



Landmark Commission Agenda

Meeting – 5:30 p.m.

Erickson Conference Room

City Hall, 55 W Tompkins St

February 6, 2024

AGENDA

Call to Order and Attendance

Approve Minutes of December 5, 2023 meeting

Receive Citizen Comment

LC-24-0101 Consider Certificate of Appropriateness – 60 Public Square

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 DECEMBER 5, 2023 AT 5:42 P.M.

MEMBERS PRESENT: Bob Miener, Suzanne Klohn, Mark Martin, and Greta Woolsey, 4.
MEMBERS ABSENT: Deb Sugai, 1.
OTHERS PRESENT: None.

Staff declared a quorum was present.

Approve Minutes of October 3, 2023

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

Minutes were approved by voice vote.

Discuss Citizen Comment

None.

LC-23-1201 Consider Certificate of Appropriateness – 523N Chambers St

The applicants, Troy and Walter Treash were present as well as their contractor Scott Howe of Howe Overhead Doors.

Members considered a request to install a 6-foot-high dog-eared fence to enclose the rear yard and the Chambers Street Design Guidelines and city ordinance. It was clarified the fence would be treated and not cedar and the gate would be metal and not vinyl.

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

Roll Call #1

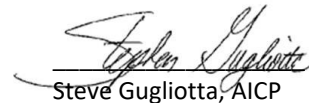
Ayes: Miener, Klohn, Martin, Woolsey, 4.

Nays: None.

Abstentions: None.

Chairperson declared the motion approved.

There being no further business, Member Woolsey 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 January 2, 2023

AGENDA ITEM: LC-24-0101, Certificate of Appropriateness for 60 Public Square.

BACKGROUND: Attached for the Commission's review is a Certificate of Appropriateness application from the owner of the property, for proposed restoration and storm glazing on approximately 9 stained glass windows at 60 Public Square.

This property has been a National Landmark since 1976 and a Local Landmark since 1977. As a local landmark they are required to apply for a Certificate of Appropriateness.

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:

- 2019 approval for the restoration of the three Henry Hitchcock windows facing north toward the square
- 2018 approval for the restoration of the Henry Hitchcock windows located in the east side
- 2017 approval of a partial roof replacement

SUPPORTING DOCUMENTS:

1. Aerial – General location
2. 1990 historic survey sheet
3. Design Criteria for Local Landmarks
4. Certificate of Appropriateness Application

cc: File Copy



Community Development Department

Community Development Department

60 Public Square

Certificate of Appropriateness

60 30 0 60 120 180 Feet



CITY OF GALESBURG

ILLINOIS URBAN ARCHITECTURAL AND HISTORICAL SURVEY

Address (number/street): 60 Public Square

Name

common: Central Congregational Church
historic: Central Congregational Church

Photo Roll Number: 31 Frame Number: 18, 19, & 20

Description

shape/plan, # stories, roof type, materials, style/influence/type:
Irregular massing; 2 stories with taller sections; slate steeply pitched multi-gable roof; rose sandstone; Romanesque Revival high style. Tripartite gabled entrance arcade; enormous rose window above. NE corner bell tower rises the equivalent of 4 stories to a steeply-pitched pyramidal roof; open top with arcading and projecting copper solid balconet rail and denticulated cornice; gabled roof dormer. Short hexagonal tower to left (S.) of entrance with narrow fenestration and hexagonal pyramidal roof. One story semi-hexagonal bay to E. end of S. elevation; two story rounded section spans most of S. elevation; 3 gabled roof dormers.

Outbuildings ~~Numerous stained glass/leaded windows and secondary rose windows.~~
rounded windows have sandstone voussoir arches.

none.

Integrity

XX unaltered _____ slightly altered _____ substantially altered

Apparent Alterations

none apparent.

