



123 Madison Street, Oak Park, Illinois 60302

2015 Certified Local Government Annual Report Village of Oak Park Historic Preservation Commission

The Oak Park Historic Preservation Commission was established in 1972 by Village Ordinance (Oak Park Village Code 2-23-1). Members of the Commission are appointed by the Village President and Village Board of Trustees. The Commission's purpose is to help preserve, protect, and enhance the distinctive historic and architectural heritage of Oak Park. As part of its role to preserve the historic integrity of the Village, the Commission reviews exterior alterations to historic properties to ensure that the historic character of the building exteriors is maintained. The Commission also identifies and recommends designation of local historic landmarks and historic districts and seeks to enhance the attractiveness of the Village by educating property owners and citizens about the importance of preservation, restoration, and rehabilitation. The Commission has one full-time historic preservation staff liaison within the Planning Division of the Development Customer Services Department.

This annual report has been prepared in fulfillment of the Village of Oak Park's annual reporting requirement under the National Park Service's Certified Local Government program established under the National Historic Preservation Act. The Village of Oak Park has been a *Certified Local Government* since 1994. A *Certified Local Government* is required to carry out the following responsibilities:

1. Enforce the local historic preservation ordinance for the designation and protection of local historic resources.
2. Maintain an adequate and qualified Historic Preservation Commission established by local ordinance.
3. Maintain a system for the survey and inventory of historic properties.
4. Provide for adequate public participation in the local historic preservation program.
5. Review and comment on nominations to the National Register of Historic Places for properties within its jurisdiction, and, within 60 days of receiving the nominations, submit to the State Historic Preservation Office the written recommendations of the Commission and Chief Elected Official as to whether the property meets the criteria of the National Register.
6. Submit an annual report to the State Historic Preservation Officer of the historic commission's activities during the past year, within 60 days of the end of the local government's fiscal year.
7. Be represented at one or more informational meetings per year pertaining to the work and functions of the Commission or historic preservation.
8. Monitor and notify the State Historic Preservation Office of any actual or proposed demolition or actual or proposed major alteration affecting any property within its jurisdiction listed on the Illinois Register of Historic Places or the National Register of Historic Places.
9. Be responsible, in the case of nominations for historic districts, for verifying the names of owners of properties within the historic district, and providing for a public information meeting at mutually agreeable times and locations.
10. Carry out the general program procedures as outlined in "Certification and Transfer of Local Share of Historic Preservation Fund Allocation to Local Governments."

1. Certificates of Appropriateness

Under the authority of the Oak Park Historic Preservation Ordinance, the Historic Preservation Commission and Commission staff review exterior changes visible from the street that are proposed for Oak Park landmarks and properties located within local and National Register designated historic districts. Oak Park Historic Preservation staff reviewed permits for 822 projects in Oak Park's historic districts or relating to Oak Park landmarks in 2015. The Historic Preservation Commission conducted reviews of 22 projects requiring a Certificate of Appropriateness. The Certificates of Appropriateness were approved for 18 of those projects. There were no Certificates of Economic Hardship.

2. Section 106 of the National Historic Preservation Act

Under the authority of the Oak Park Historic Preservation Ordinance and the Programmatic Agreement with State and Federal Offices, projects funded through the Community Development Block Grant (CDBG) or the U.S. Department of Housing and Urban Development (HUD) are reviewed by the Historic Preservation Commission or staff that meet the qualifications outlined in 36 CFR Part 61, the Secretary of the Interior's Professional Qualification Standards for History or Architecture History.

a. Community Development Block Grant

i. Curb Cuts and Sidewalk Ramps

Curb Cuts and Sidewalk Ramps located at various intersections within the Ridgeland-Oak Park Historic District and the Frank Lloyd Wright-Prairie School of Architecture Historic District. These infrastructure improvements were found to have no impact historic materials or the historic character of the historic districts.

ii. Alley Improvements

Alley Improvements located on various blocks within the Ridgeland-Oak Park Historic District and the Frank Lloyd Wright-Prairie School of Architecture Historic District. These alley improvements were found to have no impact the historic character of the historic districts.

