

Joliet

Historic Preservation

Commission

2017 Annual Report

A Certified Local Government

Gerri Eck, Chairman

Michael Grady, Vice-Chairman

Jayne M. Bernhard, Staff Liaison

Contents

Overview	3
Joliet Historic Preservation Commission	3
JHPC Committee Structure.....	3
District Committee:	3
Nomination Committee:.....	3
Public Awareness Committee:	3
Year 2017 Goals and Objectives	4
Functions and Activities.....	4
Permit Review	4
Certificates of Appropriateness (2017)	4
Certificates of Economic Hardship in 2017	4
Landmarks.....	4
Nominations Reviewed or Pending in 2017	4
Landmark De-Designations in 2017.....	4
National Register.....	5
National Register Nominations Reviewed, Pending or Denied in 2017	5
Surveys.....	5
Other Activities	5
Participation at Informational/Educational meetings.....	7
Commission Sponsored Publications	7

Overview

The Joliet Historic Preservation Commission (JHPC) was established in 1990 by City Ordinance. The JHPC was created to identify and oversee the City's historic land marks, districts, and sites. This annual report has been prepared in fulfillment of the City of Joliet's annual reporting requirement under the National Park Service's Certified Local Government Program (CLG) established under the National Historic Preservation Act.

The CLG Program is a nationwide initiative providing technical assistance and small grants to local governments seeking to preserve the important and significant aspects of their heritage. The City of Joliet has been a "Certified Local Government" since 1995.

Joliet Historic Preservation Commission

The JHPC consists of twelve members: nine voting members and three non-voting members. All members are appointed by the mayor, with advice from city council, for a two year term. The voting members must be residents of Joliet while the three non-voting members may live outside Joliet. Non-voting members may not serve as officers of the JHPC.

The JHPC started 2017 with one vacancy (non-voting member). Throughout the year, the JHPC had one resignation followed by two nominations to the Commission. The Commission ended 2017 with zero vacancies. Membership of the JHPC can be found as an attachment.

The JHPC elected a new Chair and Vice Chair at its January 2017 meeting. Gerri Eck was voted as Chairman and Michael Grady as Vice-Chairman. Staff support to the JHPC consisted of Planning Director Michael J. Schwarz, AICP, from January 2017 through June 2017 followed by Planner Jayne M. Bernhard, AICP, from July 2017 to present.

JHPC Committee Structure

District Committee:

Reviews and advises on Certificates of Appropriateness and Certificates of Economic Hardships.

Nomination Committee:

Identifies and researches potential landmarks and provides recommendations on landmark designations. Also, if appropriate, assists applicants in the preparation and submission of nomination forms.

Public Awareness Committee:

Works with the City of Joliet to maintain and update a web site dedicated to historic preservation in the City of Joliet. Seeks outlets to inform the community of historic preservation events and activities.

The JHPC voted in January 2017 to combine the three committee meetings into one meeting that would take place on the same day as the regular Commission meeting but started 45 minutes prior (at 6:15 pm.). A variety of concerns prompted this change including: compliance with the Open Meetings Act, member attendance at committee meetings, and the ability of

the City to provide staff support to three separate committees. This new Committee-of-the-Whole meeting schedule started in February 2017. Minutes for these meetings are attached.

Year 2017 Goals and Objectives

On February 22, 2017, the JHPC approved the following goals for the 2017 Year. ***The Commission achieved all of these goals.***

1. Conduct a Joliet limestone structure tour originating at the Joliet Area Historical Museum on Saturday, May 13, 2017.
2. Finalize nominations for the 2017 JHPC Preservation Awards.
3. Develop a PowerPoint presentation to educate the general public about Historic Preservation.
4. Assess the City of Joliet historic preservation records and resources.

Functions and Activities

Permit Review

Certificates of Appropriateness (2017)

Certificates of Appropriateness (CofA) are required when a proposed project may affect the significance of a historic resource.

In 2017, the JHPC reviewed and approved three CofA's:

1. 612 Western Avenue—window replacement
2. 215 Bartleson Street—demolition
3. 218-220 Richards Street—demolition

The JHPC additionally reviewed a Certificate of Appropriateness for a window replacement at 608 Western Avenue but this application was ultimately withdrawn.

Certificates of Economic Hardship in 2017

A Certificate of Economic Hardship is approved by the JHPC to authorize an exterior alteration, new construction, relocation, or demolition when a Certificate of Appropriateness (CofA) was previously denied. An approval is issued on the basis that denial of the CofA deprived the owner of the property a reasonable return on the property.

There were no applications for a Certificate of Economic Hardship in 2017.

Landmarks

Nominations Reviewed or Pending in 2017

There were no new or pending landmark nominations reviewed in 2017.

Landmark De-Designations in 2017

The JHPC held a public hearing to consider the request to rescind local historic landmark designation at 509 Plainfield Road. The JHPC voted to recommend denial of the petitioner's request based on the findings that 1. The structure was built before 1900 (likely 1870's) 2. The structure is a typical vernacular style on Route 30 on the Old Plank Road, and 3. The property is a rental property with income and has

economic potential. The Joliet City Council ultimately granted the petitioner's request at their January 16th, 2018 meeting and the local landmark designation was rescinded.

National Register

National Register Nominations Reviewed, Pending or Denied in 2017

There were no new or pending nominations to the National Register reviewed in 2017 nor any denials issued.

Surveys

The Commission did not survey or assess any properties in 2017; however the JHPC reviewed previously conducted surveys at its October 2017 meeting to understand what information was accessible to the JHPC and what areas of the City may be in need of surveying.

Other Activities

Website: The JHPC website was updated to highlight commission activities and historic resources in the City.

Transportation Center Redevelopment Project (Union Station): City staff continues to seek input from the Commission on its multi-million dollar Transportation Center redevelopment project, which includes the NRHP listed Joliet Union Station. The city and its designers have been very attentive to the historic significance of the Station. All commuter use of Union Station ceased in 2015. The project involves creating a new station and platform (set to open March 2018), a METRA ticket counter and interior renovations for a restaurant / brew pub that opened in September 2017.

Historic Preservation Award: In recognition of National Historic Preservation Month in May, the JHPC awarded the 2017 Historic Preservation Award to the University of St. Francis (USF) St. Clare Campus. USF was honored for the adaptive reuse of the former Guardian Angel Home. The JHPC also posthumously recognized the efforts Mr. Robert Dykes with a Certificate of Appreciation for his 5 years of work preserving his single-family residence located at 500 Western Avenue.

Review and Discussion Historic Preservation Award Process: Staff worked with the JHPC over several months to streamline the nomination process for the annual JHPC Preservation Award for the 2018 award and onwards. It is anticipated that this will result in greater community participation.

Tours: To commemorate Historic Preservation Month, the JHPC partnered with the Joliet Area Historical Museum on a tour of four limestone structures in the City. The tour took place on May 13, 2017 via chartered school bus with more than 100 attendees. The tour provided interior access of four thematic buildings: a private residence (Frederick Sehring Mansion); a house of worship (All Saints Greek Orthodox Church); a civic building (Joliet Township High School); and a mixed use commercial structure (Tin Roof/Auditorium Building). The JHPC considered holding a fall 2017 walking tour but then decided to focus on a 2018 spring tour instead.

Review and discussion of JHPC Bylaws: The JHPC reviewed and discussed the JHPC bylaws with a particular focus on the function of the three standing Committees. The JHPC decided to hold combined Committee meetings called "Committee-of-the-Whole" that would meet on the same

day as the regular Commission meeting but 45 minutes prior (at 6:15 pm.) to the regular monthly Commission meeting starting in February 2017. The time of this meeting was changed to 6:00 pm starting in September 2017.

Review Garnsey Avenue Bridge replacement: The JHPC reviewed and commented on City of Joliet replacement of Garnsey Avenue Bridge over Spring Creek.

Guidance to local property owners: The JHPC continues to offer feedback and guidance on renovations to historic homes.

Update of Database of Designated Historic Properties: Staff worked with the JHPC to update the database of designated historic properties in order to provide clarity to staff, the JHPC and the general public. The updated list is provided as an attachment.

Review and Discussion of Previous Surveys: Staff collected and presented all known historic resource type surveys to the JHPC in October, starting with the 1971 downtown building survey. The purpose of this was to understand what information was accessible to the JHPC and what areas of the City may be in need of surveying.

Identification of Short-term goals: The JHPC tasked the Commission's staff liaison to develop a Standardized survey form, contact the consultants who conducted the 2010 Limestone Survey, and assess the feasibility of conducting a historic resources survey in the St. John's neighborhood. The staff liaison acted upon this directive and the Commission plans to initiate a survey in 2018. The JHPC hopes that the City will be awarded a 2018 C.L.G. grant to fund part of this survey work. The staff liaison has sent several emails to the former consultant in regards to the Limestone Survey and is awaiting a response.

Neighborhood PowerPoint Presentation: The JHPC reviewed a PowerPoint presentation developed by one of the Commissioners that aimed to educate residents about the importance of preserving the historic character of their neighborhood. Staff will continue to work with the JHPC to refine this presentation with the goal of a Spring 2018 launch.

Standardized Form: Staff developed a draft standardized form that would serve as the basis for future survey work. The JHPC approved use of this form at its December 2017 meeting. This form can be found as an attachment.

Approval of 2018 Goals and Objectives: The JHPC approved the following seven goals at its December 13, 2017 meeting:

- Present "Retaining Historic Character in Your Neighborhood" to at least three neighborhood groups
- Initiate a historic resource survey of at least one new area of the City
- Apply for a C.L.G. grant to conduct a survey
- Nominate at least one property as a landmark
- Review the purpose and use of Urban Conservation Districts
- Sponsor or co-sponsor one walking or bus tour
- Update the Rules of the Joliet Historic Preservation Commission

Other Major discussion topics:

- Local landmarking of the Dr. William Dougall home at 209 South Union Street.
- Future of the old Joliet Prison
- Demolition of the old Bath House at Nowell Park and the preservation/salvage of historic items from the Bath House
- Demolition of First Midwest Bank and the preservation/salvage of certain items from the Bank
- Reorganization of JHPC archives: files, images, etc.
- Adoption of the JHPC 2018 Goals

Participation at Informational/Educational meetings

JHPC board members were involved in the following activities and meetings in 2017:

- Bus tour of Joliet Limestone Structures;
- Attendance at HPC Training Session on March 9, 2017 in Plainfield to learn about the 20% Federal Tax Credit for eligible buildings;
- Attendance at the Suburban Preservation Alliance in Downers Grove on March 11, 2017 on preservation related financial incentives;
- Attendance at the CAMP session on July 29, 2017 in Plainfield;
- Attendance at the National Trust for Historic Preservation's PastForward Annual Conference from November 15-17, 2017; and
- Attendance at the annual meeting for the Illinois Association of Historic Preservation Commissions on December 2, 2017 that took place in Riverside.

Several commissioners are active in neighborhood organizations and attend their respective monthly meetings.

Commissioner Sharon Merwin served as secretary of the Illinois Association of Historic Preservation Commissions in 2017.

Commission Sponsored Publications

The Commission produced no new official publications in 2017.

Attachments:

1. Names of commissioners and attendance records.
2. Agendas and Minutes for year 2017.
3. List of Designated Historic Properties in Joliet
4. Memo on Designated Historic Properties in Joliet
5. Article in Newsletter on Annual Awards and Designated Historic Properties in Joliet
6. Standardized form
7. List of Previous Surveys

TABLE 1: JOLIET HISTORIC PRESERVATION COMMISSION MEMBERS AND MEETING ATTENDANCE

Month	Adamowski Quinn	Burden Paul	Chow John	Eck Gerri	Grady Michael	Habiger Bill	Heinemann Kevin	Johnson Candace	Merwin Sharon	Mitchell Brett	Peerbolte Greg	Policandriotes Christine	Stovall Sara
Appointment Date	11/18/2014	11/01/2016	03/18/2014	03/19/2013	03/19/2013	12/06/2016	06/05/2012	12/06/2016 09/05/2017	07/05/2011		11/01/2016		12/06/2016
Voting Status	Voting member	Voting member	Voting member	Voting member	Voting member	Voting member	Voting member	<u>Non-Voting member</u> (01/17 to and 09/17) <u>Voting Member</u> (9/05/17 to present)	Voting member	Non-Voting member	Non-Voting member	Non-Voting member	Voting member
January	X	X		X	X	X		X	X		X		X
February	X			X	X	X	X	X	X		X		X
March	X	X	Resigned	X	X		X	X	X				X
April		X		X	X	X		X	X		X		X
May	X	X			X		X	X	X		X		X
June	X					X	X	X	X		X		X
July		X		X	X			X	X				X
August	X	X		X	X	X		X	X		X		X
September	X	X			X	X	X	X	X	X		X	X
October		X		X	X	X		X	X	X		X	X
November				X	X	X	X	X		X	X	X	X
December		X		X	X	X	X	X	X	X	X	X	X
Totals	7	9	0	9	11	9	7	12	11	4	8	4	12

Staff Liaisons: Michael J. Schwarz, AICP from January 2017 through June 2017
 Jayne M. Bernhard, AICP from July 2017 to present

***Proceedings of the City of Joliet Historic Preservation
Commission Committee-of-the-Whole held on
February 22, 2017***

**AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES**

The JOLIET HISTORIC PRESERVATION COMMISSION COMMITTEE-OF THE-WHOLE MEETING of the City of Joliet, Illinois was held on Wednesday, February 22, 2017 at 6:15 p.m. in the Planning Conference Room, Joliet, Municipal Building, 150 W. Jefferson Street, Joliet, Illinois.

1. CALL TO ORDER

2. DECLARATION OF QUORUM

PRESENT: Quinn Adamowski, Gerri Eck, Michael Grady, Bill Habiger, Candace Johnson, Sharon Merwin, Greg Peerbolte, Sara Stovall.

ABSENT: Paul Burden, John Chow, Kevin Heinemann.

There was acknowledgement of two residents in the audience. Mr. Charlie Sullivan, 500 N. Broadway Street, Joliet, Illinois and Ms. Christine Policandriotes, 1408 E. Washington Street, Joliet, Illinois.

3. COMMENTS FROM THE PUBLIC & STAFF

Mr. Schwarz made several announcements and reminders for upcoming events (Plainfield Historic Preservation workshop, CAMP training workshop, Board and Commission training session at City Hall).

Commissioner Merwin made several announcements regarding upcoming events (quarterly meeting Landmarks Illinois) and distributed information regarding a project Ms. Rebecca Hunter, Elgin Historic Preservation Commission, worked on regarding catalog homes in the area.

4. APPROVAL OF MEETING MINUTES

There are no meeting minutes to approve.

5. PUBLIC AWARENESS COMMITTEE DISCUSSION

a. Creation of a PowerPoint presentation for neighborhood groups and others

*Proceedings of the City of Joliet Historic Preservation
Commission Committee-of-the-Whole held on
February 22, 2017*

<p><i>AUDIO IS HEREIN INCORPORATED INTO THE OFFICIAL MINUTES</i></p>
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Commissioner Merwin made a suggestion to develop a PowerPoint presentation for the purpose of educating the public about Historic Preservation. Commissioner Merwin will draft a presentation and make available to other Commissioners and Mr. Schwarz for review.

6. NOMINATION COMMITTEE DISCUSSION

- a. Discussion of Potential Local Landmarking of the Dr. William Dougall home at 209 South Union Street

Motion to remove Potential Local Landmarking of the Dr. William Dougall home at 209 South Union Street from agenda until further notice was made by Sharon Merwin.

Motion seconded by Sara Stovall.

Motion carried by the following vote:

AYES: Quinn Adamowski, Gerri Eck, Michael Grady, Bill Habiger, Candace Johnson, Sharon Merwin, Greg Peerbolt, Sara Stovall.

NAYS: None.

- b. Loyola University National Register Nomination for Joliet Correctional Center

It was discussed that a professor at Loyola University is guiding his students to study the feasibility of nominating the Joliet Correctional Center to the National Register of Historic Places.

7. DISTRICT COMMITTEE DISCUSSION

There was no discussion.

8. COMMISSIONER COMMENTS

There were no comments.

*Proceedings of the City of Joliet Historic Preservation
Commission Committee-of-the-Whole held on
February 22, 2017*

AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES

9. ADJOURNMENT

Motion to adjourn was made by Michael Grady.

Motion seconded by Quinn Adamowski.

Motion carried by the following vote:

AYES: Quinn Adamowski, Gerri Eck, Michael Grady, Bill Habiger, Candace
Johnson, Sharon Merwin, Greg Peerbolte, Sara Stovall.

NAYS: None.

Minutes taken by: Sonia Jaime-Ulloa

***Proceedings of the City of Joliet Historic Preservation
Commission Committee-of-the-Whole held on
March 22, 2017***

**AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES**

The Joliet Historic Preservation Commission Committee-of-the-Whole Meeting of the City of Joliet, Illinois was held on Wednesday, March 22, 2017 at 6:15 p.m. in the Council Chambers, Joliet Municipal Building, 150 W. Jefferson Street, Joliet, Illinois.

1. CALL TO ORDER

2. DECLARATION OF QUORUM

PRESENT: Paul Burden, Gerri Eck, Michael Grady, Kevin Heinemann, Candace Johnson, Sharon Merwin, Sara Stovall.

ABSENT: Quinn Adamowski, John Chow, Bill Habiger, Greg Peerbolte.

Commissioner Adamowski was not present during roll call; he arrived later.

3. COMMENTS FROM THE PUBLIC & STAFF

Mr. Schwarz made an announcement that Commissioner John Chow has submitted a letter of resignation to the Mayor.

Mr. Mike Schwarz made a few comments/announcements regarding the City of Joliet Public Body Members OMA and FOIA training presentation and the Village of Plainfield HPC training workshop.

