



Village of Winnetka

Landmark Preservation Commission Meeting

May 6, 2024 at 7:00 PM
Winnetka Village Hall - 510 Green Bay Road

AGENDA

1. **Call to Order**
2. **Public Comments**
3. **Approval of Minutes**
 - a. Approval of April 1, 2024, Regular Meeting Minutes
4. **Demolition Permit Applications**
 - a. **Case No. 24-06-LPC - 636 Walden Road:** Review of the demolition permit application submitted for the single-family residence at 636 Waldren Road.
 - b. **Case No. 24-07-LPC - 647 Garland Avenue:** Review of the demolition permit application submitted for the single-family residence at 647 Garland Avenue.
 - c. **Case No. 24-08-LPC - 473 Sheridan Road:** Review of the demolition permit application submitted for the single-family residence at 473 Sheridan Road.
5. **Other Business**
 - a. June 3, 2024, Regular Meeting - Quorum Check
 - b. Monthly Communications For LPC - Discussion and Content Decision
 - c. 2024 Preservation Awards Update
6. **Adjournment**

NOTICE

Public comment is permitted on all agenda items at the meeting. If you wish to provide testimony or comments prior to the meeting, you may provide them one of two ways: (1) by sending an email to planning@winnetka.org; or by sending a letter to Community Development, Village of Winnetka, 510 Green Bay Road, Winnetka, IL 60093. All agenda materials are available at www.villageofwinnetka.org/agendacenter.

The Village of Winnetka, in compliance with the Americans with Disabilities Act, requests that persons with disabilities, who require certain accommodations to allow them to observe and/or participate in this meeting or have questions about the accessibility of the meeting or facilities contact the Village ADA Coordinator at 510 Green Bay Road, Winnetka, Illinois 60093, (Telephone (847) 716-3543; T.D.D. (847) 501-6041).

**LANDMARK PRESERVATION COMMISSION
APRIL 1, 2024 MEETING MINUTES**

Members Present:

Jack Coladarci, Chairman
Chris Enck
Laura Good
Beth Ann Papoutsis
Paul Weaver

Members Absent:

Joseph Stuart

Non-Voting Members Present:

Kim Handler

Village Staff:

Christopher Marx, Associate Planner

Call to Order & Roll Call:

Chairman Coladarci called the meeting to order at 7:05 p.m. Mr. Marx took roll call of the Commission Members present.

Public Comment

No public comment was made at this time.

Approval of Minutes:

Chairman Coladarci asked for a motion to approve the March 4, 2024 meeting minutes. Ms. Good asked for her comments on page 3, line 38 to be stricken. A motion to approve the March 4, 2024 minutes, as amended, was made by Mr. Enck and seconded by Mr. Weaver. A vote was taken and the motion unanimously passed, 5 to 0:

AYES: Coladarci, Enck, Good, Papoutsis, Weaver

NAYS: None

NON-VOTING: Handler

Landmark Nomination:

a. **Case No. 24-07-LPC – 1207 Whitebridge Hill Road: Review of local landmark designation application for the property at 1207 Whitebridge Hill Road.**

Rehan Aslam introduced himself as the property owner since 2015 and thanked the Commission and Mr. Marx for their guidance through the application process. He provided the Commission with a history of the home's previous owner who asked that the home not be altered or torn down. Ms. Aslam stated the home is apparently is a midcentury modern home designed by William F. Deknatel and provided a summary of the home's architect and the home which stood out as a Winnetka landmark. He stated the landscaping was improved and confirmed little has been changed of the home from it's original design.

Mr. Marx informed the Commission the home was constructed in 1957 with details included on Attachment A and three written comments included as Attachment C. He then asked if there were any questions or the Commission can discuss the matrix to determine the score with final approval by the Village Council. Mr. Marx then noted pertinent information was highlighted for the Commission to assist in their discussion.

Chairman Coladarci asked if there were any questions. Susan Benjamin provided public comments relating to the architect and described the home as extraordinary. She also offered to provide the Commission with additional research she performed.

Mr. Weaver thanked the applicant for the work performed on the home and recognizing it as a home to be saved. Ms. Good also thanked the applicant for submitting the landmark application and informed the applicant that promising the previous owner that the home would not be torn down is not a guarantee and asked for interior photos. Ms. Aslam responded he would provide additional interior photos. He added the eave was repainted to be

red which matched the original accent color of the home. Ms. Papoutsis agreed with the comments made and asked Ms. Aslam if he would agree to have an article written regarding the home and Ms. Aslam agreed. No additional comments were made at this time.

Mr. Marx referred to Attachment B on page 28 for the Commission to consider. The Commission Members discussed the various categories to be scored. They first determined the home to be Extremely Rare with a score of 5. With regard to Method of Construction and Application, the Commission discussed this item at length and determined the home to be Rare with a score of 4. Mr. Marx provided the Commission Members with a summary of how each category is calculated and weighed. With regard to Association with Historical Event, Personal or Cultural Activity, the Commission Members discussed this item at length and determined the home to have a score of 5 for Local. With regard to Association with an Architect or Master Builder, the Commission Members determined the home to have a score of 5. Chairman Coladarci referred to the Established or Familiar Visual Features, Symbol of the Village as a whole, Symbol of a Neighborhood or Conspicuous Structure in the Context of the entire Village, the Neighborhood or not particularly Conspicuous category and the Commission Members determined the home to have a score a 4. The Commission Members concluded the home had a Tier 1 score of 68.

The Commission then referred to Tier 2 and with regard to the first category of Alteration and Design Integrity, the Commission Members determined home scored a 5 of Excellent. With regard to the Age of Structure category, the home resulted in a score of 1 and the Commission Members discussed whether the age of the structure should have anything to do with the home's historical significance. With regard to the Alteration of Surrounding Properties, View from Property, the Commission Members determined the home merited a score of 5. With regard to Alteration of Original Site, View of Property, the Commission Members determined the home to have a score of 5 of Original. With regard to Structural Condition, the Commission Members determined the home to have a score 5 of Exceptional. The Tier 2 score was determined to be 20.8 with a total score of 88.8 resulting in the home being in the Unique category.

Chairman Coladarci referred to the Commission's findings and recommendations to be made to the Village Council and asked for a motion that the home met the criteria for landmark designation. Mr. Enck read the findings into the record. A motion was made by Ms. Papoutsis to approve the home as a landmark designation with the following findings: " (1)The house is a distinctive example of a midcentury modern design from noted 20th century architect William Deknatel; and (2) the house is a rare example of a well-preserved midcentury home for the Village of Winnetka and its lakefront; and (3) the current and past owners have maintained a high level of architectural integrity to the home's original design. Mr. Weaver seconded the motion. A vote was taken and the motion unanimously passed, 5 to 0:

AYES: Coladarci, Enck, Good, Papoutsis, Weaver
NAYS: None
NON-VOTING: Handler

Historical Architectural Impact Studies (HAIS):

a. Review of the Historic and Architectural Impact Study (HAIS) attached to the demolition permit for the single-family residence at 1155 Chatfield Road.

Mr. Marx stated the HAIS submitted for 1155 Chatfield Road was done by Benjamin Historic Certifications. He noted the Village staff received additional comments which were reviewed at the January 2024 meeting with no additional comments were received. Mr. Marx informed the Commission the Historical Society found the HAIS to be complete and agreed with its findings and asked if there were any questions.

Chairman Coladarci asked how long has the home been empty. Dmitri Livshis, the property owner, responded it has been vacant for 5-6 months. No additional questions were raised at this time.

Susan Benjamin and Jeanne Silvester provided a summary of the HAIS to the Commission. Ms. Sylvester referred to photographs and the difficulty of seeing the home from the street. She estimated the date of construction to be 1914 and described the home's materials and referred to an historic image. Ms. Benjamin commented it was difficult to see what has happened to the home over the years in terms of the home's alterations which had Arts

1 and Crafts elements. Ms. Sylvester informed the Commission they were unable to find out the home's architect or
2 for the home next door. Ms. Benjamin and Ms. Sylvester further described several of the home's detailing and
3 elements. Ms. Benjamin then stated the home has been maltreated over the years. Ms. Sylvester provided the
4 Commission with information relating to the home's original owner as well as summaries of the surrounding
5 homes.

6
7 Chairman Coladarci described the HAIS as outstanding and asked if there were any questions. Mr. Enck asked if the
8 vacant lot is part of this property. Mr. Marx provided the Commission with a summary of the vacant lot which
9 belongs to a different property owner and stated that it is not part of this application.

10
11 Chairman Coladarci asked for a motion to find the HAIS is complete. A motion to find the HAIS complete was made
12 by Mr. Enck and seconded by Mr. Weaver. A vote was taken and the motion unanimously passed, 5 to 0:

13 AYES: Coladarci, Enck, Good, Papoutsis, Weaver

14 NAYS: None

15 NON-VOTING: Handler

16
17 Chairman Coladarci then asked for a motion to delay demolition and read the findings into the record. Mr. Enck
18 commented the home is interesting with the home's significant elements having been modified and lost. He stated
19 the demolition would have significant impact on the neighborhood. Mr. Weaver added the home is in severe
20 neglect and is a hazard to the neighborhood. Chairman Coladarci referred to the neighbors' letters in support of
21 tearing the home down and asked for a motion to issue the demolition permit without delay. A motion to approve
22 demolition without delay was made by Mr. Enck and seconded by Mr. Enck. A vote was taken and the motion
23 unanimously passed, 5 to 0:

24 AYES: Coladarci, Enck, Good, Papoutsis, Weaver

25 NAYS: None

26 NON-VOTING: Handler

27
28 **Other Business.**

29 a. May 6, 2024 Meeting – Quorum Check.

30 The Commission Members discussed their availability. Mr. Marx provided the Commission with an update on the
31 demolition delay for 518 Elder Lane with the Village Council deciding to uphold the delay.

32
33 b. Monthly Communications for Landmark Preservation Commission – Discussion and Content Decision.

34 Chairman Coladarci informed the Commission he provided Mr. Marx with a written sample and specifically
35 referred to the Green Bay Trail. He suggested items of interest from the Commission be included. Mr. Marx stated
36 he would confirm with Josie how much space is available for the Commission's submission in the newsletter. Mr.
37 Weaver suggested information from Ms. Benjamin's reports be included once a year. Ms. Papoutsis referred to the
38 Friends of Green Bay Trail and the work they do which she commented would be good to include in the newsletter.
39 She also referred to the summary she provided of the Historical Preservation Awards winners which Mr. Marx
40 identified in the materials. He provided the Commission with an estimate of the timetable that it would take for
41 the Village Council to finalize the latest landmark application. Mr. Enck commented the format is easily
42 manageable and could be done once monthly and indicated it can be done at the Commission's discretion if they
43 determine it did not need to be done monthly.

44
45 Mr. Marx then explained the protocol in terms of how items can be brought up and discussed at meetings and
46 which can be included in the agenda packet. He also suggested the Commission choose the preservation awards
47 for the first publication with the Green Bay Trail communication added later as well as with Mr. Enck's summary of
48 the stone home. Mr. Marx stated the items list can be a working list which carried over month to month.

49
50 Chairman Coladarci suggested Ms. Papoutsis's preservation awards summary be included in the newsletter first
51 along with a photo. Mr. Marx indicated links can be eventually included in the newsletter or on the website. Ms.
52 Papoutsis suggested information to clarify the entire preservation awards process be included in order to clear up
53 misinformation.

Chairman Coladarci referred to Section 6.4 *"Powers and Duties"* of the code with regard to the duties the Commission is charged with to be included as part of the discussion of what they want to advance. He referred to surveys of the Village being an explosive issue in the past and which would be very helpful to have now. Chairman Coladarci then commented on the difficulty the Commission experienced in changing an applicant's mind in terms of the demolished property's outcome. Mr. Enck referred to the Chicago Historic Resource Survey which contained information and identified buildings in terms of significance by being colored coded. Chairman Coladarci suggested the Commission Members consider ways in which to expand and redirect their efforts. Mr. Marx suggested the Commission begin with identifying what the Commission would like to see themselves as doing and examine the Comprehensive Plan goals compared to what they are currently doing. The Commission Members and Mr. Marx discussed the survey work previously done by student volunteers and Commission Members and to consider how they can get the process of creating such a survey done.

Adjournment:

Chairman Coladarci asked for a motion to adjourn. A motion to adjourn was made by Ms. Papoutsis and seconded by Mr. Weaver. A vote was taken and the motion unanimously passed, 5 to 0:

AYES: Coladarci, Enck, Good, Papoutsis, Weaver

NAYS: None

NON-VOTING: Handler

The meeting adjourned at 9:30 p.m.

Respectfully submitted,

Antionette Johnson
Recording Secretary



MEMORANDUM VILLAGE OF WINNETKA

COMMUNITY DEVELOPMENT DEPARTMENT

TO: LANDMARK PRESERVATION COMMISSION
FROM: CHRISTOPHER, MARX, AICP, ASSOCIATE PLANNER
DATE: MAY 2, 2024
SUBJECT: 636 WALDEN ROAD - DEMOLITION PERMIT (CASE NO. 24-06-LPC)

INTRODUCTION	
Meeting Date	May 6, 2024
Commission Action	Preliminary historic and architectural review to determine if a Historical Architectural Impact Study (HAIS) is necessary or if demolition may proceed without delay.
Property Address	636 Walden (See Attachment A – Aerial Map)
Property Owner	Andrew and Alexandra Holden
Application Submitted by	Brian Linane (Contractor representing the property owners)
Mail Notice Sent to Property Owners within 250 feet	Completed
Public Comments as of Date of Memo	As of the date of this memo, staff has not received any written comment from the public regarding this application.
PROPERTY DESCRIPTION	
Size	0.282 acres
Location	West side of Walden Road between Westmoor Road and Pine Street
Improvements	Single-family residence and detached garage
Zoning	R-3 Single Family Residential
Surrounding Zoning	R-3 Single Family Residential
PROPERTY HISTORY	
	See Attachment B, Preliminary Property History Study See Attachment C, Winnetka Historical Society (WHS) Research
Constructed	1923
Additional Construction Activity	1954 - Construct one-story garage
Illinois Historic Structure Survey Listing	No
Winnetka Historical Society (WHS)	WHS research indicates that the property does not have historical or architectural significance. See attached report from the WHS provided in Attachment C for details.
NEIGHBORHOOD CONSTRUCTION ACTIVITY	
Other Permits for New Primary Structures on Same Block (either side of the right-of-way block face and/or along the alley)	None
Director's 60-Day Delay Due to Construction Activity	Delay is not necessary to prevent undue congestion and noise impacts in the neighborhood.

New Construction or Site Restoration Plans Submitted	A building permit to construct a new single-family residence at 636 Walden has been submitted and is being reviewed.
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DEMOLITION AND HISTORIC PRESERVATION

The Commission may order the issuance of a demolition delay of a historic or architecturally significant structure for up to but not exceeding 270 days from the date the Commission determines that an applicant is required to submit an HAIS for the structure the applicant wishes to demolish.

Should the LPC request an HAIS for the subject property at the May 6 Commission meeting, and after reviewing the HAIS at a future meeting the LPC determines the structure is significant and a delay should be issued, the Commission may at that time issue a demolition delay up to but not exceeding 270 days from May 6, 2024.

COMMISSION REVIEW

The Commission may consider one of the following motions (1) Historical Architectural Impact Study Required or (2) Building and/or Property is Not Historic or Architecturally Significant.

Historical Architectural Impact Study Required

The Commission finds that based upon (1) the preliminary property history study, (2) the Winnetka Historical Society comments, and (3) other information, comments, or evidence received by the LPC during its preliminary review **that the building and/or property is of sufficient historic or architectural merit to warrant conducting a Historical Architectural Impact Study (HAIS) prior to issuance of the demolition permit.** The Commission reached its conclusion based upon the property meeting the following criteria: **[The Commission must note which of the following criteria is met]**

1. **The property or structures have sufficient architectural or historical merit to warrant a full HAIS prior to issuance of a demolition permit;**
2. ~~The property or structures have been designated a landmark pursuant to Chapter 15.64 of the Village Code;~~ **(Subject Property is not a landmark)**
3. ~~The property or structures have been included in the most recent Illinois Historic Structure Survey conducted under the auspices of the Illinois Department of Conservation; and~~ **(Subject Property is not on the state survey)**
4. ~~The property or structures have been listed on the National Register of Historic Places or the Illinois Register of Historic Places.~~ **(Subject Property is not on National Register or the Illinois Register of Historic Places)**

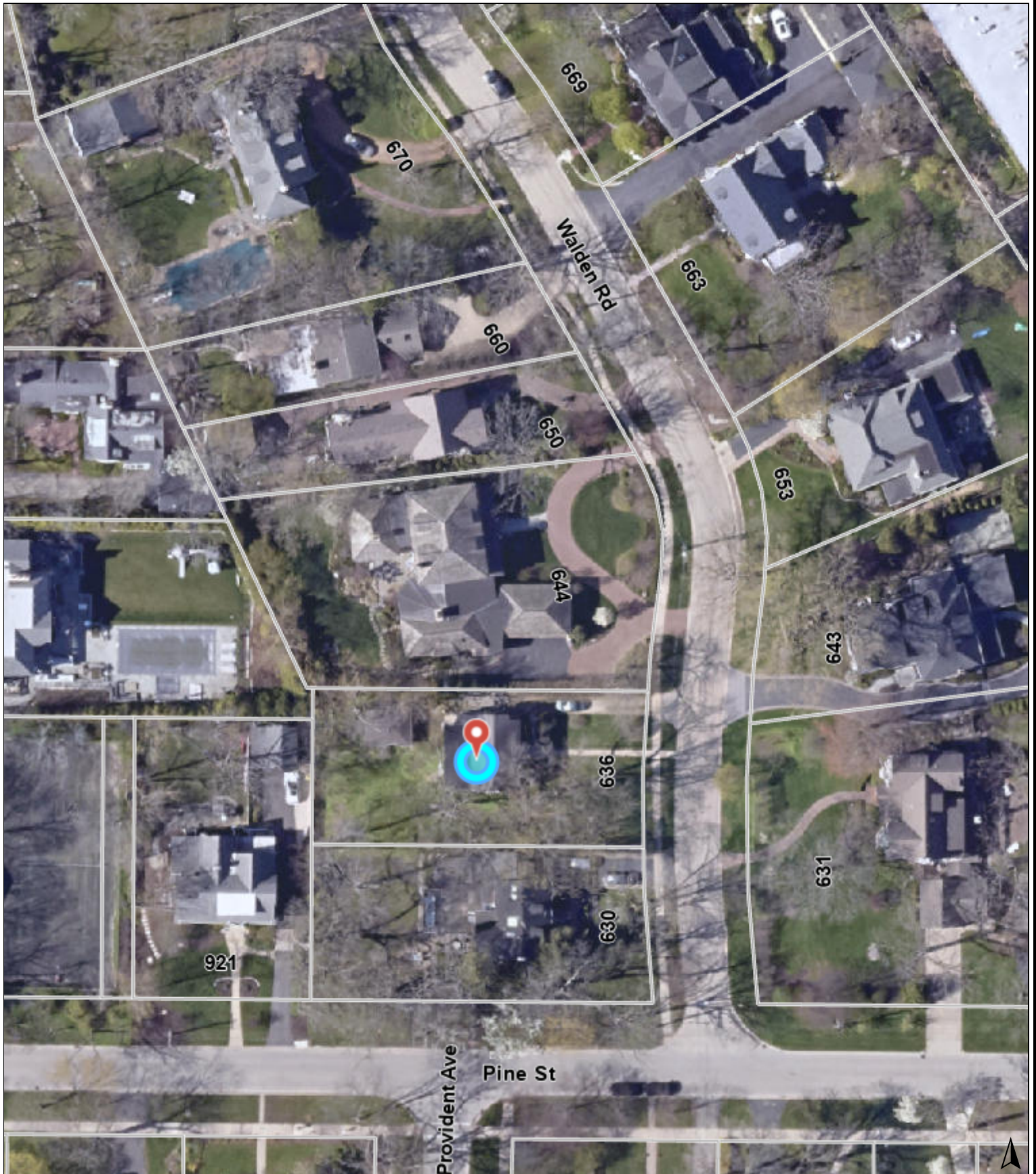
Building and/or Property Lacks Historic or Architectural Significance

The Commission has determined that in accordance with Section 15.52.040 of the Village Code that the building and/or property is not of sufficient historic or architectural merit to warrant a Historical Architectural Impact Study, and the demolition of the structure may proceed without delay.