iii. Mills Park Tower, 1025 Pleasant Place

This property is a non-contributing resource located within the Ridgeland-Oak Park Historic District. The building was designed by architects Pyskacek & Rosenwinkel and constructed in 1974 by William E. Burger Company for the Oak Park Housing Authority. The proposed scope of work involves interior bedroom and bathroom renovation. The project was found to meet the Secretary of the Interior's "Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings" and will result in a finding of no adverse effect as defined in 36 CFR Part 800.5(b).

iv. 320 Chicago Avenue

This property is a non-contributing resource within the Frank Lloyd Wright-Prairie School of Architecture Historic District, as it was constructed outside the period of significance for the historic district (c. 1858-1941). The one-story commercial building was constructed in 1951

and designed by architect J. T. Herter for owner Agnes Weir. The scope of work includes removal of the inset entry area of stucco and metal, and replacement with a glass and aluminum storefront system similar to the origin, with 3-foot sliding door, as well as reconfiguration of the interior entry space, to provide enhanced access to the building. The project was found to meet the Secretary of the Interior's "Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings" and will result in a finding of no adverse effect as defined in 36 CFR Part 800.5(b).

v. 436 S Taylor Avenue

This property is a contributing resource within the Ridgeland-Oak Park Historic District. The two-story stucco American Foursquare house was constructed in 1908 by A. Faust for owner C. Haddis and has Prairie School influences. The scope of work includes tearing off the roof down to the deck on the house and dormers, replacing rotten boards, installing asphalt felt and triple-tab architectural shingles, replacing two windows with double-hung vinyl windows, including seal and cap, and install new overhead garage door and frame. The scope of work will require a Certificate of Appropriateness to be approved by the Historic Preservation Commission or Staff. Submittal of the COA application, as well as the contractor scope of work for the roof, garage door specifications and location of windows to be replaced shall be submitted for Historic review.

vi. 134 S East Avenue

This property is a non-contributing Resource within the Ridgeland-Oak Park Historic District. The two-story residential building was constructed in 1956. The scope of work includes a new front concrete landing and installation of a new energy-efficient hot water tank and thermostatic mixing valve. The project was found to meet the Secretary of the Interior's "Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings" and will result in a finding of no adverse effect as defined in 36 CFR Part 800.5(b).

b. Small Rental Properties Rehabilitation Loan Program

The Small Rental Properties Rehabilitation Loan Program is funded by CDBG funds, and all properties designated locally, listed on the NRHP, or deemed eligible for listing on the NRHP require Historic review.

i. 309 Madison Street

This property is not located within a local or National Register historic district and is not recommended eligible for individual listing on the National Register of Historic Places under Criterion C (architecture). The two-story stucco building with retail on the first floor and residential on the second floor was constructed in 1913 by Charles Lindberg for owner William Danz. A second-floor rear addition was constructed in 1959. The brick storefront was added in 1980 and replaced/altered again in 2013.

The proposed scope of work involves rear porch repair, new storm door and entrance door, and interior rehab in the apartment. The project was found to meet the Secretary of the Interior's "Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings" and will result in a finding of no adverse effect as defined in 36 CFR Part 800.5(b).

ii. 108-110 W Harrison Street

This property is not located within a local or National Register historic district and is not recommended eligible for individual listing on the National Register of Historic Places under Criterion C (architecture). A one-story commercial building was constructed in 1909 by developer Frank Caraher, with a second floor residential addition in 1926. The commercial was converted to residential in 1954, the rear porch was enclosed and several opening sizes have been altered.