There was a comment from a Commission member regarding Ms. Rebecca Hunter's research on catalog homes in the City of Joliet. It was mentioned that Ms. Hunter has identified more properties and is looking for information regarding 1312 Herkimer Street. Ms. Hunter will be sharing her final findings with the Commission at a later date.

There was also an announcement that Mr. Alfredo Melesio, Jr., Neighborhood Services, is no longer with the City of Joliet. Mr. Melesio has accepted a position with the City of North Las Vegas, Nevada.

*Proceedings of the City of Joliet Historic Preservation
Commission Committee-of-the-Whole held on
March 22, 2017*

<p><i>AUDIO IS HEREIN INCORPORATED INTO THE OFFICIAL MINUTES</i></p>
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4. APPROVAL OF MEETING MINUTES

- a. February 22, 2017 COW Workshop Minutes

[Minutes](#) 

Motion to approve MEETING MINUTES was made by Sara Stovall.

Motion seconded by Kevin Heinemann.

Motion carried by the following vote:

AYES: Gerri Eck, Michael Grady, Candace Johnson, Sharon Merwin, Sara Stovall.

NAYS: None.

5. PUBLIC AWARENESS COMMITTEE DISCUSSION

- a. [Planning for Historic Limestone Structures Tour on Saturday, May 13, 2017](#)

The Commission stated the there is another event scheduled on the same day for police officers which includes a parade in the downtown. There will need to more discussion regarding this item.

There was a comment that the Superintendent of Joliet Township High School District 204 has requested that Joliet Central High School be included in the beginning portion of the upcoming tour.

There was discussion regarding other possible stops/locations to visit or add to the tour route.

- b. [Finalize nominations for the 2017 JHPC Preservation Awards](#)

The Commission mentioned possible locations for this agenda item. There has been a recommendation to place the St. Claire Campus Building on the April 26, 2017 agenda for discussion and a vote.

- c. Creation of a PowerPoint presentation for neighborhood groups and others

*Proceedings of the City of Joliet Historic Preservation
Commission Committee-of-the-Whole held on
March 22, 2017*

AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES

There were no comments.

6. NOMINATION COMMITTEE DISCUSSION

There were no comments.

7. DISTRICT COMMITTEE DISCUSSION

There were no comments.

8. COMMISSIONER COMMENTS

There were no comments.

9. ADJOURNMENT

Motion to adjourn was made by Michael Grady.

Motion seconded by Candace Johnson.

Motion carried by the following vote:

AYES: Paul Burden, Gerri Eck, Michael Grady, Kevin Heinemann, Candace
Johnson, Sharon Merwin, Sara Stovall.

NAYS: None.

Please note Commissioner Adamowski arrived at 6:43 pm. Commission
Adamowski voted aye to adjourn.

***Proceedings of the City of Joliet Historic Preservation
Commission Committee-of-the-Whole held on
April 26, 2017***

**AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES**

The Joliet Historic Preservation Commission Committee-of-the-Whole Meeting of the City of Joliet, Illinois was held on Wednesday, April 26, 2017 at 6:15 p.m. in the Council Chambers, Joliet Municipal Building, 150 W. Jefferson Street, Joliet, Illinois.

1. CALL TO ORDER

2. DECLARATION OF QUORUM

PRESENT: Paul Burden, Gerri Eck, Michael Grady, Candace Johnson, Sharon Merwin, Sara Stovall.

ABSENT: Quinn Adamowski, Bill Habiger, Kevin Heinemann, Greg Peerbolte.

3. COMMENTS FROM THE PUBLIC & STAFF

Mr. Schwarz made a comment regarding further discussion during the meeting regarding finalizing the Historic Limestone Tour details.

Mr. Schwarz also made an announcement regarding a resident's interest in being part of the Joliet Historic Preservation Commission and that information was forwarded to the Mayor's office.

There were no comments from the public.

4. APPROVAL OF MEETING MINUTES

a. March 22, 2017 COW Workshop Minutes

[Minutes](#) 

There were two corrections to be made to the minutes: Ms. Schwarz change to Mr. Schwarz and Christine's last name is Policandriotes.

*Proceedings of the City of Joliet Historic Preservation
Commission Committee-of-the-Whole held on
April 26, 2017*

AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES

Please note Mr. Habiger arrived at 6:28 p.m.

Motion to approve MEETING MINUTES with noted corrections was made by Candace Johnson.

Motion seconded by Paul Burden.

Motion carried by the following vote:

AYES: Paul Burden, Gerri Eck, Michael Grady, Bill Habiger, Candace Johnson,
Sharon Merwin, Sara Stovall.

NAYS: None.

The minutes (for the 3/22 regular meeting) were unofficially approved with minor corrections, and the 3/22 COW minutes were approved without changes.

5. PUBLIC AWARENESS COMMITTEE DISCUSSION

a. Finalize Planning for Historic Limestone Structures Tour on Saturday, May 13, 2017

Mr. Schwarz shared the information that he received from Mr. Peerbolte with the Commission regarding confirmed sites that will be visited and drive-by locations along the tour route. Mr. Schwarz will be preparing a media release and finalizing plans for transportation.

b. Finalize nominations for the 2017 JHPC Preservation Awards

The Commission mentioned that at the last meeting there was consensus to nominate the old Guardian Angel home which is also known as the University of St. Francis St. Clare Campus.

Mr. Schwarz mentioned City Council will recognize May is Preservation month with a resolution at the second meeting in May.

The Commission also suggested another nomination for Mr. Robert Dykes who spent over 10 preserving 500 Western Avenue but unfortunately

*Proceedings of the City of Joliet Historic Preservation
Commission Committee-of-the-Whole held on
April 26, 2017*

AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES

passed away last year. It was mentioned that the award could be presented to his family.

There was consensus that there will be two awards presented for Preservation month. The awards will be presented for the St. Clare Campus and to the family of Mr. Robert Dykes for his work at 500 Western Avenue.

c. [Creation of a PowerPoint presentation for neighborhood groups and others](#)

There was discussion that the PowerPoint presentation that was created has not been finalized but has been distributed in the draft version.

This agenda item will be carried over to next month's meeting agenda for further discussion.

6. [NOMINATION COMMITTEE DISCUSSION](#)

There was discussion whether the property located at 600 Center Street could be nominated. It was determined that this could be discussed at a future meeting.

7. [DISTRICT COMMITTEE DISCUSSION](#)

There were no comments.

8. [COMMISSIONER COMMENTS](#)

There were no comments.

9. [ADJOURNMENT](#)

Motion to adjourn was made by Candace Johnson.

Motion seconded by Sara Stovall.

Motion carried by the following vote:

AYES: Paul Burden, Gerri Eck, Michael Grady, Bill Habiger, Candace Johnson, Sharon Merwin, Sara Stovall.

*Proceedings of the City of Joliet Historic Preservation
Commission Committee-of-the-Whole held on
April 26, 2017*

AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES

NAYS: None.

***Proceedings of the City of Joliet Historic Preservation
Commission Committee-of-the-Whole held on
May 24, 2017***

**AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES**

The Joliet Historic Preservation Commission Committee-of-the-Whole Meeting of the City of Joliet, Illinois was held on Wednesday, May 24, 2017 at 6:15 p.m. in the Council Chambers, Joliet Municipal Building, 150 W. Jefferson Street, Joliet, Illinois.

1. CALL TO ORDER

2. DECLARATION OF QUORUM

PRESENT: Quinn Adamowski, Paul Burden, Michael Grady, Candace Johnson, Sharon Merwin, Sara Stovall.

ABSENT: Gerri Eck, Bill Habiger, Kevin Heinemann, Greg Peerbolte.

Mr. Peerbolte arrived at 6:30 p.m.

3. COMMENTS FROM THE PUBLIC & STAFF

There were no comments.

4. APPROVAL OF MEETING MINUTES

a. April 26, 2017 COW Workshop Minutes

[Minutes](#) 

Motion to approve MEETING MINUTES was made by Paul Burden.

Motion seconded by Michael Grady.

Motion carried by the following vote:

AYES: Paul Burden, Michael Grady, Candace Johnson, Sharon Merwin, Sara Stovall, Greg Peerbolte.

NAYS: None.

5. PUBLIC AWARENESS COMMITTEE DISCUSSION

*Proceedings of the City of Joliet Historic Preservation
Commission Committee-of-the-Whole held on
May 24, 2017*

**AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES**

- a. Debriefing discussion for Historic Limestone Structures Tour on Saturday, May 13, 2017

There were comments from the Commission and Staff regarding the tour and future tours.

- b. [Discuss creation of a formal nomination process for the 2018 JHPC Preservation Award](#)

There were comments from the Commission and Staff regarding this agenda item. There was a suggestion that maybe a few Commission members research the nomination process from other communities.

6. NOMINATION COMMITTEE DISCUSSION

There were no comments.

7. DISTRICT COMMITTEE DISCUSSION

There were no comments.

8. COMMISSIONER COMMENTS

There were no comments.

[9. ADJOURNMENT](#)

Motion to adjourn was made by Sharon Merwin.

Motion seconded by Sara Stovall.

Motion carried by the following vote:

AYES: Quinn Adamowski, Paul Burden, Michael Grady, Candace Johnson, Sharon Merwin, Sara Stovall, Greg Peerbolte.

NAYS: None.

Minutes taken by: Sonia Jaime-Ulloa

*Proceedings of the City of Joliet Historic Preservation
Commission Committee-of-the-Whole held on
May 24, 2017*

AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES

***Proceedings of the City of Joliet Historic Preservation
Commission Committee-of-the-Whole held on July 26,
2017***

**AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES**

**DRAFT MINUTES SUBJECT TO
COMMITTEE APPROVAL**

The JOLIET HISTORIC PRESERVATION COMMISSION COMMITTEE-OF-THE-WHOLE MEETING of the City of Joliet, Illinois was held on Wednesday, July 26, 2017 at 6:15 p.m. in the Council Chambers, Joliet Municipal Building, 150 W. Jefferson Street, Joliet, Illinois.

1. CALL TO ORDER

2. DECLARATION OF QUORUM

PRESENT: Paul Burden, Gerri Eck, Michael Grady, Candace Johnson, Sharon Merwin, Sara Stovall.

ABSENT: Quinn Adamowski, Bill Habiger, Kevin Heinemann, Greg Peerbolte.

3. COMMENTS FROM THE PUBLIC & STAFF

Mr. Schwarz reminded the Committee about an all-day training session on Saturday in Plainfield.

He also updated the Committee on a letter received from Landmarks Illinois regarding the Joliet Central High School Student Center addition.

4. APPROVAL OF MEETING MINUTES

a. May 24, 2017 COW Workshop Minutes

[COW May Minutes DRAFT](#) 

Motion to approve Minutes of the May 24, 2017 COW Workshop Meeting was made by Michael Grady.

Motion seconded by Paul Burden.

Motion carried by the following vote:

AYES: Paul Burden, Michael Grady, Candace Johnson, Sharon Merwin, Sara

***Proceedings of the City of Joliet Historic Preservation
Commission Committee-of-the-Whole held on July 26,
2017***

<p>AUDIO IS HEREIN INCORPORATED INTO THE OFFICIAL MINUTES</p>
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**DRAFT MINUTES SUBJECT TO
COMMITTEE APPROVAL**

NAYS: Stovall.
 None.

5. PUBLIC AWARENESS COMMITTEE DISCUSSION

a. [Discuss creation of a formal nomination process for the 2018 JHPC Preservation Award](#)

Ms. Armington said she had done some research and put together a list of things for consideration if the Committee were willing to go forward with a nomination process. She explained the process and distributed copies of information to the members. Ms. Armington said she will revise the information and bring back an updated version in the future.

Ms. Merwin and Mr. Schwarz had a few comments regarding previous awards.

Mr. Schwarz said the actual award is a framed certificate. There was further discussion regarding plaques and frames and their costs.

Ms. Armington briefly talked about the forms that would need to be submitted as part of the nomination process. This topic will come back for further discussion at a future meeting.

b. [Discuss future advocacy and outreach events](#)

Mr. Schwarz said the discussion of future advocacy and outreach events can occur at the next meeting.

6. NOMINATION COMMITTEE DISCUSSION

7. DISTRICT COMMITTEE DISCUSSION

8. OLD BUSINESS

a. Discussion of PowerPoint Presentation

*Proceedings of the City of Joliet Historic Preservation
Commission Committee-of-the-Whole held on July 26,
2017*

AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES

DRAFT MINUTES SUBJECT TO
COMMITTEE APPROVAL

(This item was not discussed).

9. COMMISSIONER COMMENTS

The Committee discussed changing the meeting time from 6:15 p.m. to 6:00 p.m. All that were present were in favor of the time change.

10. ADJOURNMENT

Motion to adjourn was made by Michael Grady.

Motion seconded by Paul Burden.

Motion carried by the following vote:

AYES: Paul Burden, Gerri Eck, Michael Grady, Candace Johnson, Sharon Merwin,
Sara Stovall.

NAYS: None.

Minutes taken by: Karen Mackley

Proceedings of the City of Joliet Historic Preservation Commission Committee-of-the-Whole on August 23, 2017

**AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES**

**DRAFT MINUTES SUBJECT TO
COMMITTEE APPROVAL**

The HISTORIC PRESERVATION COMMISSION COMMITTEE-OF-THE-WHOLE MEETING of the City of Joliet, Illinois was held on Wednesday, August 23, 2017 at 6:00 p.m. in the Council Chambers, Joliet Municipal Building, 150 W. Jefferson Street, Joliet, Illinois.

1. CALL TO ORDER

2. DECLARATION OF QUORUM

PRESENT: Quinn Adamowski, Paul Burden, Gerri Eck, Michael Grady, Bill Habiger, Candace Johnson, Sharon Merwin, Sara Stovall, Greg Peerbolte.

ABSENT: Kevin Heinemann.

3. COMMENTS FROM THE PUBLIC & STAFF

None.

4. APPROVAL OF MEETING MINUTES

- a. July 26, 2017 COW Workshop Minutes

[JHPC COW July Minutes](#) 

Motion to approve minutes from the July 26, 2017 meeting was made by Paul Burden.

Motion seconded by Bill Habiger.

Motion carried by the following vote:

AYES: Paul Burden, Gerri Eck, Michael Grady, Bill Habiger, Candace Johnson, Sharon Merwin, Sara Stovall.

NAYS: None.

5. PUBLIC AWARENESS COMMITTEE DISCUSSION

- a. [Review process and procedures for the Annual JHPC Preservation Award](#)

***Proceedings of the City of Joliet Historic Preservation
Commission Committee-of-the-Whole on August 23, 2017***

<p><i>AUDIO IS HEREIN INCORPORATED INTO THE OFFICIAL MINUTES</i></p>
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*DRAFT MINUTES SUBJECT TO
COMMITTEE APPROVAL*

Ms. Armington reviewed the process of the annual historic preservation award with the Committee.

At the last meeting they discussed how many awards they would be giving and what categories they would have. One member suggested if they were going to have the application the categories should be listed on it. There was further discussion on what should appear on the application.

After deciding that categories should be listed on the application the Committee members decided to go back to the original plan and not list the categories and keep the application general.

Ms. Armington said she will work with the media specialist at City Hall with press releases going out when there are applications available. She said she will also look into advertising in the newsletter as well as the water bills.

b. [Discuss future advocacy and outreach events](#)

None.

6. [NOMINATION COMMITTEE DISCUSSION](#)

None.

7. [DISTRICT COMMITTEE DISCUSSION](#)

None.

8. OLD BUSINESS

a. [Discussion of PowerPoint Presentation](#)

Ms. Armington said she looked at the PowerPoint presentation and had a few questions for Ms. Merwin. She wanted to know who the audience would be. Ms. Merwin said the audience can be neighborhood groups and HOA's.

*Proceedings of the City of Joliet Historic Preservation
Commission Committee-of-the-Whole on August 23, 2017*

*AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES*

*DRAFT MINUTES SUBJECT TO
COMMITTEE APPROVAL*

Ms. Armington suggested the presentation be moved to the full meeting. It will be put under Old Business.

9. COMMISSIONER COMMENTS

None.

10. ADJOURNMENT

Motion to adjourn was made by Bill Habiger.

Motion seconded by Michael Grady.

Motion carried by the following vote:

AYES: Quinn Adamowski, Paul Burden, Gerri Eck, Michael Grady, Bill Habiger,
Candace Johnson, Sharon Merwin, Sara Stovall, Greg Peerbolte.

NAYS: None.

Minutes taken by: Karen Mackley

***Proceedings of the City of Joliet Historic Preservation
Commission Committee-of-the-Whole held on September
27, 2017***

**AUDIO IS UNAVAILABLE FOR THIS
MEETING DUE TO TECHNICAL
DIFFICULTIES**

**DRAFT MINUTES SUBJECT TO
COMMITTEE APPROVAL**

The HISTORIC PRESERVATION COMMISSION COMMITTEE-OF-THE-WHOLE MEETING of the City of Joliet, Illinois was held on Wednesday, September 27, 2017 at 6:00 p.m. in the Council Chambers, Joliet Municipal Building, 150 W. Jefferson Street, Joliet, Illinois.

1. CALL TO ORDER

2. DECLARATION OF QUORUM

PRESENT: Quinn Adamowski, Paul Burden, Bill Habiger, Candace Johnson, Sharon Merwin, Sara Stovall, Bret Mitchell, Christine Policandriotes.

ABSENT: Gerri Eck, Michael Grady, Kevin Heinemann, Greg Peerbolte.

3. COMMENTS FROM THE PUBLIC

None.