History

construction date: 1897-1898 architect/builder: Charles E. Gottschalk and J. Grant Beadle (architects); Oscar E. Hansel (cont.)

events, people, and dates associated with the property:

Central Congregational Church is built on land that was given for church purposes only by Knox College in 1833. The previous church, "Old First Church," was built on the land in 1842. It was demolished in 1895 to make way for the present church. The present meeting house cost \$75,000 to construct. Knox College held commencement in the sanctuary until 1955. Organ was installed in 1912. In 1962, the front of the sanctuary was remodeled, along with the basement. Church has strong ties to history of community and Knox College. Claims

National Register Status George Washington Gale as first minister.*
listed: XX individually district: XX contributing _____ non-contributing

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

Comments Galesburg Historic Landmark

Exquisitely detailed interior includes extensive oak woodwork, modillioned cornice door hoods, fire places with petite Ionic columns and glazed tiles. Akron Plan sanctuary. Dome ceiling with 4 side arches.

* Source: A History of Central Church and Central Congregational Church NR nomination.

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

Date: 1/24/90





DESIGN CRITERIA

For

DESIGNATED GALESBURG LANDMARKS

The distinguishing original qualities or character of a building, structure, or site shall not be destroyed. The removal or alteration of any historic material or distinctive architectural features is to be avoided.

All buildings, structures, and sites shall be recognized as products of their own time. Alterations which have no historical basis and which seek to create an earlier appearance are not appropriate. New additions or other real improvements shall be designs which are compatible with the materials, size, scale, color and texture already prevailing in the structure or site. (This shall not be construed to mean that the design shall duplicate the original structure.) If any real improvements must be constructed which are not compatible with the surroundings, they shall not be visible from the public right-of-way. Visibility from the public right-of-way shall be restricted through one of three ways:

- 1) The real improvement must be located behind an existing structure so as to be hidden from the public right-of-way.
- 2) The real improvement must be screened from view of the public right-of-way by fencing which is compatible with the structures or site;
- 3) The real improvement must be screened from view of the public right-of-way by natural vegetation which would provide year-round screening (e.g. evergreens).

Changes, which may have taken place in the course of time, are evidence of the history and development of a building, structure, or site. These changes may have acquired significance in their own right and this significance will be recognized and respected.

Distinctive stylistic features or examples of skilled craftsmanship which characterize a building, structure, or site shall be preserved.

Deteriorated architectural features shall be repaired rather than replaced, wherever possible. In the event replacement is necessary and possible, the new material should match the material being replaced in composition, design, color, texture, and other visual qualities. Repair or replacement of missing architectural features should be based on accurate duplications of features, substantiated by historical, physical, or pictorial evidence rather than on conjectural designs or the availability of different architectural elements from other buildings or structures.

Exterior paint schemes, storm doors, storm windows, screens, window air conditioners, antennae, landscaping, and similar cosmetic items (not to include siding materials) are not subject to a Certificate of Appropriateness; however, such items as permanently mounted air conditioner units (either central or a wall unit for which a hole is to be cut through the structure) shall not be visible from the public right-of-way.



Central Congregational Church

Classic worship

Compelling message

Compassionate service

60 Public Square, Galesburg, Illinois 61401

"The Church From the Square"

December 13, 2023

Landmark Committee
City of Galesburg

Dear Landmark Commission,

I was notified that a Certificate of Appropriateness was to be addressed for the repairs of our stained-glass window coverings. I apologize for my oversight in not submitting this request earlier. As the Commission had previously approved work by Jacksonville Stained Glass Company, and this is another step in the ongoing process of repair, I assumed this work came under previous certificates.

Enclosed you will find the contracts and descriptions of the work that is occurring, or will be occurring in the next few months.

Please let me know if you have any further questions, or if I need to attend your next meeting with further information.