The proposed scope of work involves interior kitchen, bathroom, bedroom and rear porch rehabilitation, and interior front entrance improvements. The project was found to meet the Secretary of the Interior's "Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings" and will result in a finding of no adverse effect as defined in 36 CFR Part 800.5(b).

c. Single Family Housing Rehabilitation Loan Program

The Single Family Housing Rehabilitation Loan Program is funded by CDBG funds, and all properties designated locally, listed on the National Register or deemed eligible for listing on the National Register will require Historic review. The program includes Rehabilitation Loans and Lead Hazard Reduction Grants.

i. 720 N Ridgeland Ave

This property is a Contributing Resource within the Frank Lloyd Wright-Prairie School of Architecture Historic District and exterior work visible from the street will require a Certificate of Appropriateness. The frame Craftsman Bungalow was constructed in 1913 by developer R. G. Hancock & Company.

The proposed scope of work involves scraping, priming and repainting the exterior wood siding, front and side doors, wood window sashes, and the interior of the front porch; repairing broken window glass on the front porch, capping windows and enclosing the soffits and fascia with aluminum; interior rehab work. Covering the soffits, fascia and windows with aluminum does not meet the Siding and Soffit Policy of the Architectural Review Guidelines. The Guidelines state that wood siding and soffits should be maintained and repaired. Artificial siding may be approved if the existing soffits and window trim is not decorative, and is so deteriorated or damaged that they cannot be economically repaired. Photographs documenting their condition, or a revised scope of work eliminating the artificial siding, must be submitted prior to approval of the COA.

ii. 803 N Taylor Ave

This property is not located within a local or National Register historic district and is not recommended eligible for individual listing on the National Register of Historic Places under Criterion C (architecture). The frame Bungalow was constructed in 1915 by builder G. H. Spaulding.

The proposed scope of work involves repairing exterior wood siding, overhangs, trim, door sills and moldings, and windows, stabilizing and repainting. Additional exterior work includes re-roofing the house and replacing rotting wood stairs on the front porch. Interior work

involves stabilizing and painting the back porch, basement stairs, living and dining room ceilings and walls, and both bathrooms. Other work involves various electrical improvements. The project was found to meet the Secretary of the Interior's "Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings" and will result in a finding of no adverse effect as defined in 36 CFR Part 800.5(b).

iii. 1227 N Lombard Ave

This property is not located within a local or National Register historic district and is not recommended eligible for individual listing on the National Register of Historic Places under Criterion C (architecture). The American Foursquare was constructed in 1924 by builder and developer T. A. Holm. The proposed scope of work involves removal of a non-functioning furnace and installation of a new furnace. The project was found to meet the Secretary of the Interior's "Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings" and will result in a finding of no adverse effect as defined in 36 CFR Part 800.5(b).

iv. 1165 S East Ave

This property is not located within a local or National Register historic district and is not recommended eligible for individual listing on the National Register of Historic Places under Criterion C (architecture). The Craftsman bungalow was constructed in 1922 by builder and developer William Cran. The proposed scope of work involves emergency mold removal from the basement. The project was found to meet the Secretary of the Interior's "Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings" and will result in a finding of no adverse effect as defined in 36 CFR Part 800.5(b).

3. Advisory Review

a. Chicago Avenue Streetscape

Section 7.9.9.E of the Oak Park Historic Preservation Ordinance states that Public works projects within designated historic districts or affecting eligible or designated historic landmarks shall require a certificate of advisory review. The proposed streetscape project was located within the Frank Lloyd Wright-Prairie School of Architecture Historic District.

The Oak Park Historic Preservation Commission found that this project meets the Secretary of the Interior's Standards and that the proposed work will have no adverse effect on the historic district.

b. Planned Developments

Section 7-9-10 of the Historic Preservation Ordinance states that for Planned Development projects within historic districts, the Historic Preservation Commission "shall evaluate the anticipated effect of the zoning action requested in the application on the designated historic district and shall consider the long-term compatibility of the proposed zoning action with the character of the affected historic resources and the effect of any proposed zoning action on the long-range preservation of these resources."

i. 327 Home Avenue

The Historic Preservation Commission provided Advisory Review comments on a proposed Planned Development at 327 Home Avenue. Comments specifically addressed the proposed parking lot and new construction.

ii. **South + Harlem Development**

The Historic Preservation Commission provided Advisory Review comments on the development of a 12-story, mixed-use building at the southeast corner of Harlem Avenue and South Boulevard. The development is partially located within the Ridgeland-Oak Park Historic District, but no buildings are currently located on the site.

