### AGENDA

1. **CALL TO ORDER**
2. **APPROVAL OF AUGUST 28, 2019 MINUTES**
3. **REGULAR BUSINESS**
   - Deliberations will be held at the end of each case after public comment has been closed. No public comment is allowed during deliberations.
   - **CASE No HPC 19-09**
     - (Continued from 8-28-19 hearing)
     - Public hearing on the request of Jonathan Thomas and Jennifer Repogle, to obtain a Certificate of Appropriateness to allow for the installation of roof mounted solar panels for the property located at 1602 W. Moss Avenue (Parcel Identification No. 18-08-176-003), Peoria, Illinois (Council District 2).
   - **CASE No HPC 19-12**
     - Public hearing on the request of Thien Tam Buddhist Temple NFP, to obtain a Certificate of Appropriateness to allow for a freestanding sign, for the property located at 839 W. Moss Avenue (Parcel Identification No. 18-05-482-018), Peoria, IL (Council District 2).
   - **CASE No HPC 19-13**
     - Public Hearing on the request of John Baskin to obtain a Certificate of Appropriateness in a Class R-7 (Multifamily Residential) District to replace portions of the front porch for the property located at 807 NE Perry Avenue (Parcel Identification No. 18-04-434-017), Peoria, IL (Council District 1)
4. **UNFINISHED BUSINESS**
   - Discussion of Chapter 16 Historic Preservation Code – Designation Procedure
5. **CITIZENS’ OPPORTUNITY TO ADDRESS THE COMMISSION**
6. **ADJOURNMENT**

Inquiries: Community Development Department, (309) 494-8600 or kweick@peoriagov.org
TO: Historic Preservation Commission

FROM: Kerilyn Weick, Senior Urban Planner

DATE: September 25, 2019

RE: HPC CASE NO.19-12: Public hearing on the request of Thien Tam Buddhist Temple NFP, to obtain a Certificate of Appropriateness to allow for a freestanding sign, for the property located at 839 W. Moss Avenue (Parcel Identification No. 18-05-482-018), Peoria, IL (Council District 2).

NOTIFICATION:
Mailed notification was provided to property owners with property in the local historic district and within 250 radial feet of the subject site. Notice was sent no less than 15 days prior to the review.

REQUEST SUMMARY:
The applicant requests a Certificate of Appropriateness to install an on-premise freestanding sign made of stone with engraved lettering. The sign is proposed for the property at 839 W. Moss Avenue. The sign would be installed in the front yard and will face Moss Avenue. The sign identifies the existing place of worship located at the subject address. According to the applicant, the back side of the sign will display a Vietnamese poem with same lettering as the front of the sign. Only part of the property is in the local Moss-High Historic District. The proposed sign is inside the boundaries of the local historic district.

The subject property was approved for a special use for place of worship in 2015 in Ordinance 17,295. A condition of the special use is any alterations or improvements for the portion of the property that falls within the Moss-High Local Historic District requires a Certificate of Appropriateness. The special use allows for a freestanding sign that may not exceed 5 feet in height and 20 square feet in area. The proposed sign will comply with these dimensions. The applicant has indicated that the sign will be installed such that the bottom 11 inches needs to be below grade so that the height of the sign complies with the special use ordinance. A sign permit has been applied for by the applicant.

Please refer to the attached application for more detailed information on the proposal.

DISCUSSION:
The Commission should consider the criteria in Historic Preservation Ordinance Section 16-64, when determining if the proposed work is compatible and appropriate.

OPTIONS:
- Approve the application as requested.
- Modify and grant the application.
- Deny the application.

