



Rock Island Preservation Commission

Council Chambers (third floor) City Hall

1528 – 3rd Avenue

Regular Meeting

December 17, 2014

5:30 PM

1. Call to Order and Roll Call
2. Approval of the written Agenda
3. Approval of the October 15, 2014 meeting minutes
4. Review and provide comments to Board of Zoning Appeals on a variance request for 804 20th Street
5. Other Business
6. Adjourn

MINUTES
PRESERVATION COMMISSION
OCTOBER 15, 2014
CITY HALL COUNCIL CHAMBERS

MEMBERS PRESENT: Brent Bogen, Kent Cornish, Lendol Calder, Craig Kavensky, Sue Swords, Anthony Heddlesten

MEMBERS ABSENT: Lo Milani, John Strieter, Colleen Vollman

ASSOCIATE MEMBERS: Jeff Dismer, Diane Oestreich

STAFF PRESENT: Ben Griffith, Brandy Howe

OTHERS PRESENT: None

CALL TO ORDER: Chairman Bogen called the meeting to order at 5:31 PM.

AN ORDER APPROVING THE WRITTEN AGENDA:

MOTION: Kavensky made a motion to approve the written agenda. Swords seconded the motion. **The motion carried on a vote of 6-0.**

AN ORDER APPROVING THE MINUTES OF THE SEPTEMBER 17, 2014 MEETING:

MOTION: Cornish made a motion to approve the minutes as presented. Calder seconded the motion. **The motion carried on a vote of 6-0.**

CLG GRANT UPDATE

Chairman Bogen asked Howe to provide a report. Howe reported that a subcommittee meeting to discuss options for the CLG grant was held on September 24th. Members present included Chairman Bogen, Associate Oestreich, Associate Anderson, and staff members Howe and Griffith. The subcommittee discussed two projects—a preservation plan and a QR Code brochure. The subcommittee determined that they would seek Council approval to submit an application to the Illinois Historic Preservation Agency for one of the two projects, with a preference being the preservation plan. Chairman Bogen and Howe will present the options to City Council at study session at the next meeting on Monday, October 20th. If Council approves, Howe will work with Commissioners as needed to prepare a CLG grant application and submit by the November 14th deadline.

Cornish asked if the Commission should make a motion to endorse this plan. The Commission agreed that a motion to move forward as presented was in order. Swords asked for confirmation that the preservation plan was the preferred project. Howe indicated that is correct. Cornish made a motion to approve the recommendation of the subcommittee. Heddlesten seconded the motion. **The motion carried on a vote of 6-0.**

ADDITIONAL OUTREACH ACTIVITIES

Chairman Bogen asked if there were any updates on additional outreach activities to be conducted by the Commission. Heddlesten asked if anyone tried the sample QR Code that was placed on City Hall. Associate Oestreich indicated she tried it and was pleased by the result; it was a successful trial and that is why it is one of the two potential CLG projects.

OTHER BUSINESS:

Chairman Bogen asked there was any further business to discuss. Swords commented that she would be attending an event in Chicago this weekend called Open House Chicago which is a free public festival that offers behind-the-scenes access to 150 buildings across Chicago. More information on this event is available at openhousechicago.org. Heddlesten added that locally there is a private open house for historic districts at Fulton Landing in Davenport on Thursday, October 16th.

Griffith stated that no applications had been submitted for the November meeting but while the deadline for landmarks had passed, the deadline for COA's was not until the following Tuesday. Griffith reminded everyone to be mindful of any *ex parte* communications and to contact the Planning Office with any questions regarding any items on upcoming agendas.

ADJOURNMENT:

MOTION: Heddlesten moved to adjourn. Swords seconded the motion. **The motion carried on a vote of 6-0.**

The meeting was adjourned at 5:48 p.m.

Minutes submitted by Brandy Howe

Staff Report
Community & Economic Development Department



To: Members of the Preservation Commission
From: Brandy Howe, Urban Planner
Subject: Variance Request at 804 20th Street, Rock Island
Date: December 11, 2014

Address: 804 20th Street
District: Broadway Historic District
Classification: MOSUS (Barnhart House)



Applicable Regulations and Guidelines

Sec. 11-106(13): Powers and Duties of the Preservation Commission - To review applications for zoning variances that affect designated landmarks and historic districts prior to the date of the hearing by the Board of Zoning Appeals.

Residential Design Guidelines for Rock Island Historic Districts and Landmarks

Background

An application for a zoning variance was submitted by Tim McGuire who entered into a purchase agreement to buy the home at 804 20th Street. One of the contingencies of the agreement was for the current owner of the property, Macrina Feller, to construct a six foot tall back yard privacy fence on the site prior to Mr. McGuire taking title to the property.

The Zoning Ordinance permits fences in residential districts up to 6 feet in height. The property is a corner lot fronting 20th Street with the side lot adjacent to 8th Avenue in rear and side yards; however, fences adjacent to a public street may not exceed 3½ feet (42") in height. The property is a corner lot fronting 20th Street with a side adjacent to 8th Avenue.

Unaware of the City's regulations regarding fence height, the property owner started to install the fence to comply with the purchase agreement (see photo). It was brought to the attention of the City's Planning Division that the fence was being constructed on the site. Mr. Fries, Urban Planner II, then notified the owner that a variance is required to construct a fence taller than 3½ feet adjacent to a public street. Work was stopped on the fence installation and the variance request was submitted to Mr. Fries.



Staff Comments

Residential Design Guidelines for Rock Island Historic Districts and Landmarks indicates that fences in historic neighborhoods should be appropriate for the size and scale of the property and that ornate iron fences are appropriate and compatible.

Preservation Commission Comments

Per the powers and duties granted to the Preservation Commission, the Commission may provide comments on this issue to the Board of Zoning Appeals (BZA). The BZA will consider the Commission's comments, in addition to any public testimony received at a public hearing scheduled for January 14, 2015, to make their decision on the variance request.



City of Rock Island PRESERVATION COMMISSION 2015 Public Meeting Schedule

Landmark Application Deadline	Certificate of Appropriateness Deadline	Public Meeting Date
November 18, 2014	November 25, 2014	December 17, 2014
December 16	December 23	January 21
January 20	January 27	February 18
February 17	February 24	March 18
March 17	March 24	April 15
April 14	April 28	May 20
May 19	May 26	June 17
June 16	June 23	July 15
July 14	July 28	August 19
August 18	August 25	September 16
September 15	September 29	October 21
October 20	October 27	November 18
November 17	November 24	December 16
December 15, 2015	December 29, 2015	January 20, 2016

Meetings are generally the third Wednesday of the month, beginning at 5:30 PM and are held in the Council Chambers (Third Floor) at City Hall, 1528 – 3rd Avenue