4. Local Designations

The Oak Park landmark designation process is initiated by the submission of a nomination form to the Historic Preservation Commission. Upon receipt of a nomination, the Commission makes a preliminary determination of eligibility based on the ability of the proposed resource to meet the criteria outlined in the Oak Park Historic Preservation Ordinance (7-9-5). The preliminary determination of eligibility is followed by a designation hearing. Following the hearing, the Commission determines whether to recommend designation of a historic landmark to the Village Board based on the criteria in the Ordinance. Landmarks are then designated or rejected by the Village Board.

There were no landmarks designated in 2015.

5. Historic Resource Surveys

No historic resource surveys were conducted in 2015.

6. National Register of Historic Places

No properties were listed on the National Register of Historic Places in 2015.

7. Monitoring and Stewardship

a. **Demolitions**

Whole or partial demolition of nine properties in Oak Park was recorded in 2015:

- 260 Madison St
- 517 Wenonah Ave
- 529 Wenonah Ave
- 628 N Humphrey Ave
- 944 Clinton Ave
- 704 Wisconsin Ave
- 261-267 Washington Blvd
- 1042 Chicago Ave
- 1133 Westgate St

Of these buildings, four were documented historic resources and/or within one of Oak Park's historic districts. 260 Madison St was a 1920 commercial building noted as significant for its

association with the early automobile dealer Hill Motor Sales Company and for its design by architect E. E. Roberts. The building was demolished to make way for a new District 97 Board of Education headquarters. 261-267 Washington Blvd is a contributing resource within the Ridgeland-Oak Park Historic District. A total of 44 windows were removed and replaced without Historic Preservation Commission review. 1042 Chicago Ave is located within the Frank Lloyd Wright-Prairie School of Architecture Historic District but, as the building was constructed in 1950, it was outside the period of significance and was a non-contributing resource within the district. Finally, 1133 Westgate St was not located within a historic district but had been recognized as a significant Tudor Revival style building. 1133 Westgate St was part of the 1100-block of Westgate, which was included in the Ten Most Endangered Historic Places in Illinois by Landmarks Illinois in 2005.

8. Commission Activities

a. Historic Preservation Awards

The Historic Preservation Commission cohosted an awards program, Celebrating Stewardship: Heritage, Environment, and Design (Attachment A). The Preservation Awards were presented in conjunction with the Green Awards and Cavalcade of Pride Awards; the latter were presented by the Environment + Energy and the Community Design Commissions. The ceremony was held at the Nineteenth Century Club on December 9, 2015.

The 2015 Preservation Awards were presented for the following:

- 640 Belleforte Ave for Rehabilitation
- 534 N East Ave for Restoration
- 216 S East Ave for Restoration
- 403 N Elmwood Ave for Addition
- 143 S Elmwood Ave for Restoration
- 220 N Euclid Ave (Cheney Mansion Greenhouse) for Adaptive Reuse and Rehabilitation
- 525 Fair Oaks Ave for Addition and Restoration
- 335 S Humphrey Ave for Restoration
- 210 S Kenilworth Ave for Restoration and Addition
- 521 Linden Ave for Fence Restoration
- 646 N Ridgeland Ave for Restoration

b. HPC Newsletter “Landmark Link”

The Commission continued to issue its educational newsletter (Attachment B). One edition was released during 2015. The newsletter included information on the proposed Hulbert Houses Historic District, the three new local landmarks listed in 2014, and the 2014 Historic Preservation Award winners. The newsletter also requested nominations for the 2015 historic preservation awards and gave information on the Architectural Review Committee.

c. Hulbert Houses Historic District

Two public meetings were held in April 2015 to provide information and answer questions regarding a potential new local and National Register historic district on the 500-800 blocks of Clinton and S. Kenilworth Avenues. Commission Char Rosanne McGrath opened the meeting

and provided an overview of the process. Brochures were previously mailed to each property owner in the potential district in 2014. The Village of Oak Park was awarded a grant from the Illinois State Historic Preservation Office to assist in the preparation of a National Register Historic District nomination for the Hulbert Subdivision.