If denied, the petitioner will not be able to submit an application for the same improvements until it is modified to fit the Commission’s requests, or a period of 1 year has elapsed.
Disclaimer: Data is provided 'as is' without warranty or any representation of accuracy, timeliness or completeness. The burden for determining fitness for, or the appropriateness for use, rests solely on the requester. The requester acknowledges and accepts the limitations of the Data, including the fact that the Data is in a constant state of maintenance. This website is NOT intended to be used for legal litigation or boundary disputes and is informational only. -Peoria County GIS Division

County of Peoria, Tri-County Regional Planning Commission, Kucera International, Inc., Peoria County, IL, HERE, USGS
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Certificate of Appropriateness Application
Historic Preservation Commission

Property Information: (The property the work will be performed on)
Address: 839 W Moss Ave Zip Code 61606
Tax ID Number: 18-05-479-018 Architectural Style:

Applicant: (The person/organization applying.)
Name: Phung C. Thai
Company/Neighborhood Association: C/O TAIEN TAM TEMPLE
Address: 839 W. Moss Ave
City: Peoria State: IL ZIP:
Daytime Phone: (309) 472-5128 Email:
Applicant Signature: Date: 8-19-19

Owner: (Skip this section if the applicant and owner information is the same)
Name: Same
Company/Neighborhood Association:
Address:
City: State: ZIP:
Daytime Phone: Email:
Owner Signature: Date:

Contractor Information: (If available, not required)
Name:
Company/Neighborhood Association:
Address:
City: State: ZIP:
Daytime Phone: Email:
Certificate of Appropriateness Application
Historic Preservation Commission

Property Information: (The property the work will be performed on)
Address: 839 W. MOSS AVE, PEORIA IL Zip Code: 61606
Tax ID Number: 18-05-482-018 Architectural Style:

Applicant: (The person/organization applying.)
Name: THIEN TAM TEMPLE, NFP
Company/Neighborhood Association:
Address: 839 W. MOSS
City: PEORIA State: IL Zip: 61606
Daytime Phone: (309) 472-5128 Email:
Applicant Signature: Date:

Owner: (Skip this section if the applicant and owner information is the same)
Agent: Dick L. Williams
Name:
Company/Neighborhood Association:
Address: 139 E. WASHINGTON St
City: PEORIA State: IL Zip: 6161
Daytime Phone: (309) 694-3196 Email:
Owner Signature: Dick L. Williams Date: 8/21/19

Contractor Information: (If available, not required)
Name:
Company/Neighborhood Association:
Address:
City: State: ZIP:
Daytime Phone: Email:
Project Description:

Provide a detailed description of the work to be done. Include material types, colors, style, and methods of construction. If the work involves removal of material or structure, indicate how the historical value and visual quality of the structure will be retained and ensure the integrity of the landmark or district. You may attach separate sheets if desired.

Narrative of proposed work:

To erect a new sign for the temple. The sign itself is a 20 sq. ft stone and the letters are engraved on the stone.
CHÙA THIÊN TÂM

Thien Tam Buddhist Temple

430 W Moss Ave, Penita, CA 91606
### CORPORATION FILE DETAIL REPORT

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(One Certificate per Transaction)

### OTHER SERVICES

- File Annual Report
- Adopting Assumed Name
- Change of Registered Agent and/or Registered Office Address

*BACK TO CYBERDRIVEILLINOIS.COM HOME PAGE*
TO: Historic Preservation Commission

FROM: Kimberly Smith, Senior Urban Planner

DATE: September 25, 2019

RE: HPC CASE NO. 19-13: PUBLIC HEARING on the request of John Baskin to obtain a Certificate of Appropriateness in a Class R-7 (Multifamily Residential) District to replace portions of the front porch for the property located at 807 NE Perry Avenue (Parcel Identification No. 18-04-434-017), Peoria, Illinois (Council District 1)

NOTIFICATION:
Mailed notification was provided to surrounding property owners within 250 radial feet of the subject site and no less than 15 days prior to the review.

REQUEST SUMMARY:
The petitioner is requesting a Certificate of Appropriateness to replace portions of the front porch at 807 NE Perry Avenue.

Please refer to the attached application materials for more detailed information on the proposal.

DISCUSSION:
The Commission should consider the criteria in Historic Preservation Ordinance Section 16-64, when determining if the proposed work is compatible and appropriate.

OPTIONS:
- Approve the application as requested.
- Modify and grant the application.
- Deny the application.

