## ALGONQUIN HISTORIC COMMISSION MINUTES OF REGULAR MEETING JUNE 13, 2012 7:00 P.M.

CALL TO ORDER - ESTABLISH QUORUM:

PRESENT: Chairman Jolitz. Members: Mudra, Purn, Nee, Zange, Koeppel Staff: Ben Mason

APPROVE MINUTES OF REGULAR MEETING OF MAY 9 AND WORKSHOP MINUTES OF MAY 19 AND 26, 2012:

Moved by Member Zange to approve above Minutes. Motion seconded by Member Nee Voice Vote: All Ayes

PUBLIC HEARING CONSIDERATION OF MAJOR IMPROVEMENTS IN OLD TOWN DISTRICT CASE NO. PC 12-02, 103 S. RIVER ROAD FOR RE-SIDNG HOME. PETITIONER: RAY AND CHERYL KIMPEL.

PRESENT: Chairman Jolitz. Members: Mudra, Purn, Nee, Zange, Koeppel Village Staff: Ben Mason. Petitioners Ray and Cheryl Kimpel. Mr. Mason opened this Hearing by informing those present that the petitioners have requested a Certificate of Appropriateness for the re-siding of their home and detached garage located at 103 S. River Road – Case No. PC12-02.

Petitioners are proposing to replace worn double 4" aluminum siding on both the home and garage with new vinyl double 4" siding on all four sides. The new siding will have a wood grain appearance

Staff feels this proposal is compatible with the home's current appearance and consistent with the Preservation Code. Staff recommends approval of the Certificate of Appropriateness as submitted.

After further discussion and questioning, Member Mudra moved to recommend that the building commissioner issue a Certificate of Appropriateness for re-siding at 103 S. River Road PC 12-02 consistent with Petitioner's submittal. It is understood that the Petitioner is replacing siding only. Soffit, fascia and trim are not being replaced at this time — only the clapboard. Motion seconded by Member Purn. Chairman Jolitz repeated the motion and opened the floor for any further questions or discussion. Being none, he asked for a vote. Roll Call: Members Mudra aye, Purn aye, Nee aye, Zange aye, Koeppel aye, Chairman Jolitz aye. Motion approved.

PUBLIC HEARING CONSIDERATION OF MAJOR IMPROVEMENTS IN OLD TOWN DISTRICT CASE NO. PC12-01, 102 CENTER STREET TO REBUILD TWO PORCHES, ALTERATION OF REAR ROOFLINE AND REPAIR/REPLACEMENT OF SIDING. PETITIONER: JEFF MRNAK

### PRESENT:

Chairman Jolitz. Members: Mudra, Purn, Nee, Zange, Koeppel

Village Staff: Ben Mason

Mr Mason informed the Commission that Petitioner has applied for a Certificate of Appropriateness for rebuilding the home's two porches, raising the pitch of the rear roofline and repairing the home's siding.

The Petitioner recently rebuilt the home's front porch and replaced the decking, posts, stairs and porch railing. (Please Note: The work was done without building permits and/or review by the Historic Commission. The Petitioner explained the wood was rotting and the porch was becoming structurally unstable.)

Chairman Jolitz asked and Mr. Mrnak confirmed, that the extent of the deterioration of the porches was so severe that all wooden porch elements were rotten and the porches needed to be completely rebuilt below the roofline, including the support posts, porch railings, floor, steps, and the entire support structure. Petitioner stated that only the 1960s era wrought iron railings at the steps (which are embedded in a cement stoop) would be retained.

Commission members discussed the various facets of the work to be done regarding the replacement of the rotten pieces of wood siding, sofit and trim, the Petitioner indicated the repairs would be with the same wood materials of the same size as the originals.

The matter of the roof alteration on the rear addition was discussed. Mr. Mrnak stated that the current flat roof has a long history of developing leaks. The Commission felt his idea to change the pitch of this small addition by matching the roofline of the garage addition was an excellent suggestion to stop both future leaks and improve the look of the addition. Members asked Mr Mrnak how he intended to finish the gable that faced the street after the roofline alteration. He stated he would use the same type of clapboard as the rest of the house. Member Nee asked if he would also use a frieze board under the eave and he said that would not be a problem for him to do.

The topic of the porches was then started. The Commission located a vintage photo showing the original elements of the home's porches which included turned porch posts and spindles, and extensive decorative wooden details including spandrels and brackets at the top of the porch among other things. Mr Mrnak indicated it was his intention to rebuild the back (side) porch as an open porch like it was when the house was built (it is now closed). He stated that the back porch currently has the original tongue-in- groove type solid surface porch flooring.

