

MINUTES
CITY OF WOODSTOCK
OLD COURTHOUSE AND SHERIFF'S HOUSE ADVISORY COMMISSION
September 21, 2020

The regular meeting of the City of Woodstock Old Courthouse and Sheriff's House Advisory Commission was called to order at 7:00 PM by Chairman Dennis Sandquist on Monday, January 21, 2020 via a Zoom Workshop/Meeting.

A roll call was taken.

COMMISSION MEMBERS PRESENT: Pam Benson, Jim Campion, Tom Ellinghausen, Jacqueline Lechner, Dean Lovewell, David Stumpf, Joseph White, and Chairman Dennis Sandquist.

STAFF PRESENT: City Planner/Staff Liaison Darrell Moore.

OTHERS PRESENT: Friends of the Old Courthouse Board Member Susan Stelford, Woodstock Independent staff Larry Lough and City Manager Office Assistant Betsy Cosgray.

2. APPROVAL OF MINUTES

Motion by Jim Campion, second by Jacqueline Lechner, to approve the minutes of the May 18, 2020 meeting.

Ayes: P. Benson, J. Campion, T. Ellinghausen, J. Lechner, D. Lovewell, J. White, D. Stumpf, and Chairman D. Sandquist. Nays: none. Abstentions: none. Absentees: None. Motion carried.

3. PUBLIC COMMENT

There was no comment forthcoming from the Public.

4. ITEMS OF BUSINESS

a. Adoption of the 2021 Meeting Schedule. D. Moore reminded the Commission that a new schedule is being proposed to move the meetings to the second Monday of the month to avoid cancelling meetings due to holidays. Months meetings will be held are February, May, August and November. Motion by J. Lechner and second by J. Stumpf to adopt the 2021 Meeting Schedule as presented.

Ayes: P. Benson, J. Campion, T. Ellinghausen, J. Lechner, D. Lovewell, J. White, D. Stumpf, and Chairman D. Sandquist. Nays: none. Abstentions: none. Absentees: None. Motion carried.

b. Review and Recommendation regarding Proposed Façade for connector building. D. Moore shared with the commission the results from the City Council meeting regarding the three options given by Gary Anderson (Studio GWA). The City Council was divided between Option 1 and Option 3. D. Moore also stated that the National Park Service review of the options resulted in Option 3 being dismissed due to the glass not fitting in with the historic nature of the building. He also stated that Studio GWA stated there may be some negotiation we can do to work with the NHP concerns.

P. Benson opined that her choice is Option 1 as it looks like it is part of the original design. J. Lechner also liked the organic look of Option 1, but was concerned with matching the brick color. D. Moore stated they would be able to use bricks from the chimney they will need to remove in the remodel. D. Sandquist also was concerned with matching the brick color, but if that could be done he would choose Option 1.

J. Champion liked Option 1, but was interested in seeing the option the City Council turned down. D. Moore described the look and explained the cost was double of the other two options.

Discussion ensued regarding the design features of Option 1. D. Stumpf supported Option 1, adding he liked how it would look when the inside was lit at night. D. Lovewell stated he doesn't hate Option 3, but Option 1 seems like a better fit for the current building. He also asked about if a plaque would be installed showing where the original building ended. J. Lechner agreed with the idea of a plaque commemorating the original building location.

D. Moore stated the Friends of the Old Courthouse and Sheriff's House has plans to keep items that might be taken from the building during the remodel and display them throughout the building or have a gallery to house the "historic items." Such a display could potentially include a plaque or other information about the historical building footprint.

D. Sandquist stated he felt there was a consensus and asked for a motion to recommend to City Council Option 1 of the Studio GWA designs. D. Stumpf moved and P. Benson seconded.

Ayes: P. Benson, J. Champion, T. Ellinghausen, J. Lechner, D. Lovewell, J. White, D. Stumpf, and Chairman D. Sandquist. Nays: none. Abstentions: none. Absentees: None. Motion carried.

5. REPORTS AND PROJECT UPDATES

a. Historic Tax Credit Application – D. Moore updated the Commission on the application process for federal and state historic tax credits. The City's renovation plans received a conditional approval from the National Park Service (NPS), which evaluates the appropriateness of alterations to buildings on the National Register and determines eligibility for federal tax credits. The approval came with a list of conditions. One conditional item was to keep a portion of the original jail cells intact. This will require clarification on whether they need to stay in their location or if they can be moved within the building. Discussion ensued regarding different ways to use the jail cells.

b. State Tax Credit Application – D. Moore stated that having the NPS approval was a necessity for the application for the Illinois Historic Tax Credit program. The selection process is based on five criteria, all of which the City should meet. There is a pre-application meeting on September 23, 2020, which will give the City an idea of other potential competing projects.

c. Studio GWA updated drawings – D. Moore went over the new floor plans for each level of the Old Courthouse and Sheriff's House.

Ground Floor – The corner, which represents the most recent addition to the building, would be removed to create a new ADA entrance in the Public House with a ramp, remodeled restrooms, removing the stairs in the Public House to make it ADA compatible throughout, including additional storage for the Public House and a new stairway for access to Cass Street.

2nd Floor – Gallery will be made into a library makerspace and art space, door removed in the west side of the building so you will be able to see all the way through the building, new restrooms near the back by the new elevator, Ethereal space behind the current gallery, café space in front of Sheriff's House, and kitchen in the back of the Sheriff's House.

3rd Floor – Event space, meeting rooms possible bridal suite with a restroom, small catering kitchen, and restroom in the connector building.

D. Moore responded to D. Lovewell's question about an outdoor space on a portion of the roof that had previously been discussed, stating it was discovered the footprint after railings were put up was too small to make the renovations worth the cost.

Responding to J. Champion's question, D. Moore stated he could email a copy of the NPS application to the Commission.

7. FUTURE AGENDA ITEMS

No current items for February 8, 2021 agenda.

8. ADJOURNMENT

Motion by D. Stumpf, second by T. Ellinghausen, to adjourn this meeting of the Old Courthouse and Sheriff's House Advisory Commission to the next regularly-scheduled meeting on Monday, February 8, 2021 at 7:00 PM in the Council Chambers at City Hall. Ayes: P. Benson, J. Champion, T. Ellinghausen, J. Lechner, D. Lovewell, J. White, D. Stumpf, and Chairman D. Sandquist. Nays: none. Abstentions: none. Absentees: None. Motion carried.

Meeting adjourned at 7:50 PM.

Respectfully submitted,

Betsy Cosgray
City Manager Office Assistant