4. APPROVAL OF MEETING MINUTES

- a. August 23, 2017 COW Workshop Minutes

[JHPC COW August Minutes](#) 

Motion to approve the minutes from the August 23, 2017 meeting was made by Paul Burden.

Motion seconded by Bill Habiger.

Motion carried by the following vote:

AYES: Quinn Adamowski, Paul Burden, Bill Habiger, Candace Johnson, Sharon Merwin, Sara Stovall.

NAYS: None.

*Proceedings of the City of Joliet Historic Preservation
Commission Committee-of-the-Whole held on September
27, 2017*

AUDIO IS UNAVAILABLE FOR THIS
MEETING DUE TO TECHNICAL
DIFFICULTIES

DRAFT MINUTES SUBJECT TO
COMMITTEE APPROVAL

5. STAFF REPORTS

Ms. Armington introduced two new commissioners to the Commission—Mr. Bret Mitchell and Ms. Policandriotes—who have joined the Commission as non-voting members.

Ms. Armington updated the Committee about a few things. She attended the Illinois Chapter of the American Planning Association's Annual Conference and learned more about specific financial incentives and grant opportunities for historic properties. She will be attending a conference in November and will miss the regular meetings that month but Mr. Schwarz will be there to run the meetings in her absence.

She updated and provided clarity to the database of existing and designated historic properties. The Commission will be reviewing this list tonight. She also confirmed with the Building Department that the properties are in the City's permit system, meaning that the permitting counter gets notified when someone attempts to pull a permit for a designated property. Ms. Armington stated that she would work with her assistant to check all designated properties.

Ms. Armington reached out to the City of Aurora's Historic Preservation Planner to discuss their use of Urban Conservation Districts. The City of Aurora and the City of Joliet have the same Historic Preservation Ordinance. The City of Aurora reported that the City has never used nor attempted using this designation and doesn't plan on using it in the future. The City of Aurora understands Urban Conservation Districts to be more about preserving the massing and scale of buildings to prevent incompatible infill or additions rather than preserving architectural features.

Ms. Armington would like to work with the Commission to explore other preservation approaches for preserving the character of Joliet's neighborhoods. She stated that she and Commissioner Merwin plan to work on Ms. Merwin's presentation that will be targeted toward neighborhood groups.

***Proceedings of the City of Joliet Historic Preservation
Commission Committee-of-the-Whole held on September
27, 2017***

<p>AUDIO IS UNAVAILABLE FOR THIS MEETING DUE TO TECHNICAL DIFFICULTIES</p>

**DRAFT MINUTES SUBJECT TO
COMMITTEE APPROVAL**

Ms. Armington continues to update and refine the City's historic preservation files and procedures. For example, she submitted a staff report on the landmark proposal that will be considered at the Regular Meeting.

6. PUBLIC AWARENESS COMMITTEE DISCUSSION

None.

7. NOMINATION COMMITTEE DISCUSSION

None.

8. DISTRICT COMMITTEE DISCUSSION

None.

9. OLD BUSINESS

None.

10. NEW BUSINESS

- a. Review of landmarks, local historic districts and National Register Historic Districts, and properties on the National Register of Historic Places

[List of Historic Properties](#) 

[Maps](#) 

The Commission reviewed and discussed the updated list of designated properties in the City, which Ms. Armington provided to the Commission in map and list form. Ms. Armington noted that there are over 2,000 homes or structures built before 1900 and 11,000 built before 1950 in the City of Joliet. A small subset of these homes or structures have special recognition as "historic properties," meaning they have been listed on the National

*Proceedings of the City of Joliet Historic Preservation
Commission Committee-of-the-Whole held on September
27, 2017*

AUDIO IS UNAVAILABLE FOR THIS
MEETING DUE TO TECHNICAL
DIFFICULTIES

DRAFT MINUTES SUBJECT TO
COMMITTEE APPROVAL

Register of Historic Places; designated as local historic landmarks; are located within a local historic district; and/or are located within a National Register Historic District.

Ms. Armington explained the difference between properties on the National Register of Historic Places, properties in a National Register Historic District such as the Upper Bluff National Register Historic District and East Side National Register Historic District, properties in local historic districts and properties that have been designated as local historic landmarks. Properties that have been designated as local historic landmarks or properties in local historic districts have to apply for a certificate of appropriateness for exterior building work while properties in a National Register Historic District or properties individually listed on the National Register do not.

Ms. Johnson noted that there were fewer regulated properties than she thought.

Ms. Armington noted several paths that the Commission could take to preserve the historic character of neighborhoods or certain homes. The Commission could continue to seek properties to individually landmark and/or add properties to existing thematic districts such as the Bungalow, Colonial Revival, Catalog Home, and Vernacular. The Commission could reinstate the limestone structure survey that was attempted earlier this decade. There may be interest in mid-century modern homes. The Commission could focus efforts on one or more neighborhoods such as St. Johns. The Commission discussed that the purpose of the nomination and district committees were to work on exploring these things.

Ms. Merwin suggested sending a letter out city-wide that would explain the benefits of landmarking homes.

Commissioner Burden requested that the City purchase the book A Field Guide to American Houses by Virginia Savage McAlester. Ms. Armington stated she would look into this.

*Proceedings of the City of Joliet Historic Preservation
Commission Committee-of-the-Whole held on September
27, 2017*

*AUDIO IS UNAVAILABLE FOR THIS
MEETING DUE TO TECHNICAL
DIFFICULTIES*

*DRAFT MINUTES SUBJECT TO
COMMITTEE APPROVAL*

Ms. Armington stated that she is working with a colleague to update the City's maps of these designated properties.

Ms. Armington stated that she would like to go neighborhood by neighborhood with the Commission, starting in the Spring of next year, and review preservation issues, opportunities and challenges.

11. COMMISSIONER COMMENTS

None.

12. ADJOURNMENT

Motion to adjourn was made by Paul Burden.

Motion seconded by Sharon Merwin.

Motion carried by the following vote:

AYES: Quinn Adamowski, Paul Burden, Bill Habiger, Candace Johnson, Sharon Merwin, Sara Stovall, Bret Mitchell, Christine Policandriotes.

NAYS: None.

Minutes taken by: Jayne Armington

***Proceedings of the City of Joliet Historic Preservation
Commission Committee-of-the-Whole on October 25,
2017***

**AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES**

The HISTORIC PRESERVATION COMMISSION COMMITTEE-OF-THE-WHOLE MEETING of the City of Joliet, Illinois was held on Wednesday, October 25, 2017 at 6:00 p.m. in the Council Chambers, Joliet Municipal Building, 150 W. Jefferson Street, Joliet, Illinois.

1. CALL TO ORDER

2. DECLARATION OF QUORUM

PRESENT: Gerri Eck, Michael Grady, Bill Habiger, Candace Johnson, Sharon Merwin, Bret Mitchell, Sara Stovall.

ABSENT: Quinn Adamowski, Paul Burden, Kevin Heinemann, Greg Peerbolte, Christine Policandriotes.

3. COMMENTS FROM THE PUBLIC

None.

4. APPROVAL OF MEETING MINUTES

- a. September 26, 2017 COW Workshop Minutes

[JHPC COW September Minutes](#) 

Motion to approve the September 26, 2017 workshop minutes was made by Bret Mitchell.

Motion seconded by Bill Habiger.

Motion carried by the following vote:

AYES: Bill Habiger, Candace Johnson, Sharon Merwin, Bret Mitchell, Sara Stovall.

NAYS: None.

*Proceedings of the City of Joliet Historic Preservation
Commission Committee-of-the-Whole on October 25,
2017*

AUDIO IS HEREIN INCORPORATED INTO THE OFFICIAL MINUTES

5. [STAFF REPORTS](#)

None.

6. [PUBLIC AWARENESS COMMITTEE DISCUSSION](#)

None.

7. [NOMINATION COMMITTEE DISCUSSION](#)

None.

8. DISTRICT COMMITTEE DISCUSSION

9. OLD BUSINESS

a. [Power point presentation for neighborhood groups](#)

Ms. Armington updated the Committee about a presentation for neighborhood groups. Her goal is to have it ready in early spring for people to be able to look at when they are thinking about their house renovation projects.

Ms. Merwin said she is looking for more information on her old desktop that she has kept for years.

Ms. Armington said the new version of the PowerPoint presentation will be focused on retaining historic character of the neighborhood or home.

There was minor discussion regarding a variance that went before the Zoning Board of Appeals in October for a front porch.

10. NEW BUSINESS

a. [Status update on previously conducted surveys](#)

*Proceedings of the City of Joliet Historic Preservation
Commission Committee-of-the-Whole on October 25,
2017*

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INTO THE OFFICIAL MINUTES

[Staff Report October COW AND REGULAR Meeting](#) 

[1987 HABS Survey MAP](#) 

[DOWNTOWN BUILDING SURVEY-1971](#) 

[Joliet -- Near West Side Survey](#) 

[Limestone Survey Preliminary List](#) 

[The Sears House Research Project0000](#) 

Ms. Armington gave an update on survey work. She went through each survey with the Committee for review and discussion.

11. COMMISSIONER COMMENTS

12. ADJOURNMENT

Motion to adjourn was made by Michael Grady.

Motion seconded by Candace Johnson.

Motion carried by the following vote:

AYES: Gerri Eck, Michael Grady, Bill Habiger, Candace Johnson, Sharon Merwin,
Bret Mitchell, Sara Stovall.

NAYS: None.

Minutes taken by: Karen Mackley

***Proceedings of the City of Joliet Historic Preservation
Commission Committee-of-the-Whole held on December
13, 2017***

**AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES**

**DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL**

The HISTORIC PRESERVATION COMMISSION COMMITTEE-OF-THE-WHOLE MEETING of the City of Joliet, Illinois was held on Wednesday, December 13, 2017 at 6:00 p.m. in Conference Room 1 (1st floor of South Wing), Joliet Municipal Building, 150 W. Jefferson Street, Joliet, Illinois.

1. CALL TO ORDER

2. DECLARATION OF QUORUM

PRESENT: Paul Burden, Gerri Eck, Michael Grady, Bill Habiger, Candace Johnson, Brett Mitchell, Greg Peerbolte, Sara Stovall.

ABSENT: Quinn Adamowski, Kevin Heinemann, Sharon Merwin, Christine Policandriotes.

Please note the following Commission members arrived late: Heinemann, Merwin and Policandriotes.

3. COMMENTS FROM THE PUBLIC

There were no comments.

4. APPROVAL OF MEETING MINUTES

a. October 25, 2017 COW Workshop Minutes

[Minutes](#) 

Motion to approve October 25, 2017 MEETING MINUTES was made by Sara Stovall.

Motion seconded by Candace Johnson.

Motion carried by the following vote:

AYES: Gerri Eck, Michael Grady, Bill Habiger, Candace Johnson, Brett Mitchell, Sara Stovall.

NAYS: None.

*Proceedings of the City of Joliet Historic Preservation
Commission Committee-of-the-Whole held on December
13, 2017*

AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES

DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL

5. STAFF REPORTS

There were no staff reports.

6. PUBLIC AWARENESS COMMITTEE DISCUSSION

There was no discussion.

7. NOMINATION COMMITTEE DISCUSSION

There was no discussion.

8. DISTRICT COMMITTEE DISCUSSION

There was no discussion.

9. OLD BUSINESS

There was a comment from the Commission that nominations for land marking properties is a goal for this year but has not been achieved. There was discussion regarding nominating properties for land marking and how to accomplish the goal.

10. NEW BUSINESS

a. Website updates

Ms. Armington navigated through the City of Joliet Historic Preservation Commission web pages to show the Commission the changes that have been made. There was discussion regarding this topic.

b. Standardized form for future survey work (review and discussion)

Ms. Armington distributed a draft version of this form for the Commission to review and comment on any changes may be needed. There was also

***Proceedings of the City of Joliet Historic Preservation
Commission Committee-of-the-Whole held on December
13, 2017***

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*DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL*

discussion related to dealing with existing landmarks and how to incorporate this new survey form.

11. COMMISSIONER COMMENTS

There was an inquiry from the Commission on how it is known that a property has or has not been granted a local landmark status. There was discussion regarding 207 S. Eastern Avenue and exterior modifications that may have been made to this property without approval. Ms. Armington stated that she would look into the permit history of this property and get back to the Commission via email. The Commission talked about different ideas on how to provide financial assistance to property owners of local landmarks to help maintain their properties to a certain standard.

A Commission member mentioned there are properties that are local and national landmarks that are being lost due to fire or other situations and she would like to look at different ideas on how to preserve these properties.

12. ADJOURNMENT

Motion to adjourn was made by Brett Mitchell.

Motion seconded by Michael Grady.

Motion carried by the following vote:

AYES: Paul Burden, Gerri Eck, Michael Grady, Bill Habiger, Kevin Heinemann, Candace Johnson, Sharon Merwin, Brett Mitchell, Greg Peerbolte, Christine Policandriotes, Sara Stovall.

NAYS: None.

Minutes taken by: Sonia Jaime-Ulloa

Proceedings of the City of Joliet Historic Preservation Commission held on January 25, 2017

AUDIO IS HEREIN INCORPORATED INTO THE OFFICIAL MINUTES

DRAFT MINUTES SUBJECT TO COMMISSION APPROVAL

The JOLIET HISTORIC PRESERVATION COMMISSION MEETING of the City of Joliet, Illinois was held on Wednesday, January 25, 2017 at 7:00 p.m. in the Planning Conference Room, Joliet Municipal Building, 150 W. Jefferson Street, Joliet, Illinois.

1. CALL TO ORDER

2. DECLARATION OF QUORUM

PRESENT: Quinn Adamowski, Paul Burden, Michael Grady, Candace Johnson, Sharon Merwin, Greg Peerbolt, Sara Stovall, Bill Habiger, Gerri Eck.

ABSENT: John C. Chow, Kevin Heinemann.

3. COMMENTS FROM THE PUBLIC & STAFF

4. APPROVAL OF MEETING MINUTES

- a. December 28, 2016 Meeting Minutes

[Minutes](#) 

Motion to approve the December 28, 2016 MEETING MINUTES was made by Bill Habiger.

Motion seconded by Michael Grady.

Motion carried by the following vote:

AYES: Quinn Adamowski, Paul Burden, Michael Grady, Sharon Merwin, Sara Stovall, Bill Habiger.

NAYS: None.

5. COMMITTEE AND STAFF REPORTS

*Proceedings of the City of Joliet Historic Preservation
Commission held on January 25, 2017*

<p><i>AUDIO IS HEREIN INCORPORATED INTO THE OFFICIAL MINUTES</i></p>
--

*DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL*

- a. Public Awareness Committee (formally known in the JHPC Bylaws as the Community Awareness, Awards and Development Committee)

There were no comments.

- b. Nomination Committee

There were no comments.

- c. District Committee

There were no comments.

6. OLD BUSINESS

- a. Discussion of JHPC Bylaws

[jhpc rules](#) 

Mr. Schwarz stated he distributed the Rules and Procedures which he referred to as the bylaws at the last meeting. There was a review of the ordinance that is in the Municipal Code which authorizes the creation of the Joliet Historic Preservation Commission which he referred as the bylaws at the last meeting which he clarified as not being the bylaws but an ordinance. The document that was distributed at this meeting is indeed the bylaws. The bylaws were briefly reviewed.

The Commission made a comment that when the Committees' were in effect approximately 6 years ago each Committee would have separate meetings on the Wednesday after the Commission monthly meeting. The Committee meeting which was held on Wednesday would have all three Committee's meet and allocate time to all three Committee's.

Mr. Schwarz made a comment regarding Committee meetings and the Open Meetings Act. Mr. Schwarz voiced a few suggestions to the Commission regarding their Committee meeting time. There were comments regarding meeting times from the Commission. The Commission

*Proceedings of the City of Joliet Historic Preservation
Commission held on January 25, 2017*

<p><i>AUDIO IS HEREIN INCORPORATED INTO THE OFFICIAL MINUTES</i></p>
--

*DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL*

strongly recommended that the Committee's meet on the same day as the regular Commission meeting but 45 minutes prior (at 6:15 pm.) to the regular monthly Commission meeting starting in February 2017.

7. NEW BUSINESS

a. Discussion and vote on JHPC Officers for 2017

Mr. Schwarz stated there are two officer positions according to bylaws and ordinance creating the Joliet Historic Preservation Commission. Those two officer positions are Chair and Vice-Chair. Mr. Schwarz reviewed the provisions for the nomination of the two positions. The Secretary of the Commission will be filled by City Staff.

Motion to appoint Ms. Gerri Eck as Chair of the Joliet Historic Preservation Commission for 2017 was made by Sharon Merwin.

Motion seconded by Michael Grady.

Motion carried by the following vote:

AYES: Quinn Adamowski, Paul Burden, Michael Grady, Sharon Merwin, Sara Stovall, Bill Habiger.

NAYS: None.

Motion to appoint Mr. Grady was Vice-Chair of the Joliet Historic Preservation Commission for 2017 was made by Gerri Eck.

Motion seconded by Bill Habiger.

Motion carried by the following vote:

AYES: Quinn Adamowski, Paul Burden, Sharon Merwin, Sara Stovall, Bill Habiger, Gerri Eck.

NAYS: None.

b. Discussion and vote on JHPC Committee Assignments for 2017

The Commission made a comment that at the Committee level non-voting members are allowed to vote.

*Proceedings of the City of Joliet Historic Preservation
Commission held on January 25, 2017*

<p><i>AUDIO IS HEREIN INCORPORATED INTO THE OFFICIAL MINUTES</i></p>
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*DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL*

There was discussion and a poll taken regarding the interest level of each member in relation to the Committees.

There was a discussion regarding changing a section of the bylaws.

Mr. Schwarz noted the following members are interested in forming the Public Awareness Committee: Adamowski, Merwin, Stovall, Eck and Johnson.