If denied, the petitioner will not be able to submit an application for the same improvements until it is modified to fit the Commission’s requests, or a period of 1 year has elapsed.
Disclaimer: Data is provided ‘as is’ without warranty or any representation of accuracy, timeliness or completeness. The burden for determining fitness for, or the appropriateness for use, rests solely on the requester. The requester acknowledges and accepts the limitations of the Data, including the fact that the Data is in a constant state of maintenance. This website is NOT intended to be used for legal litigation or boundary disputes and is informational only. -Peoria County GIS Division
Certificate of Appropriateness Application
Historic Preservation Commission

Property Information: (The property the work will be performed on)
Address: 807 N. E Perry St. Zip Code
Tax ID Number: 18-04-434-01 Architectural Style:

Applicant: (The person/organization applying)
Name: John Baskin
Company/Neighborhood Association:
Address: Peoria, IL
City: Peoria State: IL ZIP: 61603
Daytime Phone: (309) 264-4102 Email: jhnbskn@yahoo.com
Applicant Signature: John Baskin Date: 8-28-19

Owner: (Skip this section if the applicant and owner information is the same)
Name: John Baskin
Company/Neighborhood Association:
Address:
City: State: ZIP:
Daytime Phone: Email:
Owner Signature: Date:

Contractor Information: (If available, not required)
Name: Terry Jones
Company/Neighborhood Association:
Address: 824 W. Newland Ave.
City: State: ZIP: 61604
Daytime Phone: (309) 712-7075 Email:
Project Description:

Provide a detailed description of the work to be done. Include material types, colors, style, and methods of construction. If the work involves removal of material or structure, indicate how the historical value and visual quality of the structure will be retained and ensure the integrity of the landmark or district. You may attach separate sheets if desired.

Narrative of proposed work:

Proposed work includes take off of rolled asphalt roofing, repair sheathing and roof joints where bad. Replace shingles, sheeting, and asphalt rolled roofing.
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TO: Historic Preservation Commission
FROM: Kerilyn Weick, Urban Planner
DATE: September 25, 2019
RE: UNFINISHED BUSINESS
   Discussion of Chapter 16 Historic Preservation Code – Designation Procedure
   Discussion on possible creation of Pictorial Architectural Index

DISCUSSION:
At the request of the Commission at the June hearing, the following topics for discussion are continued to the regularly scheduled September 25, 2019 Historic Preservation Commission hearing.

Discussion of Chapter 16 Historic Preservation Code – Designation Procedure (ordinance attached)
City of Peoria Municipal Code
Chapter 16 – Historic Preservation
Sec. 16-86. - Designation procedure.

(a) Application. The commission, by a majority vote of all members, or any person may apply for
landmark or historical district designation for property and improvements located within the corporate
limits of the city.

Prior to application submission, the applicant must forward by regular mail, a letter notifying the
owner of intent to submit an application for local historic designation.

Applications shall be filed with the director of planning and growth management on forms provided
by the commission. The application shall include or be accompanied by the following:

(1) The name and address, as shown on the tax assessor's rolls, of the owner of the property
proposed for designation.

(2) The legal description and common street address of the property proposed for designation.

(3) A map delineating the boundaries and location of the property proposed for designation.

(4) A written statement describing the property and setting forth reasons in support of the
designation proposed.

(5) Written statement indicating when and how the owner was notified of the proposed
designation, and whether or not the owner consents to the proposed designation.

(6) Notarized statement from the applicant specifically stating that the required notification letter
was sent to the owner.

(7) Initialed checklist to show that all items have been completed, including the pre-application
requirements listed above.

(8) Such other information as may be required by the commission.

(b) Owner consent. The commission shall only consider for landmark designation properties whose
owner or owners of record have responded to the application by submitting to the commission a
letter of consent approving the designation of the property as a historic landmark. If such owner or
owners do not consent to designation, the commission shall take no further action with respect to
such property (and shall not recommend landmark designation to the city council). The commission
shall only consider designation of a historic district if at least two-thirds of the owners of property in
the area to be designated have responded to the application by submitting to the commission a letter
of consent approving the designation of their property as part of a historic district. If two-thirds of the
owners of record consent to the proposed designation of a historic district, the commission may
proceed with designation. No property or structure that is owned by a religious organization and is
used primarily as a place for the conduct of religious ceremonies or to further the religious mission or
business of the owner shall be subject to the regulations set forth in Articles I through IV of this
chapter by reason of its location within a historic district.