The Hulbert Houses potential district includes 170 contributing resources, 158 of which were built by Thomas Hulbert. The period of significance is 1905-1928. Thomas Hulbert was born in Massachusetts in 1848 and moved to Chicago in 1886. He started as a realtor and developed his first large subdivision in Humboldt Park in 1890. His subdivision in Oak Park was referred to by him as “Hulbert Houses” and he used an aggressive marketing campaign to attract the growing middle class from Chicago. The area is also architecturally significant based on its cohesive design in terms of scale and setbacks. There are many American Foursquare houses with Craftsman and Prairie School influences, as well as architectural styles including Queen Anne and Colonial Revival.

Following public outreach by the Historic Preservation Commission, there did not appear to be enough support from the property owners. The Village Board of Trustees did not approve moving forward with the project.

d. Architectural Review Guidelines

The Historic Preservation Commission and the Architectural Review Committee conducted an ongoing review of the Architectural Review Guidelines. Specific review was conducted of sections including the Introduction, Definitions, Porches, and Commercial Buildings.

9. Attachments

- A. 2015 Historic Preservation Award Recipients and Event program
- B. HPC Newsletter *Landmark Link*

2015 Preservation Awards

640 Belleforte Avenue - Renee R. Glos-Block,
ElementWorx
Rehabilitation

534 N. East Avenue -
Mark Donovan + Mary Ludgin,
Eifler + Associates, Bosi Construction Company
Restoration

216 S. East Avenue - Patrick Vizzone,
Vizzone Construction
Restoration

403 N. Elmwood Avenue - Rebecca + Fritz Kaegi,
Tom Bassett-Dilley Architect, Von Dreele-
Freerksen Construction Company
Addition

143 S. Elmwood Avenue - Bill + Mary DiSomma,
Levy Custom Homes
Restoration

220 N. Euclid Avenue - Park District of Oak Park,
Nagle Hartray Architects, ATP Enterprise Group
Adaptive Use + Rehabilitation
(Cheney Mansion Greenhouse)

525 Fair Oaks Avenue -
Michelle Wasson + Joel Farran,
Morgante Wilson Architects, Elmshire Builders
Addition + Restoration

335 S. Humphrey Avenue - Richard + Kelly Pollock
Studio M Architects, Conrad Construction
Restoration

210 S. Kenilworth Avenue - A. V. Development,
Ideal Custom Designs
Restoration + Addition

521 Linden Avenue -
Claudia Marciniak + Steven Puuiszis,
Adams Street Iron, Mullins Painting
Fence Restoration

646 N. Ridgeland Avenue - Deborah + Lee Brown,
Wicklow Development Group
Restoration

2015 Green Awards

Peggy McGrath
Raising awareness for pesticide avoidance

McLouis Robinet
*Raising awareness to combat climate change and
promote local energy options; Helping to create the
Repair Cafe*

Nancy + Paul Bauer
Helping to create the Repair Cafe

Park District of Oak Park
Oak Park Conservatory bioswale

**Park District Oak Park, Rob Sproule -
Village Forester, Bill Sieck - The Learning
Gardens, Kathryn Jonas - West Suburban
Openlands Treekeepers**
First Illinois Municipal Arboretum

Ana Garcia Doyle
Coordinator, One Earth Film Festival

Cheryl Munoz
Sugar Beet Co-op

Green Community Connectons
*ProAction Cafe, Richard Alton,
Sally Stovall and James Babcock*

Oak Park Apartments
"Greening" over 40 buildings

**Jason LeFleur - Green Home Renovation
The George Family - Right-Sized Home
Phillip O'Connor - Litter Clean-Up**
Honorable Mention