Mr. Schwarz noted the following members are interested in forming the Nomination Committee: Grady, Burden, Habiger, Stovall and Johnson.

Mr. Schwarz noted the following members are interested in forming the District Committee: Peerbolt, Adamowski, Merwin, Eck, Grady and Burden.

Mr. Schwarz suggested since there are two absences to wait for those members to voice their interest in which Committee's they would like to be a part of. Once that is done then the Commission can vote on the assignments for each Committee.

Motion to approve JHPC Committee Assignments for 2017 as noted in discussion and subject to the two absent members to be voted at the next meeting was made by Sharon Merwin.

Motion seconded by Michael Grady.

Motion carried by the following vote:

AYES: Quinn Adamowski, Paul Burden, Michael Grady, Sharon Merwin, Sara Stovall, Bill Habiger, Gerri Eck.

NAYS: None.

c. [Discussion of Potential Local Landmarking of the Dr. William Dougall home at 209 South Union Street](#)

The Commission stated this item will be discussed at a later date.

d. [Discussion of Invitation to attend the Plainfield HPC Training Session on March 9, 2017 \(Anthony Rubino from IHPA to discuss the 20% Federal Tax Credit for eligible buildings within a National Register District or](#)

*Proceedings of the City of Joliet Historic Preservation
Commission held on January 25, 2017*

AUDIO IS HEREIN INCORPORATED INTO THE OFFICIAL MINUTES

DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL

[individually listed on the National Register of Historic Places\)](#)

Mr. Schwarz shared the email that he received with the Commission with the details regarding this agenda item. If there is a quorum from the Joliet Historic Preservation Commission at the meeting then a special meeting notice will need to be posted. The time of the meeting is 7:00 p.m. at the Plainfield Village Hall building.

Mr. Schwarz noted that he will account for all members to attend the meeting and report back to the Plainfield HPC. Therefore, a Special Meeting for the Joliet Historic Preservation Commission will take place on March 9, 2017 at 7:00 p.m. at the Plainfield Village Hall (Community Room A) building.

- e. [Discussion of IHPA invitation to Certified Local Governments to host a Commission Assistance and Mentoring Program \(CAMP®\), which is the signature training offered by the National Alliance of Preservation Commissions \(NAPC\)](#)

Mr. Schwarz mentioned that he shared an email with the Commission that he had received from Ms. Amy Hathaway, IHPA-Survey and National Register Specialist. When these CAMP training sessions are scheduled in the same region it is preferred that multiple Commissions partner and attend the same training session. The representative from Plainfield has asked if the Joliet Historic Preservation Commission would like to partner with them for this upcoming CAMP training session. There hosting community would be responsible for a \$1,000.00 fee to pay for lunch. There was discussion regarding details about partnering with Plainfield, where the venue would be and what topics will be discussed at the CAMP training session. There was also discussion regarding total fee for CAMP training session which is included in the email that was distributed to the Commission and application deadline date which is February 28, 2017 to apply for the grant.

- f. [Discussion and vote on JHPC Goals for 2017](#)

[DRAFT 2017 GOALS AND OBJECTIVES](#) 

*Proceedings of the City of Joliet Historic Preservation
Commission held on January 25, 2017*

<p><i>AUDIO IS HEREIN INCORPORATED INTO THE OFFICIAL MINUTES</i></p>
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*DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL*

Mr. Schwarz stated he distributed the 2015 and 2017 draft goals from the last meeting. The 2016 meeting goals were not found at the time last month's meeting. The 2016 goals and objectives have since been located therefore the 2015, 2016 and 2017 goals have been distributed to the Commission.

The 2016 goals were discussed and reviewed regarding which goals were accomplished and unaccomplished in 2016. There were unaccomplished goals in 2016 that were identified to be carried over to the 2017 goals.

There was a comment by the Commission regarding honoring or looking at the reuse of the Guardian Angel Home located by the University of St. Francis for May preservation month. It was suggested that maybe a tour of the property would be beneficial.

Motion to table Discussion and vote on JHPC Goals for 2017 to the regular scheduled meeting for February 22, 2017 was made by Sara Stovall.

Motion seconded by Sharon Merwin.

Motion carried by the following vote:

AYES: Quinn Adamowski, Paul Burden, Michael Grady, Sharon Merwin, Sara Stovall, Bill Habiger, Gerri Eck.

NAYS: None.

8. COMMISSIONERS COMMENTS

The Commission mentioned that one of the goals from last month's meeting was to locate the Welcome packet. There were two version of the Welcome packet and both documents along with attachments were given to Mr. Schwarz.

There was a comment from a Commission member stating he will be out of town for a period of time therefore, during that time he may not be available to respond to emails.

9. ADJOURNMENT

*Proceedings of the City of Joliet Historic Preservation
Commission held on January 25, 2017*

*AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES*

*DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL*

Motion to adjourn was made by Michael Grady.

Motion seconded by Paul Burden.

Motion carried by the following vote:

AYES: Quinn Adamowski, Paul Burden, Michael Grady, Sharon Merwin, Sara
Stovall, Bill Habiger, Gerri Eck.

NAYS: None.

Proceedings of the City of Joliet Historic Preservation Commission held on February 22, 2017

AUDIO IS HEREIN INCORPORATED INTO THE OFFICIAL MINUTES

The JOLIET HISTORIC PRESERVATION COMMISSION MEETING of the City of Joliet, Illinois was held on Wednesday, February 22, 2017 at 7:00 p.m. in the Planning Conference Room, Joliet Municipal Building, 150 W. Jefferson Street, Joliet, Illinois.

1. CALL TO ORDER

2. DECLARATION OF QUORUM

PRESENT: Quinn Adamowski, Gerri Eck, Michael Grady, Kevin Heinemann, Sharon Merwin, Sara Stovall, Bill Habiger, Candace Johnson, Greg Peerbolte.

ABSENT: John C. Chow, Paul Burden.

3. COMMENTS FROM THE PUBLIC & STAFF

There were no comments from public or staff.

4. APPROVAL OF MEETING MINUTES

a. January 25, 2017 Meeting Minutes

[Minutes](#) 

Motion to approve MEETING MINUTES from January 25, 2017 was made by Bill Habiger.

Motion seconded by Sara Stovall.

Motion carried by the following vote:

AYES: Quinn Adamowski, Gerri Eck, Michael Grady, Kevin Heinemann, Sharon Merwin, Sara Stovall, Bill Habiger.

NAYS: None.

*Proceedings of the City of Joliet Historic Preservation
Commission held on February 22, 2017*

<i>AUDIO IS HEREIN INCORPORATED INTO THE OFFICIAL MINUTES</i>

5. COMMITTEE AND STAFF REPORTS

- a. Public Awareness Committee (formally known in the JHPC Bylaws as the Community Awareness, Awards and Development Committee)

There were no comments.

- b. Nomination Committee

There were no comments.

- c. District Committee

There were no comments.

6. OLD BUSINESS

- a. Discussion and vote on JHPC Goals for 2017

The Commission had a brief discussion regarding this agenda item and suggested the following 2017 goals: Conduct a Joliet limestone structure tour originating at the Joliet Area Historical Museum on Saturday, May 13, 2017; finalize nominations for the 2017 JHPC Preservation Awards; develop a PowerPoint presentation to educate the general public about Historic Preservation; and assess the City of Joliet historic preservation records and resources.

Motion to approve the JHPC Goals for 2017: Conduct a Joliet limestone structure tour originating at the Joliet Area Historical Museum on Saturday, May 13, 2017; finalize nominations for the 2017 JHPC Preservation Awards; develop a PowerPoint presentation to educate the general public about Historic Preservation; and assess the City of Joliet historic preservation records and resources was made by Quinn Adamowski.

Motion seconded by Michael Grady.

Motion carried by the following vote:

AYES: Quinn Adamowski, Gerri Eck, Michael Grady, Kevin Heinemann, Sharon

*Proceedings of the City of Joliet Historic Preservation
Commission held on February 22, 2017*

AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES

Merwin, Sara Stovall, Bill Habiger.
NAYS: None.

7. NEW BUSINESS

8. COMMISSIONERS COMMENTS

There was a comment from the Commission that 311 N. Hickory Street has encountered a second fire which took place in the carriage house. This property is the last single-family mansion in the St. John's area. It is being investigated by the Joliet Fire Department and the Joliet Police Department.

There was a comment that the property owner from 500 Western Avenue has passed away.

The Commission made a comment that the property located at 209 Union Street is on the Plan Commission agenda for March 16, 2017 for a zoning reclassification.

There was a comment that the Soto family has purchased three properties (Catholic Charities building old Diocese building) on Summit Street and Center Street. Mr. Phil Soto, property owner, showed interest in designating the property as a Local Landmark once the current project is complete.

The Commission asked Staff to locate the master copy of the videos that were made by the JHPC and their visits to different locations.

A Commissioner asked for the status of 903 Western Avenue. There was a response that there are negotiations with the bank. There was also comment that clean-up of the property took place on Sunday.

9. ADJOURNMENT

Motion to adjourn was made by Quinn Adamowski.

Motion seconded by Sara Stovall.

*Proceedings of the City of Joliet Historic Preservation
Commission held on February 22, 2017*

*AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES*

Motion carried by the following vote:

AYES: Quinn Adamowski, Gerri Eck, Michael Grady, Kevin Heinemann, Sharon
Merwin, Sara Stovall, Bill Habiger.

NAYS: None.

Minutes taken by: Sonia Jaime-Ulloa

Proceedings of the City of Joliet Historic Preservation Commission held on March 22, 2017

*AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES*

The JOLIET HISTORIC PRESERVATION COMMISSION MEETING of the City of Joliet, Illinois was held on Wednesday, March 22, 2017 at 7:00 p.m. in the Council Chambers, Joliet Municipal Building, 150 W. Jefferson Street, Joliet, Illinois.

1. CALL TO ORDER

2. DECLARATION OF QUORUM

PRESENT: Quinn Adamowski, Gerri Eck, Michael Grady, Kevin Heinemann, Sharon Merwin, Sara Stovall, Candace Johnson, Paul Burden.

ABSENT: John C. Chow (resigned), Bill Habiger, Greg Peerbolte.

3. COMMENTS FROM THE PUBLIC & STAFF

Mr. Schwarz made a few announcements regarding a newsletter from Northern Illinois Heritage, City of Joliet in the process of hiring a City Planner that will also assist with this Commission and an update on the Brew Pub at Union Station named MYGRAIN. Mr. Kendall Jackson, Director Community Development, also updated the Commission on the improvements to be made at Union Station for MYGRAIN. There was discussion regarding Union Station improvements for the new business, MYGRAIN and the transportation center.

The Commission also welcomed the guest in the audience named Christine Policandriotes.

4. APPROVAL OF MEETING MINUTES

a. February 22, 2017 Meeting Minutes

[Minutes](#) 

Motion to approve MEETING MINUTES was made by Sharon Merwin.

Motion seconded by Sara Stovall.

Motion carried by the following vote:

*Proceedings of the City of Joliet Historic Preservation
Commission held on March 22, 2017*

AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES

AYES: Quinn Adamowski, Gerri Eck, Michael Grady, Kevin Heinemann, Sharon Merwin, Sara Stovall.

NAYS: None.

5. COMMITTEE AND STAFF REPORTS

- a. Public Awareness Committee (formally known in the JHPC Bylaws as the Community Awareness, Awards and Development Committee)

There were no comments.

- b. Nomination Committee

There were no comments.

- c. District Committee

The Commission made a few comments regarding the creation of the PowerPoint presentation for neighborhood groups.

6. OLD BUSINESS

7. NEW BUSINESS

- a. Review and comment on City of Joliet replacement of Garnsey Avenue Bridge over Spring Creek

Item 7a Garnsey Avenue Bridge Replacement 

Mr. Schwarz briefly reviewed this agenda item with the Commission. He shared a PowerPoint presentation with the Commission and answered questions.

The Commission made a suggestion/comment: the chain-link fence be replaced with a different type of safety measure that can be incorporated into the design of the bridge (decorative style barrier).

*Proceedings of the City of Joliet Historic Preservation
Commission held on March 22, 2017*

AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES

8. COMMISSIONERS COMMENTS

Mr. Schwarz commented that the City of Joliet website regarding Joliet Historic Preservation Commission has been updated. There are more changes/updates that need to be made.

Mr. Schwarz explained to the Commission as to why the meeting room location has changed to the Council Chambers. He explained it is for safety and security reasons.

The Commission made the announcement that Mr. John Chow has resigned from the Commission. There was an inquiry from a current non-voting member on how to apply for the voting member vacancy position. Mr. Schwarz stated there are currently two vacancies on this Commission; a voting position and a non-voting position. There was an inquiry from a Commissioner regarding a possible candidate for this Commission.

9. ADJOURNMENT

Motion to adjourn was made by Michael Grady.

Motion seconded by Paul Burden.

Motion carried by the following vote:

AYES: Quinn Adamowski, Gerri Eck, Michael Grady, Kevin Heinemann, Sharon Merwin, Sara Stovall, Paul Burden.

NAYS: None.

Proceedings of the City of Joliet Historic Preservation Commission held on April 26, 2017

AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES

The JOLIET HISTORIC PRESERVATION COMMISSION MEETING of the City of Joliet, Illinois was held on Wednesday, April 26, 2017 at 7:00 p.m. in the Council Chambers, Joliet Municipal Building, 150 W. Jefferson Street, Joliet, Illinois.

1. CALL TO ORDER

2. DECLARATION OF QUORUM

PRESENT: Gerri Eck, Michael Grady, Sharon Merwin, Sara Stovall, Bill Habiger, Candace Johnson, Paul Burden.

ABSENT: Quinn Adamowski, Kevin Heinemann, Greg Peerbolte.

3. COMMENTS FROM THE PUBLIC & STAFF

The Commission welcomed the guests in the audience, Mr. Gerth and his son, Ms. Barb Newberg, Christine Policandriotes and Ms. JoAnn Potenziani and Mr. Robert Shoemaker.

Mr. Schwarz updated the Commission on the hiring of the new City Planner position. There was also an inquiry from the Commission regarding the vacant position for Director of Neighborhood Services.

There was a request from Ms. Barb Newberg to view the interior photos for the properties located at 215 Bartleson Street and 218-220 Richards Street which are on this agenda under new business

**Note: Mr. Peerbolte arrived at 7:22 p.m. **

4. APPROVAL OF MEETING MINUTES

a. March 22, 2017 Meeting Minutes

[Minutes](#) 

Motion to approve MEETING MINUTES was made by Paul Burden.

*Proceedings of the City of Joliet Historic Preservation
Commission held on April 26, 2017*

AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES

Motion seconded by Bill Habiger.

Motion carried by the following vote:

AYES: Gerri Eck, Michael Grady, Sharon Merwin, Sara Stovall, Bill Habiger, Paul Burden.

NAYS: None.

The minutes (for the 3/22 regular meeting) were unofficially approved with minor corrections, and the 3/22 COW minutes were approved without changes

5. COMMITTEE AND STAFF REPORTS

- a. Public Awareness Committee (formally known in the JHPC Bylaws as the Community Awareness, Awards and Development Committee)

There were no comments.

- b. Nomination Committee

There were no comments.

- c. District Committee

There were no comments.

6. OLD BUSINESS

7. NEW BUSINESS

- a. Consideration of a Certificate of Appropriateness for window replacement at 612 Western Avenue

612 Western Ave. 

Mr. Schwarz briefly informed the Commission that they have been provided a full packet of information regarding this request. Also, was mentioned that the petitioner is present if there are any questions from the Commission.

*Proceedings of the City of Joliet Historic Preservation
Commission held on April 26, 2017*

AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES

There was a brief discussion regarding this request.

Motion to approve a Certificate of Appropriateness for window replacement at 612 Western Avenue was made by Michael Grady.

Motion seconded by Sharon Merwin.

Motion carried by the following vote:

AYES: Gerri Eck, Michael Grady, Sharon Merwin, Sara Stovall, Bill Habiger, Paul Burden.

NAYS: None.

[b. Consideration of a Certificate of Appropriateness for window replacement at 608 Western Avenue](#)

[608 Western Ave.](#) 

Mr. Schwarz briefly mentioned the petitioner is no present. He also briefly described the proposed project.

There was discussion regarding this request.

Motion to table a Certificate of Appropriateness for window replacement at 608 Western Avenue to the May 24, 2017 meeting was made by Michael Grady.

Motion seconded by Paul Burden.

Motion carried by the following vote:

AYES: Gerri Eck, Michael Grady, Sharon Merwin, Sara Stovall, Bill Habiger, Paul Burden.

NAYS: None.

[c. Consideration of a Certificate of Appropriateness for demolition of 215 Bartelson Street](#)

[215 Bartelson St.](#) 

Mr. Schwarz briefly informed the Commission of the proposed project. He also stated mentioned a document that was created 1980 that identified the

*Proceedings of the City of Joliet Historic Preservation
Commission held on April 26, 2017*

AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES

East Side Historic District which classified properties as significant, contributing and non-contributing. In the document there is no designation of this property. Mr. Schwarz briefly described the current condition of the property.

There was discussion regarding the style of new construction home that may be constructed on this site if the current structure is demolished. There was also discussion regarding the possibility of the City of Joliet using federal money to redevelop the property and if the Commission will review the new construction proposal.

There were comments regarding the structural condition of the home. It was commented that the repairs that need to be made are cosmetic.

Mr. Schwarz read a report from Neighborhood Services regarding the history of the property.

There was a request from the Commission to conduct a walk-thru of the property to make an assessment.

There was discussion regarding the possibility of a private investor acquiring the property to rehabilitate opposed to the City of Joliet demolishing the property.