Sincerely,

Ann Ehler, Moderator
Central Congregational Church

CERTIFICATE OF APPROPRIATENESS APPLICATION

OWNER INFORMATION:

Ann Ehler 60 Public Square Galesburg, IL 61401
Primary contact name Mailing address City, State, Zip
(309) 368-7980 - central1898@gmail.com
Phone Fax Email

NAME OF PROPERTY (Common or Historic):

Central Congregational Church

SITE INFORMATION:

- 60 Public Sq.
Acres Site address or location Property Identification Number (PIN)

Legal Description (attach separate sheet if necessary)

DESCRIPTION OF EXISTING IMPROVEMENTS:

- ① Repair 7 transoms, replace oxidized exterior storms with clear glass as improvements.
- ② Replace oxidized exterior storms with clear glass on 8 windows as shown in diagram

DETAILED DESCRIPTION OF CONSTRUCTION, ALTERATION, DEMOLITION OR USE PROPOSED:

See attached contracts. Jacksonville Stained Glass
is the same company that was previously approved
by the Landmark Committee. This is another step in the
process of saving our stained glass
windows.

OTHER INTERESTED PARTIES:

Relationship	Name	Company	Mailing Address	Phone #
Architect(s)				
Contractor(s)				

*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.

Ann Ehler, Moderator
Signature of owner

12/12/23
Date

APPROVAL ☐

DISAPPROVAL ☐

Signature of Landmark Commission Chairperson

Date



1040 East Morton Ave. * Jacksonville, IL 62650 * 217-491-7476 * ron@jacksonvillestainedglass.com

Central Congregational Church
Attn: Ann Ehler
60 Public Square
Galesburg, IL 61401

DATE	QTY	DESCRIPTION	COST
8/8/2023		Received signed contract for: N4, N26, E10, E26, E27, E28 and S4- SEVEN - BEVELED TRANSOM WINDOWS RESTORATION AND STORM GLAZING	<u>\$20,000.00</u>
11/6/2023		Extracted 7 beveled transom windows and transported to studio in Jacksonville for restoration work 50% payment due now per contract	<u>\$10,000.00</u>
12/31/2023	approx date	Re-install restored stained glass and storm glazing covers Balance due upon completion	<u>\$10,000.00</u>
Qd. 11/6/23 ck # 1074 - \$10,000			



1040 East Morton Ave. * Jacksonville, IL 62650 * 217-491-7476 * ron@jacksonvillestainedglass.com

Central Congregational Church
Attn: Ann Ehler
60 Public Square
Galesburg, IL 61401

11/8/2023

***PARTIAL RESTORATION EXTERIOR ONLY AND NEW STORM GLAZING COVERS FOR 9 WINDOWS S3,
S5, S6, S7, S23, W15, W16, W17 AND W18***

- ◆ Perform partial restoration nine leaded glass panels listed above
- ◆ See "Partial Restoration Process" attached for a full description of the process
- ◆ Thorough scraping and preparing wood window frame for primer and two finish coats of Sherwin Williams Emerald paint
- ◆ Installation of custom fabricated 200 Series framing from Caff Company. Frame will mimic window tracery and will incorporate a convection ventilated system.
- ◆ Glazing will be 1/4" clear annealed glass
- ◆ All joints sealed with color matched Adseal high performance sealant

\$14,500

Proposal accepted as written:

CHURCH TRUSTEE

DATE _____

CHURCH TRUSTEE

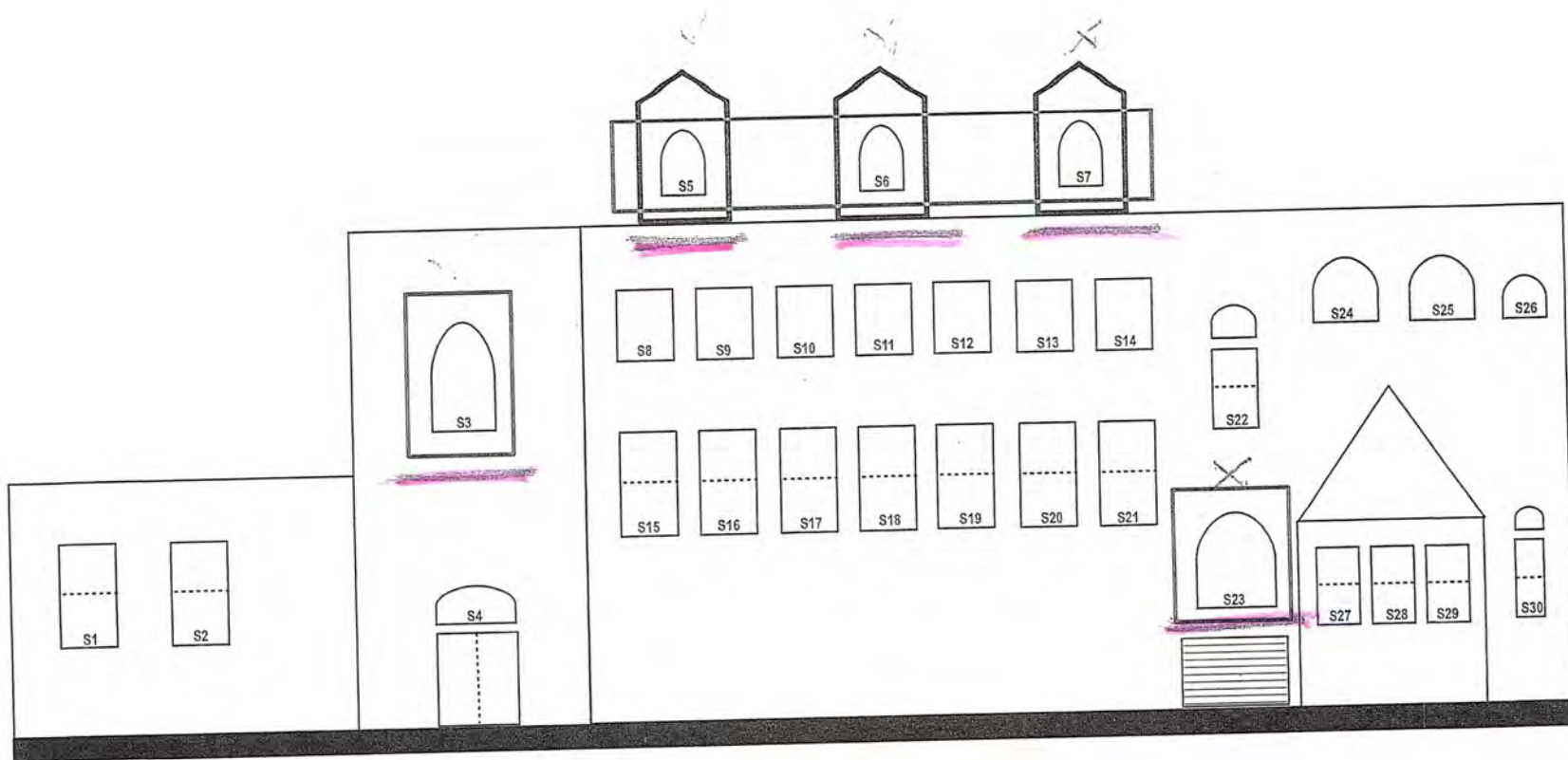
DATE _____

Please sign and return. The full balance will be due upon completion. Thank you.

Policies and Disclaimers:

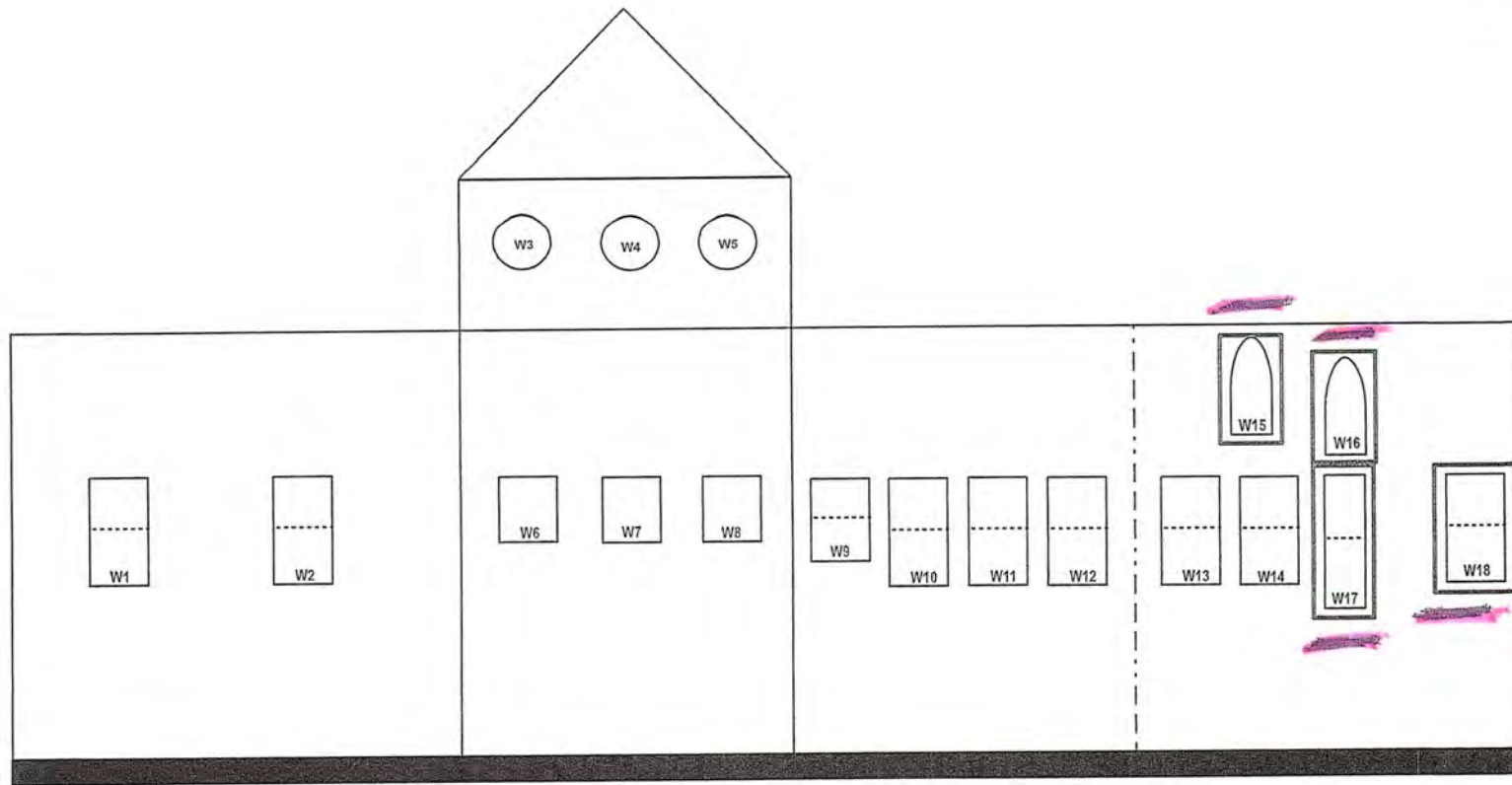
A surcharge may be added in the event gasoline exceeds \$4.00 per gallon. 2. Pricing will expire 6 months from date on proposal. 3. Replacement glass will be matched to the original sample. Some color variation is possible due to individual lot variations from the glass manufacturer. Glass can change color slightly over time and exposure to the elements. 4. Replacement lead came will be restoration quality and a close match to the original lead came profile is made using existing dies. A custom die increases the cost for the restoration. 5. Painting of frames and stops that are not part of the stained glass panel or the sash is not included in the contracted pricing. We will touch up frames and stops if furnished paint by the customer.

Central Congregational Church
60 Public Square
Galesburg, IL 61401
SOUTH ELEVATION



Windows included in this proposal dated 11/8/23-S3, S5, S6, S7
and S23. Partial restoration and storm glazing .

Central Congregational Church
60 Public Square
Galesburg, IL 61401
WEST ELEVATION



Windows included in this proposal dated 11/8/23-W15, W16, W17
and W18. Partial restoration and storm glazing .