2015 Cavalcade of Pride Awards

~ Residential ~

715 N. Oak Park Avenue
Mary + Jim Vostal

438 Augusta Street
Georga + Allen Parchem

Welcome and Opening Remarks

Peter Barber
Village of Oak Park Trustee

2015 Preservation Awards

David Sokol, Commissioner
Historic Preservation Commission

2015 Green Awards

Nick Bridge, Chair
Environment + Energy Commission

2015 Cavalcade of Pride Awards

Douglas Chien, Chair
Community Design Commission

*Thank you to the Nineteenth Century Club
for hosting the reception.*

Food courtesy of

Cucina Paradiso Twomaytoz Catering

818 N. Ridgeland Avenue
Nicole Clifton + Ian Sutherland

338 Wisconsin Avenue
Liz + Ron Klein

305 N. Ridgeland Avenue
Lisa + Al Schwartz

307 S. Cuyler Avenue
Lucinda + John Vriner

526 S. Kenilworth Avenue
Melinda Wright + Joseph Trojanowski

1100 Clarence Avenue
Jim Keegan

518 Lyman Avenue
Tina + Brian Trost

~ Most Improved ~

716-720 Ontario Street
Irene + Walter Drechsler

~ Multi-Family ~

1019-1023 S. Oak Park Avenue
MJM Properties

~ Garden ~

705 + 711 S. East Avenue
Stacy Waters, Tami + John Coty

~ Commercial ~

7128 Roosevelt Road
Salerno's Pizza + Pasta

~ Sign ~

135 N. Oak Park Avenue
Laura Kitsos, Gem Jewelry + Lifestyle

~ Good Neighbor ~

6815 W. Roosevelt Road, Berwyn
WIRE - Paul Bolger, Tracey Dear, Chris
Neville, Jon Smith

Village of Oak Park

Anan Abu-Taleb, Mayor
Trustees Peter Barber, Glenn Brewer, Colette
Lueck, Andrea Ott, Adam Salzman, Bob Tucker
Cara Pavlicek, Village Manager

Historic Preservation Commission

Rosanne McGrath (Chair), Fred Brandstrader,
Greg Battoglia, Laura Jordahl, Don McLean,
Dan Moroney, Regina Nally, Gary Palese,
Christopher Payne, Tony Quinn and David Sokol
Staff Liaison: Douglas Kaarre

The Historic Preservation Commission, established in 1972, is an 11-member body which evaluates proposals affecting the Village's landmarks and historic districts. The Commission also acts as a resource on historic preservation issues to the Village Board and to Oak Park's citizens.

Environment & Energy Commission

Nick Bridge (Chair), Townsend Bailey, Bill Burns, Carolyn
Cullen, Alex Frank, Peter Hugh, Hanna Kwiecinska,
Michael O'Rourke and Bob Peterson
Staff Liaison: Karen Rozmus

The Environment and Energy Commission, established in 1974, is a 9-member body which advises the Board with regard to the best methods of maintaining an environment beneficial to the Village and as free from pollution as is practical and is reasonable; methods to promote energy conservation, environmental sustainability, recycling, waste reduction, water conservation and reduction of air emissions in the Village and for Village residents.

Community Design Commission

Douglas Chien (Chair), Julie Carpenter, Susan Ebner,
Teresa Heit-Murray, Richard Katz, Christina Loran
(former), Lloyd Natof, James Rolfes, John Schiess
(former), Aaron Stigger and Michele Wheeler
Staff Liaison: Craig Failor

The Community Design Commission was established with the objective of developing a continuous program to enhance the aesthetic quality of life in the Village of Oak Park. Its tasks and projects include providing design advice, administering the Cavalcade of Pride awards each year and developing resource material to aid in private property development, in addition to hearing requests for sign regulation variations.



Celebrating Stewardship:

Heritage Environment Design

2015

Preservation Awards
Green Awards
Cavalcade of Pride Awards

December 9, 2015
Nineteenth Century Club
178 Forest Avenue



LANDMARK LINK

The newsletter of the Oak Park Historic Preservation Commission - Spring 2015

New historic district proposed in Oak Park

The Oak Park Historic Preservation Commission is considering creating the Hulbert Houses Historic District to recognize special historical and architectural character of the area, which encompasses the 500 through 800 blocks of Clinton and South Kenilworth avenues.