Motion to table a Certificate of Appropriateness for demolition of 215 Bartelson Street to the May 24, 2017 meeting was made by Sharon Merwin.

Motion seconded by Sara Stovall.

Motion carried by the following vote:

AYES: Gerri Eck, Michael Grady, Sharon Merwin, Sara Stovall, Bill Habiger, Paul Burden.

NAYS: None.

d. [Consideration of a Certificate of Appropriateness for demolition of 218-220 Richards Street](#)

[218-220 Richards St.](#) 

*Proceedings of the City of Joliet Historic Preservation
Commission held on April 26, 2017*

AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES

Mr. Schwarz briefly informed the Commission of the proposed project. He read a report from Neighborhood Services regarding the history of the property. There was also discussion regarding the decree of demolition granted by the Courts. There was review of the list of violations provided from Neighborhood Services.

There was a comment regarding Richard's Grove development and other new construction homes in the area and if those newer home are altering the integrity of the National Register District. There was discussion regarding contributing and non-contributing properties within the area.

There was a request from an audience member to conduct a walk-thru of the property to make an assessment. There was a comment regarding the structural integrity of the property and who would make that assessment. There was a suggestion that a video be made of the walk-thru and shared with the Commission opposed to conducting a physical walk-thru of the property by the Commission.

Mr. Schwarz reviewed the by-laws/authorities of the Commission with them.

There was discussion regarding the current zoning of the property and the future use of the property as a multi-unit property.

The JHPC recommends that all best efforts be made to salvage historic materials and that any such materials be made available for re-use in the local Will County area.

Motion to approve Certificate of Appropriateness for demolition of 218-220 Richards Street was made by Sara Stovall.

Motion seconded by Bill Habiger.

Motion carried by the following vote:

AYES: Gerri Eck, Michael Grady, Sharon Merwin, Sara Stovall, Bill Habiger, Paul Burden.

NAYS: None.

*Proceedings of the City of Joliet Historic Preservation
Commission held on April 26, 2017*

AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES

8. COMMISSIONERS COMMENTS

The Commission commented on the attendance of three preservation screening and briefly reviewed them with the other members. There was also comment of the attendance of an event at Roxy Theatre and briefly reviewed them with the other members. There will be a email sent to the Commission members regarding different resources and links to videos.

There was discussion regarding the upcoming Limestone Tour and a document from 1987 regarding limestone structures in the City of Joliet that may be helpful with the tour. There was also discussion regarding transportation and a press release for the upcoming Limestone Tour.

There was a comment from the Commission that there are efforts being made to save the arch at Pilcher Park and all the tuck pointing work will be donated at no cost.

9. ADJOURNMENT

Motion to adjourn was made by Sharon Merwin.

Motion seconded by Michael Grady.

Motion carried by the following vote:

AYES: Gerri Eck, Michael Grady, Sharon Merwin, Sara Stovall, Bill Habiger, Paul Burden.

NAYS: None.

Proceedings of the City of Joliet Historic Preservation Commission held on May 24, 2017

AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES

The JOLIET HISTORIC PRESERVATION COMMISSION MEETING of the City of Joliet, Illinois was held on Wednesday, May 24, 2017 at 7:00 p.m. in the Council Chambers, Joliet Municipal Building, 150 W. Jefferson Street, Joliet, Illinois.

1. CALL TO ORDER

2. DECLARATION OF QUORUM

PRESENT: Quinn Adamowski, Michael Grady, Kevin Heinemann, Sharon Merwin, Sara Stovall, Candace Johnson, Greg Peerbolte, Paul Burden.

ABSENT: Gerri Eck, Bill Habiger.

3. COMMENTS FROM THE PUBLIC & STAFF

There was a question from a Commission member who owns 609 Western Avenue regarding the replacement of a north facing window that is not visible from the street. The property owner questioned if a certificate of appropriateness is required to the replace the window. Mr. Schwarz responded that a certificate of appropriateness is not required because the window does not face a street.

4. APPROVAL OF MEETING MINUTES

a. April 26, 2017 Meeting Minutes

[Minutes](#) 

There was a minor correction to agenda item #8.

Motion to approve MEETING MINUTES subject to correction was made by Paul Burden.

Motion seconded by Sharon Merwin.

Motion carried by the following vote:

AYES: Michael Grady, Kevin Heinemann, Sharon Merwin, Sara Stovall, Paul

*Proceedings of the City of Joliet Historic Preservation
Commission held on May 24, 2017*

AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES

NAYS: Burden.
None.

5. COMMITTEE AND STAFF REPORTS

- a. Public Awareness Committee (formally known in the JHPC Bylaws as the Community Awareness, Awards and Development Committee)

There were no comments.

- b. Nomination Committee

There were no comments.

- c. District Committee

There were no comments.

6. OLD BUSINESS

- a. Consideration of a Certificate of Appropriateness for window replacement at 608 Western Avenue

608 Western Ave. 

There was no one to represent this request.

Motion to table Consideration of a Certificate of Appropriateness for window replacement at 608 Western Avenue to the June 28, 2017 meeting was made by Quinn Adamowski.

Motion seconded by Paul Burden.

Motion carried by the following vote:

AYES: Quinn Adamowski, Michael Grady, Kevin Heinemann, Sharon Merwin, Sara Stovall, Paul Burden.

NAYS: None.

*Proceedings of the City of Joliet Historic Preservation
Commission held on May 24, 2017*

AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES

b. [Consideration of a Certificate of Appropriateness for demolition of 215 Bartleson Street](#)

[215 Bartleson COA app](#) 

Motion to remove this item from table status was made by Sharon Merwin.

Motion seconded by Kevin Heinemann.

Motion carried by the following vote:

AYES: Quinn Adamowski, Michael Grady, Kevin Heinemann, Sharon Merwin, Sara Stovall, Paul Burden.

NAYS: None.

Mr. Jeff Sterr, Director of Neighborhood Services, was introduced to the Commission and was available to answer any questions regarding this agenda item. Staff from Neighborhood Services provided video footage of the interior of this property for the Commission to view. There was discussion regarding the ownership and condition of the property.

There was discussion regarding the property rehabilitation program and South Suburban Land Bank.

Motion to approve Certificate of Appropriateness for demolition of 215 Bartleson Street was made by Kevin Heinemann.

Motion seconded by Paul Burden.

Motion carried by the following vote:

AYES: Quinn Adamowski, Michael Grady, Kevin Heinemann, Sharon Merwin, Paul Burden.

NAYS: Sara Stovall.

7. NEW BUSINESS

8. [COMMISSIONERS COMMENTS](#)

A Commission member made a comment that she attended a IHPC presentation in Princeton, Illinois regarding the creation of a historic district within their downtown area.

*Proceedings of the City of Joliet Historic Preservation
Commission held on May 24, 2017*

AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES

A Commission member stated she attended the Joliet Park District meeting regarding Nowell Park and shared a brief summary of the proposed plan.

A Commission member made a comment that National Trust is launching a new program named HOPE which is focusing on teaching restoration and preservation techniques.

A Commission member made a comment that he took the Amtrak train to Omaha and mentioned the condition of a few train stations along the way.

Mr. Schwarz mentioned the CAMP session will take place on Saturday, July 29, 2017 at the Village of Plainfield from 9-3 pm.

Mr. Schwarz also mentioned application deadline for CLG grants is in January. If a grant is secured it could be used to update the architectural survey for the 1980 East Side Historic District or survey a new area within the City.

There was a question from a Commissioner member regarding the current designation and condition of 311 N. Hickory Street. There was also a comment regarding the Commission being present at the next Landlord Training session.

9. ADJOURNMENT

Motion to adjourn was made by Paul Burden.

Motion seconded by Kevin Heinemann.

Motion carried by the following vote:

AYES: Quinn Adamowski, Michael Grady, Kevin Heinemann, Sharon Merwin, Sara Stovall, Paul Burden.

NAYS: None.

Minutes taken by: Sonia Jaime-Ulloa

Proceedings of the City of Joliet Historic Preservation Commission held on June 28, 2017

**AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES**

**DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL**

The JOLIET HISTORIC PRESERVATION COMMISSION MEETING of the City of Joliet, Illinois was held on Wednesday, June 28, 2017 at 7:00 p.m. in the Council Chambers, Joliet Municipal Building, 150 W. Jefferson Street, Joliet, Illinois.

1. CALL TO ORDER

2. DECLARATION OF QUORUM

PRESENT: Quinn Adamowski, Bill Habiger, Kevin Heinemann, Candace Johnson, Sharon Merwin, Greg Peerbolte, Sara Stovall.

ABSENT: Paul Burden, Michael Grady, Gerri Eck.

3. COMMENTS FROM THE PUBLIC & STAFF

Mr. Schwarz read the letter and a certificate that he received from the United States Department of the Interior National Parks Service, in celebration of the 50th anniversary of the National Historic Preservation Act of 1966 and for the City of Joliet being a Certified Local Government (CLG) and partner in the Federal preservation program since April 24, 1995.

Mr. Schwarz reminded the Commission of the upcoming CAMP workshop scheduled for Saturday, July 29, 2017 in Plainfield, Illinois. Mr. Schwarz requested the Commission members advise him if they are planning on attending the workshop.

4. APPROVAL OF MEETING MINUTES

- a. May 24, 2017 Meeting Minutes

[Minutes](#) 

Motion to approve MEETING MINUTES was made by Sara Stovall.

Motion seconded by Kevin Heinemann.

Motion carried by the following vote:

*Proceedings of the City of Joliet Historic Preservation
Commission held on June 28, 2017*

**AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES**

**DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL**

AYES: Quinn Adamowski, Bill Habiger, Kevin Heinemann, Sharon Merwin, Sara Stovall.

NAYS: None.

5. COMMITTEE AND STAFF REPORTS

- a. Public Awareness Committee (formally known in the JHPC Bylaws as the Community Awareness, Awards and Development Committee)

There was a comment regarding the PowerPoint presentation that was created by a Commission member. Mr. Schwarz will distribute to the Commission for review and comments.

- b. Nomination Committee

There was a comment that 600 N. Center Street could potentially be a future landmark. There was also discussion of the current condition of the property.

There was also discussion regarding 705 Marion Street.

There was discussion regarding standards and requirements the Commission has in place to nominate or recognize a property as a landmark.

- c. District Committee

There were no comments.

6. OLD BUSINESS

- a. Consideration of a Certificate of Appropriateness for window replacement at 608 Western Avenue

[608 Western Ave.](#) 

*Proceedings of the City of Joliet Historic Preservation
Commission held on June 28, 2017*

*AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES*

*DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL*

Mr. Schwarz announced the petitioner has withdrawn the application/petition.

7. NEW BUSINESS

8. COMMISSIONERS COMMENTS

There was discussion regarding the possibility of a Fall walking tour.

There were comments regarding files from previous JHPC cases and archiving the information.

Mr. Schwarz mentioned the demolition of the former Joliet Sheraton Motor Inn which was attached to the Joliet Junior College (JJC) Renaissance Center. There was discussion about approaching JJC to landmark the Renaissance Center.

There was also discussion on the criteria for landmarking a property, which staff will research.

9. ADJOURNMENT

Motion to adjourn was made by Quinn Adamowski.

Motion seconded by Bill Habiger.

Motion carried by the following vote:

AYES: Quinn Adamowski, Bill Habiger, Kevin Heinemann, Sharon Merwin, Sara Stovall.

NAYS: None.

Proceedings of the City of Joliet Historic Preservation Commission held on July 26, 2017

**AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES**

**DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL**

The JOLIET HISTORIC PRESERVATION COMMISSION MEETING of the City of Joliet, Illinois was held on Wednesday, July 26, 2017 at 7:00 p.m. in the Council Chambers, Joliet Municipal Building, 150 W. Jefferson Street, Joliet, Illinois.

1. CALL TO ORDER

2. DECLARATION OF QUORUM

PRESENT: Gerri Eck, Michael Grady, Sharon Merwin, Sara Stovall, Paul Burden.

ABSENT: Quinn Adamowski, Kevin Heinemann, Bill Habiger.

3. COMMENTS FROM THE PUBLIC & STAFF

Ms. Armington informed the Commission that there are not any Certificates of Appropriateness for this month.

She looked into where the landmark nominations are filed and she found them but she needs to reorganize some things. It was suggested that the City have someone that knows how to catalog such as a librarian. There was further discussion on how to file and store historic documents.

Ms. Armington spoke about the criteria for COA review and land-marking. She said the Federal Secretary of the Interior Standards have been updated as of May 2017. Therefore she is currently reviewing everything and hopes to come back with more information in the fall.

4. APPROVAL OF MEETING MINUTES

a. June 28, 2017 Meeting Minutes

[Regular June Minutes DRAFT](#) 

*Proceedings of the City of Joliet Historic Preservation
Commission held on July 26, 2017*

AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES

DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL

Motion to table the Minutes of the June 28, 2017 meeting to the August 23, 2017 meeting was made by Sara Stovall.

Motion seconded by Paul Burden.

Motion carried by the following vote:

AYES: Sharon Merwin, Sara Stovall.

NAYS: None.

5. COMMITTEE AND STAFF REPORTS

a. [Public Awareness Committee \(formally known in the JHPC Bylaws as the Community Awareness, Awards and Development Committee\)](#)

No discussion.

b. [Nomination Committee](#)

No discussion.

c. [District Committee](#)

No discussion.

6. [OLD BUSINESS](#)

No discussion.

7. NEW BUSINESS

a. [JHPC 2016 Annual Report for discussion and vote](#)

[ANNRPT2016FINAL](#) 

The Commission received the annual report for review and discussion. Ms. Armington said she took a previous template and partially revised it. The Commission members liked the revised format therefore it will be used in the future.

*Proceedings of the City of Joliet Historic Preservation
Commission held on July 26, 2017*

<p><i>AUDIO IS HEREIN INCORPORATED INTO THE OFFICIAL MINUTES</i></p>
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*DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL*

Motion to approve the JHPC 2016 Annual Report subject to changes that Staff will make was made by Sharon Merwin.

Motion seconded by Gerri Eck.

Motion carried by the following vote:

AYES: Gerri Eck, Michael Grady, Sharon Merwin.

NAYS: None.

b. [Walking tour for discussion](#)

Ms. Armington said if a walking tour is going to happen in September or October that they need to start planning for it. It was talked about at a previous meeting of possibly having the tour downtown. There was discussion regarding a fee for the tour or if it would be free. The Commission would like to have a tour in early October. Ms. Armington said she will bring a checklist to the next meeting for them to formalize the walking tour.

8. [COMMISSIONERS COMMENTS](#)

A Commissioner asked about the new court house design. Mr. Schwarz said the design is already far along. He gave some background information about the Innovation Pavilion and said it is conceptual at this point.

Ms. Merwin asked if 509 Plainfield Road was red tagged. Mr. Schwarz said it is an open case for Neighborhood Services.

Ms. Merwin asked about the Cadillac Building near the ballpark. Mr. Schwarz said it is the right field building and it is owned by the City. At the next City Council meeting there is consideration of a development agreement with Joliet Stadium Club LLC for a proposal of a long term lease of the building which would include 11 apartment units on the 2 upper floors and the lower floor with 3 commercial spaces yet to be identified.

Ms. Merwin spoke about a power point presentation that she would like to bring before the Commission regarding an overview of what preservation is. There are 4 of them that she feels would be easy to do: St. Pat's, St. John's, St. Peter's,

*Proceedings of the City of Joliet Historic Preservation
Commission held on July 26, 2017*

*AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES*

*DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL*

Cunningham and maybe Reedswood. She thought she could use pictures of landmarks that are already there to start the conversation of urban conservation districts.

9. ADJOURNMENT

Motion to adjourn was made by Paul Burden.

Motion seconded by Sara Stovall.

Motion carried by the following vote:

AYES: Gerri Eck, Michael Grady, Sharon Merwin, Sara Stovall, Paul Burden.

NAYS: None.

Minutes taken by: Karen Mackley

Proceedings of the City of Joliet Historic Preservation Commission held on August 23, 2017

AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES

DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL

The HISTORIC PRESERVATION COMMISSION of the City of Joliet, Illinois was held on Wednesday, August 23, 2017 at 7:00 p.m. in the Council Chambers, Joliet Municipal Building, 150 W. Jefferson Street, Joliet, Illinois.

1. CALL TO ORDER

2. DECLARATION OF QUORUM

PRESENT: Quinn Adamowski, Gerri Eck, Michael Grady, Sharon Merwin, Sara Stovall, Bill Habiger, Candace Johnson, Greg Peerbolte, Paul Burden.

ABSENT: Kevin Heinemann.

3. COMMENTS FROM THE PUBLIC & STAFF

Ms. Armington updated the Committee about a few things. She will be attending a conference in November and will miss the regular meetings that month but Mr. Schwarz will be there to run the meetings in her absence.

She said she has been updating and providing clarity to the database of existing and designated historic properties. At the next meeting her goal is to come with the database being updated. There was further discussion regarding the database with the Commission members.

Ms. Armington filed the Annual Report with the State and it was approved by the City Council on August 15, 2017.

She responded to an inquiry about de-listing a home from landmark status at 509 Plainfield Road and nothing has happened at this time.

A Commissioner had a complaint about work being done on a house at Buell and Woodworth and she thought they needed to attend a meeting to receive approval for their work. There was further discussion about the property.

4. APPROVAL OF MEETING MINUTES

*Proceedings of the City of Joliet Historic Preservation
Commission held on August 23, 2017*

**AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES**

**DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL**

[a. June 28, 2017 Meeting Minutes](#)

[JHPC June Minutes](#) 

Motion to approve June 28, 2017 meeting minutes was made by Sara Stovall.

Motion seconded by Sharon Merwin.

Motion carried by the following vote:

AYES: Quinn Adamowski, Sharon Merwin, Sara Stovall, Bill Habiger.

