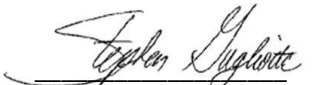
Member Woolsey moved to approve the Certificate of Appropriateness, seconded by member Sugai.

Roll Call #1

Ayes: Klohn, Martin, Miener, Sugai, Woolsey, 5.
Nays: None.
Abstentions: None.
Absent: None.

Chairperson declared the motion approved.

There being no further business, Member Klohn made a motion to adjourn, seconded by Member Martin, approved by voice vote the meeting adjourned at 5:56 P.M.


Steve Gugliotta, AICP



COMMUNITY DEVELOPMENT DEPARTMENT

Operating Under Council – Manager Government Since 1957

Galesburg Landmark Commission Letter September 6, 2023

AGENDA ITEM: LC-23-0801, Certificate of Appropriateness for 591 N Chambers St.

BACKGROUND: Attached for the Commission's review is a Certificate of Appropriateness application from the owner of the property, for proposed replacement of existing windows at 591 N Chambers St.

This property is located within the Chambers Street Local Historic District, which requires a Certificate of Appropriateness for exterior work that is visible from the right-of-way. Certified letters were sent to each property owner in the Local Historic District as required by ordinance.

When considering this request, the Landmark Commission shall utilize the adopted Design Criteria that was adopted by Council in 1979, a copy of which is attached.

The property was part of the 1990 historic building survey and the survey sheet indicates the house was constructed about 1896 and is a contributing structure to the National Historic District.

Section 151.069 establishes criteria for landmarks applying for a Certificate of Appropriateness. The Landmark Commission must find that the activity proposed will not adversely affect the significant historical or architectural character and is appropriate and consistent with the established design criteria or will remedy conditions imminently dangerous to life, health or property as determined by the Building Inspector.

Previous Certificate of Appropriateness requests at this address include:

- 1991 approval to construct a 3 stall garage
- 2018 approval to re-side garage, replace gutters and rear door of home
- 2018 approval to install new roof on garage and gazebo

SUPPORTING DOCUMENTS:

1. Aerial – General location
2. 1990 historic survey sheet
3. Chambers St Historic District Criteria
4. Certificate of Appropriateness Application