The district has long been identified as one of Oak Park's premiere neighborhoods. Formal recognition will encourage continued pride in ownership through long-term maintenance, appropriate alterations and careful attention to maintaining its character.

The commission is seeking support from property owners in the area to formally recognize the historic district. The Hulbert Houses Historic District would be both locally designated and listed on the National Register of Historic Places, similar to Oak Park's three existing historic districts.

This listing would provide formal recognition, eligibility for tax incentives and, more importantly, protection of the architectural and historical characteristics within this important neighborhood through the review of future demolition and exterior alterations.

The Hulbert Houses, Oak Park

RESIDENCES ONLY—No Flats Allowed; \$4,500 to 7,000, ON PAYMENTS ANY BUYER CAN EASILY MAKE.

Do you realize that the attractive, artistic house is more the product of careful thought and effort than of extra cost? Careful thought and effort have been the "watchwords" on the HULBERT property, and on the houses built on it, with the result a property in a class absolutely by itself, unapproached in attractiveness by anything about Chicago, AND with it goes protection against everything which could mar its beauty or usefulness.

TRANSPORTATION—Garfield Park branch of Metropolitan Elevated to Oak Park Av., walk two blocks west: Lake Street Elevated to end of line, walk one block east, four blocks south. From West Side, Madison Street car direct to Clinton Avenue.

THOMAS H. HULBERT

"BUILT ON HONOR HOUSES"

JACKSON BLVD. & CLINTON AV., OAK PARK

CITY OFFICE, 6 MADISON ST.

Advertisement from Oak Leaves newspaper, Oct. 5, 1907

A public information meeting is scheduled for 7 p.m., Monday, April 27, 2015 in the Veterans Room of the Oak Park Public Library, 834 Lake St.

Based on community support, the Village will determine whether to prepare the historic district nomination report, which

would be used for both the local and National Registration process. The National Register process requires review and approval by the Illinois Historic Sites Advisory Council and the National Park Service. The local historic district requires review and approval by the Village Board of Trustees.

THREE NEW LANDMARKS



636 FAIR OAKS AVENUE

Edward B. Kittle House
1909, Prairie School
Architects: Tallmadge and Watson
Designated: October 6, 2014



200 S. EAST AVENUE

Walter S. Gerts House
1897, Eclectic: Queen Anne/Prairie School
Architect: Frank D. Thompson
Designated: October 6, 2014



1010 FAIR OAKS AVENUE

I.M. and Fannabell Fixman House
1953, Mid-Century Modern
Designers: Schurecht, Inc. and Fixmans
Designated: December 8, 2014

A tip of the hat to preservation award winners

The Oak Park Historic Preservation Commission (HPC) recognizes property owners, architects and contractors annually for their outstanding work on restoring and reusing historic buildings.

The Nineteenth Century Club played host to the 2014 “Celebrating Stewardship:

Heritage, Environment, Design” event last November, when the HPC honored seven projects around Oak Park for their sensitive and creative rehabilitation of buildings and properties.

The event was also shared by the Environment & Energy Commission’s Green

Awards and the Community Design Commission’s Cavalcade of Pride Awards.

Architects and contractors joined property owners to receive their awards following an introduction from Village President Anan Abu-Taleb.

208 S. CUYLER AVE.

John and Laura Connelly (owners); Magner-Manalang (architects); M. J. Parker Co. (contractor)



The Award acknowledges the restoration of historic wood windows and siding, and sensitive dormer additions.

178 FOREST AVE.

Nineteenth Century Charitable Association (owners); Fortune Restoration, Renaissance Roofing (contractors)



The Award acknowledges restoration of the slate roof, original wood windows and exterior masonry.

239 S. GROVE AVE.

Wesley & Kate McMillan (owners); Errol J. Kirsch (architect); Bonterra (contractor)



The Award acknowledges the removal of non-original stucco and the restoration of the original wood siding.