NAYS: None.

[b. July 26, 2017 Meeting Minutes](#)

[JHPC July Minutes](#) 

Motion to approve July 26, 2017 meeting minutes was made by Paul Burden.

Motion seconded by Michael Grady.

Motion carried by the following vote:

AYES: Gerri Eck, Michael Grady, Sharon Merwin, Sara Stovall, Bill Habiger, Paul Burden.

NAYS: None.

5. COMMITTEE AND STAFF REPORTS

[a. Public Awareness Committee \(formally known in the JHPC Bylaws as the Community Awareness, Awards and Development Committee\)](#)

None.

[b. Nomination Committee](#)

None.

[c. District Committee](#)

*Proceedings of the City of Joliet Historic Preservation
Commission held on August 23, 2017*

AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES

DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL

None.

6. OLD BUSINESS

a. [Walking tour](#)

Ms. Armington said she met with Greg regarding the walking tour and they discussed doing a joint partnership initiative together. They worked out most of the details but the big detail is the focus of the tour. She recommends that they do not do the tour this fall because she does not have the capacity to spend time refining a tour right now. There was discussion regarding charging for the tour. Ms. Merwin suggested an informal practice tour first. This discussion is being tabled to a future meeting.

7. NEW BUSINESS

a. [Properties for future designation as landmarks or as part of a local district \(discussion\)](#)

Ms. Merwin talked about a PowerPoint presentation that she put together for neighborhood groups. She displayed the presentation to the Commission. She explained the difference between a thematic and an urban conservation.

Ms. Armington said she would like to work with Ms. Merwin to strengthen the presentation a little bit more.

Ms. Armington said the meeting has somewhat all been about the topic of properties for future designation as landmarks or as part of a local district. The PowerPoint presentation was also tied to this topic.

[8. COMMISSIONERS COMMENTS](#)

A Commissioner asked where to obtain blueprints for a building. Ms. Merwin responded with some suggestions.

*Proceedings of the City of Joliet Historic Preservation
Commission held on August 23, 2017*

*AUDIO IS HEREIN INCORPORATED
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*DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL*

There was minor discussion regarding Commissioner term limits as well as appointments etc.

It was suggested that Candice Johnson be moved up to a voting member.

Motion to recommend Candice Johnson be moved up from a non-voting member to a voting member was made by Quinn Adamowski.

Motion seconded by Bill Habiger.

Motion carried by the following vote:

AYES: Quinn Adamowski, Gerri Eck, Michael Grady, Sharon Merwin, Sara Stovall,
Bill Habiger, Paul Burden.

NAYS: None.

9. ADJOURNMENT

Motion to adjourn was made by Michael Grady.

Motion seconded by Paul Burden.

Motion carried by the following vote:

AYES: Quinn Adamowski, Gerri Eck, Michael Grady, Sharon Merwin, Sara Stovall,
Bill Habiger, Paul Burden.

NAYS: None.

Minutes taken by: Karen Mackley

Proceedings of the City of Joliet Historic Preservation Commission held on September 27, 2017

**AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES**

**DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL**

The HISTORIC PRESERVATION COMMISSION MEETING of the City of Joliet, Illinois was held on Wednesday, September 27, 2017 at 7:00 p.m. in the Council Chambers, Joliet Municipal Building, 150 W. Jefferson Street, Joliet, Illinois.

1. CALL TO ORDER

2. DECLARATION OF QUORUM

PRESENT: Quinn Adamowski, Paul Burden, Michael Grady, Bill Habiger, Kevin Heinemann, Candace Johnson, Sharon Merwin, Brett Mitchell, Christine Policandriotes, Sara Stovall.

ABSENT: Greg Peerbolte, Gerri Eck.

3. COMMENTS FROM THE PUBLIC

None.

4. APPROVAL OF MEETING MINUTES

- a. August 23, 2017 Meeting Minutes

[JHPC August Minutes](#) 

Motion to approve the minutes from the August 23, 2017 meeting was made by Sara Stovall.

Motion seconded by Candace Johnson.

Motion carried by the following vote:

AYES: Quinn Adamowski, Paul Burden, Michael Grady, Bill Habiger, Kevin Heinemann, Candace Johnson, Sharon Merwin, Sara Stovall.

NAYS: None.

5. COMMITTEE AND STAFF REPORTS

- a. [Staff reports](#)

***Proceedings of the City of Joliet Historic Preservation
Commission held on September 27, 2017***

<p><i>AUDIO IS HEREIN INCORPORATED INTO THE OFFICIAL MINUTES</i></p>
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*DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL*

Ms. Armington said she was contacted by the Will County Historic Preservation Commission regarding their celebration of 25 years being a Historic Preservation Commission. She gave details about the event. She explained the process to rescind a landmark and said there is a petition to do that tonight.

b. [Public Awareness Committee \(formally known in the JHPC Bylaws as the Community Awareness, Awards and Development Committee\)](#)

None.

c. [Nomination Committee](#)

None.

d. [District Committee](#)

None.

6. [OLD BUSINESS](#)

None.

7. [NEW BUSINESS](#)

a. [Preliminary Review of Petition L-1-2017: Rescind Landmark Designation for 509 Plainfield Road](#)

[L-1-2017 Staff Report 509 Plainfield Road](#) 

[Attachments L-1-2017](#) 

Ms. Armington read the staff report into the record.

Mr. Michael Tannura, 509 Plainfield Road, appeared on behalf of the petition.

*Proceedings of the City of Joliet Historic Preservation
Commission held on September 27, 2017*

AUDIO IS HEREIN INCORPORATED
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DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL

Commissioners asked about the 2nd floor being added and if the changes were made after or prior to the landmark status. There were several questions they asked Mr. Tannura.

Ms. Armington gave more background information about the property and its timeline.

The Commissioners requested that Ms. Armington try to find the original photos that were submitted with the landmark nomination, attempt to find any additional information on the building's permit history for renovations and alterations, and inspect the house to verify if the windows were replacements.

The discussion ended with notice to Mr. Tannura that a public hearing on this matter would be scheduled for Wednesday October 25th, 2017 at 7:00 pm.

b. [Discussion on future surveys, districts and landmarks](#)

Ms. Armington said this was discussed at the Committee-of-the-Whole meeting.

8. [COMMISSIONERS COMMENTS](#)

Ms. Merwin said she went to the three house awards at Joliet Central and the Director for the Alumni Association was there to receive the award. Ms. Merwin also mentioned the President's Award was in the City of Rockford where they have a historical state tax credit pilot program. In a high crime area, they converted a school into a police station and a community center.

There was mention about the JCA gymnasium and the condition it is in.

9. [ADJOURNMENT](#)

*Proceedings of the City of Joliet Historic Preservation
Commission held on September 27, 2017*

*AUDIO IS HEREIN INCORPORATED
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*DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL*

Motion to adjourn was made by Kevin Heinemann.

Motion seconded by Bill Habiger.

Motion carried by the following vote:

AYES: Quinn Adamowski, Paul Burden, Michael Grady, Bill Habiger, Kevin
Heinemann, Candace Johnson, Sharon Merwin, Sara Stovall.

NAYS: None.

Minutes taken by: Karen Mackley

Proceedings of the City of Joliet Historic Preservation Commission held on October 25, 2017

**AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES**

**DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL**

The HISTORIC PRESERVATION COMMISSION MEETING of the City of Joliet, Illinois was held on Wednesday, October 25, 2017 at 7:00 p.m. in the Council Chambers, Joliet Municipal Building, 150 W. Jefferson Street, Joliet, Illinois.

1. CALL TO ORDER

2. DECLARATION OF QUORUM

PRESENT: Paul Burden, Gerri Eck, Michael Grady, Bill Habiger, Candace Johnson, Sharon Merwin, Bret Mitchell, Christine Policandriotes, Sara Stovall.

ABSENT: Quinn Adamowski, Kevin Heinemann, Greg Peerbolte.

3. COMMENTS FROM THE PUBLIC

None.

4. APPROVAL OF MEETING MINUTES

a. September 27, 2017 Meeting Minutes

[JHPC September Minutes](#) 

Motion to approve the September 27, 2017 meeting minutes was made by Michael Grady.

Motion seconded by Paul Burden.

Motion carried by the following vote:

AYES: Paul Burden, Michael Grady, Bill Habiger, Candace Johnson, Sharon Merwin, Sara Stovall.

NAYS: None.

5. COMMITTEE AND STAFF REPORTS

*Proceedings of the City of Joliet Historic Preservation
Commission held on October 25, 2017*

<p><i>AUDIO IS HEREIN INCORPORATED INTO THE OFFICIAL MINUTES</i></p>
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*DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL*

- a. Staff Report
- b. Public Awareness Committee (formally known in the JHPC Bylaws as the Community Awareness, Awards and Development Committee)
- c. Nomination Committee
- d. District Committee

Ms. Armington updated the Commission regarding the Landmark Designation for 509 Plainfield Road.

She said she will be absent for the November meeting and Mr. Schwarz will be taking her place while she attends a conference.

Two articles will be in the city's winter newsletter. One of them is a status update for Joliet historic structures. The other article will be regarding the annual historic preservation award.

Ms. Armington said she is looking for a more streamlined process for filing all of the landmarks and for filing surveys.

The grant round for fiscal year 2018 for certified local government program at the state level will be at the end of January for the deadline.

There was minor discussion about the possibility of having another coloring book.

6. OLD BUSINESS

- a. [Discussion on future surveys](#)

[Staff Report October COW AND REGULAR Meeting](#) 

[1987 HABS Survey MAP](#) 

[DOWNTOWN BUILDING SURVEY-1971](#) 

*Proceedings of the City of Joliet Historic Preservation
Commission held on October 25, 2017*

<p><i>AUDIO IS HEREIN INCORPORATED INTO THE OFFICIAL MINUTES</i></p>
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*DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL*

[Joliet -- Near West Side Survey](#) 

[Limestone Survey Preliminary List](#) 

[The Sears House Research Project0000](#) 

Ms. Armington is asking the Commission to select their priorities for survey efforts in addition to thinking about what areas of the city a survey should be done and why.

Ms. Merwin explained how she did two different surveys in the past.

Ms. Armington feels there is a large area west of Raynor Avenue, north of Western Avenue, south of Black Road towards Larkin Avenue that have not been inventoried. West of Jackson Street, north of Cass Street there is nothing that has been thoroughly surveyed in that area as well.

There is a standard survey form that has to have specific information. Ms. Armington would like to take the information they do have and start putting it in the survey form.

The Commission decided limestone survey, St. John's neighborhood, and finish the standardized form are all priorities.

Motion to approve the short term goals pertaining to the limestone survey, St. John's neighborhood and finish the standardized form was made by Michael Grady.

Motion seconded by Candace Johnson.

Motion carried by the following vote:

AYES: Paul Burden, Gerri Eck, Michael Grady, Bill Habiger, Candace Johnson,
Sharon Merwin, Sara Stovall.

NAYS: None.

7. NEW BUSINESS

[a. Public Hearing of Petition L-1-2017: Rescind Landmark Designation for
509 Plainfield Road](#)

*Proceedings of the City of Joliet Historic Preservation
Commission held on October 25, 2017*

<p><i>AUDIO IS HEREIN INCORPORATED INTO THE OFFICIAL MINUTES</i></p>
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*DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL*

[L-1-2017 Tabling Memo](#) 

Motion to table the Public Hearing of Petition L-1-2017: Rescind Landmark Designation for 509 Plainfield Road was made by Sharon Merwin.

Motion seconded by Candace Johnson.

Motion carried by the following vote:

AYES: Paul Burden, Gerri Eck, Michael Grady, Bill Habiger, Candace Johnson, Sharon Merwin, Sara Stovall.

NAYS: None.

b. [Designation standards or landmarks, historic districts, and urban conservation districts](#)

Ms. Armington spoke about reviewing a landmark nomination or denomination and the Commission discussed. They decided they like the remarks column on the form.

c. Criteria for certificates of appropriateness

8. [COMMISSIONERS COMMENTS](#)

Ms. Merwin updated the Commission about the IHPC workshop that should be held in December. There is no location at this time yet. She updated the Commission on other topics as well.

A Commissioner inquired about a property on Route 53 towards Elwood.

Ms. Armington showed the Commissioners some items that she found in storage.

9. [ADJOURNMENT](#)

Motion to adjourn was made by Michael Grady.

Motion seconded by Paul Burden.

Motion carried by the following vote:

AYES: Paul Burden, Gerri Eck, Michael Grady, Bill Habiger, Candace Johnson,

*Proceedings of the City of Joliet Historic Preservation
Commission held on October 25, 2017*

*AUDIO IS HEREIN INCORPORATED
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*DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL*

NAYS: Sharon Merwin, Sara Stovall.
None.

Minutes taken by: Karen Mackley

Proceedings of the City of Joliet Historic Preservation Commission held on November 15, 2017

**AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES**

**DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL**

The HISTORIC PRESERVATION COMMISSION MEETING of the City of Joliet, Illinois was held on Wednesday, November 15, 2017 at 7:00 p.m. in the Council Chambers, Joliet Municipal Building, 150 W. Jefferson Street, Joliet, Illinois.

1. CALL TO ORDER

2. DECLARATION OF QUORUM

PRESENT: Gerri Eck, Michael Grady, Bill Habiger, Kevin Heinemann, Bret Mitchell, Candace Johnson, Greg Peerbolte, Christine Policandriotes, Sara Stovall.

ABSENT: Quinn Adamowski, Paul Burden, Sharon Merwin.

NOTE: Mr. Grady arrived at 7:06 p.m. and Mr. Peerbolte arrived at 7:08 p.m.

3. COMMENTS FROM THE PUBLIC

None.

4. APPROVAL OF MEETING MINUTES

a. October 25, 2017 Meeting Minutes

[JHPC October Minutes](#) 

5. COMMITTEE AND STAFF REPORTS

a. Staff Report

Mr. Schwarz mentioned upcoming meeting date for the IAHP and invited all commission members to attend.

Mr. Schwarz mentioned Staff is working on updates to the website for the end of December.

***Proceedings of the City of Joliet Historic Preservation
Commission held on November 15, 2017***

<p><i>AUDIO IS HEREIN INCORPORATED INTO THE OFFICIAL MINUTES</i></p>

***DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL***

Mr. Schwarz mentioned Staff is also in the process of organizing all electronic and paper JHPC files.

Mr. Schwarz also mentioned that Ms. Armington is currently working of short term goals for the Commission as outlined in the last meeting.

- b. Public Awareness Committee (formally known in the JHPC Bylaws as the Community Awareness, Awards and Development Committee)

None.

- c. Nomination Committee

None.

- d. District Committee

None.

6. OLD BUSINESS

- a. Public Hearing of Petition L-1-2017: Rescind Landmark Designation for 509 Plainfield Road

L-1-2017_Staff Report_509 Plainfield Road 

Attachment ONE L-1-2017 

Attachment two Photo Timeline 

Joliet Register of Historic Places Nomination form 

Mr. Schwarz read the requirements for a public hearing and summarized the staff report into the record.

*Proceedings of the City of Joliet Historic Preservation
Commission held on November 15, 2017*

<p><i>AUDIO IS HEREIN INCORPORATED INTO THE OFFICIAL MINUTES</i></p>
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*DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL*

Mr. Tannura briefly informed the Commission of the history of the property and briefly explained his petition.

The Commission questioned if there were deed restrictions when Mr. Tannura purchased the property. Mr. Tannura responded he purchased from Mr. Skole and Mr. Schwarz stated he is not aware of any deed restrictions. There was discussion regarding disclosure forms that are reviewed or disclosed at the time of property purchase.

The Commission reviewed the petition/application that Mr. Tannura submitted. There was also discussion regarding the additions made to the original structure. The Commission also discussed renovations/changes that have been made to the building since it was designated as a landmark.

The Commission discussed possible criteria for rescinding a landmark designation.

Mr. Schwarz read into the record an email that he received from Commissioner Burden expressing his opinion that he does not support this petition.

Mr. Schwarz read into the record an email that he received from Commissioner Merwin expressing her opinion regarding this petition.

Motion to deny Petition L-1-2017: Rescind Landmark Designation for 509 Plainfield Road based on the findings that 1. The structure was built before 1900 (likely 1870's) 2. The structure is a typical vernacular style on Route 30 on the Old Plank Road, and 3. The property is a rental property with income and has economic potential, was made by Sara Stovall.

Motion seconded by Bill Habiger.

Motion carried by the following vote:

AYES: Gerri Eck, Bill Habiger, Candace Johnson, Sara Stovall.

NAYS: Michael Grady, Kevin Heinemann.

7. [NEW BUSINESS](#)

- a. 2018 JHPC Meeting Dates

*Proceedings of the City of Joliet Historic Preservation
Commission held on November 15, 2017*

<p><i>AUDIO IS HEREIN INCORPORATED INTO THE OFFICIAL MINUTES</i></p>
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*DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL*

[JHPC 2018 Reg Mtg](#) 

Motion to approve 2018 JHPC Meeting Dates was made by Candace Johnson.

Motion seconded by Sara Stovall.

Motion carried by the following vote:

AYES: Gerri Eck, Michael Grady, Bill Habiger, Kevin Heinemann, Candace Johnson, Sara Stovall.

NAYS: None.

8. COMMISSIONERS COMMENTS

There was a discussion regarding the status of the Joliet prison. It was mentioned that there is an inter-governmental agreement between the City of Joliet and the State of Illinois. The City of Joliet has performed some work on the site. Since the last fire at the site in August the Department of Corrections has a trailer on the site 24 hours a day/7 days a week to monitor the site.

There was discussion regarding the demolition of the old Bath House at Nowell Park and the preservation/salvage of historic items from the Bath House. The Commission asked that Staff provide them with an update of the Bath House for the next meeting.