ATTACHMENTS

- Attachment A: GIS Aerial Map
- Attachment B: Preliminary Property History Study
- Attachment C: Historical Society Research
- Attachment D: Application Materials

ATTACHMENT A



0 50 100
ft

Print Date: 4/15/2024

Notes

Disclaimer: The GIS Consortium and MGP Inc. are not liable for any use, misuse, modification or disclosure of any map provided under applicable law. This map is for general information purposes only. Although the information is believed to be generally accurate, errors may exist and the user should independently confirm for accuracy. The map does not constitute a regulatory determination and is not a base for engineering design. A Registered Land Surveyor should be consulted to determine precise location boundaries on the ground.



MEMORANDUM VILLAGE OF WINNETKA

COMMUNITY DEVELOPMENT DEPARTMENT

TO: WINNETKA HISTORICAL SOCIETY
FROM: CHRISTOPHER MARX, AICP, ASSOCIATE PLANNER
DATE: APRIL 15, 2024
SUBJECT: CASE NO. 24-06: 636 WALDEN ROAD

INTRODUCTION

On May 6th, 2024, the Landmark Preservation Commission (LPC) will consider a request to demolish the residence at 636 Walden Road. Please return any available information regarding the architectural and historical significance of the structure to my attention by the end of the day on Wednesday, May 1, 2024. If you have any questions, please feel free to contact me at cmarx@winnetka.org or (847) 716-3587.

PRELIMINARY PROPERTY HISTORY STUDY/VILLAGE HALL RECORDS

Building Permits

<u>Date</u>	<u>Type</u>	<u>Owner</u>	<u>Architect</u>
12-9-1923	Build two-story frame and shingle residence	Joseph M. Barton	Joseph M. Barton
5-26-1954	Construct one-story garage	W.L. Heiser	Not listed

PROFESSIONALS ASSOCIATED - MM SURVEY CO.

BOUNDARY * ALTA * TOPOGRAPHIC * CONDOMINIUM SURVEYS
7100 NORTH TRIPP AVENUE, LINCOLNWOOD, ILLINOIS 60712
PROFESSIONAL DESIGN FIRM NO. 184-003023

PROFESSIONALS ASSOCIATED
PHONE: (847) 675-3660
FAX: (847) 675-2167
E-MAIL: pa@professionalsassociated.com
www.professionalsassociated.com

MM SURVEY
PHONE: (773) 282-5900
FAX: (773) 282-9424
E-MAIL: info@MMSurveyingChicago.com
www.mmsurveyingchicago.com

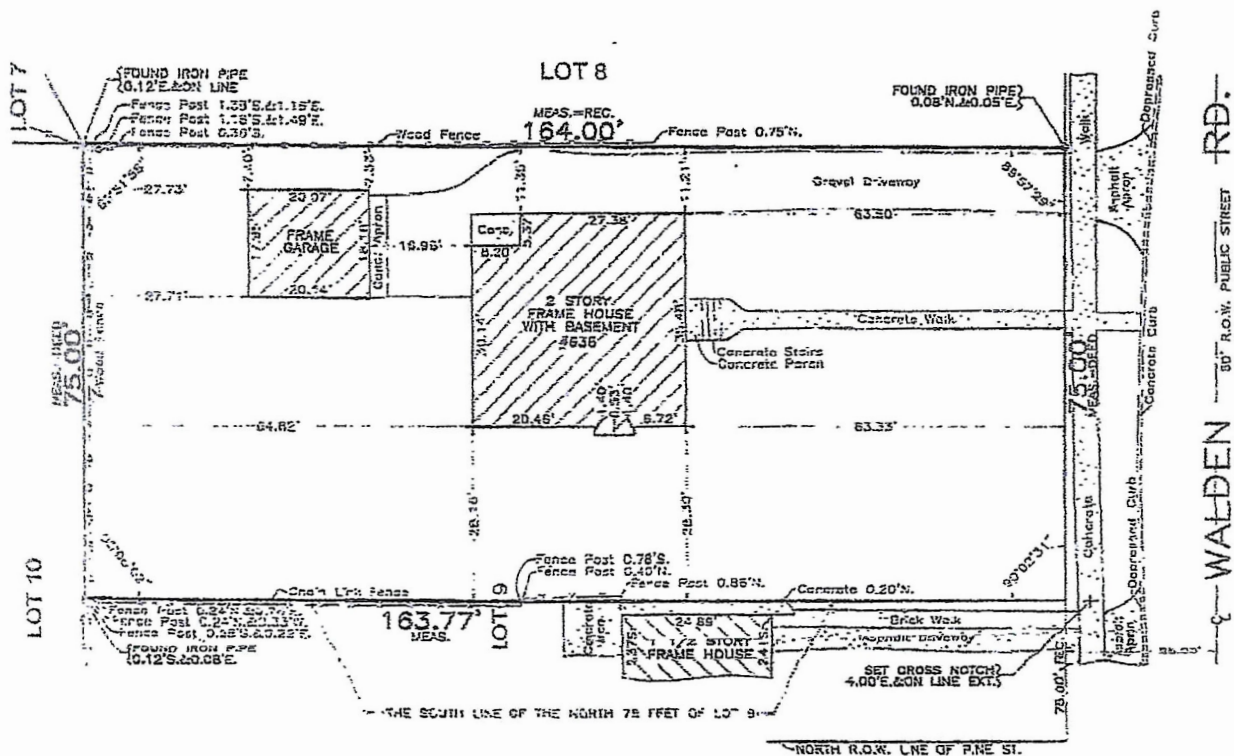
PLAT OF SURVEY

OF

THE NORTH 75 FEET OF LOT 9 IN BURLING'S RESUBDIVISION OF BLOCK 2 IN NELSON'S SUBDIVISION OF PART OF THE SOUTHEAST 1/4 OF SECTION 17, TOWNSHIP 42 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

LAND TOTAL AREA: 12,291 SQ. FT. = 0.282 ACRES.

COMMONLY KNOWN AS: 636 WALDEN ROAD, WINNETKA, ILLINOIS.



THE LEGAL DESCRIPTION SHOWN ON THE PLAT HEREON DRAWN IS A COPY OF THE ORDER, AND FOR ACCURACY SHOULD BE COMPARED WITH THE TITLE OR DEED. DIMENSIONS ARE NOT TO BE ASSUMED FROM SCALING. BUILDING LINES AND EASEMENTS ARE SHOWN ONLY WHERE THEY ARE SO RECORDED IN THE MAPS, OTHERWISE REFER TO YOUR DEED OR ABSTRACT.

Order No. 23-101926
Scale: 1 inch = 20 feet
Date of Field Work: September 27, 2023
Ordered by: PARSONS, PADGITT & PEPPER LTD.
Attorneys at Law



THIS PROFESSIONAL SERVICE CONFORMS TO THE CURRENT ILLINOIS MINIMUM STANDARDS FOR A BOUNDARY SURVEY. THIS SURVEY HAS BEEN ORDERED FOR SURFACE DIMENSIONS ONLY, NOT FOR ELEVATIONS. THIS IS NOT AN ALTA SURVEY.

COMPARE ALL POINTS BEFORE BUILDING BY SAME AND AT ONCE REPORT ANY DIFFERENCE.

State of Illinois)
County of Cook) ss.

We, PROFESSIONALS ASSOCIATED - MM SURVEY CO., do hereby certify that we have surveyed the above described property and that, to the best of our knowledge, the plat hereon drawn is an accurate representation of said survey.

Date: September 28, 2023

Hylton E. Donaldson
E. PROFESSIONAL LAND SURVEYOR - LICENSE REG. DATE NOV. 12, 2024.
DRAWN BY: S.Z.







PROPERTY RESEARCH COVERSHEET



Address: 636 Walden

Construction Details:

Original construction date: 1923

Construction type: Shingle and frame

Style: Dutch Colonial

OWNERSHIP HISTORY:

OWNER/RESIDENT NAME	DATES OCCUPIED	INFORMATION ATTACHED	SIGNIFICANCE
Joseph M. and Virginia Barton	1923 – at least 1933	Building permit application, <i>Winnetka Talk</i> obituary, 1933 directory	
William L. and Harriet C. Heiser	By 1935 – 1966	Building permit application, real estate listing, 1935 directory, <i>Winnetka Talk</i> obituary	
Chester K. and Anne Davis	By 1969 – 1973	Real estate listing, 1969 directory	
Frederick and Lesie Jannott	1974	Real estate listing	
James A. and Joan O'Connell, James and Joan O'Connell Trust	1975 – 2023	1975 directory, Cook County Recorder records, <i>Winnetka Talk</i> obituary	

ARCHITECTS:

ARCHITECT NAME	DATE AND DESCRIPTION OF PROJECT	INFORMATION ATTACHED
Joseph M. Barton (owner)	1923 – build 2-story frame and shingle residence	

RESEARCH SOURCES USED: *Winnetka Talk*, Cook County Assessor records, Cook County Recorder records, historic phone books, WHS property files, WHS digital files, Ancestry.com, *Chicago Tribune*

Findings:

Our research does not indicate that this property maintains historical or architectural significance. While it is an attractive century-old Dutch Colonial style that has been home to several long-time residents, we did not find any information about the former residents or architect that warrants further research.

Date of Research: 4/16/2024

Submitted by:

Meagan McChesney, PhD
Curator, Winnetka Historical Society

Mary Trieschmann, MS Ed
Executive Director, Winnetka Historical Society

THE VILLAGE OF WINNETKA
DEPARTMENT OF PUBLIC WORKS
APPLICATION FOR BUILDING PERMIT

Winnetka, Illinois, 11-6 1922

TO THE SUPT. OF PUBLIC WORKS:

Application is hereby made for a permit to build a 2 Story
and Basement frame & shingle residence
(TYPE OF BUILDING SUCH AS RESIDENCE, GARAGE, ETC.)

PROPERTY DESCRIPTION — Lot N. 75th, Block _____

Subdivision Further Resub. of Blk. 27, 28, 29

STREET and NUMBER 636 Wabden Rd.

DIMENSIONS of BUILDING — Front 35'-0" feet. Depth 24'-0" feet. Height 20'-0" feet

NUMBER of ROOMS 7 rooms, garage & 2 open porches

KIND of MATERIAL frame & shingle

TOTAL COST 11,000.00

OWNER Joseph M. Barton Address Winnetka

ARCHITECT _____ Address _____

BUILDER James Laing Address _____

CARPENTER _____ Address _____

MASON _____ Address _____

SEWER BUILDER Bissett Address _____

PLUMBER _____ Address _____

ELECTRICIAN _____

REMARKS _____

_____ hereby agree to construct the above described Building in accordance with Plans and Specifications submitted herewith, and in strict compliance with all the provisions in Chapter VI of the Village Code, entitled "Buildings."

SIGNED James Laing

ADDRESS 575 Fir Street

Permit Issued 129 1923

Permit Number 1803

327

THE VILLAGE OF WINNETKA

Department of Public Works

APPLICATION FOR BUILDING PERMIT

and for Certificate of Occupancy and Compliance

Winnetka, Illinois, May 26, 1954

THE SUPT. OF PUBLIC WORKS:

Application is hereby made for a permit to construct a 1 story

~~and Basement~~

(Type of Building Such as Residence, Garage, Etc.)

PROPERTY DESCRIPTION LOT N. 75' of 9, Block 1

Subdivision Burlings Resub. of Block 2 Nelsons

STREET and NUMBER 636 Walden Rd.

DIMENSIONS of BUILDING—Front 16'-0" feet. Depth 20'-0" feet. Height _____ feet.

NUMBER of ROOMS 1

KIND of MATERIAL Frame

OWNER W.L. Heise Address 636 Walden Rd. Winnetka, Ill.

TOTAL COST 1054.00

ARCHITECT Owner Address _____

BUILDER Columbia Homecrafters Co. Address 5301 W. Chicago Ave Chi.

CARPENTER " Address " " " "

MASON _____ Address _____

SEWER BUILDER _____ Address _____

PLUMBER _____ Address _____

ELECTRICIAN _____ Address _____

REMARKS (I or We) hereby certify that (I am or We are) the legal owner of all the

property described above, comprising the land proposed to be built upon as shown on the plat and building plans submitted with this application and including all open spaces required by the Zoning Ordinance of the Village of Winnetka.

Application is also made for a CERTIFICATE OF OCCUPANCY AND COMPLIANCE to be issued after the completion of the building.

(I or We) hereby agree to construct the above described building in accordance with the plat, building plans and specifications submitted herewith, and in strict compliance with all provisions of the Zoning Ordinance, Building Code and Health Regulations of the Village of Winnetka.

Permit Issued May 26 1954

Building Permit Number 6370

Occupancy Permit Number _____

SIGNED W.L. Heise

ADDRESS 636 Walden Rd
Winnetka



Directions: 1 Block West of Green Bay--2 Houses North of Pine

Address: 636 Walden Road

City: Winnetka

Constr: Shingle

Style: Dutch Colonial

Roof: Composition

Built: 1923

Faces: East

G-4249

Lot Size

72 x 164

Rms.

8

Bed.

5

Baths

2 1/2

Heat Oil HW

Cost \$297.

Garage

Att-Det. 2

Elect: 220V-110V

Year — Taxes

\$886.

Porches

2 scr.

\$ 47,500.

8-16-66

Sold

Q & T, Winn

Contract Approx.

Basmt: Full-Newly painted-(toilet)
1st Living room (frpl.), dining room, kitchen, bedroom and bath for
2nd maid (or could be play room)
Large master bedroom-3 single bedrooms (one with basin)
2 baths
3rd Air space (trap door) floor insulated

Check: School: Grade: Hubbard Woods JHS: Skokie
Transp: RR 1/2 B. to Chg. N.W. Bus: 1 Block

HS: New Trier East

Other:

Available:

Mortgage: Existing
City water, Sewer, Sanitary Sewer, Storm Sewer, Septic Tank

Special Assessments \$ for

Remarks and any special conditions: Kitchen remodeled 1951. garage and 1st floor
bedroom remodeled 1954-downstairs ceilings all canvassed. Insulated
throughout. Stockade fence along 2 sides of yard. Short walk to
train, shopping, and school. Nice landscaping. Very appealing home.

LR 26 x 15

DR 14 x 15

K

DEN

FR

BR's 15 x 21

(master)

3 single

bedrooms

Possession:

To be agreed

Reason for Sale:

Smaller

Title

Owner: Wm. L. Heiser

Bus. Phone:

Res. Phone: HI 6-0847

This information is considered accurate but we accept no liability for errors. The listing may be changed without notice.

For office use only
072866

Realtor Office: Quinlan & Tyson, Inc-Winnetka
Sales Person: S. B. McKeldin

Phone: HI 6-0177

Home Phone: HI 6-4781

#4249

Directions: 1 block West of Green Bay Road, 2 houses North of Pine Street.

VACANT

Address: 636 Walden Road		Lot Size		\$ 69,500
City: Winnetka		Approximately 75 x 164		
Constr: Shingle	11-9-73 7548R sold No. Shore Realty 65,000	Rms. 8	Bed. 4	
Style: Dutch Colonial		Baths 2 1/2	Heat HW Oil	
Roof: Composition		Year - Taxes 1972	Porches Two	Cost \$400/app
Built: 1923	Faces: East	\$1485.36	screened	Garage 2 car
				XX- Det.
				Elect: 220V-110V
Contract:				
Basmt: Full; laundry; play area; toilet.				
1st Living room w/ fireplace & adjoining screened porch; dining room; kitchen w/ new dishwasher; den or bedroom with half bath.				
2nd Large master bedroom w/ master bath & adjoining screened porch; 3 other bedrooms (one with basin); hall bath.				
3rd Air space - (trap door). Floor insulated.				
Check:	School: Grade: Hubbard Woods JHS: Skokie-Washburne HS: New Trier East			
	Transp: RR, C&NW-3 blocks Bus: Evanston Other:			
	Mortgage: Existing Available:			
	City water, XXX Sanitary Sewer, Storm Sewer, XXX			
	Special Assessments \$ XXX BRAND NEW WATER HEATER.			
	Remarks and any special conditions: EXCELLENT, convenient LOCATION ON QUIET WOODED street. Center entrance Colonial. Master bath is newly tiled. Kitchen and 2 bedrooms newly decorated. New circuit breakers, some 2nd floor storms & screens. NO COMMISSION PAID UNLESS SALE IS CONSUMMATED			
Titleholder:	DAVIS, Chester K. and Anne		Brokerage Fee: 6% thru \$50M; 5% thereafter	
Phone:				
This sheet is printed from information supplied by others. This information is considered accurate but neither the Corporation nor the Realtor is liable for errors. The listing may be changed without notice.				
Approximate:				
LR 24 x 13				
DR 14 x 13				
K 14 x 9				
DEN 14 x 11				
FR				
BR's 18 x 14				
13 x 11				
13 x 11				
11 x 10				
Sleeping porch: 11 x 11				
Possession: Immediate				
Reason for Sale: Larger				
Title CT&T				

For office use only R 091073 Realtor Office: QUINLAN and TYSON, INC.-Winn. Phone: 446-4500 Sales Person: Sarah B. McKeldin Home Phone: 446-4781

Directions: 1 block West of Green Bay Road.

Address: 636 Walden Road		Lot Size		\$ 83,500
City: Winnetka		Approximately 75 x 164		
Constr: Shingle	8/7/73 5565 12 x 5	Rms. 10	Bed. 4+	
Style: Dutch Colonial		Baths 2 1/2+	Heat HW Oil	
Roof: Composition		Year - Taxes 1st 1/2 '73	Porches	Cost
Built: 1923	Faces: East	\$742.68		Garage 2 car
				XX- Det.
				Elect: 220V-110V
Contract:				
Basmt: Full; laundry; toilet.				
1st Living room with fireplace; new family room; dining room; modern kitchen with dishwasher; den; powder room.				
2nd Large master bedroom with master bath, tandem room; 3 other bedrooms; hall bath.				
3rd Air space, trap door. Floor insulated.				
Check:	School: Grade: Hubbard Woods JHS: Skokie-Washburne HS: New Trier East			
	Transp: RR, C&NW(3 blks) Bus: on Green Bay Road Other:			
	Mortgage: Existing Available:			
	City water, XXX Sanitary Sewer, Storm Sewer, XXX			
	Special Assessments \$ XXX for NO COMMISSION TO BE PAID UNLESS SALE IS CONSUMMATED.			
	Remarks and any special conditions: CENTER ENTRANCE COLONIAL. Excellent location on quiet tree-lined street. 1 block to A&P; 3 blocks to the train. Transferred owner has added two rooms, both with thermopane Pella windows.			
Titleholder:	JANNOTT, Frederick & Leslie		Brokerage Fee: 6% thru \$50M; 5% thereafter	
Phone:	446-9067			
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Approximate:				
LR 24 x 13				
DR 14 x 13				
K 14 x 9				
DEN 14 x 11				
FR 11 x 11				
BR's 18 x 14				
13 x 11				
13 x 11				
11 x 10				
Tandem-11 x 11				
Possession: September 1, 1974				
Reason for Sale: Out of State				
Title CT&T				

For office use only REALTOR® Office: QUINLAN & TYSON, INC.-Winnetka Phone: 446-4500 Sales Person: Frances Weil Home Phone: 446-6364

Obituaries

Hazel Baxter

A memorial service for Hazel Baxter will be held at 11 a.m. today in the Elliott Chapel of the Presbyterian Home in Evanston. Miss Baxter, who owned a woman's dress shop on Lincoln Av. in Winnetka for 19 years, was pronounced dead Dec. 23 at Evanston Hospital. She was 85.

Miss Baxter was born in Detroit and came to Chicago in her youth. She was a dress buyer at Mandel Brothers for a number of years before opening her own shop.