cc: File Copy

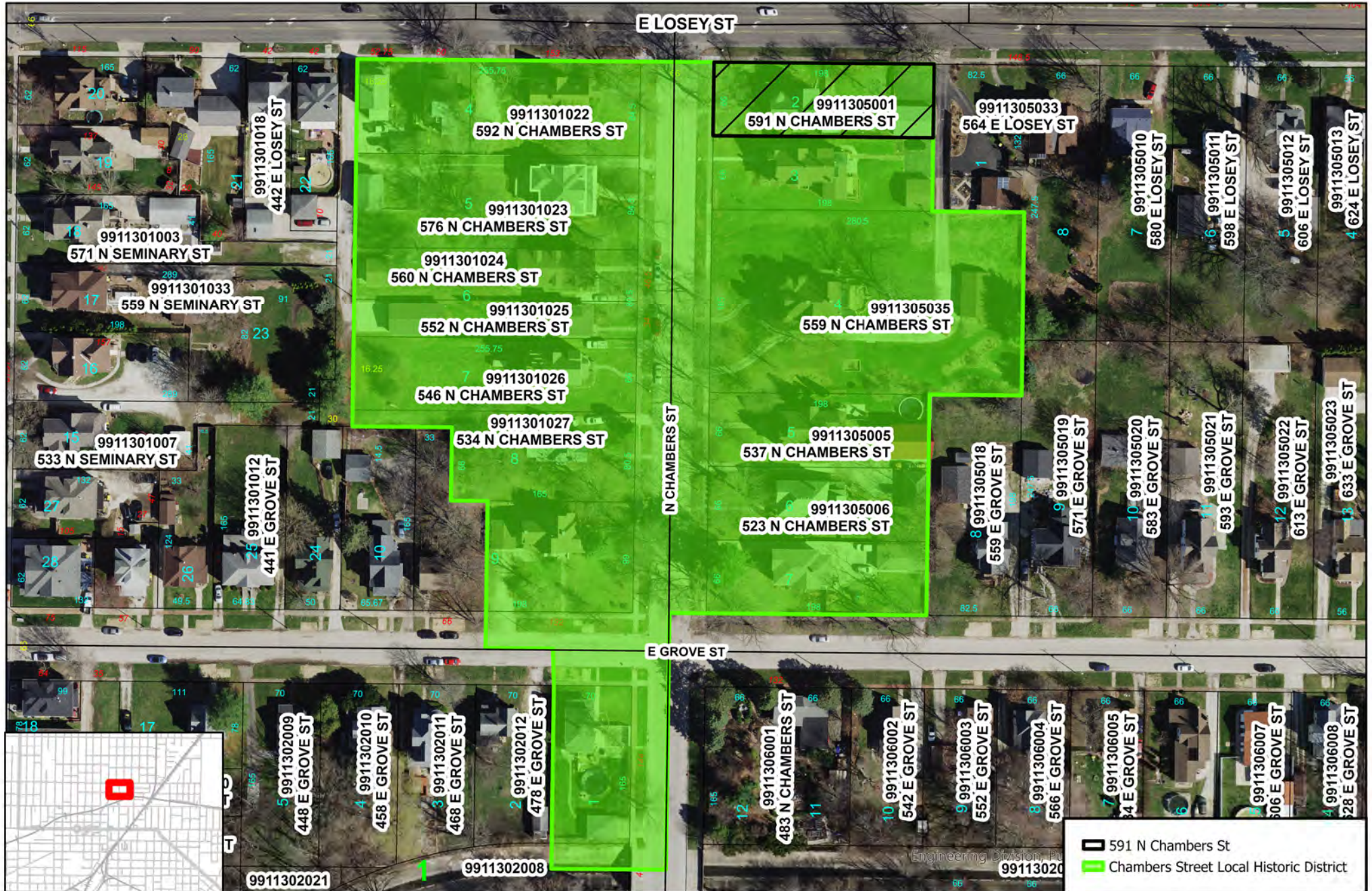
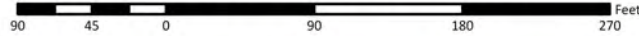


Community Development Department

Community Development Department

591 N Chambers St

Certificate of Appropriateness



The information included in this map is intended to be advisory only and is NOT designed or intended to be used as a substitute for an accurate field survey, as performed by a Registered Land Surveyor, to determine precise property location

August 15, 2023

CITY OF GALESBURG

ILLINOIS URBAN ARCHITECTURAL AND HISTORICAL SURVEY

Address (number/street): 591 N. Chambers

Name

common: Cassini House

historic:

Photo Roll Number: 2 **Frame Number:** 28

Description

shape/plan, # stories, roof type, materials, style/influence/type:

Basically rectangular in plan; 2½ stories; asphalt shingle intersecting gable roof, steeply-pitched; brick foundation; rusticated brick porch base; wire cut brick first floor; wood shingle siding upper floors (painted brown); Queen Anne and Classical Revival styles. Turret with shallow hexagonal roof on NW corner, upper floors. Denticulated cornice with box returns on gables. Dentils on porch cornice and above most windows. Front gable has Palladian window group with bold hoodmold, keystone, and multi-muntined/l windows. Semi-hexagonal bay, second floor facade, right (south) bay. Porch, wrapping NW corner, enclosed with multi-light/transomed casements.

Outbuildings

none.

Integrity

☐ unaltered ☒ slightly altered ☐ substantially altered

Apparent Alterations

Small (c. 5' deep) rear entrance porch in brick; not obtrusive; older alteration in like materials.