There was also discussion regarding the preservation/salvage of certain items from the demolition of First Midwest Bank. City staff will check on the status of this request.

9. ADJOURNMENT

Motion to adjourn was made by Michael Grady.

Motion seconded by Sara Stovall.

Motion carried by the following vote:

AYES: Gerri Eck, Michael Grady, Bill Habiger, Kevin Heinemann, Candace Johnson, Sara Stovall.

NAYS: None.

*Proceedings of the City of Joliet Historic Preservation
Commission held on November 15, 2017*

*AUDIO IS HEREIN INCORPORATED
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*DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL*

Proceedings of the City of Joliet Historic Preservation Commission held on December 13, 2017

**AUDIO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES**

**DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL**

The HISTORIC PRESERVATION COMMISSION MEETING of the City of Joliet, Illinois was held on Wednesday, December 13, 2017 at 7:00 p.m. in Conference Room 1 (1st floor of South Wing), Joliet Municipal Building, 150 W. Jefferson Street, Joliet, Illinois.

1. CALL TO ORDER

2. DECLARATION OF QUORUM

PRESENT: Paul Burden, Gerri Eck, Michael Grady, Bill Habiger, Kevin Heinemann, Sharon Merwin, Bret Mitchell, Candace Johnson, Greg Peerbolte, Christine Policandriotes, Sara Stovall.

ABSENT: Quinn Adamowski.

3. COMMENTS FROM THE PUBLIC

There were no comments.

4. APPROVAL OF MEETING MINUTES

- a. November 15, 2017 Meeting Minutes

[Minutes](#) 

Motion to approve November 15, 2017 meeting minutes was made by Bill Habiger.

Motion seconded by Michael Grady.

Motion carried by the following vote:

AYES: Gerri Eck, Michael Grady, Bill Habiger, Kevin Heinemann, Bret Mitchell, Sara Stovall.

NAYS: None.

5. COMMITTEE AND STAFF REPORTS

- a. Public Awareness Committee (formally known in the JHPC Bylaws as the Community Awareness, Awards and Development Committee)

*Proceedings of the City of Joliet Historic Preservation
Commission held on December 13, 2017*

*AUDIO IS HEREIN INCORPORATED
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*DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL*

- b. Nomination Committee
- c. District Committee

STAFF REPORT: Ms. Armington updated the Commission on the progress of filing all of the landmarks and for filing surveys.

STAFF REPORT: Ms. Armington updated the Commission regarding the Landmark Designation for 509 Plainfield Road. The petition will be heard by City Council at the January 16, 2018 meeting.

STAFF REPORT: Ms. Armington informed the Commission of upcoming agenda items for the January 2018 meeting.

6. OLD BUSINESS

- a. JHPC 2018 Meeting Dates
- b. Update on Short-term goals
 - * Limestone survey
 - * Survey of St. John's neighborhood
 - * Standardized survey form

Ms. Armington commented that she was in contact with the co-consultant of the Limestone survey which was conducted in 2009-2010 and will attempt to obtain a copy of the survey.

The Commission briefly discussed C.L.G. grants. There was discussion about applying for a C.L.G. grant to have a survey completed.

7. NEW BUSINESS

- a. JHPC 2018 Goals

[2018 Goals](#) 

*Proceedings of the City of Joliet Historic Preservation
Commission held on December 13, 2017*

<p><i>AUDIO IS HEREIN INCORPORATED INTO THE OFFICIAL MINUTES</i></p>
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*DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL*

The JHPC 2017 goals were reviewed. There was discussion regarding the 2018 JHPC goals and objectives.

Motion to approve a. JHPC 2018 Goals as follows: 1. Present “Retaining Historic Character in Your Neighborhood” to at least three neighborhood groups, 2. Initiate survey of at least one area, 3. Apply for a C.L.G. grant to conduct a survey, 4. Nominate at least one property as a landmark, 5. Review purpose and use of urban conservation districts, 6. Sponsor or co-sponsor one walking or bus tour and 7. Update Rules of the Joliet Historic Preservation Commission was made by Candace Johnson.

Motion seconded by Sharon Merwin.

Motion carried by the following vote:

AYES: Paul Burden, Gerri Eck, Michael Grady, Bill Habiger, Kevin Heinemann,
Sharon Merwin, Candace Johnson, Sara Stovall.

NAYS: None.

b. Annual Award: call for nominations

Ms. Armington advised the Commission that the call for nominations will begin in January and it will be posted on the City of Joliet website and advertised in the City newsletter.

8. COMMISSIONERS COMMENTS

A member of the Commission distributed a publication about Joliet-Lemont limestone. There was also mention that the CLG coordinator position has been eliminated.

There was a brief discussion about the highlights of the IAHP meeting from a Commission member.

There was a discussion regarding salvaging items from the First Midwest Bank building before demolition.

9. ADJOURNMENT

Motion to adjourn was made by Michael Grady.

*Proceedings of the City of Joliet Historic Preservation
Commission held on December 13, 2017*

*AUDIO IS HEREIN INCORPORATED
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*DRAFT MINUTES SUBJECT TO
COMMISSION APPROVAL*

Motion seconded by Bill Habiger.

Motion carried by the following vote:

AYES: Paul Burden, Gerri Eck, Michael Grady, Bill Habiger, Kevin Heinemann,
Sharon Merwin, Candace Johnson, Sara Stovall.

NAYS: None.

Minutes taken by: Sonia Jaime-Ulloa

Designated Historic Properties (2017)

Historic District Categories: CRT: Colonial Revival Thematic District BT: Bungalow Thematic District CAT: Catalog Thematic District VT: Vernacular Thematic District RALHD: Raynor's Addition Local Historic District RALT: Raynor's Addition Local Thematic District UB: Upper Bluff Local Historic District WT: Whitney Terrace Local Historic District ESNRHD: East Side National Register Historic District UBNRHD: Upper Bluff National Register Historic District

No.	Street Name	Historic Name	Description	Year Built	Historic Landmark	Local Historic District	National Register Individually Listed	National Register Historic District
1000	Black	Charles J. Shaw House	Colonial Revival	1924	X	CRT		
315	Bridge	Henry Sehring House	Queen Anne/Classical	1895	X			
102	N Broadway	All Saints Greek Orthodox Church	Romanesque Byzantine Revival 1943		X			
206	N Broadway	Hiram B. Scutt Mansion	Italianate Second Empire	1882	X		X	
225	N Broadway	John H. Scheuber House	Greek Revival	1850	X			
523	N Broadway	John Leiser House	Limestone Italianate	1874	X			
304	Brooks	G. W. Young House	Dutch Colonial	1925		UB		UBNRHD
408	Buell	Lydia A. Culver House	Colonial Revival Four Square	1898	X			UBNRHD
506	Buell	Samuel H. Roberts House	Queen Anne	1894	X			UBNRHD
509	Buell	J. W. Downey House	Queen Anne	1889	X			UBNRHD
612	Buell	Harless W. King House	Colonial Foursquare	1905	X			UBNRHD
614	Buell	Clinton E. B. Cutler House	Queen Anne/Colonial Revival	1900	X			UBNRHD
703	Buell	F. S. Davidson House	Queen Anne/NeoClassical	1901	X			UBNRHD
815	Buell	C. Louis & Lydia F. Pearce House	Four Square/Vernacular Prairie Style Brick	1922	X			
509	Campbell	Keron J. Holland House	Prairie Style / American Four Square	1912	X			UBNRHD
606	Campbell	Fred Walsh House	Prairie Style	1920	X			UBNRHD
611	Campbell	Guy L. Meaker House	Tudor	1910	X			UBNRHD
615	Campbell	Edward R. Holmes House	Minimalist Tudor	1924	X			UBNRHD
709	Campbell	Charles Wallace House	American Foursquare	1907	X			UBNRHD
602	E Cass	Swinbank House	Queen Anne	1889	X			
19	W Cass	Ottawa Street Methodist Church	NeoClassical Revival/Limestone	1909	X			
900	Caton	Julius J. Gross House	Craftsman Style Bungalow	1928	X	BT		
2	S Center	John W. D'Arcy House	NeoClassical	1901	X			
17	S Center	Patrick C. Haley Mansion	Romanesque/Chateausque	1891	X			
501	N Chicago	Dairy Queen	Vernacular	1895-1940	X			
927	Collins	Joliet Steel Works	RomanesqueNeoClassical	1891	X		X	
230	Comstock	Major Max Goldberg House	Queen Anne	1895	X			
16720	W Division	Morris-Niver Farmhouse	Greek Revival	1850	X			
319	N Eastern	Joseph DelRose House	Art Deco	1940	X			
19	S Eastern	Richardson/Stevens House	Greek Revival/Italianate	1841-1868	X			ESNRHD
20	S Eastern	Jacob Henry House	Second Empire	1873	X		X	ESNRHD
23	S Eastern	Benjamin Pickles House	Italianate	1859	X			ESNRHD
28	S Eastern	Henry/Folk House	Italianate	1864	X			ESNRHD
205	S Eastern	Dr. Charles Eldred House	Queen Anne/Classical	1898	X			ESNRHD
207	S Eastern	Albert W. Fiero House	Queen Anne/Stick Style	1884 (64)	X			ESNRHD
1410	Frederick	Robert H. Rub House	Sears Catalog/Catalog House	1939	X	CAT		
1010	Glenwood	Vernette Wraith House	Bungalow	1924	X	BT		
520	N Hickory	Wagner Home	Greek Revival Vernacular	Ca.1850	X			
664	N Hickory	Joachion Rohwedder House	Queen Anne/Stick Style	1892	X			
1215	Houbolt	Cronin School	One room schoolhouse	1863	X			
11	S Hunter	Hugo Griep House	Queen Anne/Vernacular/Stick Style	1899	X	VT		
659	E Jackson	Joseph & Anna Skorupa House	Chicago Bungalow/Classical Bungalow	1930	X	BT		
512	Knox	Hugh H. Carson House	Arts & Crafts/ Foursquare	1916	X			
418	Madeline	E. E. Thornberg House	Vernacular	1910		VT		
501	W Marion	M. Z. Button House	Queen Anne w/ Colonial Revival elements	1910	X			
705	W Marion	Louis Lozar House	Craftsman Style Bungalow/Classic Bungalow	1919	X	BT		
100	W McDonough	Eliza Kelly School	Collegiate Gothic	1919	X			
711	Morgan	L.A. Stansbury/ Rubens House	Dutch Colonial	1923	X			
5	N Nicholson	George & Juanita Palmer House	Colonial Revival/ 1936		X			
301	Nicholson	William Moore House	Italianate-style structure (modified in 1910)	1872	X			UBNRHD
306	Nicholson	Joseph Campbell/Strong House	Greek Revival	1845	X			UBNRHD
709	Oneida	George E. Niver House	Vernacular Bungalow	1885	X			
313-315	S Ottawa	Charles Crusoe House	Farm House	1892	X			
506	N Prairie	Frederick R. Hollander House 1926	NeoClassical/Arts & Crafts	1926	X	BT		
255	N Raynor	Thos. & Julia Egan	American FourSquare	1912	X	RALT		
257	N Raynor	George & Cora Snapp	American FourSquare	1911	X	RALT		
306	N Raynor	Dr. Higgins House	Arts & Crafts/Four Square	1914	X			UBNRHD
900	N Raynor	Robt. & Rilla Harper House	Classic Bungalow	1926	X	BT		
902	N Raynor	Theodore & Anna Latz House	Classic Bungalow	1925	X	BT		
17	Richards	Central Presbyterian Church	Victorian Gothic	1895	X			ESNRHD
321	Richards	Howard M. Snapp House	Colonial Revival	1898	X			ESNRHD
204	Sherman	Henry & Helen Balensiefer	Colonial Revival	1906	X	CRT		ESNRHD
314	Sherman	C. H. Carpenter/August Maue House	Italianate Stick Style	1884	X			ESNRHD
900	Sherwood Place	Jenie Dorn House	Norman Cottage	1929	X			
902	Sherwood Place	Fred E. Grohue House	English Tudor Revival	1929	X			
1503	Sterling	Meinert House	Gordon-Van Tine Catalog House	1926	X	CAT		
1207	Taylor	Martin F. Kennedy House	Tudor	1928	X			
1212	Taylor	Oscar C. Kaiser House	English Tudor	1929	X			
505	Western	W. A. S. Brooks House	Italianate	1875	X			UBNRHD
600	Western	J. P. Stevens House	NeoClassical	1897		UB		UBNRHD
601	Western	C. W. Talcott House	Arts & Crafts/Queen Anne	1887		UB		UBNRHD
602	Western	Alphonso Wethereil House	Queen Anne	1896		UB		UBNRHD
604	Western	Eneshia Meers House	Modified Queen Anne	1898	X	UB		UBNRHD
605	Western	W. C. Lee House	Queen Anne Cottage	1894		UB		UBNRHD

Designated Historic Properties (2017)

Historic District Categories: CRT: Colonial Revival Thematic District BT: Bungalow Thematic District CAT: Catalog Thematic District VT: Vernacular Thematic District RALHD: Raynor's Addition Local Historic District RALT: Raynor's Addition Local Thematic District UB: Upper Bluff Local Historic District WT: Whitney Terrace Local Historic District ESNRHD: East Side National Register Historic District UBNRHD: Upper Bluff National Register Historic District									
No.	Street Name	Historic Name	Description	Year Built	Historic Landmark	Local Historic District	National Register Individually Listed	National Register Historic District	
606	Western	W. B. Stewart House	Colonial Revival/Queen Anne	1901		UB		UBNRHD	
607	Western	Hasbrouch B. Shahler House	Queen Anne/Prairie/Four Square	1906		UB		UBNRHD	
608	Western	Walter Pitcher House	Colonial Revival	1914	X	CRT & UB		UBNRHD	
609	Western	J. C. Smith House	Dutch Colonial/Queen Anne	1894		UB		UBNRHD	
610	Western	Henry J. Sawyer House	Colonial Revival	1910		CRT & UB		UBNRHD	
611	Western	Frederick C. Arentz House	NeoClassical/Four Square	1904		UB		UBNRHD	
612	Western	E. C. Barrett House	Prairie Style	1910	X	UB		UBNRHD	
613	Western	Alfred W. Madsen House	Colonial Revival	1918	X	UB		UBNRHD	
614	Western	L.L. White House	Classical Foursquare	1910	X	UB		UBNRHD	
615	Western	J. F. Nachbour House	Prairie	1910		UB		UBNRHD	
616	Western	Richard J. Burrill House	English Eclectic Revival	1923	X	UB		UBNRHD	
617	Western	J. W. Campbell House	Colonial Revival	1910		UB		UBNRHD	
619	Western	Phillip LeSage House	Prairie Four Square	1910		UB		UBNRHD	
621	Western	H. I. King House	Colonial Revival	1906		UB		UBNRHD	
623	Western	Joseph G. Heintz House	Prairie Four Square	1922		UB		UBNRHD	
625	Western	J. A. Kinsella House	Queen Anne	1896		UB		UBNRHD	
700	Western	J. W. Fitzgibbons House	American Foursquare/Classical Revival	1905	X	UB		UBNRHD	
701	Western	G.E. Skinner House	American Foursquare/ Prarie	1910		UB		UBNRHD	
703	Western	H.H. Sawyer House	Georgian Revival	1906		UB		UBNRHD	
704	Western	J.W. Fitzgibbons II House	Georgian Revival	1918		UB		UBNRHD	
707	Western	E.T. Geist House	American Foursquare	1901		UB		UBNRHD	
708	Western	Joseph Kiep House	Queen Anne	1887-88		UB		UBNRHD	
710	Western	Non-contributing	Non-contributing	1894-95		UB		UBNRHD	
712	Western	William Wood House	Queen Anne	1896	X	UB		UBNRHD	
714	Western	Richard J. Barr House	Queen Anne	1896		UB		UBNRHD	
715	Western	Steven Knott House	Prarie	1912		UB		UBNRHD	
716	Western	Thomas Hennebry House	Queen Anne/Shingle	1894	X	UB		UBNRHD	
718	Western	Comerford House	American Foursquare	1921		UB		UBNRHD	
719	Western	Keokuk Booth House	French Eclectic	1893		UB		UBNRHD	
804	Western	J.S. Hollinshead House	Queen Anne	1902		RALHD			
806	Western	Stewart House	Colonial Revival	1905		RALHD			
808	Western	Wallace L. Hardy House	American Foursquare	1905		RALHD			
810	Western	Daniel J. O'Connor House	Colonial Revival	1907		RALHD			
811	Western	Frank L. Kiep House	Dutch Colonial	1903		RALHD			
812	Western	E. Nadelhoffer House	Prairie/American Foursquare	1908		RALHD			
813	Western	Dr. William McBride House	Prairie/American Foursquare	1904		RALHD			
814	Western	The L.B. Mather House	NeoClassical/Bungalow	1911		RALHD			
815	Western	J.J. Wellnitz House	Queen Anne/NeoClassical	1905		RALHD			
816	Western	A. E. Dinet House	Queen Anne	1899		RALHD			
960	Western	Peter G. Rulien House	Colonial Revival (Craftsman & Arts & Craft influence)	1914	X				
1004	Western	Seward and Florence Brown House	Bungalow/Classic Bungalow	1924	X	BT			
1007	Western	Irving & Mildred Shutts House	English Tudor	1941	X				
412	Whitney	Raymond J. Lennon House	Tudor	1923		WT		UBNRHD	
414	Whitney	William F. Barrett House	Tudor	1923		WT		UBNRHD	
416	Whitney	George W. Wiswell House	Tudor	1924		WT		UBNRHD	
418	Whitney	Herbert L. Cramer House	Tudor	1925		WT		UBNRHD	
420	Whitney	John H. Barnes House	Tudor	1928		WT		UBNRHD	
422	Whitney	Frank J. Turk House	Tudor	1928		WT		UBNRHD	
358	Whittier	Rudolph Hoen House	Arts & Crafts	1915	X			UBNRHD	
360	Whittier	Rudolph Hoen II House	Tudor	1921	X			UBNRHD	
No.	Street Name	Historic Name	Description	Year Built	Year Designated	Local Historic District	Local Historic Landmark	National Register Historic District	
206	N Broadway	Hiram Scutt Mansion	Second Empire/Italiante	1882	2003		X		
102	N Chicago St	Rialto Square Theatre	Renaissance Revival	1926	1978				
22	E Clinton	Louis Joliet Hotel	Neo Classical Revival	1927	1990				
927	Collins St	Joliet Steel Works	Industrial Vernacular	1869	1991		X		
20	S Eastern Ave	Jacob Henry Mansion	Second Empire/Italiante	1873	1979			X	
50	E Jefferson St	Union Station	Neo Classical Revival	1912	1979				
201	E Jefferson St	Joliet Township High School	Collegiate Gothic	1901-1931	1982				
4000	W Jefferson St	Municipal Airport Hanger	Art Deco	1930	1980				
215	N Ottawa St	Joliet YMCA		192	2006				
150	N Scott St	Joliet Post Office	Renaissance Revival	1901	1981				
75	W Van Buren St	Christ Episcopal Church	English High Gothic Revival	1886	1982				
1100	Brandon Rd.	Brandon Road Lock and Dam Historic District	* in Unincorporated Will County		2004				
	Illinois Route 53	Alternate Route 66	Designated from Wilmington to Joliet		2006				
National Register Historic Districts			Description	Year of Designation					
		Joliet East Side Historic District	257 Buildings		1980				
		Upper Bluff Historic District	352 Buildings		1991				

DATE: November 30, 2017
TO: David A. Hales, City Manager
Kendall B. Jackson, AICP Director of Community Development
FROM: Jayne M. Bernhard, AICP, Planner
SUBJECT: Status Update on Historic Designations

SUMMARY

White settlement in the Joliet area started in the 1830s with settlers establishing homes and businesses on both sides of the Des Plaines River off Jefferson Street. The City grew in prosperity and development radiated outwards. This outward expansion has resulted in a rich diversity of architectural styles and building forms.