The Commission members indicated they hoped the photograph might provide guidance to Mr Mrnak in the future to perhaps consider putting back some of the decorative elements to the upper part of the porches. In the meantime, all of the Commission members indicated that the current rebuilding of the porches should include either turned porch posts or column type design supports, used in conjunction with turned wooden spindles (balustrades) on the wooden porch railings. Additionally, the back porch should have traditional solid surface tongue-in-groove flooring as is currently on the porch. All steps should have a "kick board" across the front. Members felt the petitioner's request to use a lattice work wood skirting around the bottom of the porch and steps was in keeping with the vintage character of the home.

Members Nee and Koeppel stated they felt the railings on the steps should also be a wooden type, matching the porch railings. Chairman Jolitz and member Mudra noted that from a design standpoint they are correct; however, since the current wrought iron railings are structurally sound and in cement, the petitioner is not proposing to replace them at this time. Member Mudra stated he felt the petitioner should be permitted to retain the iron step railings at the side porch to keep them alike since they are both visible.

Following this discussion and questioning, Member Mudra moved to recommend for Case No.12-01 that the Building Commissioner issue a Certificate of Appropriateness for roof alteration, siding repair and rebuilding front and side porches on the house located at 102 Center Street with the following stipulations:

- 1. Siding and trim board repair and replacement of rotten wood as necessary with the same size wooden materials.
- 2. Rear roof alteration to be in accordance with Petitioner's submittal following the slope of the garage roof and that the front gable end facing the street to include a frieze board under the eave and to be finished with wooden clapboards to match the house.

3. Reconstruction of front and side porches to include either round columns or turned wood design style of porch post supports. Additionally, both porches shall have matching wooden railings with turned wood spindles (balustrades) and lattice work skirting around the porches below floor level. The stairs are to be constructed with full front kicker boards across the face of the risers instead of open steps – and enclosed or lattice work skirting at sides under the stairs. Side porch construction should include traditional tongue-in-groove style solid surface porch flooring. The existing wrought iron railings at the stairs may be retained since they are partially anchored in a cement stoop at the bottom of the wood steps and being in sound condition, the petitioner is not seeking to replace them at this time.

Additionally, the petitioner shall abide by all applicable village codes regarding all other facets of this renovation and reconstruction project. Motion seconded by Member Zange Chairman Jolitz repeated motion and asked for any questions. None were asked. Roll Call: Members Purn aye, Mudra aye, Nee aye, Zange aye, Koeppel aye, Chairman Jolitz aye.

NOTE: The Commission gave the petitioner copies of some catalog pages for a number of sources for products for porch projects which could help him. He was invited to a workshop meeting for other resource materials for any items he might need for his vintage home, from door hardware to floor registers and more.

# AUDIENCE PARTICIPATION:

None

#### **OLD BUSINESS:**

A. Interview Project – Status Report:

Ruth Larsen Zimmick, a long time resident will be interviewed sometime in September. We are still waiting for Chief Laine to recommend a date for his interview.

B. New Display Cases At Library and Village Hall

Member Nee and Chairman Jolitz developed a display for the Library. Theme: Algonquin Industries. The Theme for the Village Hall is Local Restaurants. Chairman Jolitz stated we need to focus on developing new exhibits and changing them more frequently.

C. Art Show River Front Park June 30-July 1:

The Commission will display works of art including paintings, etchings, and drawings dating back to the 1890's, which feature views of Algonquin. Ben Mason reported there are 25 entries thus far.

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Booth locations will extend from Pt Edward to the Park Gazebo. Show Hours: 10 a.m. to 5 p.m. There will be no security overnight. Local restaurants will provide lunch which can be ordered.

### APPROVE BILLS FOR PAYMENT:

Member Purn purchased 4 boxes of envelopes for photos in the amount of \$24.88 The 8 foot printed table cloth arrived from Jan Way. Cost: \$227.45 and also two non-printed ones for \$66.00 each.

Moved by member Nee to approve above expenditures. Motion seconded by Member Mudra.

Roll Call: Members Mudra aye, Purn aye, Nee aye, Zange aye, Koeppel aye, Chairman Jolitz: aye.

#### **NEW BUSINESS:**

A, Downtown Planning Study - Project Update:

Mr. Mason introduced the Downtown Planning Study giving the Commission an overview and current status. The purpose of this study is to identify opportunities that will be presented as a result of the Western Bypass. The development of a steering committee of people with a variety of community involvement.

And then Phase One will start which is the assessment of existing conditions, a review of existing plans, etc., property owners and businesses interviews, Launch a website and public survey (See attached layout of planning study.) Phase Two will occur in July when all commissions and committees of the village will attend an open public meeting at St John's Church.

CORRESPONDENCE, COMMENTS OR OTHER BUSINESS: The moving of the Ford School will be Friday July 15 at 10 A.M.

Harvest Days will be the second Saturday in October from 9 A.M. to 2 P.M

#### ADJOURNMENT:

Moved by member Nee to adjourn. Motion seconded by Member Zange

Voice Vote: All Ayes

Meeting adjourned at 9:00 P.M.

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