She was a longtime member of the Buena Memorial Presbyterian Church, Chicago, where she was once a choir member and a Bible class leader.

There are no close relatives surviving. Burial will be in Woodmere Cemetery in Detroit.

for 35 years. Mr. Swenson was a charter member of Lutheran Church of the Ascension in Northfield.

He is survived by his wife, Ruby Catherine Swenson; two sisters, Mabel Bussman and Ella Hart; and a nephew, John Talbott of Pittsburgh, Pa.

Funeral services and burial took place Dec. 20 at Rosehill Cemetery, Chicago.

Lillian M. Hunt

Lillian M. Hunt, 91, of Winnetka died Dec. 16 in the Plaza Nursing Home.

Born in England, Miss Hunt was a 50-year resident of Evanston and was a retired City of Evanston employee.

She is survived by two brothers, Russell E. Hunt of Winnetka and George F. Hunt of Dallas.

Harriet C. Heiser

A 45-year Winnetka resident, Harriet C. Heiser died Dec. 14 in Evanston Hospital.

Mrs. Heiser, who was 68, was born in Evanston. She was a past president of the Winnetka Weeders Garden Club and a member of the Evanston Junior League and the Christ Church Altar Guild.

Survivors include her husband, William L. Heiser; two sons, William D. of Glencoe and John W. of Northbrook; a sister, Mrs. Mary Weymouth of Winnetka; and five grandchildren.

Services were held Dec. 16 in Christ Church. Burial was private.

Walter O.T. Swenson

Walter O.T. Swenson, 61, died Dec. 17 at his Northfield home.

He was employed in sales with the Harshaw Chemical Co., a division of Kewanee Oil of Cleveland. He worked for the firm

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HI 6-0313

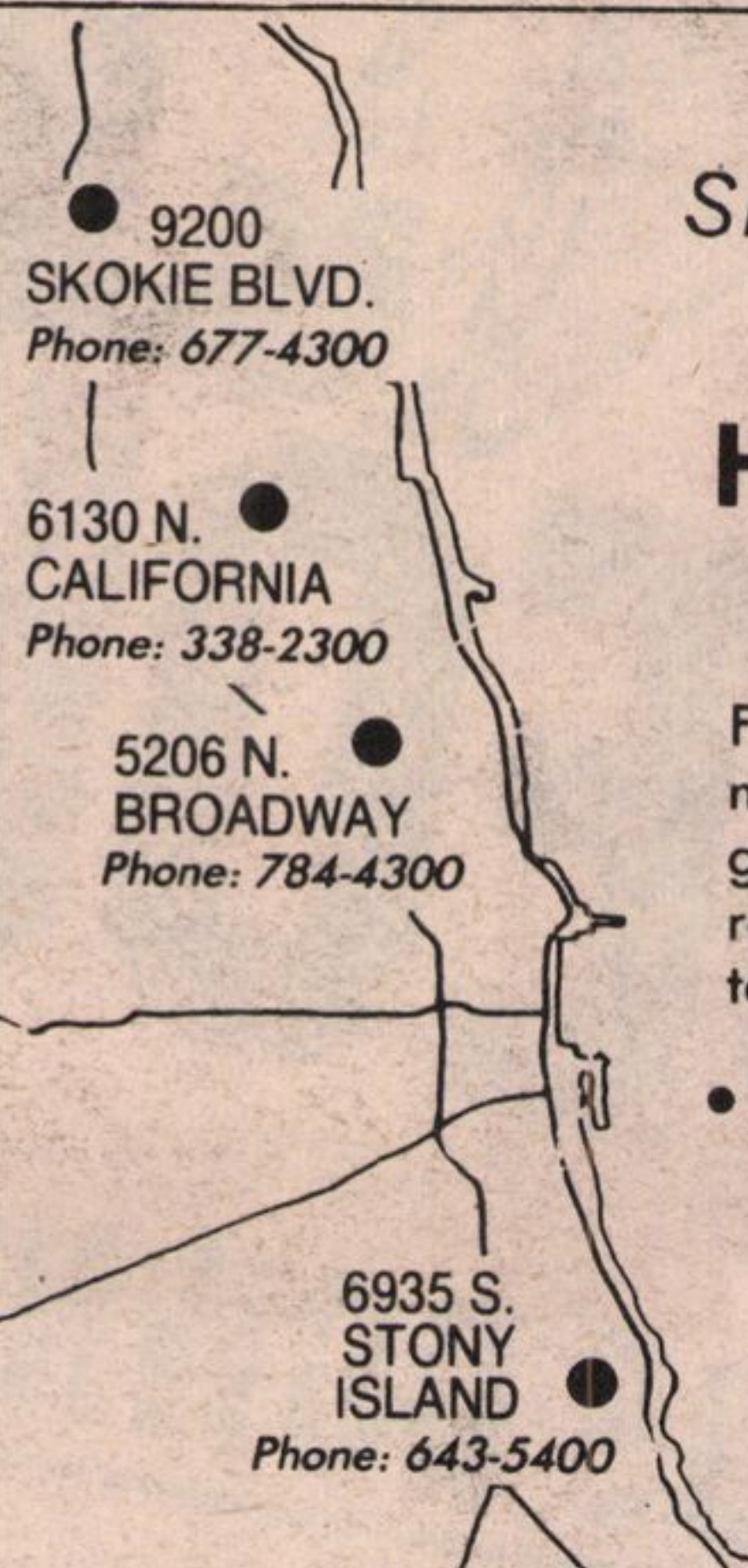
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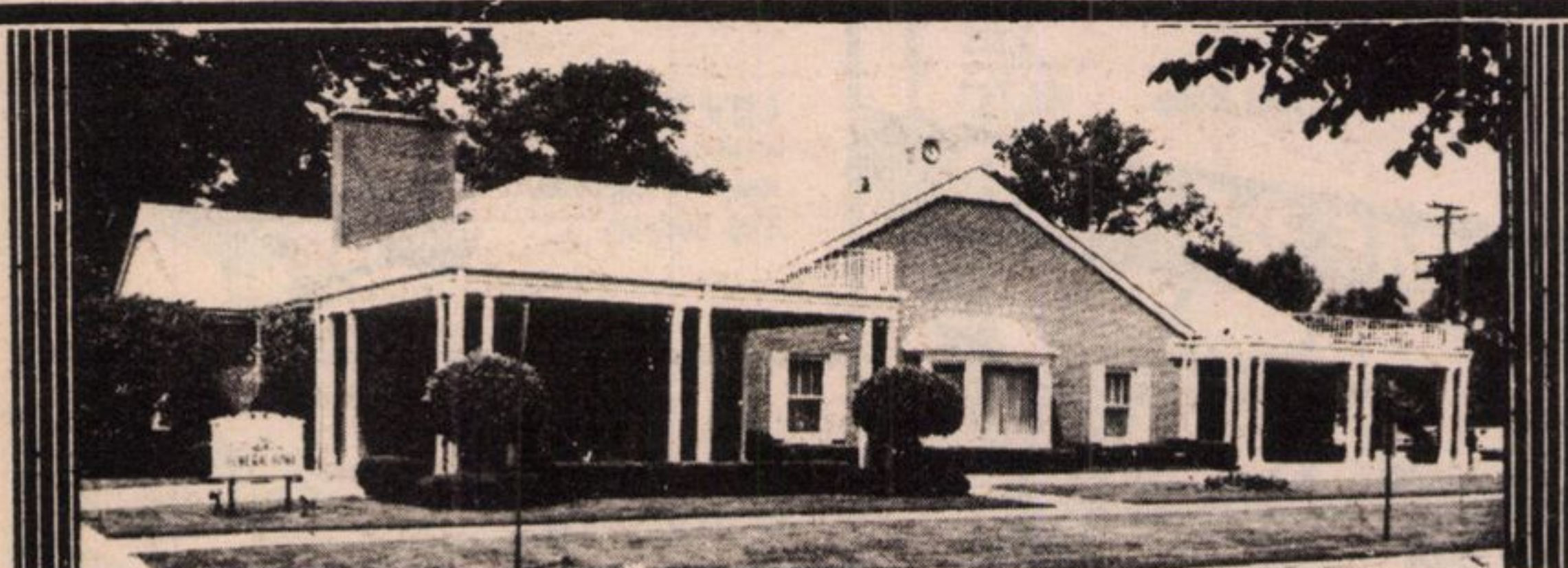
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Obituaries

JOSEPH M. BARTON

Joseph M. Barton, a former Winnetka resident, died Tuesday of last week in Winchester, Va., after a brief illness. Funeral services were held there the following Thursday at Christ Episcopal Church, of which he was a member.

Born in Winchester on March 14, 1896, Mr. Barton was educated at Shenandoah Valley Academy, Woodberry Forest School, and the University of Virginia. During World War I, he served in the Engineering Corps. Following the war, he moved to Winnetka, and became associated with the Northern Trust Company, Chicago, a position he held for more than 25 years. Since his retirement in 1950, he and his wife, Virginia, have made their home in Winchester.

Besides his widow, he is survived by a daughter, Mrs. Joseph Ballard of Winnetka; a son, Joseph M. Jr., of Evanston; two brothers, Thomas C. of Bryn Mawr, Pa., and Lewis M. of Winchester; and two grandchildren.

MARY S. CROSS

Mrs. Mary S. Cross, 86, a former resident of Kenilworth and Winnetka, died Saturday at the Mather Home in Evanston, her home since 1952. Services were held Tuesday morning at St. Mark's Episcopal Church, Evanston, of which she was a member. Private interment was held in Milwaukee.

Born in Brooklyn, N.Y., Mrs. Cross had resided for a year in Kenilworth and three years in Winnetka with her son, Frederick R., who now lives in Evanston.

Another son, Horace W., of Pittsburgh Pa., survives; also four grandchildren, Mrs. Patricia Cross Gislason of Minneapolis, Mrs. Peggy Cross Ogden of Pasadena, and William R. Cross and Mrs. Edith Cross Spor, both of Pittsburgh. There are seven grandchildren.

EDA B. HUCK

Funeral services were held Wednesday in Quincy, Ill., for Mrs. Eda B. Huck, 94, mother of Ralph F. Huck, 520 Oak Street, Winnetka. Mrs. Huck, who was president of the Huck Company, manufacturers of retail store fixtures, died Sunday at her home. Four other sons and a daughter survive. Mr. and Mrs. Ralph Huck and their son and daughter-in-law, Mr. and Mrs. Jack Huck, were in Quincy for the services, which were held at St. Boniface Church at 11 a.m.

WALTER E. LANG

Walter E. Lang, 61, a former Winnetka resident, died March 23 in Santa Barbara, Calif., where services were held on March 24. He had moved there one month ago from Evanston, where he had lived for the past two years. Previously, for 25 years, his home had been in Winnetka.

Mr. Lang was the retired manager of the Midwest Municipal Bond Department of Harriman, Ripley, and Company, Chicago, securities dealers, a post he had held since the firm's founding in 1934. He was a former president of the Municipal Bond Club of Chicago and a member of Exmoor Country Club.

His widow, Mrs. Thelma Lang, survives; also two sons, Rodney of Deerfield, and James A. of Butte, Mont., with whom Mrs. Lang is spending a few weeks; and four grandchildren.

The family has requested that gifts in memoriam be sent either to the Park Ridge School for Girls or to Hilltop Farm, Lake Bluff.

MAYNARD H. RILEY

Services for Maynard Hugh Riley, a former Winnetka resident, were conducted Monday at Hebblethwaite's chapel by the Rev. Duncan D. MacBryde, minister of the Winnetka Congregational Church,

Answers Social Security Queries on House Workers

"We have had many inquiries from both household employers and household workers as to requirements for furnishing receipts for employees," Ray Cohee, district manager of the Evanston Social Security Office, said this week. The F.I.C.A. law (better known as Social Security taxes), he pointed out, requires the employer to give the employee a written statement giving total wages and Social Security taxes withheld, if any, for a calendar year.

The written statement can be in any form as long as it contains certain basic information. Form SS-14 has been designed as a convenience for employers in supplying household help the required written statement. It can be used as a guide for making out the necessary written statement.

As a reminder, April is the month for sending in the quarterly return covering January, February, and March wages of household help if they are paid as much as \$50 cash during those months.

Hovsep Pushman Works Will Be Exhibited

From April 14, through May 12, there will be an exhibit at the Johnson Galleries, 424 South Michigan Avenue, Chicago, of paintings by Hovsep Pushman. There will also be available in the galleries a large collection of Hovsep Pushman signed reproductions.

IN WEST FOR MONTH

Mr. and Mrs. Alan Kline and their children, Katherine, 3, and Jon, 6, 532 Dundee Road, Glencoe, recently returned from a one-month vacation in California, which they spent with Mr. Kline's parents, Mr. and Mrs. John J. Gould, of Sherman Oaks. The Klines also spent some time in Palm Springs, also visited Disneyland.

of which Mr. Riley was a member.

Mr. Riley, who died Thursday of last week at Evanston Hospital, had lived in Winnetka for 30 years before moving to Evanston four years ago. His home was at 1864 Sherman Avenue. Mr. Riley had retired seven years ago as superintendent of construction and plant engineering of the Illinois Bell Telephone Company after 45 years of service with the firm. He was born in Manchester, Mich., on October 8, 1883.

Husband of Mrs. Bess B. Riley, he was the father of Mrs. Jane R. Stockwell of Winchester, Mass., Maynard H. Riley Jr. of East Alton, Ill., and William H. Riley of Drexel Hill, Pa.; brother of the late Leda Irene Riley, a former Winnetka resident; and grandfather of eight.



At The Library

NEW BOOKS AT THE WINNETKA PUBLIC LIBRARY

BEHIND THE PICTURE WINDOW; an unconventional book on the conventional modern house and the inscrutable ways of its inmates, by Bernard Rudofsky.

ALCOHOLISM; its scope, cause and treatment, by Ruth Fox and Peter Lyon.

GREECE; a guide book, one of the World in Color series, edited by Dore Ogriek.

QUESTIONS BOYS ASK by David W. Armstrong. Treats of such subjects as: popularity, boy-girl relationships, personal ethics, family relationships, school and religion.

AUDITIONING FOR TV; how to prepare for success as a television actor, by Martin Begley, Casting Director, NBC Television Network, and Douglas MacCrae.

HOW TO BUILD 20 BOATS, by the editors of Mechanix Illustrated. Complete plans by outstanding naval architects for building rowboats, outboards, inboards, cruisers, canoes, auxiliaries, houseboats, duck boats. FROM THE SKETCH TO THE FINISHED PICTURE: OIL PAINTING, by Leonard Richmond. Chapters include: Materials and the Elements of Technique, Composition and Colour Values, Outdoor Study and the Finished Picture, Planning a Picture, Colour and Harmony.

LOVEJOY'S VOCATIONAL SCHOOL GUIDE; a handbook of job training opportunities, by Clarence E. Lovejoy. An up-to-date directory of over 6500 private and public vocational schools throughout the United States.

A TREASURY OF CONTEMPORARY HOUSES, selected by the editors of Architectural Record. A large book of text, photographs, and plans of houses, distinctively labeled as fol-

Story Hour-Show

There will be a story hour at the Winnetka Public Library this Saturday, at 10:30 a.m. Jim Westerman of the Hubbard Wood School will also entertain the group with his magic.

Planned for Children, Simple Plan Exploits Unspoiled Site, Five Bedrooms Can Be Added, Raised Basement Expands Hillside House. Safety for Children—Privacy for adults, Where Economy Guided Design, Designed for Entertainment, Good Living for Small Servantless Family, House for Two Expands for Guests.

DECORATING FOR THE AMATEUR, by Eric Bird and Kenneth Holmes. Tools and materials, colour schemes, floor surfaces, painting, distemper, paperhanging, treating woodwork, lighting, heating glazing and tiling, laying concrete, furnishing.

RIVER OF DESTINY: THE SAINT MARY, by Joseph E. and Estelle L. Bayliss, in collaboration with Milo M. Quaife.

HE-MANNERS; young man's book of etiquette, by Robert H. Loeb, Jr.

THE REPORT ON UNIDENTIFIED FLYING OBJECTS, by Edward J. Ruppelt, former head of the United States Air Force Project Blue Book investigating flying saucers.

THE ENGLISH PEOPLE ON THE EVE OF COLONIZATION, 1603-1630, by Wallace Notestein. A volume in the New American Nation Series.

THE COLOR CURTAIN; a report on the Bandung Conference, by Richard Wright. An outstanding novelist and reporter tells of the first meeting in history of the representatives of 65 per cent of the human race—a billion and a half black, brown, and yellow people seeking answers to questions which can affect the entire human race.

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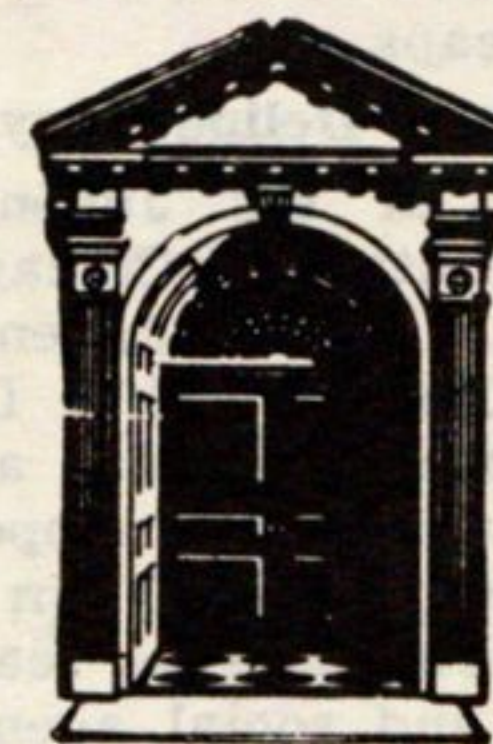
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1933 directory

WALDEN RD — From 900
Pine north to Vine
630 Thomas Saml
631 Keeler Edwin R
636 Barton Jos M
643 Howard Hubert E

1935 directory

WALDEN RD — From 900
Pine north to Vine
630 Waller Harold
631 Keeler Edwin R
636 Heiser Wm L
643 Howard Hubert E
644 Borden W

1969 directory

Davis Chas W 757 Foxdl Win..... HI 6-3694
Davis Chester R Jr 636 Waldn Win.... 446-8636
Davis Chloe 817 Chestnut Ct Win..... 446-4826
Davis Clarence E 2210 Beechwood Wil AL 1-3534

1975 directory

719 Laurel Av Win-----256-2489
O'Connell Desmond H Jr 901 Hill Win-446-3774
O'Connell Jas A 636 Waldn Win-----441-6668
636 Waldn Win-----441-6669
O'Connell Jane 419 10th Wil-----AL 1-0997

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41
TRUSTEE'S DEED

2361T 03614982

THIS INDENTURE, made this 28th day of September, 2023, between:

Jane McGrail, as Successor Trustee of the Joan P. O'Connell Trust dated February 2, 2000, GRANTOR,

and

Andrew Holden and Alexandra Holden, husband and wife, as Tenants by the Entirety, GRANTEE,

Doc#: 202309119 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 10/05/2023 11:45 AM Pg: 1 of 3

Doc ID 20231001640413
ST/CO Stamp 0-953-488-338 ST Tax \$1,100.00 CO Tax \$560.00

Above Space for Recorder's Use Only

WITNESSETH, That GRANTOR, in consideration of the sum of Ten and 00/100 (\$10.00) Dollars, receipt whereof is hereby acknowledged, and in pursuance of the power and authority vested in the GRANTOR as said Successor Trustee, does hereby convey and quitclaim unto the GRANTEE, in fee simple, the following described real estate, situated in the County of Cook and State of Illinois, to wit:

THE NORTH 75 FEET OF LOT 9 IN BURLING'S RESUBDIVISION OF BLOCK 2 IN NELSON'S SUBDIVISION OF PART OF THE SOUTHEAST 1/4 OF SECTION 17, TOWNSHIP 42 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index No.: 05-17-411-014-0000

Address of Real Estate: 636 Walden Road, Winnetka, IL 60093

SUBJECT TO: covenants, conditions, and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the real estate; public and utility easements; acts done by or suffered through Grantee; all special governmental taxes or assessments confirmed and unconfirmed; and, general real estate taxes not yet due and payable at the time of Closing.

