

# CITY OF GENEVA, HISTORIC PRESERVATION COMMISSION

## MEETING LOCATION & HPC INFORMATION

### Location:

Geneva City Hall  
Council Chambers  
109 James Street  
Geneva, IL 60134

### Time:

7:00 p.m.

### Commissioners:

Paul Zellmer, Chairman  
Don Hartman  
Jewel Jensen  
Lisa McManus  
Kevin Phillips  
George Salomon  
George Stazin

### Staff Liaisons:

Michael A. Lambert  
Preservation Planner  
630.938.4541  
preservation@geneva.il.us



## TUESDAY, JULY 18, 2023 MEETING

### Call to Order

#### 1. Roll Call

#### 2. Approval of Minutes

June 20, 2023

#### 3. Continuation of Public Hearing (from January 18, 2023)

##### A. 4 East State Street CASE 2022-079 & 2022-080

Applicant: David A. Patzelt, Authorized Representative  
Shodeen Family Foundation

Application for: Demolition of a Historic Landmark and  
De-designation of the Property

#### 4. Review of Conceptual Development Plans

##### A. 101 West State Street CASE 2023-063

Applicant: Joseph Tota – Tapville Social, Owner  
Mike Smith – CBRE Realty / Tapville Social, Partner  
Gary Grant – The Woodmont Company, Property  
Owner  
Nicholas Manheim – Manheim Architecture, Inc.,  
Architect

Application for: Alterations to the Street Facades of a Significant  
property

#### 5. Review of Building Permit Applications (Certificate of Appropriateness)

##### A. 424 South Street CASE 2023-059

Applicant: Tom Wetmore – Wetmore Construction, General  
Contractor  
Sean Gallagher – Gallagher Associates, Architect

Owner: Karen Lando, Owner

Application for: Alterations of an Enclosed, Historic Front Porch at a  
Significant Property

The Geneva Historic Preservation Commission meeting is audio-recorded, and summary minutes are transcribed by a recording secretary.

The City of Geneva complies with the requirements of the Americans with Disabilities Act of 1990. Individuals with disabilities who plan to attend this meeting and who require accommodations in order to allow them to observe and or participate in this meeting are required to contact the Planning Division at 630/232.0818 at least 48 hours in advance of the meeting to allow the City of Geneva to make reasonable accommodations for those persons.

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## WEDNESDAY, JULY 18, 2023 MEETING

### 5. Review of Building Permit Applications (Certificate of Appropriateness)

#### B. 15 South Sixth Street CASE 2023-062

Applicant: Jeff Rosier – G. Klemm Roofing, General Contractor

Mike Schmidt – Schmidt Exteriors, Window Replacement Contractor

Owner: Joyce Courtney – The HomeCourt Real Estate  
Jenn Courtney – The HomeCourt Real Estate

Application for: Window Replacement at a Significant Property  
Siding Replacement at a Significant Property

### 6. Secretary's Report (Staff Updates)

### 7. New Business

- A. From the Commission
- B. From the Public

### 8. Adjournment

**Next HPC Meeting: August 15, 2023**

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