

# Rockford Historic Preservation Commission

May 13, 2008 - 5:15 PM

Conference Room B

Rockford City Hall

**Present:** Laura Bachelder, Maureen Flanagan, David Hagney, Mark McInnis

**Absent :** Sally Faber, Thomas Graceffa, Ald. Doug Mark

**Staff :** Ginny Gregory, Lucia Rinedollar

**Others:** Joann Rossi, Tim Hatch

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## UNFINISHED BUSINESS

### Certificates of Appropriateness

#### ♦ 420 South 3<sup>rd</sup> Street

During previous meetings Joann Rossi, representing the owner, Stepping Stones, had explained that the top of the smaller chimney at the rear of the house is beginning to crumble. They would like to remove this chimney down to the attic floor. Ms. Rossi had noted that being a non-profit, funds for repairs are extremely limited. Although understanding the financial burden, the Commission determined that bids should be obtained for the repairs before making a decision because the guidelines do not allow the removal of original chimneys.

Ms. Rossi then obtained bids and explained that the masons did not recommend rebuilding the chimney from the attic level up because the lower section may no longer be able to support the weight. They agreed that the only way to repair it would be to rebuild it from the basement all the way up which would cost more than \$24,000 which is the quoted amount for rebuilding it from the second floor up. The quotes for just removing the chimney down to the attic level were from \$2,600 to \$4,000. The item was laid over at the last meeting so that Ms. Rossi could e-mail Ginny photos of the chimney.

Ms. Rossi had e-mailed the photos to Ginny and was present to discuss the issue. Once again, she stated that the masons did not feel the chimney would support the weight of repairing the chimney without rebuilding it all the way from the bottom to the top. They are unsure how long the lower section will be stable if the section is removed from the attic floor up but feel this is the best solution at this time. Ms. Rossi noted that in the future if the lower section begins to crumble, it may be feasible to rebuild the entire chimney at that time.

After reviewing the photos, the Commission agreed that due to safety concerns the application could be approved even though it does not meet the guidelines. The other determining factor is that it is a supplemental chimney, not the primary one and is not readily visible from the front of the house.

Maureen Flanagan made a **MOTION** to **APPROVE** the Certificate of Appropriateness for the removal of the rear chimney down to the attic level as submitted. David Hagney seconded the motion. The motion **CARRIED** by a vote of **3-1**. Mark McInnis voted 'No'.

♦ **226 North Main Street**

This application is for the removal of the Times Theater sign. Ginny noted that she had talked with Matt Provenzano, the building owner, and he indicated that they intend to replace the sign in the future but they feel it is necessary to remove the current sign now due to safety concerns. The sidewalk has been blocked off due to falling pieces per instructions from Kevin Ciabatti of the Building Department.

The Commission agreed that the theatre marquee is a basic feature of the theatre and should not be removed if there is any way to save it. They would like the opinion of an Illinois licensed, structural engineer regarding the structural stability before making a decision. It was agreed that the sign companies are not qualified to make a recommendation.

During discussion it was noted that if the safety issue becomes more serious, a building official could make the determination that the marquee must be removed.

David Hagney made a **MOTION** to have this item **LAI D O V E R** until the next meeting, requesting that the marquee be inspected by a structural engineer. Maureen Flanagan seconded the motion. The motion **CARRIED** by a vote of **3-1**. Mark McInnis abstained.

## **NEW BUSINESS**

### **Certificate of Appropriateness for 617 – 619 Grove Street**

Tim Hatch was present to explain that this application is to remove a concrete porch and replace it with a wooden porch as shown in illustrations submitted with the application. It is also for the removal of asbestos siding with the original wood siding to be repaired and painted. Shutters will also be removed.

David Hagney made a **MOTION** to **APPROVE** the Certificate of Appropriateness for the replacement of the concrete porch at 617-619 Grove Street with a wooden porch with wood balusters as submitted. Maureen Flanagan seconded the motion. The motion **CARRIED** by a vote of **4-0**.

David Hagney made a **MOTION** to **APPROVE** the Certificate of Appropriateness for the removal of the asbestos siding and shutters at 617-619 Grove Street with the original wood siding being repaired and painted as submitted. Maureen Flanagan seconded the motion. The motion **CARRIED** by a vote of **4-0**.

Maureen Flanagan made a **MOTION** to **ADJOURN** and Mark McInnis seconded the motion. The motion **CARRIED** by a vote of **4-0**.

The meeting was adjourned at 5:45 PM.

Respectfully submitted by,  
Lucia Rinedollar,  
Sr. Administrative Assistant  
Community Development Department