TOGETHER with the tenements and appurtenances thereto belonging, and such title, if any, as GRANTOR may hereafter acquire, TO HAVE AND TO HOLD the same unto the said GRANTEE.

This deed is executed pursuant to and in exercise of the power and authority granted to and vested in GRANTOR by the terms of a deed in trust delivered to said party in pursuance of the trust agreement above mentioned.

And the said GRANTOR hereby expressly waives and releases any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

OBITUARIES

Continued from page 22

band, Jack A., two daughters, Meri Lane (Joseph) McCarthy of Cave Creek, Ariz., and Bette Lynn (Alex Knopp) of Norwalk, Conn.; two sons, Steven (Rosemary) of Kenilworth and John (Lucia) of Palatine; six grandchildren, Jessie, Andrew, Anthony, Jeffrey, Laura and Grace; a sister, Mary (William) Wright; and a brother, Edgar E. (Leta) Jackson.

A memorial service is scheduled for 10 a.m. today, Dec. 14, at the Church of the Holy Comforter, 222 Kenilworth Ave. Interment will be private.

Memorial donations may be made to Brandel Endowment Fund, Covenant Village, 2625 Techny Road, Northbrook IL 60062.

Grace Lee

Grace Young Lee, 48, died Dec. 7 in Michigan.

Mrs. Lee owned Young's Flowers in Winnetka.

She is survived by her husband, Seoku Lee; her children, John Mark, Jason, Heedma and Sara; and a sister, Jiwa Jeon.

Services have been held.

James A. O'Connell

James A. O'Connell, 71, a 36 year resident of Winnetka, died Dec. 5 at home.

Mr. O'Connell was born in Chicago and graduated from Saint Mary's College, Winona, Minn. He retired in 1987 from a sales position in the lighting fixture industry.

Survivors include his wife, Joan (nee Payne); two daughters, Margaret (Robert) Jarrecki of St. Charles and Jane (James) McGrail of Naperville; three sons, Malachy (Deborah) O'Connell of Grayslake, Burke (Susan) O'Connell, of Warner Robins, Ga., and Bart O'Connell of Chicago; nine grandchildren; a sister, Virginia (Thomas) Moran of LaGrange; and a brother, Edward (Rita) O'Connell of Plano, Texas.

He was preceded in death by four brothers, John (Mary Ann), Daniel, George (Mary Clare) and Phillip (Betty Ann) O'Connell; and a sister, Maurita O'Connell.

A funeral Mass was celebrated Dec. 9 at Sacred Heart Church in Winnetka. Interment was in Sacred Heart Cemetery in Northbrook.

Memorial Donations may be made to Sacred Heart Church,

1077 Tower Road, Winnetka IL 60093.

Betty J. Fogarty

Former Wilmette resident Betty J. Fogarty, 83, died Nov. 30 at in Sturgeon Bay, Wis.

Mrs. Fogarty was born on July 11, 1917 in Oak Park and lived most of her life in Evanston.

She was preceded in death by her husband, Arnold A. Fogarty.

Survivors include a son, Clayton A. Fogarty of Chicago; a daughter, Mary F. (Chester) Berne of Sturgeon Bay; three grandchildren, William G. Fogarty of Providence, R.I., Michael A. Fogarty of Boston and Emily S. Beaver of Sturgeon Bay.

Memorial Donations may be made to Door County Humane Society in Sturgeon Bay.

Terrence T. Kelly

Terrence T. Kelly, 56, died Dec. 6 at his home in Northbrook.

Mr. Kelly was born Nov. 17, 1944 in Evanston. He was an accountant.

Survivors include his wife, Mary Jo; a daughter, Mary Beth, of Northbrook; a son, Matthew (Lori) of Evanston;

his mother, Dorothy of Chicago; two sisters, Marilyn Fleming of Chicago and Rosemary (James) West of Northbrook; and a father-in-law, Louis T. Benedict of Wilmette.

Mr. Kelly was preceded in death by his father, Bernie.

Services were Dec. 9.

Memorial contributions may be made to the Vitas Hospice, 580 Waters Edge, Suite 100, Lombard IL 60148.

William Gobble

William E. Gobble died Dec. 3 at the ManorCare Nursing Home in Wilmette. He had lived in the village for 50 years.

Born in 1908 in Greenfield, Ill., Mr. Gobble graduated summa cum laude from the University of Illinois in 1930, a member of Phi Beta Kappa and Sigma Delta Chi. Throughout his life he fondly recalled his early years as a journalist, which started when he served as editor of the "Daily Illini." After a short stint as a newspaperman in southern Illinois, he took an entry level position with Scott Foresman & Co. in Chicago, and moved steadily through the ranks to become an editor.

In 1940 he began dating a charming receptionist at Scott Foresman. LaVerne Backlund had come to Chicago from the dustbowl of eastern Colorado to study voice in hopes of becoming an opera singer. For their first date, Bill wore white tie and tails; they danced at the Edgewater Beach Hotel. They were married in Albuquerque, N.M. the following year.

A victim of polio, Mr. Gobble was unable to serve in World War II. He and LaVerne, living in Evanston, were enthusiastic "New Deal Democrats." After moving to Wilmette they purchased one of the newfangled television sets to follow Adlai Stevenson's presidential campaigns. Mr. Gobble took great pleasure during the ensuing decades, in providing the liberal point of view on the predominantly conservative North Shore.

The Gobbles found an ideological and theological home at the First Congregational Church of Wilmette, whose activism during the civil rights and Vietnam War eras they supported.

At Scott Foresman, Bill helped form the new college division in the 1950s, and as editor in chief of the College Editorial Department helped guide many textbooks through development and publication. Some of the titles, in later editions, are still in use in classrooms today.

He valued deeply his friendships with authors at universities around the country, and treasured the opportunity to work with colleagues he admired and respected. He retired in 1973 after 40 years with the company.

Mr. Gobble called his wife LaVerne "Madam Chairman" and wholeheartedly supported her activism. Starting out with the League of Women Voters, she went on to the Wilmette Plan Commission, and was among the founders of the Citizens Information Service in Chicago.

In retirement, Mr. Gobble served briefly on the Wilmette Board of Education, and taught evening classes at New Trier High School. During the 1970s and '80s the couple fulfilled a lifelong dream of visiting Europe, taking several trips to England, Scotland, France and Italy. They also enjoyed bicycling down to the Northwestern campus for concerts and lectures.

Mrs. Gobble died in 1991, shortly after their 50th wedding anniversary. Mr. Gobble also was preceded in death by a son, Geoffrey Haynes.

He is survived by a daughter, Deborah (Peter) Gobble Lewine of New York City; daughter-in-law Nancy Bridgman of Springfield, Ohio; and granddaughters Mary, Annie and Eliza Lewine and Wyatt.

Morton C. Elden

Morton C. Elden, 87, formerly of Glencoe, died Dec. 7 at his home in Scottsdale, Ariz.

At the time of his death Judge Elden was retired for eight years from Circuit Court of Cook County, a position that he held for more than 10 years.

Prior to his judgeship he practiced law in Chicago for more than 47 years.

He had served on the commission that reformed the Illinois court system in the 1960s and on a committee that screened judicial candidates.

Judge Elden was rated "highly qualified," the highest rating given by bar associations.

As a director and the attorney for the Chicago District Golf Association, Judge Elden rated golf courses throughout the Midwest. In Arizona he served on a commission studying the reorganization of that state's court system.

Survivors include his wife Gloria (nee Greenspan); a daughter, Terry (Leonard) Gerstein; a son Douglas (Robin) Elden; three grandchildren; and a brother Harold (Sylvia) Elden.

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- ☐ MOUNT OLIVET CHICAGO
- ☐ QUEEN OF HEAVEN HILLSIDE
- ☐ RESURRECTION JUSTICE

- ☐ ST. ADALBERT NILES
- ☐ ST. CASIMIR CHICAGO
- ☐ ST. MARY EVERGREEN PARK
- ☐ ST. MICHAEL PALATINE
- ☐ AN AFFILIATE PARISH CEMETERY

Catholic
cemeteries

708/449-6100
1400 SOUTH WOLF ROAD
HILLSIDE, ILLINOIS 60162-2197
www.cathcemchgo.org

NAME _____
ADDRESS _____
CITY/STATE/ZIP _____
AREA CODE/PHONE _____
BEST TIME TO CALL _____

PP 12/14/00

VILLAGE OF WINNETKA, ILLINOIS

DEPARTMENT OF COMMUNITY DEVELOPMENT

DEMOLITION APPLICATION

Permit No. _____

Property InformationSite Address: 636 Walden Rd.Parcel Identification Number(s) (PIN): 05-17-411-014-0000

Description of all structures to be demolished: _____

Current Property Owner InformationLegal Name: Andrew HoldenAlexandra HoldenPrimary Contact: Andrew Holden

Address: _____

City, State, Zip: Winnetka, IL 60093

Phone No. _____

Email: _____

Date owner acquired property: 10/2/24**Applicant Information**Legal Name: Brian LinaneShoreline Builders Inc.Primary Contact: Brian Linane

Address: _____

City, State, Zip: Hawthorn Woods IL 60047

Phone No. _____

Email: shorelinebuilders@sbglobal.net**Applicant's relationship to current property owner:** General Contractor
(As previously noted, if contract purchaser, attach copy of executed purchase agreement)**Demolition Contractor Information** (If known, otherwise indicate "not known at this time")Legal Name: Pappas CompanyAddress: 2100 Johns Ct.City, State, ZIP: Glenview IL 60025Phone No: 847-657-0800Email: info@pappasco.net

Property Maintenance Requirements

During processing of the demolition permit, the owner and contractor must maintain the property in accordance with the Village Property Maintenance Code to avoid generation of nuisances. Accordingly, the following minimum requirements shall be adhered to:

- ☐ Grass shall be mowed and maintained at a height not to exceed 8 inches.
- ☐ Garbage, yard waste, miscellaneous rubbish, mail, and debris shall be removed from the property and not allowed to accumulate.
- ☐ Building(s) shall be secured (doors and windows in working order, closed and locked).
- ☐ No demolition or removal of building components may commence until the demolition permit has been issued. Commencement of demolition prior to issuance of permit will result in a Stop Work Order and double permit fees for all subsequent permits
- ☐ Approved tree fencing protections must be installed as directed by Village Forester prior to commencement of demolition. Lack of tree fencing will result in Stop Work Order and fines.

Applicant/Owner Acknowledgments

By execution of this application in the space provided below, the Applicant and Owner(s) do hereby certify, acknowledge, agree and affirm to the Village of Winnetka that:

1. The Village and its representatives have the right, and are hereby granted permission and license, to enter upon the property for purposes of conducting any inspections that may be necessary in connection with this application.
2. I (We) have carefully read this application, the applicable sections of the Winnetka Municipal Code and fully understand the applicable terms and provisions.
3. I (We) waive any rights to exemption from disclosure under the Illinois Freedom of Information Act of any and all documents and information submitted in connection with this application.
4. I/We hereby agree to demolish the above structure or portion thereof, in accordance with the information submitted herewith and in strict compliance with all provisions of the Building Code and other related ordinances and regulations of the Village of Winnetka, and I/We hereby consent to inspection of the work during demolition and to the responsibility of maintaining the subject site and adjacent public and private properties in a good, safe and clean condition, including but not limited to the "Property Maintenance Requirements" listed in the previous section.
5. I (We), in accordance with the Village Fee Resolution and the Winnetka Village Code agree to pay all applicable fees for the payment of all reimbursable expenses associated with the demolition.

Signature of Applicant: _____

Date

3-14-24

Print Name & Title: _____

Brian Kinane - Pres. - Ghordine Builders Inc.

Signatures of Property Owner(s): _____

Date

3/13/24

Print Name & Title: _____

Andrew Holden

Property Address: _____

636 Walden Road

****If more than one applicant or property owner, please copy this page and have additional applicants/property owners sign form.**

636 Walden Rd. (Tentitive Demolition Schedule)

Chart showing project activities with a scrollable timeline is in this cell.



ENTER START DATE:

5/6/2024

ACTIVITY	START	END	NOTES
Water Disconnects	5/6/2024	5/13/2024	
Electric Service Disconnects	5/6/2024	5/13/2024	
Gas Service Disconnects	5/6/2024	5/13/2024	
Site Fencing Installation	5/13/2024	5/13/2024	
Tree Removal	5/13/2024	5/15/2024	
House and Garage Demolition	5/16/2024	5/17/2024	
Temp Electric Service Install	5/20/2024	5/20/2024	
Start Excavation	5/20/2024	5/20/2024	



MEMORANDUM VILLAGE OF WINNETKA

COMMUNITY DEVELOPMENT DEPARTMENT

TO: LANDMARK PRESERVATION COMMISSION
FROM: CHRISTOPHER, MARX, AICP, ASSOCIATE PLANNER
DATE: MAY 2, 2024
SUBJECT: 647 GARLAND AVENUE - DEMOLITION PERMIT (CASE NO. 24-07-LPC)

INTRODUCTION	
Meeting Date	May 6, 2024
Commission Action	Preliminary historic and architectural review to determine if a Historical Architectural Impact Study (HAIS) is necessary or if demolition may proceed without delay.
Property Address	647 Garland Avenue (See Attachment A – Aerial Map)
Property Owner	647 Garland LLC
Application Submitted by	Cory Todd (Representing the property owner)
Mail Notice Sent to Property Owners within 250 feet	Completed
Public Comments as of Date of Memo	As of the date of this memo, staff has not received any written comment from the public regarding this application.
PROPERTY DESCRIPTION	
Size	0.18 acres
Location	North side of Garland Avenue between Church Road and Forest Street
Improvements	Single-family residence and detached garage
Zoning	R-5 Single Family Residential
Surrounding Zoning	R-5 Single Family Residential on the north side of Garland Avenue, R-4 Single Family Residential on the south side of Garland Avenue
PROPERTY HISTORY	See Attachment B, Preliminary Property History Study See Attachment C, Winnetka Historical Society (WHS) Research
Constructed	1920
Additional Construction Activity	1928 - Build a one-story frame and stucco garage, 1987 - Construct an addition
Illinois Historic Structure Survey Listing	No
Winnetka Historical Society (WHS)	WHS research indicates that the property does not have historical or architectural significance. See attached report from the WHS provided in Attachment C for details.

NEIGHBORHOOD CONSTRUCTION ACTIVITY	
Other Permits for New Primary Structures on Same Block (either side of the right-of-way block face and/or along the alley)	None
Director's 60-Day Delay Due to Construction Activity	Delay is not necessary to prevent undue congestion and noise impacts in the neighborhood.
New Construction or Site Restoration Plans Submitted	No application for a building permit or site restoration permit has been submitted at this time.

DEMOLITION AND HISTORIC PRESERVATION

The Commission may order the issuance of a demolition delay of a historic or architecturally significant structure for up to but not exceeding 270 days from the date the Commission determines that an applicant is required to submit an HAIS for the structure the applicant wishes to demolish.

Should the LPC request an HAIS for the subject property at the May 6 Commission meeting, and after reviewing the HAIS at a future meeting the LPC determines the structure is significant and a delay should be issued, the Commission may at that time issue a demolition delay up to but not exceeding 270 days from May 6, 2024.

COMMISSION REVIEW

The Commission may consider one of the following motions (1) Historical Architectural Impact Study Required or (2) Building and/or Property is Not Historic or Architecturally Significant.

Historical Architectural Impact Study Required

The Commission finds that based upon (1) the preliminary property history study, (2) the Winnetka Historical Society comments, and (3) other information, comments, or evidence received by the LPC during its preliminary review **that the building and/or property is of sufficient historic or architectural merit to warrant conducting a Historical Architectural Impact Study (HAIS) prior to issuance of the demolition permit.** The Commission reached its conclusion based upon the property meeting the following criteria: **[The Commission must note which of the following criteria is met]**

- 1. The property or structures have sufficient architectural or historical merit to warrant a full HAIS prior to issuance of a demolition permit;**
- 2. The property or structures have been designated a landmark pursuant to Chapter 15.64 of the Village Code; (Subject Property is not a landmark)**
- 3. ~~The property or structures have been included in the most recent Illinois Historic Structure Survey conducted under the auspices of the Illinois Department of Conservation; and~~ (Subject Property is not on the state survey)**
- 4. ~~The property or structures have been listed on the National Register of Historic Places or the Illinois Register of Historic Places.~~ (Subject Property is not on National Register or the Illinois Register of Historic Places)**

Building and/or Property Lacks Historic or Architectural Significance

The Commission has determined that in accordance with Section 15.52.040 of the Village Code that the building and/or property is not of sufficient historic or architectural merit to warrant a Historical Architectural Impact Study, and the demolition of the structure may proceed without delay.

ATTACHMENTS

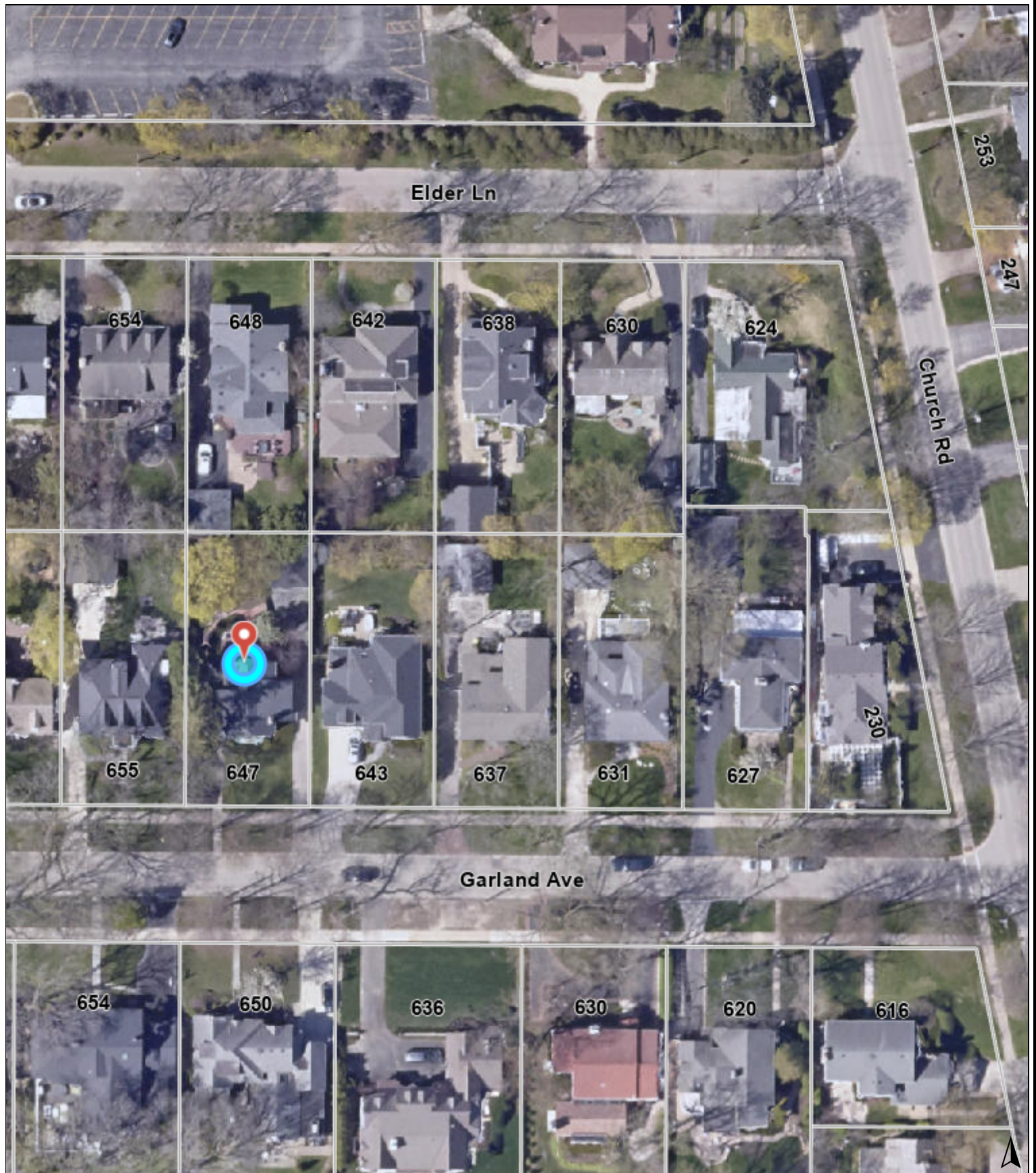
Attachment A: GIS Aerial Map

Attachment B: Preliminary Property History Study

Attachment C: Historical Society Research

Attachment D: Application Materials

ATTACHMENT A



0 50 100
ft

Disclaimer: The GIS Consortium and MGP Inc. are not liable for any use, misuse, modification or disclosure of any map provided under applicable law. This map is for general information purposes only. Although the information is believed to be generally accurate, errors may exist and the user should independently confirm for accuracy. The map does not constitute a regulatory determination and is not a base for engineering design. A Registered Land Surveyor should be consulted to determine precise location boundaries on the ground.