212 N. LOMBARD AVE.

Patricia Vizzone (owner), Ken Vizzone (contractors)



The Award acknowledges the whole house rehabilitation, including siding restoration and a new front porch.

820 MADISON ST. / 442 S. GROVE AVE.

Interfaith Housing Development Corp. (owner), Weese, Langley, Weese (architects), McShane Construction (contractor)



The Award acknowledges the sensitive adaptive use of a former auto sales building into affordable housing and retail.

309 LINDEN AVE.

Mike and Beverly Kralovec (owners), Wicklow Development Group (contractor)



The Award acknowledges the restoration of the house following a fire.

100-106 S. OAK PARK AVE.

Christopher Ala (owner), Jef + Associates (architect), All High Work (contractor)



The Award acknowledges the complete rehabilitation of the building and a sensitive two-story addition.

Nominations sought for 2015 historic preservation awards

Nominations for the 2015 Historic Preservation Awards Program are now being sought by the Oak Park Historic Preservation Commission, citizen volunteers who advise the Village Board on historic preservation issues. Aug. 28 is the deadline for submissions.

Single-family residences, apartment buildings, commercial buildings, public/institutional buildings and religious structures may be nominated in the following categories – restoration, rehabilitation, adaptive use and additions/new construction. Additional awards are presented for stewardship, detail and design.

Projects must be located within the boundaries of the Village and should have been created within the past five years. Nominations need not be in an historic district. Interior work also may be considered in conjunction with exterior work.

The Historic Preservation Commission and the Environment & Energy Commission also are seeking applicants for a joint award for projects that address both historic preservation and sustainability issues.

Any resident, owner or tenant of eligible structures, members of local preservation and historical societies, and members of local boards and commissions may make nominations. The judges' decisions will be based upon the Historic Preservation Commission's Architectural Review Guidelines, which are based on the Secretary of the Interior's Standards for Rehabilitation, as well as considerations of contextual and design appropriateness.

Nomination forms are available in Village Hall, 123 Madison St., by calling 708.358.5417 or by email to historicpreservation@oak-park.us. A nomination form also can be completed online or downloaded at www.oak-park.us. Nominations may be submitted online, in person, by U.S. Mail or via email.

NEWS YOU CAN USE

The Planning Division is part of the Development Customer Services Department. Building and demolition permits are reviewed for properties designated as Historic Landmarks or located within a Historic District. There are approximately 4,000 buildings which fall under those categories. In 2014, the Historic Preservation Division reviewed 1,169 permit applications, of which only 31 required review by the Historic Preservation Commission.

ARCHITECTURAL REVIEW COMMITTEE

The Architectural Review Committee (or ARC) is a subcommittee of the Historic Preservation Commission made up of five architects and contractors that meets with applicants in an informal setting to discuss a proposal and provide feedback based on the Architectural Review Guidelines.

The ARC, as well as Staff, may also approve applications for Certificates of Appropriateness and Certificates of Advisory Review when the proposed work involves restoration of original conditions, no changes in materials, changes not visible from the street, work on non-contributing structures, or other types of activities determined by the Commission to have limited effect on the historic, architectural, or aesthetic qualities of Landmarks or districts.

Historic Preservation Commission Members

Rosanne McGrath, Chair

Joerg Albrecht
Greg Battaglia
Fred Brandstrader
Don McLean
Dan Moroney

Regina Nally
Christopher Payne
Gary Palese
Tony Quinn
Tom Sundling

The Historic Preservation Commission is an 11-member body of citizen volunteers appointed by the Village President to implement the Village's Historic Preservation Ordinance. Its mission is to preserve, protect and

enhance the distinctive historic and architectural heritage of Oak Park. The Commission identifies historic resources and designates Historic Landmarks and Historic Districts, reviews exterior changes to designated historic

properties, and strives to educate property owners and citizens about the Architectural Review Guidelines and the importance of the preservation, restoration and rehabilitation of historic residential and commercial properties.