(c) Public hearing and decision. A public hearing shall be scheduled to be held within the longer of the
next 45 days or the next meeting after the filing date.

(1) The director of planning and growth management shall notify the applicant and owner of the
subject property as to the date, time, place and purpose of the public hearing. Such notice shall
be in writing and shall be sent not less than 15 days in advance of such hearing by certified
mail, properly addressed as shown on the tax assessor's rolls and with sufficient postage
affixed thereto. Failure to send such notice where no address appears on the tax assessor's roll
shall not invalidate the proceedings of the commission.

(2) The director shall also publish a notice in a newspaper of general circulation in the city
describing the property proposed for designation and setting forth the date, time, place and
purpose of the hearing. A copy shall also be posted on the subject property. The hearing may
be continued from time to time without further notice.
(3) The applicant shall produce at the time of the hearing such information as the commission may require, including, but not limited to, the following:

a. All information required with the application.

b. A visual presentation of the significant improvements on the subject property, together with information as to the age, condition and use of each.

c. Proposals for preservation and enhancement of the property proposed for designation.

(4) The applicant and the owners of the subject property shall be entitled to speak at the public hearing, and the commission may accept comments from all other interested parties. The owners and all other interested parties shall also be permitted limited rights of cross-examination, as facilitated through the commission. The commission shall review and evaluate all available information according to the applicable standards set forth in Articles I through IV of this chapter. A record of the proceedings shall be made and retained as a public record.

(5) The commission shall grant, deny or modify the requested designation within 30 days after the public hearing; provided, however, that the commission may not modify a designation to extend beyond the property described in the application unless a new application is filed and the procedure repeated.

(6) The commission's decision shall be in writing and shall include findings of fact in support thereof. The commission shall forward copies of the decision to the applicant and the owner of the subject property.

(7) A decision by the commission denying a designation shall be the final administrative decision. No application relating to the same property may be filed during the 12 months following such a denial by the commission. The commission shall have the discretion, on its own motion or upon petition by an affected property owner, to extend the prohibition on applications for the same property for an additional 12 months if the commission finds re-nomination would cause economic hardship to the property owner. Provided, however, that in the case of an application to designate a historic district, if the commission modifies the application by excluding certain property or properties but grants the application to other properties, then the entire application shall proceed to the city council for final action, where the council may modify the commission's recommendation by including property or properties excluded by the commission.

(8) A decision by the commission recommending a designation shall operate as a recommendation to the city council, which shall take the final action. In the event that the city council denies a designation, no application related to the same property may be filed during the 12 months following such denial by the city council.

(d) Regulation during consideration period. From the date of filing an application until the date of a final decision by the commission, or if the commission recommends the designation, until the date of a final decision by the city council, the provisions of section 16-61 shall apply as if the subject property were designated as requested; provided, however, that this interim control shall in no case apply for more than 180 days after the application is filed. Once the area is designated as a historic district or a landmark, it shall comply with all the regulations set forth in Articles I through IV of this chapter.

(e) Historic district designations. Any historic districts previously designated by ordinance are hereby designated as historic districts under the provisions of Articles I through IV of this chapter.

(f) Landmark or historic district status recorded with deed. Upon approval of the ordinance, the director of planning and growth management shall immediately file a certified copy of such ordinance designating a landmark or creating a historic district with the county recorder of deeds.

(g) Delisting of landmarked properties. An applicant may submit an application to remove a local historic designation. The same process shall be followed as that which is required to designate a property, except that: The application shall include an explanation of how the criteria originally used to designate the property no longer applies.

(Ord. No. 11990, § 1, 8-15-89; Ord. No. 13551, § 1, 4-6-93; Ord. No. 13870, §§ 1, 2, 1-24-95; Ord. No. 15357, § 1, 8-27-02; Ord. No. 15557, § 1, 12-9-03; Ord. No. 16665, § 1, 2-8-11)