MEMORANDUM VILLAGE OF WINNETKA

COMMUNITY DEVELOPMENT DEPARTMENT

TO: WINNETKA HISTORICAL SOCIETY
FROM: CHRISTOPHER MARX, AICP, ASSOCIATE PLANNER
DATE: APRIL 15, 2024
SUBJECT: CASE NO. 24-07: 647 GARLAND AVENUE

INTRODUCTION

On May 6th, 2024, the Landmark Preservation Commission (LPC) will consider a request to demolish the residence at 647 Garland Avenue. Please return any available information regarding the architectural and historical significance of the structure to my attention by the end of the day on Wednesday, May 1, 2024. If you have any questions, please feel free to contact me at cmarx@winnetka.org or (847) 716-3587.

PRELIMINARY PROPERTY HISTORY STUDY/VILLAGE HALL RECORDS

Building Permits

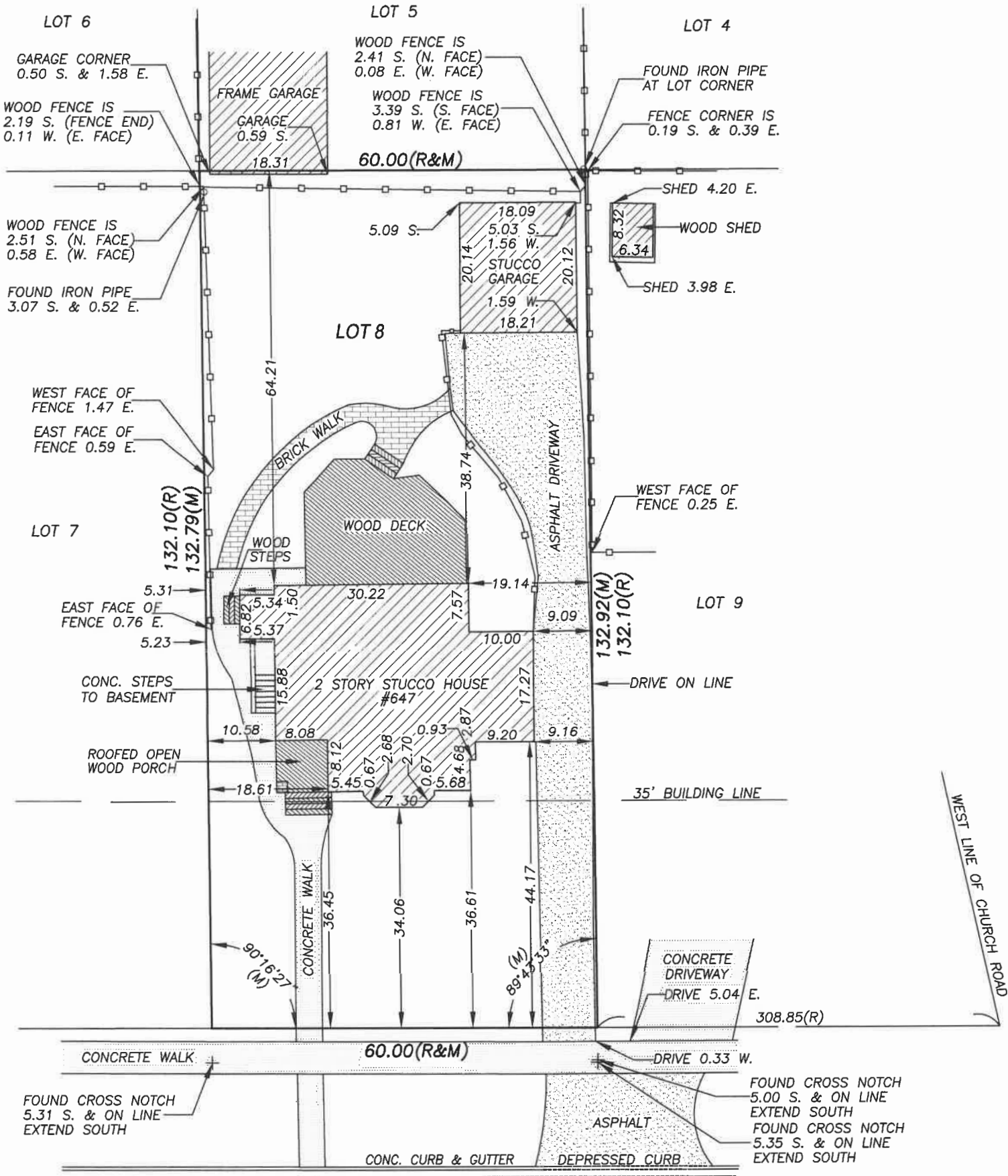
<u>Date</u>	<u>Type</u>	<u>Owner</u>	<u>Architect</u>
5-20-1920	Build a two-story frame and stucco residence	S.J. Mehler	Radford
3-20-1928	Build a one-story frame and stucco garage	John H. Muhlke	Not listed
9-21-1987	Construct an addition	Mr. and Mrs. Adams	Mark T. Golan

PLAT OF SURVEY
OF

LOT EIGHT (8) IN GIRTON TERRACE, BEING A SUBDIVISION OF THAT PART OF BLOCK FOUR (4), LYING EAST OF A LINE 436.55 FEET EAST OF AND PARALLEL WITH THE CENTRAL LINE OF FOREST STREET IN JOHN C. GARLAND'S ADDITION TO WINNETKA, A SUBDIVISION OF THE NORTH 120 ACRES OF THE SOUTH WEST QUARTER OF SECTION TWENTY-ONE (21), TOWNSHIP FORTY-TWO (42) NORTH, RANGE THIRTEEN (13), EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN: 05-21-310-018-0000 TOTAL LAND AREA: 7,971 SQ.FT.
COMMONLY KNOWN AS: 647 GARLAND AVENUE, WINNETKA, ILLINOIS 60093

SCALE: 1 INCH = 20 FEET



- LEGEND:
- (R) = Subdivision Record
 - (M) = Measured
 - (D) = Deed
 - N. = North
 - S. = South
 - W. = West
 - E. = East
 - NW'y = Northwesterly
 - NE'y = Northeasterly
 - SW'y = Southwesterly
 - SE'y = Southeasterly
 - Conc. = Concrete
 - Wood Fence —□—□—□—
 - Chain Link Fence —x—x—x—
 - Iron Fence —○—○—○—

ORDER NO.: 24-027
ORDERED BY: TREND DEVELOPMENT PARTNERS

PREPARED BY:
GEODETIC SURVEY, LTD.
PROFESSIONAL DESIGN FIRM NO. 184-004394
CONSTRUCTION & LAND SURVEYORS
200 WAUKEGAN ROAD, GLENVIEW, IL 60025
TEL. (847) 904-7690; FAX (847) 904-7691
info@gsurvey.net www.gslandsurveying.com

GENERAL NOTES:

- ACAD FILE WILL NOT BE RELEASED UNDER THIS CONTRACT.
- FOR EASEMENTS, BUILDING LINES AND OTHER RESTRICTIONS NOT SHOWN ON THE PLAT OF SURVEY REFER TO YOUR ABSTRACT, DEED, TITLE POLICY, CONTRACT AND LOCAL BUILDING LINE/SETBACK REGULATIONS.
- COMPARE ALL POINTS BEFORE BUILDING AND AT ONCE REPORT ANY DISCREPANCIES, WHICH YOU MAY HAVE FOUND, TO THIS OFFICE, BEFORE DAMAGE IS DONE.
- DIMENSIONS ARE SHOWN IN FEET AND DECIMALS AND ARE NOT TO BE ASSUMED FROM SCALING.
- BEARINGS ARE REFERRED TO AN ASSUMED MERIDIAN AND ARE USED TO DENOTE ANGLES ONLY.
- THE LEGAL DESCRIPTION NOTED ON THIS PLAT WAS PROVIDED BY THE CLIENT AND FOR ACCURACY SHOULD BE COMPARED WITH DEED AND/OR TITLE INSURANCE POLICY.

STATE OF ILLINOIS
COUNTY OF COOK SS

THIS IS TO CERTIFY THAT THIS PROFESSIONAL SERVICE CONFORMS TO THE CURRENT ILLINOIS MINIMUM STANDARDS OF PRACTICE APPLICABLE TO BOUNDARY SURVEYS.

FIELD WORK COMPLETED: FEBRUARY 14, 2024

DATED THIS 19th DAY OF MARCH, 2024.

BY *Thomas R. Krohn*
PROFESSIONAL ILLINOIS LAND SURVEYOR NO. 3000
LICENSE EXPIRES 11/30/2024







PROPERTY RESEARCH COVERSHEET



Address: 657 Garland

Construction Details:

Original construction date: 1920

Construction type: Frame and stucco

Style: Colonial

OWNERSHIP HISTORY:

OWNER/RESIDENT NAME	DATES OCCUPIED	INFORMATION ATTACHED	SIGNIFICANCE
S. J. Mehler ¹	1920	Building permit application	
John H. and Adeline Muhlke	By 1923 – at least 1935	Building permit application, 1923 directory, <i>Winnetka Talk</i> article	
Edward D. Nix	By 1937 – at least 1944	1937 directory, 1944 directory, <i>Winnetka Talk</i> article	
Walter C. Healy	By 1954 – 1959	Real estate listing, 1954 directory	
Harry E. Kinzie, Jr.	1963	Real estate listing	
Mr. and Mrs. Adams ²	1987	Building permit application	
Anthony E. and Edna Carol Davis	1964 – at least 2020	1969 directory, Ancestry.com records, Cook County Recorder records, <i>Chicago Tribune</i> obituary	

¹ Note: there appears to be a pencil mark with “657” written over “647” on the address line. 657 Garland does not exist, so this is likely an error.

² It is unclear why Mr. and Mrs. Adams are listed as the owners on this building permit application when other records indicate that the Davis’s owned the house at that time.

ARCHITECTS:

ARCHITECT NAME	DATE AND DESCRIPTION OF PROJECT	INFORMATION ATTACHED
Radford (possibly William A. Radford)	1920 – build a 2-story frame and stucco residence	Wikipedia article on William A. Radford
Mark T. Golan	1987 – construct an addition	Mark T. Golan “About” webpage

RESEARCH SOURCES USED: *Winnetka Talk*, Cook County Assessor records, Cook County Recorder records, historic phone books, WHS property files, WHS digital files, Ancestry.com, *Chicago Tribune*

Findings:

Our research does not indicate that this property maintains historical or architectural significance. It is worth noting, however, that this house might be a design by publisher and architect William A. Radford.

Radford founded the Radford Architectural Company in Chicago in 1902. The company published over 40 books containing thousands of architectural plans. At least two houses built using Radford’s plans are listed on the National Register of Historic Places. While it is likely that 647 Garland was built using one of Radford’s plans and the name “Radford” is listed as the architect on the building permit application, we were not able to concretely confirm that “Radford” refers to William A. Radford or that this house was indeed one of his designs.

Date of Research: 4/24/2024

Submitted by:

Meagan McChesney, PhD
Curator, Winnetka Historical Society

Mary Trieschmann, MS Ed
Executive Director, Winnetka Historical Society

THE VILLAGE OF WINNETKA

DEPARTMENT OF PUBLIC WORKS

APPLICATION FOR BUILDING PERMIT

Winnetka, Illinois, May 20 1920

TO THE SUPT. OF PUBLIC WORKS.

Application is hereby made for a permit to build a two Story
and Basement Frame & Stucco residence
(TYPE OF BUILDING SUCH AS RESIDENCE, GARAGE, ETC.)

PROPERTY DESCRIPTION—Lot 8, Block —, Subdivision Gerton Terrace

STREET and NUMBER 657 Garland Ave

DIMENSIONS of BUILDING—Front 30 feet. Depth 32 feet. Height 24 feet.

NUMBER of ROOMS Six

KIND of MATERIAL Frame & Stucco

TOTAL COST Nine thousand dollars.

OWNER S. J. Mehler Address 2015 Lane Ct. Chi

ARCHITECT Radford " Chi

BUILDER S. J. Mehler " "

CARPENTER LI " "

MASON LI " "

PLUMBER " "

ELECTRICIAN " "

REMARKS

I (I OR WE) hereby agree to construct the above described Building in accordance with Plans and Specifications submitted herewith, and in strict compliance with all the provisions in Chapter VI of the Village Code, entitled "Buildings."

SIGNED S. J. Mehler

ADDRESS 2015 Lane Ct. Chicago

Permit Issued 5/20 1920

Permit Number 1008

THE VILLAGE OF WINNETKA

Department of Public Works

APPLICATION FOR BUILDING PERMIT

and for Certificate of Occupancy and Compliance

Winnetka, Illinois, 3-20 1928

TO THE SUPT. OF PUBLIC WORKS:

Application is hereby made for a permit to build a 1 Story
and Basement name & studio garage

(TYPE OF BUILDING SUCH AS RESIDENCE, GARAGE, ETC.)

PROPERTY DESCRIPTION — Lot _____, Block _____
Subdivision _____

STREET and NUMBER 647 Garland

DIMENSIONS of BUILDING — Front 18-0" feet. Depth 20-0" feet. Height 11-0" feet

NUMBER of ROOMS _____

KIND of MATERIAL frame & studs

OWNER John H. Munkelbe Address _____

TOTAL COST 1500.00

ARCHITECT _____ Address _____

BUILDER Henry Wolter Address 6138 Kenmore

CARPENTER _____ Address _____

MASON _____ Address _____

SEWER BUILDER _____ Address _____

PLUMBER _____ Address _____

ELECTRICIAN _____

REMARKS _____

Application is also made for a **Certificate of Occupancy and Compliance** to be issued after the completion of the building.

_____ hereby agree to construct the above described building in accordance with the plat, building plans
(I OR WE)
and specifications submitted herewith, and in strict compliance with all provisions of the Zoning Ordinance, Building Code and Health Regulations of the Village of Winnetka.

Permit Issued 3-20 1928

Permit Number 3325

Fee 1498

SIGNED Henry Wolter

Page 41 of 94 ADDRESS 6138 Kenmore Ave

THE VILLAGE OF WINNETKA

Department of Public Works

APPLICATION FOR BUILDING PERMIT

and for Certificate of Occupancy and Compliance

Winnetka, Illinois, September 21, 1987

THE SUPT. OF PUBLIC WORKS:

Application is hereby made for a permit to Construct An Addition

(work to be performed)

(Type of Building Such as Residence, Garage, Etc.)

PROPERTY DESCRIPTION—

REAL ESTATE INDEX NUMBER

05 21 311 037

Vol.

ITEM

STREET and NUMBER 647 Garland

DIMENSIONS of BUILDING—Front 35 feet. Depth 19'10" feet. Height _____ feet.

NUMBER of ROOMS Bath, Bedroom & Gallery

EST. CONST. COST \$63,500.00 KIND of MATERIAL Wood PHONE NO.

OWNER Mr. & Mrs. Adams Address 647 Garland 446-7689

ARCHITECT Mark T. Golan Address 580 Roger Wms. Ave. 433-8322

BUILDER Eiesland Builders Address 912 Revere Rd. 729-7781

CARPENTER Olan Eiesland Address _____

ROOFER Timberline Roofing Address Lic# 104-00-2545, Lake Forest, Il.

SEWER BUILDER _____ Address _____

PLUMBER T. McGann Plumbing, Inc Address 3N. Hickory, Arlington Hts. 255-8150

ELECTRICIAN J.P.M. Electric Address 108 Mansfield, Morton Grove 965-2663

REMARKS _____

Date Job Completed _____

Application is also made for a CERTIFICATE OF OCCUPANCY AND COMPLIANCE to be issued after the completion of the building.

I hereby certify that I am the legal owner of all the property described above, comprising
(I or We) (I am or We are)
the land proposed to be built upon as shown on the plat and building plans submitted with this application and including all open spaces required by the Zoning Ordinance of the Village of Winnetka.

I hereby agree to construct the above described building in accordance with the plat, building plans and specifications submitted herewith, and in strict compliance with all provisions of the Zoning Ordinance, Building Code and Health Regulations of the Village of Winnetka, and I hereby consent to inspection of the work during construction and upon completion of construction to establish such compliance.
(I or We)

Permit Issued September 21, 1987 by _____

SIGNED

Olan Eiesland

Building Permit Number 11623

ADDRESS 912 Revere Rd.

Occupancy Permit Number _____

Glenview, Il.

C. B. No. RENEWAL # 08975 (ORIGINAL # 05791)

PHONE NO. 729-7781

<https://www.chicagotribune.com/obituaries/e-carol-davis-winnetka-il/>



Share this obituary:

Birth: September 11th, 1935

Death: April 1st, 2024

E. Carol Davis

OBITUARY

E. Carol Davis, nee Hunter, passed away peacefully on Tuesday, April 2, 2024 in Glenview, IL. She was born on September 11, 1935, in Chicago, IL.

Carol was a graduate of Proviso East High School in Maywood IL & proud alumna of Purdue University, graduating in 1957, where she was an esteemed member of the Delta Gamma sorority.

Carol & husband, Anthony “Tony” Davis, moved into their Winnetka home in 1963 where she remained till fall '23. In February 1975 she faced the untimely loss of her husband Tony, who tragically passed away after falling ill while the couple trekked in Nepal. Despite this, Carol found solace, purpose and companionship with her beloved Standard Poodles and her passion for athletics.

A true trailblazer, Carol set new benchmarks, defied norms, and expectations, beginning her competitive running journey in 1965 when women’s divisions were scarce, fearlessly competing alongside men. Her tenacity and skill led her to the top of the results board in numerous triathlons, where she consistently emerged victorious in her age group.

One of Carol’s most cherished accomplishments was her triumph in the 1982 Ironman in Hawaii, where she demonstrated unparalleled grit and strength. As a constant competitor always ready for the next challenge, she pushed boundaries and shattered records. As commemorated in a July 1987 Chicago Tribune article (<https://www.chicagotribune.com/1987/07/31/at-51-this-triathlete-still-ahead-of->

times/)- “in last year`s (1986) Chicago triathlon, Davis finished in 2:30:37 to win her age group and rank as the fastest masters (40 and over) female finisher. She beat every woman over 40 by at least six minutes.” Adding to her list of accomplishments, Davis was also named the 1985 Chicago Area Runners Association Triathlete of the Year.

Before her foray into triathlons, Carol excelled in kayak and canoe racing, clinching national titles in 1975 and 1979. Her passion for adventure and athleticism was evident to all who knew her, symbolized by her iconic license plate proudly displaying “IRONMAN.”

In honor of Carol’s enduring love for animals, she had requested that donations be made in her memory to PAWS Chicago, an organization and cause close to her heart.

No formal services will be held, as per Carol’s wishes.