History

construction date: c. 1896 **architect/builder:**

events, people, and dates associated with the property:

National Register Status

listed: ☐ individually district: ☒ contributing ☐ non-contributing

potential: ☐ individually ☐ district Criteria: A B C D
explain potential:

Comments

Included in Chambers Street Historic District (local district).

Surveyor: The URBANA Group, Inc. (Alice Edwards)

Date: 1/9/90





DESIGN CRITERIA
for
CHAMBERS STREET HISTORICAL DISTRICT

All structures within the Chambers Street Historical District shall be subject to the design criteria established for Galesburg Landmarks which are on file in the Galesburg Community Development Department.

In recognition of the unique qualities which characterize this district the following criteria shall also apply to any new construction or real improvements:

- A) Front building lines shall conform with those in use on adjacent property at time of passage of this criteria.
- B) The appearance of the original siding of the existing structure should be maintained. The siding of new structures shall be compatible with other structure in the district.
 - 1. Clapboard
 - 2. Wood shingles
 - 3. Brick
 - 4. Stone
- C) Style of roofline shall be maintained.
 - 1. Hipped
 - 2. Gabled
- D) Front porches and front entrances shall be maintained in any new construction or improvements.
- E) Double sash windows shall be maintained in any new construction nor improvements.
- F) Any new residential buildings shall be on a 2 – 2 1/2 story design.
- G) Fencing shall not be extended beyond the front wall of the building. On corner lots fencing shall not be extended beyond the side wall of that side visible from the cross street.
- H) Existing street lights will be maintained if possible, and inappropriate yard lamps shall be discouraged.
- I) Continued location of utility lines in the rear yards shall be encouraged. If new utility lines are necessary underground service is recommended. Locations of transformers shall be encouraged to be located behind the front building line.

CERTIFICATE OF APPROPRIATENESS APPLICATION

OWNER INFORMATION:

DEBBIE & LANDON HOYT, 591 N CHAMBERS ST., GALESBURG, IL 61401-3805
Primary contact name Mailing address City, State, Zip
(510) 684-8620 Fax Email hoyna/hd/hd@aol.com

NAME OF PROPERTY (Common or Historic):

SITE INFORMATION:

591 N CHAMBERS ST, GALESBURG, IL 61401-3805
Acres Site address or location Property Identification Number (PIN)

Legal Description (attach separate sheet if necessary)

DESCRIPTION OF EXISTING IMPROVEMENTS:

SINGLE FAMILY RESIDENCE, DETACHED GARAGE, GAZEBO

DETAILED DESCRIPTION OF CONSTRUCTION, ALTERATION, DEMOLITION OR USE

PROPOSED: REPLACE 9 WINDOWS WITH PELLA ALUMINUM CLAD WITH WOOD EXTERIOR NW BEDROOM, SW BEDROOM & LIVING ROOM. REPLACE 4 WINDOWS WITH HEARTLAND VINYL WINDOWS: SOUTH FACING KITCHEN WINDOW, SE BEDROOM & 2 EAST FACING BATHROOM WINDOWS. ALL WINDOWS/DOORS TO BE REPLACED HAVE SEVERE PROBLEMS INCLUDING BROKEN GLASS, SASHES WITH SAGGING GLASS & OR HELD UP WITH SCREENS. NO ROPES FOR KITCHEN WINDOW

OTHER INTERESTED PARTIES:

Relationship	Name	Company	Mailing Address	Phone #
Architect(s)				
Contractor(s)	PROPOSED :	GLASS SPECIALTY		

*Each application shall be accompanied by architectural drawings, sketches, photographs, narrative project descriptions or other information that will enable the Commission to determine what the final appearance and use of the real estate will be and allow them to make an educated decision.

R Landon Hoyt
Signature of owner

7/31/2023
Date

APPROVAL ☐

DISAPPROVAL ☐

Signature of Landmark Commission Chairperson

Date