Today, there are over 2,000 homes or structures built before 1900 and 11,000 built before 1950. A small subset of these homes or structures have special recognition as “historic properties,” meaning they have been listed on the National Register of Historic Places; designated as local historic landmarks; are located within a local historic district; and/or are located within a National Register Historic District. A summary detail is here:

- Properties on the National Register of Historic Places.
 - Hiram Scutt Mansion
 - Rialto Square Theatre
 - Louis Joliet Hotel
 - Joliet Steel Works
 - Jacob Henry Mansion
 - Union Station
 - Joliet Township High School
 - Municipal Airport Hanger
 - Joliet YMCA
 - Joliet Post Office
 - Brandon Road Lock and Dam Historic District
 - Alternate Route 66, Wilmington to Joliet
- Local Historic Landmarks: 124 properties
- Local Historic Districts
 - Upper Bluff Local Historic District (35 properties)
 - Raynor's Addition Local Historic District (12 properties)
 - Whitney Terrace Local Historic District (6) properties.
 - Bungalow Thematic District (8 properties)
 - Colonial Revival Thematic District (4 properties)
 - Catalog Thematic District (2 properties)
 - Vernacular Thematic District (2 properties)
- National Register Historic Districts
 - Upper Bluff National Register District (352 buildings)
 - East Side National Register District (257 buildings)

AROUND TOWN

Annual Historic Preservation Award

The City of Joliet bestows an Annual Joliet Historic Preservation Award that recognizes properties that have undergone recent exterior and/or interior preservation, restoration, rehabilitation, adaptive use, or sympathetic additions as well as people who exhibit dedication to the field of historic preservation. Nominations for this award are due March 1, 2018. Nomination forms can be found on the City's Historic Preservation Commission website or can be picked up in the Community Development Department.

Designated Historic Properties

The City of Joliet boasts a rich diversity of architectural styles and building forms with over 2,000 buildings built before 1900 and 11,000 built before 1950! A small subset of these homes or structures have special recognition as "historic properties," meaning they have been listed on the National Register of Historic Places; designated as local historic landmarks; are located within a local historic district; and/or are located within a National Register Historic District. These designations celebrate the historic character of these properties and neighborhoods. In summary, these designated historic properties or areas include:

- 125 local historic landmarks located throughout the City.
- Three local historic districts in the Cathedral area (53 properties)
- Upper Bluff National Register District (352 buildings)
- East Side National Register District (257 buildings)
- One corridor on the National Register of Historic Places: Alternate Route 66 from Joliet to Wilmington
- Two national scenic byways: Lincoln Highway and Historic Route 66



Ten properties on the National Register of Historic Places:

1. Hiram Scutt Mansion
2. Rialto Square Theatre
3. Louis Joliet Hotel
4. Joliet Steel Works
5. Jacob Henry Mansion
6. Union Station
7. Joliet Township High School
8. Municipal Airport Hanger
9. Joliet YMCA
10. Joliet Post Office

To learn more about these properties, please visit the City's Historic Preservation Commission website at cityofjoliet.info/government/boards-commission/joliet-historic-preservation-commission.

If you are interested in learning more about the Joliet Historic Preservation Award, landmark designation for your home or local historic district designation for your neighborhood, please contact Jayne M. Armington, Secretary to the Joliet Historic Preservation Commission by phone at (815) 724-4052 or email jarmington@jolietcity.org.

2018 Waste Management Holiday Schedule

The City of Joliet has contracted with Waste Management to provide collection service for garbage, recyclables, and landscape waste throughout the City of Joliet on 5 different days of the week. On certain holidays, the collection service does not occur on the scheduled day, but collection service resumes on the following day. The Holiday Collection Schedule for 2018 is listed to the right. If you have any questions concerning the schedule or your pick-up day, please contact Waste Management at (815) 280-7854.

CUT ALONG DOTTED LINE AND POST ON YOUR REFRIGERATOR

Day	Date	Holiday	Schedule
Monday	January 1	New Years Day*	One Day Late All Week
Monday	January 15	Martin Luther King	No Change/Regular Schedule
Monday	February 19	President's Day	No Change/Regular Schedule
Friday	March 30	Good Friday	No Change/Regular Schedule
Monday	May 28	Memorial Day*	One Day Late All Week
Wednesday	July 4	Independence Day*	Wednesday-Friday One Day Late
Monday	September 3	Labor Day*	One Day Late All Week
Monday	October 8	Columbus Day	No Change/Regular Schedule
Monday	November 12	Veteran's Day	No Change/Regular Schedule
Thursday	November 22	Thanksgiving*	Thurs./Fri. Pickup 1 Day Late
Tuesday	December 25	Christmas*	One Day Late Tuesday - Friday
Tuesday	Jan. 1, 2019	New Year's Day*	One Day Late Tuesday - Friday

* The only holidays that will affect regularly scheduled pick up days in 2018.

Address:
Neighborhood/Place:
Historic Name:
Date of Construction:
Source:
Moved: no yes **Date:**

Uses: Present:
Original:

Condition:
Style/Form:

Architect/Builder:

Exterior Material:

Foundation: stone brick parged concrete
 not visible

Cladding: clapboard siding aluminum vinyl
 asbestos asphalt stucco stone
 brick concrete block shake

Roof

Type: gable hipped jerkinhead gambrel
 mansard shed flat

Material: asphalt metal slate shake
 clay tile

Dormers: gable hipped shed jerkin

Porch

Type: enclosed stoop veranda porte cochere
 wraparound multi-story

Significance: historic altered

Location: front side rear balcony

Chimney: brick concrete block stone

Windows

Principal Type: double hung sliding
 casement fixed

Material: steel wood vinyl aluminum
 undetermined

Significance: original windows original storms
 replaced windows replaced storms

Doors

Leaf: **Material:**

Significance: Historic Replacement

Arrangement: Sidelights Transom

Type: Paneled Paneled w/ lights Glazed

Major Alterations / Additions (with location and dates):

Outbuildings/Secondary Structures:

Acreage:

Photograph

Insert here or on a Continuation Sheet a digital photograph (either color or black and white).

*A paper photographic print (3½x5¼" or 4x6" must **also** be attached to the form in this space or to a Continuation Sheet. Prints, from a photo-quality inkjet printer, must use brand name paper and inks. Attached photographs should be clearly identified with town name and property address.*

Locus Map

Insert here or on a Continuation Sheet a map clearly showing the location of the property including the name of the nearest road or street and at least one other intersecting road or feature.

Maps from the Will County GIS Department data viewer are preferred.

Recorded by:
Organization:
Date (month / year):

INVENTORY FORM B CONTINUATION SHEET

JOLIET

ADDRESS

Area(s) Form No.

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<p>NATIONAL REGISTER ELIGIBILITY</p> <p><input type="checkbox"/> Individual Eligibility <input type="checkbox"/> Potential Historic District</p> <p><input type="checkbox"/> Eligible only in a Historic District</p> <p><input type="checkbox"/> Contributing to a Potential Historic District</p> <p>Criteria</p> <p><input type="checkbox"/> Events (NR-A) <input type="checkbox"/> Persons (NR-B)</p> <p><input type="checkbox"/> Architecture (NR-C) <input type="checkbox"/> Archeology (NR-D)</p> <p>District Name (if existing)</p>	<p>LOCAL ELIGIBILITY</p> <p><input type="checkbox"/> Individual Eligibility <input type="checkbox"/> Potential Historic District</p> <p><input type="checkbox"/> Eligible only in a Historic District</p> <p><input type="checkbox"/> Contributing to a Potential Historic District</p> <p>District Name (if existing)</p>
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Use as much space as necessary to complete the following entries, allowing text to flow onto additional continuation sheets.

ARCHITECTURAL DESCRIPTION:

Describe architectural features. Evaluate the characteristics of this building in terms of other buildings within the community. Include a description of its setting / orientation.

HISTORICAL NARRATIVE

Discuss the history of the building. Explain its associations with local (or state) history. Include uses of the building, and the role(s) the owners/occupants played within the community.

BIBLIOGRAPHY and/or REFERENCES

STAFF REPORT

DATE: October 18, 2017
TO: Joliet Historic Preservation Commission
FROM: Jayne M. Armington, Secretary to the Joliet Historic Preservation Commission
SUBJECT: Previous Historic Resource Surveys

OVERVIEW

The historic resources of a city or neighborhood give it its special character and cultural depth. Information generated from a local historic resources survey is the foundation for a neighborhood preservation plan, neighborhood preservation campaign, historic district, or landmark nomination. Staff has identified previous historic resource surveys undertaken by the Joliet Historic Preservation Commission or others in order to evaluate the breadth and depth of information available for future JHPC activities. The City of Joliet is a Certified Local Government through an agreement with the State Historic Preservation Agency. To maintain “certification,” the JHPC must have an active local survey program to identify historic resources. This staff report recommends approaches for future survey efforts.

BACKGROUND

The Joliet Historic Preservation Commission (JHPC) was established in 1990 by City Ordinance to identify and oversee the City’s historic land marks, districts, and sites. Since its establishment, the JHPC has undertaken several survey efforts to identify historic resources in the City. These survey efforts have resulted in the designation of:

- 125 local historic landmarks located throughout the City
- Three local historic districts in the Cathedral area (53 properties)
- Four thematic local districts (16 properties)
- Upper Bluff National Register District (352 buildings)¹

The City of Joliet became a Certified Local Government (CLG) Program in 1994 through City Council adoption of a CLG agreement with Illinois Historic Preservation Agency. The CLG program is a local, state, and federal government partnership for historic preservation. It is designed to help cities and counties develop high standards of preservation to protect a wide range of important historic properties—from ornate buildings to working-class neighborhoods. To maintain “certification,” the JHPC must have an active local survey program to identify historic resources.

¹ The East Side National Register District (257 buildings) was established before the JHPC was founded.

SURVEYS

- **CITY CENTER BUILDING SURVEY (2008-2013).** Windshield survey of approximately 65 buildings in the downtown. Staff is trying to locate the survey.
- **LIMESTONE STRUCTURES SURVEY (2009-2010).** Staff conducted a preliminary windshield survey of 55 limestone structures. The JHPC hired a consultant through an IHPA grant in 2010 to conduct a more thorough inventory but this was not completed. The consultant ultimately surveyed 140 structures and identified 23 buildings for National Register nomination. However, records of this work was retained by the consultants. ***Preliminary windshield survey list is attached.***
- **RURAL STRUCTURES SURVEYS (2009).** Will County commissioned surveys of rural structures for unincorporated areas of Joliet, Plainfield, Troy, New Lenox, Channahon, and Jackson Townships. ***All these surveys are available online on the County's website.*** Site 215 (Casper Bernhard Farm) along Bernhard Road in Jackson Township is now within the City limits. Site 82 (Nickel Farmstead) along Frontage Road in Troy Township is now within the City limits. Demolition is likely imminent for this property since it's the site for the 256 acre Rock Run Crossing development.

<http://www.willcountyillinois.com/County-Offices/Economic-Development/Land-Use/Development-Review/Historic-Preservation/Will-County-Rural-Historic-Structures-Survey-Project>

- **UPPER BLUFF LOCAL HISTORIC DISTRICT (2008).** Thirteen homes in the 700 block of Western were added to the existing UBLHD.
- **WHITNEY TERRACE LOCAL HISTORIC DISTRICT (2006).** Six homes along Whitney Terrace.
- **NEAR WEST SIDE INVENTORY / SURVEY (2002).** Seth Magosky and Sharon Merwin surveyed the Ruby Street corridor and Bridge Street corridor (including Plainfield Road and adjacent streets). The Commissioners inventoried 63 properties and included a photo, architectural style, a rating of architectural merit, and, frequently, a description of the property's architectural/historical significance. ***Survey report is attached.***
- **CATALOG HOME / MAIL-ORDER HOME SURVEY (2000).** Consultant Rebecca Hunter conducted a street-by-street survey of all residential streets in the 1947 street limits as well as streets within and outside present city limits on which homes built before 1940 can be found. The survey identified 90 homes that appeared to be mail order homes. Surveyor noted that further study is needed in order to determine if the listed homes are actual mail order homes. ***Survey report is attached.***
- **ST. PAT'S NEIGHBORHOOD SURVEY (2000).** Ten properties. In St. Pat's neighborhood.
- **RAYNOR'S ADDITION LOCAL HISTORIC DISTRICT (1999).** The 800 block of Western Avenue.

- **UPPER BLUFF LOCAL HISTORIC DISTRICT (1997).** 21 homes in the 600 block of Western Avenue. 304 Brooks Avenue added in 2000.
- **UPPER BLUFF NATIONAL REGISTER HISTORIC DISTRICT (1991).** Over 350 homes bounded by Raynor Avenue to the west, Campbell Street to the south, Buell Avenue/ Center Street to the east and Taylor Street to the north.
- **HISTORIC AMERICAN BUILDING SURVEY (HABS)(1987).** A survey of 709 buildings in the downtown (176 buildings) and near west side (533 buildings). The study area of the near west side is defined by: Des Plaines River to the east, Marion Street to the south, Center Street on the west and Ruby Street on the north. Survey includes detailed information on properties. Survey is 443 pages. City currently has only black and white copy. ***Map of surveyed area is attached.*** Survey will be available at meeting and is available at City Hall.
- **EAST SIDE NATIONAL REGISTER HISTORIC DISTRICT (1980).** Over 250 buildings in area bounded by Eastern Avenue to the west, Fourth Avenue to the south, Union Street to east and Washington Street to the north.
- **DOWNTOWN BUILDING SURVEY (1971).** A consultant surveyed 187 buildings in downtown area. Survey offers valuable information as to the current use, size and condition in the early 1970s. ***Survey report is attached.***

DISCUSSED BUT NOT CONDUCTED:

- **MID CENTURY MODERN.** The JHPC and the Museum sponsored a workshop on May 3, 2008 on mid-century modern homes.
- **TUDOR STYLE HOMES.** It looks like Barb Newberg started a presentation on this prevalent Joliet architectural style. Was this ever presented?

STEPS TO CONDUCTING A SURVEY

1. Identify area or theme to be surveyed. Areas or themes threatened by demolition (neglect or development pressure) or incompatible alterations should be given priority.
2. Conduct windshield survey of identified area or theme to generate list of properties to be included and establish boundaries.
3. Conduct survey of final list of properties using standardized inventory form (***see attached***)
4. Submit draft inventory forms to the Secretary of the JHPC for preliminary review.
5. JHPC Secretary will conduct preliminary review for completeness.
6. JHPC Secretary forwards completed inventory forms to JHPC Nomination Committee for final review and acceptance.
7. JHPC Secretary will assign an inventory number to accepted surveys and file the inventory form

STAFF RECOMMENDATION

- Build on existing thematic districts.
 - Bungalows (8 existing)
 - Colonial Revival (4 existing)
 - Catalog/mail order (2 existing)
 - Vernacular (2 existing)
- Conduct thematic surveys, such as:
 - Tudor
 - Limestone
 - Mid-century modern
 - Farmhouses
- Conduct area/district/corridor surveys, such as:
 - St. John's
 - Cunningham
 - Reedswood
 - St. Pats
 - Southside
 - East side
 - Henderson, Columbia, Landau, Eastern
 - Collins Street
 - Jefferson Street (400-1200)
 - E.J. Walsh subdivision (mid-century modern, Larkin-Glenwood-Black)
 - Taylor, Prairie, Cornelia, Douglas, etc.