1923 directory

Muhlke Edw S r 116 Huriburt ct. Libertyville-305-R
Muhlke Harry A r Central av.....Deerfld-122-J
Muhlke John H r 647 Garlnd av..Winnetka-1205
Muhlke Orin H r 210, 4th.....Libertyville-445-R
Muhlke Walter G r 315 Woodlnd av. Winnetka-1098

1935 directory

636 Leahy Harold F
637 Cook Cyrus B
643 Zeit Robt F
647 Muhlke John H
650 Stienwidel Wm
654 Horween Ralph

1937 directory

637A Cook Cyrus B ©
643A Pittman Knowles
647A Nix Edw
650A McDownell John
654A Haven Malcolm D ©

1944 directory

Nix Edw D r 647 Garlnd av.....Winnetka-337
Noble Curtiss G r 661 Hill rd.....Winnetka-2951
Noble Geo B r 100 Linden av.....Glenview-1752

1954 directory

637	Blackett H Jr	WI6-4468
643	Janensch C P	WI6-3944
647	Healy W C	WI6-0193
650	McDonald J M	WI6-3540
654	Schaff G R	WI6-1262

1969 directory

Davis Clarence H 166 Woodlnd Win ... HI 6-0861
Davis Claude B Jr
2634 Laurel Ln WilAL 1-7780
Davis E Anthony 647 Garlnd Win 446-2158
Davis Edw Col 618 Washngtn Av Wil..AL 1-4629
Davis Edw A 2170 Boswrth Ln Nfld... HI 6-4306

Ancestry.com records

Name	Edna Carol Davis [C E Davis] [Carol E Davis]
Birth Date	Sep 1935
Residence Date	1964-2020
Address	647 Garland Ave
Residence	Winnetka, Illinois, USA
Postal Code	60093
Second Residence Date	1964-2020
Second Address	647 Garland Ave
Second Residence	Winetka, Illinois, USA
Second Postal Code	60093

UNOFFICIAL COPY	
THIS INSTRUMENT WAS PREPARED BY AND MAIL TO: Pasquesi, Cengel & Pasquesi 460 Central Avenue Highland Park, IL 60035 GRANTEE'S ADDRESS FOR SUBSEQUENT TAX BILLS: Edna Carol Davis 647 Garland Avenue Winnetka, IL 60093	RECEIVED MAILING 97027459 DEC 25 PM 11:58 01/14/97
97027459 DEED IN TRUST	
THE GRANTOR, Edna Carol Davis, a widow, not since remarried, of the Village of Winnetka, County of Cook and State of Illinois, for and in consideration of TEN DOLLARS and other good and valuable consideration in hand paid, conveys and quit claims unto Edna Carol Davis, of 647 Garland Avenue, Winnetka, Illinois as trustee under the provisions of a declaration of trust dated the 9th day of December, 1996, and unto any successor or successors in trust under the declaration of trust, the following described real estate in the County of Cook and State of Illinois, to-wit:	
LOT EIGHT (8) IN GIRTON TERRACE, BEING A SUBDIVISION OF THAT PART OF BLOCK FOUR (4), LYING EAST OF A LINE 436.55 FEET EAST OF AND PARALLEL WITH THE CENTER LINE OF FOREST STREET IN JOHN C. GARLAND'S ADDITION TO WINNETKA, A SUBDIVISION OF THE NORTH 120 ACRES OF THE SOUTH WEST QUARTER OF SECTION TWENTY-ONE (21), TOWNSHIP FORTY-TWO (42) NORTH, RANGE THIRTEEN (13) EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.	
Together with all improvements and fixtures of every kind and nature located thereon and all appurtenances belonging thereto (hereinafter referred to as the "premises"),	
TO HAVE AND TO HOLD the premises upon the trusts and for the uses and purposes stated herein and in the aforementioned declaration of trust set forth.	
Full power and authority are hereby granted to the trustee to improve, manage, protect and subdivide the premises or any part thereof; to dedicate parks, streets, highways or alleys; to vacate any subdivision or part thereof; and to re-subdivide the premises as often as desired; to contract to sell; to grant options to purchase; to sell on any terms; to convey either with or without consideration; to convey the premises or any part thereof to a successor or successors in trust and to grant to the successor or successors in trust all of the title, estate, powers and authorities vested in the trustee; to donate, dedicate, mortgage, pledge or otherwise encumber the premises or any part thereof; to lease the premises or any part thereof from time to time, in possession or reversion, by leases to commence in praesenti or in futuro, and upon any terms and for any period or periods of time, not exceeding in the case of any single demise the term of 99 years, and to renew or extend leases upon any terms and for any	
27 ⁵⁰/_{AN}	

Winnetka Talk, March 1, 1945

4800 or Winn. 1979.
WANTED TO RENT UNFURNISHED
house or apartment. 2 or 3 bedrooms.
Occupancy May 1 to 10. Near trans.
Winnetka preferred. Adults only. Present 9 years tenancy terminated by sale.
Mrs. Edward Nix, 647 Garland Ave.
Phone Winnetka 337.

JUNE BIG TIME FOR CADILLACS

Chicago Branch Enjoys a Boom Period

June, 1924, was the biggest business month in the history of the Chicago branch of the Cadillac Motor Car company, according to L. B. Southerland, branch manager. Never before has the Chicago branch handled so many Cadillacs as in the last month.

"The extraordinary business for the month," said Mr. Southerland, "undoubtedly is due to the rise in grain prices and the stabilizing effect the last two months have had on the agricultural field. Industrials, too, are firmer and the predictions of a coming season of extremely good business have brought cheer to the country."

Mr. Southerland said that the condition of business is reflected in motor car purchases.

"Business along motor row," he said, "is one of the best barometers of business in the country. When there is a falling off of automobile sales, it is indicative of an unsettled condition, but the tremendous sales we have been enjoying forecast only one condition—good sound business which is on the upgrade."

"This steady business condition, with the qualities incorporated in the new V-6s," Mr. Southerland said, "virtually have broken down the little sales resistance met among prospective buyers."

Shantz to Command Unit of the National Guard

Joseph E. Shantz, Wilmette postmaster, was elected commander of the First Infantry of the Illinois National Guard this week. Mr. Shantz is a captain of the organization and has been a member since 1890.

The First Infantry was formed in 1872 and has a membership of 800. Most of the members are residents of Chicago and suburbs. Among the members are Gen. Joseph B. Sanborn, Gen. Abel Davis, Gen. James M. Eddy, former Governor Frank O. Lowden, Alexander H. Revell, William Tracy Alden, Maj. George R. Harbaugh, Lyman Drake, Chancellor L. Jenks, and many other prominent Illinoisans.

Tree Surgeon Is Injured in Fall from Tall Tree

While working on a tree on a Sheridan road homesite, last Monday afternoon, the limb on which Stanley Miller, 893 Elm street, was sitting broke and he dropped a distance of 12 feet before the safety rope attached to his waist checked his descent.

While Miller was thus suspended about 30 feet above ground, his fellow

workman, Charles Nelson, rushed to the rescue and brought him to terra firma.

Dr. A. H. Wales was summoned and after an examination discovered that Miller had suffered no broken bones, although it was feared that he may have been internally injured by the impact when the safety rope halted his fall.

Mr. Miller is about 21 years of age and is employed by Thomas J. Lynch, tree surgeon.

Baha'i Temple Summer Lectures Are Announced

Lectures and meetings at the Baha'i temple, Linden avenue and Sheridan road, Wilmette, have been announced as follows for the summer months:

July 27—The Conformity of Divine Religions with Reason and Science.

August 3—The Greatest Thing in the World.

August 10—'Abdu'l-Baha's Solution of the Economic Problem.

August 17—The Universal Ten Commandments.

August 24—How Would Christ Establish a World Court?

August 31—The Eternal New Commandment.

The lectures will be held at 3:30 o'clock on Sunday afternoons in the Foundation auditorium of the temple.

Other summer meetings for Baha'i followers and friends are scheduled to be held on Saturday evenings at 8 o'clock in the home of Mrs. E. Lundberg, 3937 Clarendon avenue, Chicago, and on Sunday evenings at 7 o'clock in the home of Dr. and Mrs. Zia M. Bagdadi, 207 Third street, Wilmette.

Supreme Court Sustains Washburn Skokie Appeal

It will be of interest to Winnetkans to learn that the appeal of William D. Washburn of Evanston, owner of property in the Skokie valley, was recently sustained by the Illinois Supreme court from a decision in the Superior court of Cook county which set forth that the Forest Preserve District of Cook county was acting within its rights in proceeding with negotiations to purchase the Skokie owned by Mr. Washburn.

The Supreme court held that the Superior court was in error in denying Mr. Washburn's appeal for an injunction restraining the Forest Preserve District from purchasing his property.

"A CATHOLIC CHURCH"

Rev. Von Ogden Vogt, of Chicago, who is supplying the pulpit of the Winnetka Congregational church during Rev. J. A. Richards' vacation, will preach on "A Catholic Church" at the services on July 27.

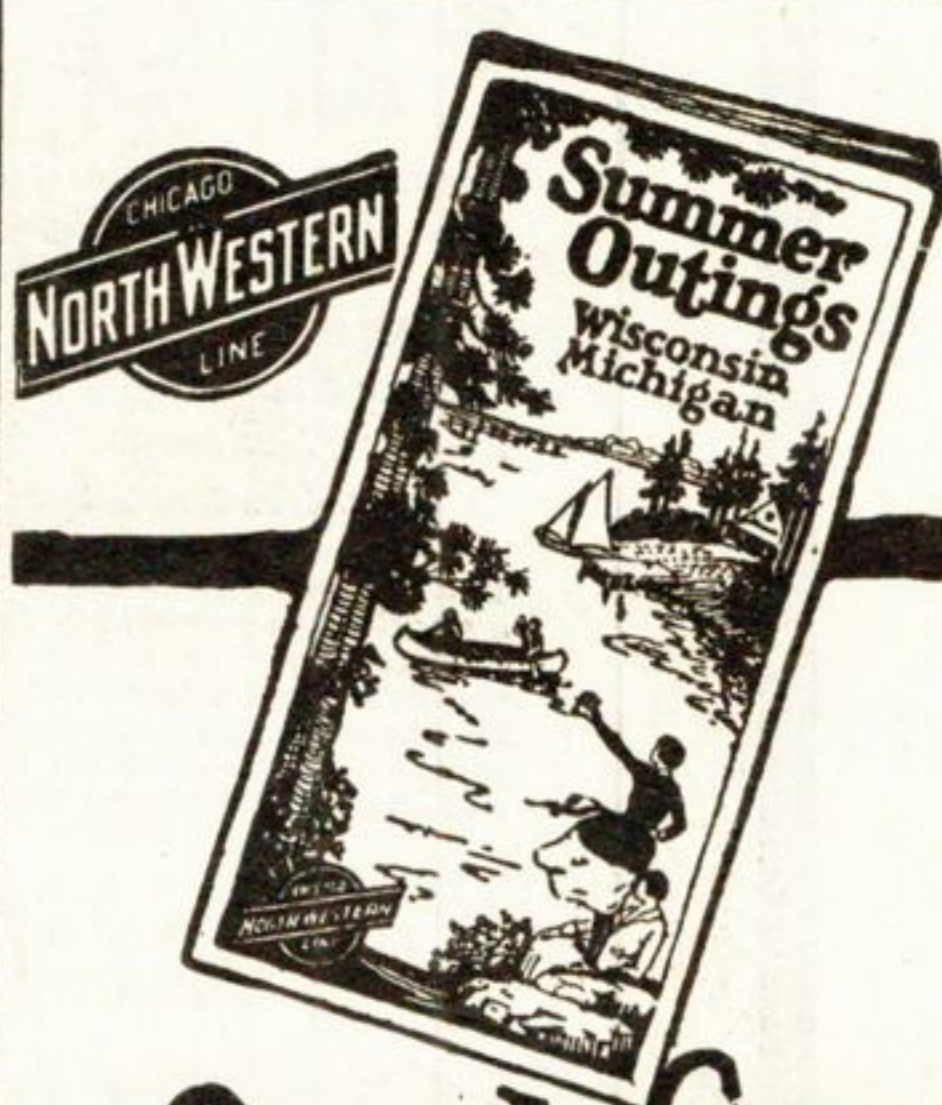
Hemstitching, Pleating and Button Making

Parisian Dyers & Cleaners, Inc.
578 Lincoln Ave. Phone Win. 727

Winnetkan Heads Selling Force for Memorial Park

John H. Muhlke, 647 Garland avenue, Winnetka, has recently been appointed general sales agent on the north shore for the Memorial Park Cemetery association.

Mr. Muhlke advises that this cemetery is non-sectarian and emphasizes the perpetual care feature. He states that lots are selling rapidly.



Send for
this folder

A valuable aid in planning a vacation. Brimful of information about the Great North Woods of Northern Wisconsin—Upper Michigan.

Includes pictures, maps, list of hotels and resorts. Ask for your copy now. Apply

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Hubbard Woods Pharmacy
Kenilworth Pharmacy

HYDROX

Division of National Dairy Products Corp.

Local Investment Is The Safest Investment

The logical place for the investment of your surplus funds is at home because such investment helps every one of your neighbors as well as yourself.

Every dollar's worth of improvement in the plant of the public utility company adds to the efficiency of all the other local industries.

Invest your funds in a growing local business where you can feel certain of absolute security backed by a long and successful record.

In an essential business, as operated by the North Shore Gas Company, where the service and the operations are matters of public concern it is generally found that management is more efficient.

The shares in this rapidly growing company may be had for \$100.00 on a cash basis or on a basis of a monthly payment as low as \$5.00 per share.

These shares are tax free.

Get in touch with us and let us talk this matter over.

NORTH SHORE GAS COMPANY

Semi-Annual Clearance Sale

Boys' Wash Suits

Ages 2 to 8

684 suits, consisting of all broken lots of our regular stock, all guaranteed fast colors. Reduced for immediate clearance.

Suits formerly priced to \$3.50 now.....	\$1.95
Suits formerly priced to \$5.00 now.....	2.95
Suits formerly priced to \$6.50 now.....	3.95
Suits formerly priced to \$8.50 now.....	5.95

46 Dozen Boys' Hats—Caps
—including straws—
Reduced to Half Price

ASTARR BEST

RANDOLPH AND WABASH

All North Shore Electric Trains Stop at
Our Door, Randolph and Wabash

https://en.wikipedia.org/wiki/William_A._Radford

William A. Radford (1865–1943) was an American architect and publisher of numerous architectural and construction books via his Radford Architectural Company in [Chicago, Illinois](#).
Biography

Early life

Radford was born in [Oshkosh, Wisconsin](#), in 1865, where he attended school and then joined the Radford Brothers Sash and Door Company, eventually in 1890 becoming the company secretary and treasurer.^[1] He married and had two sons with Helen M. Manuel, and by 1899 was living in [Riverside, Illinois](#).^[1] He was a [Mason](#) and a [Shriner](#).^[1]

Radford Architectural Company

It was the Radford Architectural Company for which he is remembered, whose output over the years comprised more than 40 books on various types of construction and more than 1000 plans and specifications for buildings ranging from homes to small commercial buildings.^[1] Radford founded this company in 1902, and his publications were collaborations with prominent authors in the field at the time including Frank E. Kidder, Alfred G. King, and [Ira O. Baker](#).^[1] He was also the founder of various magazines: *Beautiful Homes*, *Farm Mechanics*, *American Carpenter and Builder*, and *Cement Homes*.^[1]

Although, in the opinion of his biographer Neal Vogel, some of his designs were "lackluster versions" of [Queen Anne](#) or [American Foursquare](#) designs, some of his designs reflect the [Prairie School](#) aesthetic and his publications helped to spread it across the United States in the early 20th century.^[2] Radford embraced what were then modern innovations, with books on construction types that were just coming into use such as his 1700-page-long 1910 *Radford Cyclopedia of Cement Construction* which dealt in the use of [concrete](#) and whose articles were written by a team of experts on the subject.^[2]

Retirement

Radford retired to a ranch in [Cupertino, California](#), at the onset of the [Great Depression](#) and died there in 1943.^[2]

A plan for a [Lutheran](#) church, also from [Radford 1912a](#)

Bibliography

- *Radford, William A. (1907). The Steel Square and Its Uses. Vol. 1. New York: Industrial Publication Company. ([The Steel Square and Its Uses](#) at the [Internet Archive](#))*
- *Radford, William A. (1910). Radford's Garages and How to Build Them. Chicago: Radford Architectural Company. ([Radford's Garages and How to Build Them](#) at the [HathiTrust Digital Library](#))*
- *Radford, William A. (1912a). Brick Houses and how to Build Them. Chicago: Radford Architectural Company. ([Brick Houses and how to Build Them](#) at the [Internet Archive](#))*

- Radford, William A. (1912b). *Radford Cyclopedia of Cement Construction: A General Reference Work on Up-to-date Practice in the Manufacture and Testing of Cements; the Selection of Concreting Materials, Tools, and Machinery; the Proportioning, Mixing, and Depositing of Concrete, and Its Application to All Types and Details of Construction, Plain, Ornamental, and Reinforced; Together with Analysis of the Principles of Constructive Design, Cost Estimating, and the Allied Branches of Stone and Brick Masonry and Steel Construction; Based on the Practical Experience of a Large Staff of Experts in Actual Construction Work.* Radford Architectural Company. [LCCN 10030420](#). [OCLC 3355391](#). (*Full work* at the [HathiTrust Digital Library](#))

See also

- [Guldner House](#) and [Foster Ranch House](#) — NRHP listed houses built to Radford plans; the Guldner House is #7082 in *Radford's Artistic Homes* (1908)^[3]

Notes

1. ^ [Jump up to:](#)^{a b c d e f} [Vogel 1993](#), p. 24.
2. ^ [Jump up to:](#)^{a b c} [Vogel 1993](#), p. 25.
3. ^ [Kathy L. Morgan \(2009-08-05\). "National Register of Historic Places Registration: Sedgwick Guldner House / 173-5880-6483" \(PDF\). Kansas Historical Society.](#)

Sources^{[[edit](#)]}

- [Vogel, Neal \(September 1993\). "William Radford". *Old-House Journal*. Vol. 21, no. 5. Active Interest Media. \[ISSN 0094-0178\]\(#\).](#)

Further reading^{[[edit](#)]}

- [Roger Chambers \(2019\). introduction. *Cement Houses and How to Build Them*. By Radford, William A. \(republished ed.\). Independently Published. \[ISBN 9781797443270\]\(#\).](#)
- [Daniel D. Reiff \(2013\). Introduction. *The Most Popular Homes of the Twenties*. By Radford, William A. Dover Architecture \(republished ed.\). Courier Corporation. \[ISBN 9780486156439\]\(#\).](#)
- [Mansgerber, Floyd \(1999\). *A Tale of a Great Chicago Rivalry: The Radford Architectural Company versus Fred Hodgson and the Frederick J. Drake Company*. Springfield, Illinois: Fever River Research. \[OCLC 911649886\]\(#\).](#)
- [Reiff, Daniel D. \(2010\). "The Radford Architectural Company". *Houses from Books: Treatises, Pattern Books, and Catalogs in American Architecture, 1783–1950, A history and Guide*. Penn State Press. pp. 150 et seq. \[ISBN 9780271044194\]\(#\).](#)

<https://www.golanarch.com/about>

About Mark T. Golan



Thank you for your interest in Mark T. Golan Architect Ltd. Let me take this opportunity to describe our firm.

In 1972, I graduated from the University of Michigan—School of Architecture and Design. Through 1978, I was the chief Architect for the Illinois Housing Development Authority (a state agency responsible for financing multi-family housing).

From there, I opened my own practice. We specialize in residential design, including low-rise multi-family structures, single family homes, additions, and remodelings.

Our clients include homeowners, builders, and developers. First, we study your program, and evaluate how to best meet your lifestyle needs. It is in this early stage that the ultimate success of the project is determined. Later in the process, after developing the proper “forest”, we study the “trees, limbs, branches, twigs, and leaves”, so that every detail of your project is considered. Finally, after the subjective decisions have been made and depicted to your satisfaction, we complete the technical notes required for bids and permits.

Projects vary in complexity, location, availability of existing plans (for additions or remodelings), need for scale models, need for zoning variances, extent of interior design services involved, etc., and we are able to provide the appropriate range of services. Because a well-

designed and clearly-depicted project simplifies the contractor's job, our fees are often returned to you several times over in the form of lower construction costs.

Initially, we discuss the specifics of your project, alternative solutions, budget, timetable, etc. Together, we prepare a "wish list" of features that you desire for your home.

As the most important part of your physical environment, your home is a major factor in determining quality of life. Working together, we can develop that home to its fullest potential.

VILLAGE OF WINNETKA, ILLINOIS

DEPARTMENT OF COMMUNITY DEVELOPMENT

DEMOLITION APPLICATION

MAR 22 2024

Permit No. DZ2024-216Property InformationSite Address: 647 GarlandParcel Identification Number(s) (PIN): 052130018 0000Description of all structures to be demolished: SFH and detached garageCurrent Property Owner InformationLegal Name: 647 Garland LLCPrimary Contact: Cora ToddAddress: [REDACTED]City, State, Zip: Winnetka, IL, 60093Phone No. [REDACTED]Email: [REDACTED]Date owner acquired property: 3/22/24Applicant InformationLegal Name: SAMEPrimary Contact: [REDACTED]Address: [REDACTED]City, State, Zip: [REDACTED]Phone No. [REDACTED]Email: [REDACTED]Applicant's relationship to current property owner: SAME

(As previously noted, if contract purchaser, attach copy of executed purchase agreement)

Demolition Contractor Information (if known, otherwise indicate "not known at this time")Legal Name: NOT KNOWNAddress: [REDACTED]City, State, ZIP: [REDACTED]Phone No: [REDACTED]Email: [REDACTED]

Property Maintenance Requirements

During processing of the demolition permit, the owner and contractor must maintain the property in accordance with the Village Property Maintenance Code to avoid generation of nuisances. Accordingly, the following minimum requirements shall be adhered to:

- ☐ Grass shall be mowed and maintained at a height not to exceed 8 inches.
- ☐ Garbage, yard waste, miscellaneous rubbish, mail, and debris shall be removed from the property and not allowed to accumulate.
- ☐ Building(s) shall be secured (doors and windows in working order, closed and locked).
- ☐ No demolition or removal of building components may commence until the demolition permit has been issued. Commencement of demolition prior to issuance of permit will result in a Stop Work Order and double permit fees for all subsequent permits
- ☐ Approved tree fencing protections must be installed as directed by Village Forester prior to commencement of demolition. Lack of tree fencing will result in Stop Work Order and fines.

Applicant/Owner Acknowledgments

By execution of this application in the space provided below, the Applicant and Owner(s) do hereby certify, acknowledge, agree and affirm to the Village of Winnetka that:

1. The Village and its representatives have the right, and are hereby granted permission and license, to enter upon the property for purposes of conducting any inspections that may be necessary in connection with this application.
2. I (We) have carefully read this application, the applicable sections of the Winnetka Municipal Code and fully understand the applicable terms and provisions.
3. I (We) waive any rights to exemption from disclosure under the Illinois Freedom of Information Act of any and all documents and information submitted in connection with this application.
4. I/We hereby agree to demolish the above structure or portion thereof, in accordance with the information submitted herewith and in strict compliance with all provisions of the Building Code and other related ordinances and regulations of the Village of Winnetka, and I/We hereby consent to inspection of the work during demolition and to the responsibility of maintaining the subject site and adjacent public and private properties in a good, safe and clean condition, including but not limited to the "Property Maintenance Requirements" listed in the previous section.
5. I (We), in accordance with the requirements of the Annual Fee Resolution and the Winnetka Village Code agree to pay all applicable filing fees and be responsible for the payment of all reimbursable expenses associated with the

Signature of Applicant:

Date

3/22/24

Print Name & Title:

Cory Todd - Manager

Signatures of Property Owner(s):

Date

3/22/24

Print Name & Title:

Cory Todd - Manager

Property Address:

697 Orchard

****If more than one applicant or property owner, please copy this page and have additional applicants/property owners sign form.**

Proposed Demolition and Construction Schedule for 647 Garland St Winnetka

Start Date May 14th, 2024

Week 1	Receive Approval from City Of Winnetka for Construction
Week 2	Demolish Existing Structures
Week 3-5	Dig and Pour Foundation for New Structures
Week 6-10	Frame New Structure and Install Roof
Week 10	Installation of New Windows
Week 11-14	Rough installation of Plumbing, Electrical, and HVAC
Week 15	Installation of Insulation
Week 15-18	Masonry and Siding Installation
Week 19-22	Installation of Drywall
Week 23-24	Installation of Hardwood Flooring
Week 24-27	Installation of Trim and Doors
Week 30-33	Paint
Week 34-36	Installation of Cabinets, Plumbing Trim, Lighting Fixtures, Granite and Carpet
Week 37-40	Installation of Landscaping, Patio, and Driveway, weather dependent
Week 40-43	Finish up Odds and Ends
Week 44	Get Certificate of Occupancy

Completion March 13th, 2025



MEMORANDUM VILLAGE OF WINNETKA

COMMUNITY DEVELOPMENT DEPARTMENT

TO: LANDMARK PRESERVATION COMMISSION
FROM: CHRISTOPHER, MARX, AICP, ASSOCIATE PLANNER
DATE: MAY 2, 2024
SUBJECT: 473 SHERIDAN ROAD - DEMOLITION PERMIT (CASE NO. 24-08-LPC)

INTRODUCTION	
Meeting Date	May 6, 2024
Commission Action	Preliminary historic and architectural review to determine if a Historical Architectural Impact Study (HAIS) is necessary or if demolition may proceed without delay.
Property Address	473 Sheridan Road (See Attachment A – Aerial Map)
Property Owner	Layercake LLC
Application Submitted by	William Murphy (Architect representing owner)
Mail Notice Sent to Property Owners within 250 feet	Completed
Public Comments as of Date of Memo	As of the date of this memo, staff has not received any written comment from the public regarding this application.
PROPERTY DESCRIPTION	
Size	0.61 acres
Location	East side of Sheridan Road between Oak and Cherry Streets
Improvements	Single-family residence with an attached garage
Zoning	R-2 Single Family Residential
Surrounding Zoning	R-2 Single Family Residential
PROPERTY HISTORY	
	See Attachment B, Preliminary Property History Study See Attachment C, Winnetka Historical Society (WHS) Research
Constructed	1960
Additional Construction Activity	1967 - Construct a bath and bedroom on second story, addition to single family residence
Illinois Historic Structure Survey Listing	No
Winnetka Historical Society (WHS)	WHS research indicates that the property has architectural significance. See attached report from the WHS provided in Attachment C for details.
NEIGHBORHOOD CONSTRUCTION ACTIVITY	
Other Permits for New Primary Structures on Same Block (either side of the right-of-way block face and/or along the alley)	None
Director's 60-Day Delay Due to Construction Activity	Delay is not necessary to prevent undue congestion and noise impacts in the neighborhood.

New Construction or Site Restoration Plans Submitted	No application for a building permit or site restoration permit has been submitted at this time.
--	--

DEMOLITION AND HISTORIC PRESERVATION

The Commission may order the issuance of a demolition delay of a historic or architecturally significant structure for up to but not exceeding 270 days from the date the Commission determines that an applicant is required to submit an HAIS for the structure the applicant wishes to demolish.

Should the LPC request an HAIS for the subject property at the May 6 Commission meeting, and after reviewing the HAIS at a future meeting the LPC determines the structure is significant and a delay should be issued, the Commission may at that time issue a demolition delay up to but not exceeding 270 days from May 6, 2024.

COMMISSION REVIEW

The Commission may consider one of the following motions (1) Historical Architectural Impact Study Required or (2) Building and/or Property is Not Historic or Architecturally Significant.

Historical Architectural Impact Study Required

The Commission finds that based upon (1) the preliminary property history study, (2) the Winnetka Historical Society comments, and (3) other information, comments, or evidence received by the LPC during its preliminary review **that the building and/or property is of sufficient historic or architectural merit to warrant conducting a Historical Architectural Impact Study (HAIS) prior to issuance of the demolition permit.** The Commission reached its conclusion based upon the property meeting the following criteria: **[The Commission must note which of the following criteria is met]**

1. **The property or structures have sufficient architectural or historical merit to warrant a full HAIS prior to issuance of a demolition permit;**
2. ~~The property or structures have been designated a landmark pursuant to Chapter 15.64 of the Village Code;~~ **(Subject Property is not a landmark)**
3. ~~The property or structures have been included in the most recent Illinois Historic Structure Survey conducted under the auspices of the Illinois Department of Conservation; and~~ **(Subject Property is not on the state survey)**
4. ~~The property or structures have been listed on the National Register of Historic Places or the Illinois Register of Historic Places.~~ **(Subject Property is not on National Register or the Illinois Register of Historic Places)**

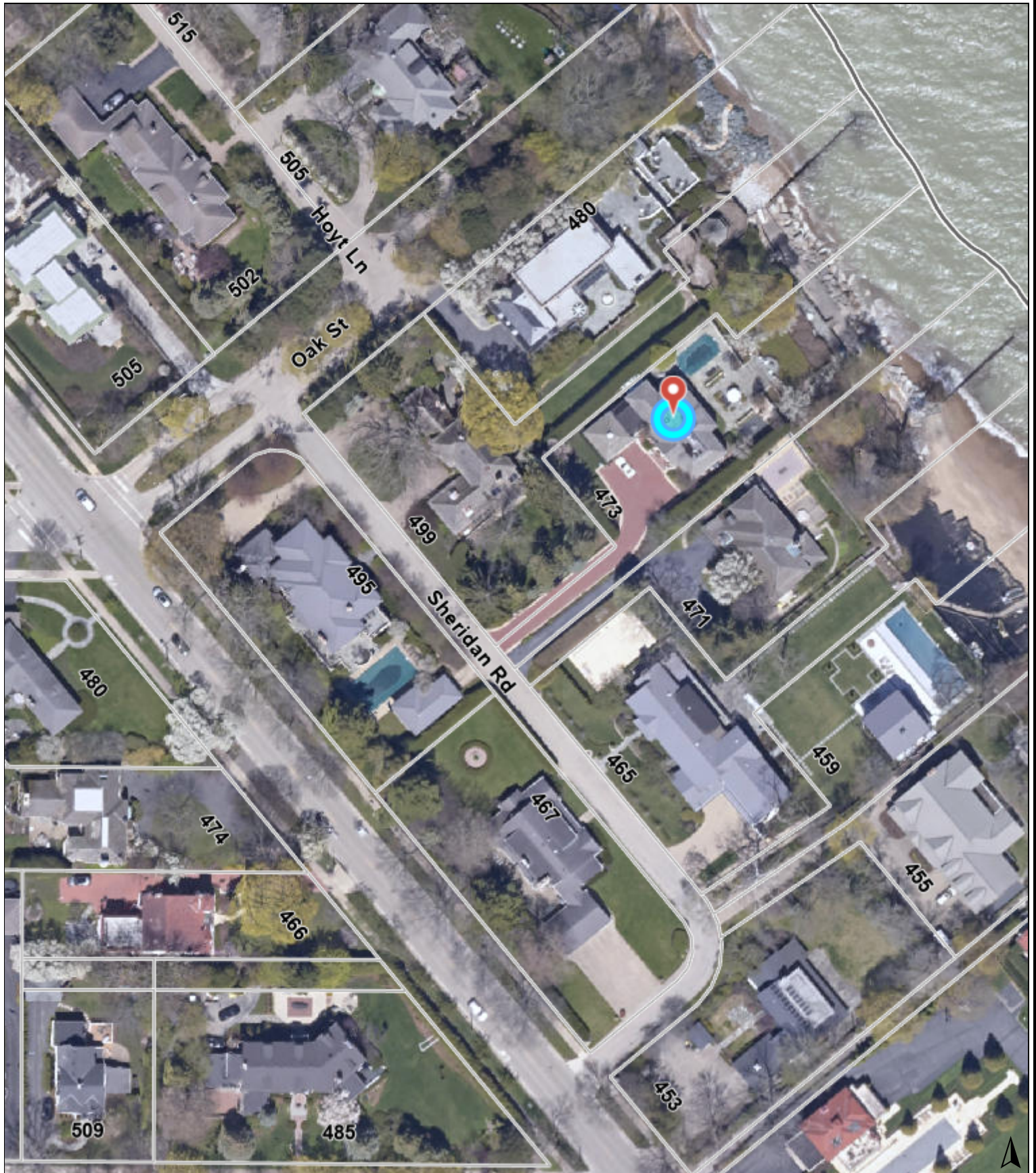
Building and/or Property Lacks Historic or Architectural Significance

The Commission has determined that in accordance with Section 15.52.040 of the Village Code that the building and/or property is not of sufficient historic or architectural merit to warrant a Historical Architectural Impact Study, and the demolition of the structure may proceed without delay.

ATTACHMENTS

- Attachment A: GIS Aerial Map
- Attachment B: Preliminary Property History Study
- Attachment C: Historical Society Research
- Attachment D: Application Materials

ATTACHMENT A



0 100 200
ft

Disclaimer: The GIS Consortium and MGP Inc. are not liable for any use, misuse, modification or disclosure of any map provided under applicable law. This map is for general information purposes only. Although the information is believed to be generally accurate, errors may exist and the user should independently confirm for accuracy. The map does not constitute a regulatory determination and is not a base for engineering design. A Registered Land Surveyor should be consulted to determine precise location boundaries on the ground.



MEMORANDUM VILLAGE OF WINNETKA

COMMUNITY DEVELOPMENT DEPARTMENT

TO: WINNETKA HISTORICAL SOCIETY
FROM: CHRISTOPHER MARX, AICP, ASSOCIATE PLANNER
DATE: APRIL 15, 2024
SUBJECT: CASE NO. 24-08: 473 SHERIDAN ROAD

INTRODUCTION

On May 6th, 2024, the Landmark Preservation Commission (LPC) will consider a request to demolish the residence at 473 Sheridan Road. Please return any available information regarding the architectural and historical significance of the structure to my attention by the end of the day on Wednesday, May 1, 2024. If you have any questions, please feel free to contact me at cmarx@winnetka.org or (847) 716-3587.

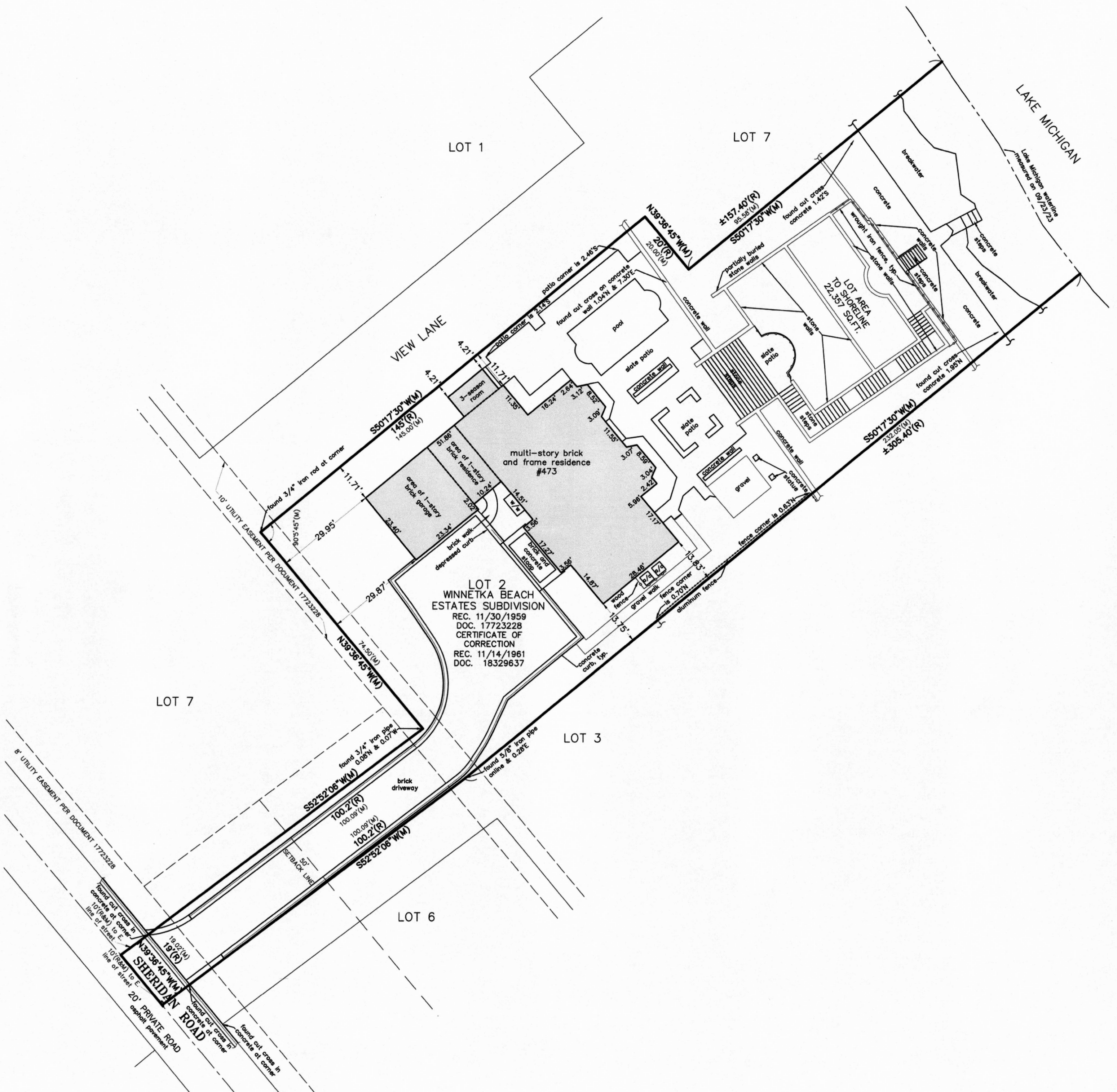
PRELIMINARY PROPERTY HISTORY STUDY/VILLAGE HALL RECORDS

Building Permits

<u>Date</u>	<u>Type</u>	<u>Owner</u>	<u>Architect</u>
8-19-1960	Construct two-story residence with detached garage	Hugh C. Michels, Jr.	Ralph Huszagh
7-20-1967	Construct a bath and bedroom on second story addition to single family residence	Mr. and Mrs. Hugh C. Michels, Jr.	James Otis Jr. and Associates, Inc.

PLAT OF SURVEY

LOT 2 IN WINNETKA BEACH ESTATES, A SUBDIVISION OF THAT PART OF BLOCK 42 IN CHARLES E. PECK'S SUBDIVISION OF THE NORTHEAST 1/4 OF SECTION 20 AND THE NORTH 1/2 OF FRACTIONAL SECTION 21, TOWNSHIP 42 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF THE NORTHERLY LINE OF THAT PART OF NON-VACATED CHERRY STREET AND SOUTH OF THE NORTHERLY OF THE SOUTH 10 FEET OF OAK STREET AND EASTERLY OF THE EAST LINE OF SHERIDAN ROAD, ALL IN COOK COUNTY, ILLINOIS



BASIS OF BEARINGS:
STATE PLANE COORDINATE SYSTEM ILLINOIS EAST
ALL DISTANCES IN FEET AND DECIMAL PARTS THEREOF.
NO DIMENSIONS TO BE ASSUMED FROM SCALING.
COMPARE YOUR DESCRIPTION AND SITE MARKINGS WITH THIS PLAT
AND AT ONCE REPORT ANY DISCREPANCIES WHICH YOU MAY FIND.
REFER TO TITLE REPORT FOR ANY EASEMENTS, COVENANTS OR
RESTRICTIONS THAT MAY EXIST BUT ARE NOT SHOWN HEREON.



LEGEND
(R) RECORD
(M) MEASURED

REVISED: 04/02/24

STATE OF ILLINOIS
COUNTY OF COOK
S.S.
THIS PROFESSIONAL SERVICE CONFORMS TO THE
CURRENT ILLINOIS MINIMUM STANDARDS OF
PRACTICE APPLICABLE FOR A BOUNDARY SURVEY.
WHEELING, IL. APRIL 2nd A.D. 2024.

BY
ILLINOIS PROFESSIONAL LAND SURVEYOR #3681
LICENSE EXPIRES NOVEMBER 30, 2024

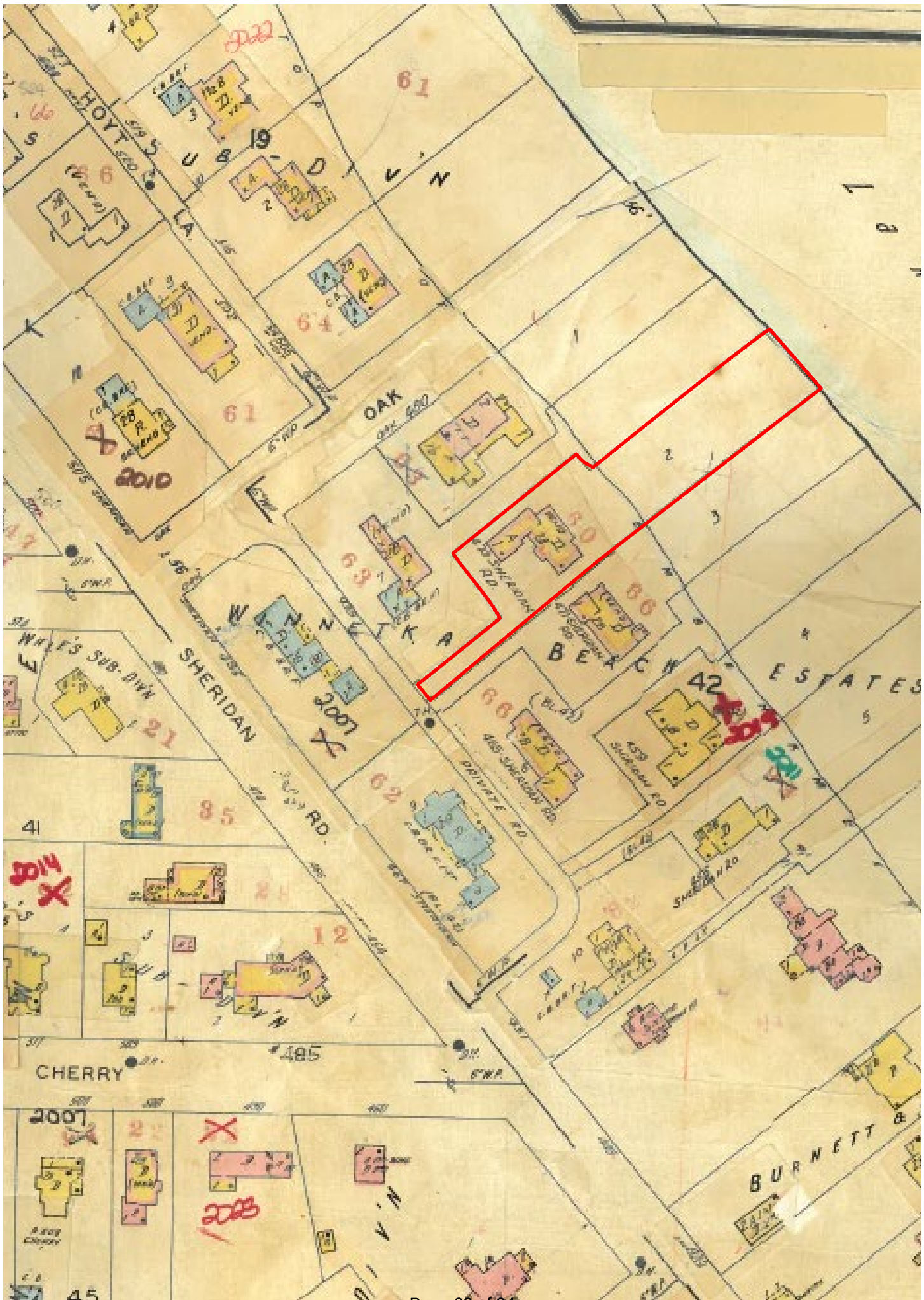


**PLAT OF SURVEY
RESIDENCE
473 SHERIDAN ROAD
WINNETKA, ILLINOIS**

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1129 MAIN STREET UNION GROVE, WISCONSIN 53182 PH. (262) 878-6200 | ig@igconsulting.net
PREPARED FOR: WILLIAM MURPHY ARCHITECT, LTD. SCALE: 1"=20'
FIELD CREW: C.L. & D.J. FIELD WORK: 09/21/23 DRAFTED BY: A.W. CHECKED BY: J.H.
FIRM NO. 184-001330







PROPERTY RESEARCH COVERSHEET



Address: 473 Sheridan

Construction Details:

Original construction date: 1960

Construction type: Brick

Style: Colonial Revival

OWNERSHIP HISTORY:

OWNER/RESIDENT NAME	DATES OCCUPIED	INFORMATION ATTACHED	SIGNIFICANCE
Hugh C. Michels, Jr., Evelyn C. Michels (later Hubbard) and Evelyn Michels Hubbard Family Trust	1960 – 2018	Building permit applications, Winnetka Architectural Survey, <i>Winnetka Talk</i> obituary, <i>Palm Beach Daily News</i> obituary, Cook County recorder records	Hugh was President of Hugh C. Michels & Co., a real estate firm, Chairman of the board of North Shore Hotels Corporation, former Chairman of Franklin Savings and Loan, and several other organizations.
Wyatt R. Abrahams Irrevocable Trust	2018 – 2022	Cook County recorder records	
MALPF, LLC	2022 – 2023	Cook County recorder records	
Chicago Title Land Trust Company	2023 – present	Cook County recorder records	

ARCHITECTS:

ARCHITECT NAME	DATE AND DESCRIPTION OF PROJECT	INFORMATION ATTACHED
Ralph Huszagh	1960 – construct 2-story residence with detached garage	WHS file materials on Ralph Huszagh
James Otis Jr. and Associates, Inc.	1967 – construct a bath and bedroom on second story addition to single family residence	

RESEARCH SOURCES USED: *Winnetka Talk*, Cook County Assessor records, Cook County Recorder records, historic phone books, WHS property files, WHS digital files, Ancestry.com, *Chicago Tribune*

Findings:

Our research indicates that this property maintains historical and architectural significance as a Colonial Revival design by prominent local architect and Winnetka resident Ralph Huszagh. Huszagh is arguably best known as one of the architects of the Aragon Ballroom in Chicago's Uptown Square Historic District, a Chicago Landmark District (designated in 2016), as well as the Wilton Hotel, the Lawrence Hotel, and Blackstone Hall at the University of Chicago. Huszagh also designed several notable structures on the North Shore, including the Donnellan Funeral Home in Skokie, the townhouses between Oak and Cherry, and the commercial buildings at 545-551 Lincoln and 596-612 Lincoln. In addition, Huszagh designed several Winnetka residential properties, including 1161 Spruce, 586 Maple, 435 Willow, and his own home at 204 Fuller, to name a few.

Date of Research: 4/25/2024

Submitted by:

Meagan McChesney, PhD
Curator, Winnetka Historical Society

Mary Trieschmann, MS Ed
Executive Director, Winnetka Historical Society

THE VILLAGE OF WINNETKA

Department of Public Works

APPLICATION FOR BUILDING PERMIT

and for Certificate of Occupancy and Compliance

Winnetka, Illinois, April 20, 1960

THE SUPT. OF PUBLIC WORKS:

Application is hereby made for a permit ~~for~~ for a Two Story Residence a ~~story~~
~~partial~~ Basement with detached Garage
 (Type of Building Such as Residence, Garage, Etc.)

PROPERTY DESCRIPTION—LOT 2, Block
 Subdivision Winnetka Beach Estates

STREET and NUMBER 473 Sheridan Road

DIMENSIONS of BUILDING—Front 68 feet. Depth 68 feet. Height 26 feet.

NUMBER of ROOMS Nine (9)

KIND of MATERIAL Birch veneer over ordinary construction

OWNER Winnetka Beach Estates, La Salle National Bank, Trust No. 22851
 (~~Hugh C. Nichols, Jr.~~) Address 135 S. La Salle St., Chicago, Ill.

TOTAL COST FIFTY EIGHT THOUSAND DOLLARS

ARCHITECT Ralph D. Huszagh Address 604 Green Bay Rd., Kenilworth

BUILDER Ralph D. Huszagh Address 604 Green Bay Rd., Kenilworth

CARPENTER S. Gotaas Address 681 Washington, Highland Park

MASON F. Gunnerson Address 8250 N. Keeler, Skokie

SEWER BUILDER W. B. Lucke Address 514 E. Railroad, Wilmette

PLUMBER W. B. Lucke Address Same

ELECTRICIAN Shore Line Electric Co. Address 1413 Howard St., Evanston

REMARKS This permit cancels and voids B.P.F 7218

Application is also made for a CERTIFICATE OF OCCUPANCY AND COMPLIANCE to be issued after the completion of the building.

I (I or We) hereby certify that We (I am or We are) the legal owner of all the property described above, comprising the land proposed to be built upon as shown on the plat and building plans submitted with this application and including all open spaces required by the Zoning Ordinance of the Village of Winnetka.

I (I or We) hereby agree to construct the above described building in accordance with the plat, building plans and specifications submitted herewith, and in strict compliance with all provisions of the Zoning Ordinance, Building Code and Health Regulations of the Village of Winnetka.

Permit Issued May 19 1960

Building Permit Number 7218 7261

Occupancy Permit Number 2189

WINNETKA BEACH ESTATES
 LA SALLE NATIONAL BANK TR. #22851

SIGNED Ralph D. Huszagh

ADDRESS 604 Green Bay Rd., Kenilworth

THE VILLAGE OF WINNETKA

Department of Public Works

APPLICATION FOR BUILDING PERMIT

and for Certificate of Occupancy and Compliance

Winnetka, Illinois, April 18, 1960

THE SUPT. OF PUBLIC WORKS:

Partial Application is hereby made for a permit to build a residence a 2 story
and/Basement with detached Garage
(Type of Building Such as Residence, Garage, Etc.)

PROPERTY DESCRIPTION—LOT 2, Block
Subdivision Winnetka Beach Estates

STREET and NUMBER 473 Sheridan Road

DIMENSIONS of BUILDING—Front 68 feet. Depth 68 feet. Height 26 feet.

NUMBER of ROOMS Nine

KIND of MATERIAL Brick veneer over ordinary construction

OWNER Hugh C. Michels, Jr. (See below) Address 2153 Chestnut Ave., Wilmette, Ill.

TOTAL COST \$58,000.00

ARCHITECT Ralph D. Huszagh Address 604 Green Bay Rd., Kenilworth

BUILDER Ralph D. Huszagh Address

CARPENTER Sverre Gotaas Address 681 Washington Pl. Highland Park

MASON F. Gunnarson Address 8250 N. Keeler, Skokie

SEWER BUILDER William B. Lucke Address 514 E. Railroad Ave., Wilmette

PLUMBER William B. Lucke Address

ELECTRICIAN Shore Line Elec. Co. Address 1413 Howard St., Evanston

REMARKS

→ LaSalle National Bank Trust #22851 (Winnetka Beach Estates)
135 S. LaSalle St. Chicago Ill.

Application is also made for a CERTIFICATE OF OCCUPANCY AND COMPLIANCE to be issued after the completion of the building.

I hereby certify that we are the legal owner of all the property described above, comprising the land
(I or We) (I am or We are)
proposed to be built upon as shown on the plat and building plans submitted with this application and including all open spaces
required by the Zoning Ordinance of the Village of Winnetka.

I hereby agree to construct the above described building in accordance with the plat, building plans and
(I or We)
specifications submitted herewith, and in strict compliance with all provisions of the Zoning Ordinance, Building Code
and Health Regulations of the Village of Winnetka.

Permit Issued May 9 1960

Building Permit Number 7218

Occupancy Permit Number

Hugh C. Michels Jr. Trust #22851
LaSalle National Bank
by [Signature]
SIGNED for Hugh C. Michels Jr.
ADDRESS as listed above.

THE VILLAGE OF WINNETKA

Department of Public Works

APPLICATION FOR BUILDING PERMIT

and for Certificate of Occupancy and Compliance

Winnetka, Illinois, May 18, 1967

THE SUPT. OF PUBLIC WORKS:

construct a bath and bedroom

Application is hereby made for a permit to on second story addition to
(work to be performed)

single family residence

(Type of Building Such as Residence, Garage, Etc.)

PROPERTY DESCRIPTION- Lot 2 in Winnetka Beach Estates,
Block 42, Charles E. Peck Subdivision

REAL ESTATE INDEX NUMBER

05 21 200 003

Vol. 103 Item 288-D-1

STREET and NUMBER 473 Sheridan Road

DIMENSIONS of BUILDING—Front 21 feet. Depth 17 feet. Height 26 feet.

NUMBER of ROOMS Two

EST. CONST. COST \$8,000.00 KIND of MATERIAL Brick Veneer

OWNER Mr. and Mrs. Hugh C. Michels Jr. Address 473 Sheridan Road Phone No. 446-1914

ARCHITECT James Otis Jr. & Asso. Inc. Address 811 Skokie, Northbrook 272-4310

BUILDER Robert J. Burke Address 2492 Farnsworth, Northbrook 272-5120

CARPENTER " Address " "

MASON Fred Gunnarson Address 8250 Keeler Ave. Skokie OR.3-2981

SEWER BUILDER Address

PLUMBER Vogel & Sons Address 4311 N. Lowell Ave. Chicago 545-7931

ELECTRICIAN Shoreline Electric Co. Address 1413 Howard St. Evanston UN.4-2354

REMARKS

Z.B.A. #976 - Side-yard variation granted - July 17, 1967

Date Job Completed

Application is also made for a CERTIFICATE OF OCCUPANCY AND COMPLIANCE to be issued after the completion of the building.

We hereby certify that we are the legal owner of all the property described above, comprising the land
(I or We) (I am or We are)
proposed to be built upon as shown on the plat and building plans submitted with this application and including all open spaces
required by the Zoning Ordinance of the Village of Winnetka.

We hereby agree to construct the above described building in accordance with the plat, building plans and
(I or We)
specifications submitted herewith, and in strict compliance with all provisions of the Zoning Ordinance, Building Code
and Health Regulations of the Village of Winnetka.

Permit Issued July 20, 1967 by P.G. SIGNED For: Mr. and Mrs. Hugh C. Michels Jr.
By: Robert J. Burke

Building Permit Number 8317 ADDRESS 473 Sheridan Road

Occupancy Permit Number Winnetka, Illinois

C. B. No. 16731 PHONE NO. 446-1914

VILLAGE OF WINNETKA APPLICATION FOR BUILDING PERMIT

This application shall be accompanied by plans, including all specifications, and all other documents required by the Village of Winnetka necessary to process the application.
The applicant hereby certifies to the correctness of the information provided and agrees to construct the proposed improvements in strict compliance with the approved plans as well as the provisions of the Village of Winnetka Building Code and Zoning Ordinance.

Application is made for a permit to Tear off & new roof
(Work to be performed/Type of building - residential, commercial, garage, etc.)

For Hubbard Residence At 473 Sheridan Rd Phone _____
(Name of own) (Address of building)

Application for: New Construction _____ Addition _____ Remodeling _____ Plumbing _____ Electric _____ Demo _____ Other _____
(Specify)

Estimated Cost of Construction \$ 9,000.00 (Include materials & labor)

CONTRACTOR INFORMATION
(street, city, zip code)

Lic Bond PM 1 41

Architect _____	Address _____	Phone _____
Gen Contractor _____	Address _____	Phone _____
Carpenter _____	Address _____	Phone _____
Plumber _____	Address _____	Phone _____
Electrician _____	Address _____	Phone _____
HVAC _____	Address _____	Phone _____
Concrete _____	Address _____	Phone _____
Sewer _____	Address _____	Phone _____
Other <u>The Crew Corp</u>	Address <u>4344 N Milwaukee Chicago IL 60641</u>	Phone <u>(773) 934-9991</u>
Other _____	Address _____	Phone _____

FOR OFFICE USE ONLY

PERMIT FEES

Building Permit \$ _____

Plan Review \$ _____

Plumbing \$ _____

Electrical \$ _____

HVAC \$ _____

Sewer \$ _____

Water Service/Meter \$ _____

Electric Service \$ _____

Impermeable Surface \$ _____

ROW Occ./Opening \$ _____

Tree Rem./Repl. \$ _____

Roofing \$ 65.00

Other - \$ _____

TOTAL FEES \$ 65.00

Signed [Signature] Rup 4/15/10
Signature of Owner or Agent Date

Printed Name Gizegor Rup

Phone (773) 934-9991

Approved this _____ Day of _____ 20 _____

Permit # R10-00023 Expires 7/15/11

RETURNED: _____ **AMOUNT:** \$ _____ **BALANCE:** \$ _____

TRANSFER: _____

Original: Community Development
Yellow: Finance Department

revised 6/25/2009

65:00 PM
11/11/2011
Nov 11 2:59 PM

**VILLAGE OF WINNETKA
APPLICATION FOR BUILDING PERMIT**

W

This application shall be accompanied by plans, including all specifications, and all other documents required by the Village of Winnetka necessary to process the application.
The applicant hereby certifies to the correctness of the information provided and agrees to construct the proposed improvements in strict compliance with the approved plans as well as the provisions of the Village of Winnetka Building Code and Zoning Ordinance.

Application is made for a permit to NEW CONCRETE SLAB AT THE EXISTING GARAGE
(Work to be performed.....Type of building - residential, commercial, garage, etc.)
For MRS. HOBARD At 473 SHERIDAN, WINNETKA Phone (847) 707-0122
(Name of owner) (Address of building)
Application for: New Construction ☐ Addition ☐ Remodeling ☒ Plumbing ☐ Electric ☐ Demo ☐ Other ☐
(Specify)
Estimated Cost of Construction \$ 2,000.00 (Include materials & labor)
Signature Tomasz Latawiec Printed Name TOMASZ LATAWIEC Phone (847) 707-0122 Date 11-11-11

CONTRACTOR INFORMATION

Lic Bond

(street, city, zip code)

Architect	Address	Phone
☒ Gen Contractor <u>STONEGATE MASONRY</u>	Address <u>310 CHERRYWOOD RD, BUFFALO GROVE</u>	Phone <u>(847) 707-0122</u>
☐ Carpenter	Address	Phone
☐ Plumber	Address	Phone
☐ Electrician	Address	Phone
☐ HVAC	Address	Phone
☒ Concrete <u>STONEGATE MASONRY</u>	Address <u>310 CHERRYWOOD RD, BUFFALO GROVE</u>	Phone <u>(847) 707-0122</u>
☐ Sewer	Address	Phone
☐ Water Service	Address	Phone
☐ Roofer	Address	Phone

FOR OFFICE USE ONLY

PERMIT FEES

Building Permit	\$ <u>65⁰⁰</u>
Plan Review	\$
Plumbing	\$
Electrical	\$
HVAC	\$
Sewer	\$
Water Service/Meter	\$
Electric Service	\$
Impermeable Surface	\$
ROW Occupancy/Opening	\$

Tree Rem./Repl./Fencing	\$
Roofing	\$
Street Replacement	\$
Water Use	\$
Other	\$
D/C Recycling Filing	\$
TOTAL FEES	\$ <u>65⁰⁰</u>

Approved this 14 Day of Nov. 2011
Permit # 11-00162 Expires 2-11-2013

RETURNED: _____ AMOUNT: \$ _____ BALANCE: \$ _____
TRANSFER: _____

Original: Community Development
Yellow: Finance Department

revised 9/07/2011

WINNETKA ARCHITECTURAL SURVEY

NO. _____

DATE _____

Street Address 473 Sheridan Road, Winnetka

Current Owner Hugh C. Michels, Jr. Years 1962 to 1982

Original Owner _____ Years _____ to _____

Other Owners _____ Years _____ to _____

_____ Years _____ to _____

_____ Years _____ to _____

Construction Date 1959

DESCRIBE

Dates of Additions _____

or _____

Major Alterations _____

Architect / Builder Ralph Huzach

Predominant Style - Victorian Colonial Tudor Modern
(circle) Farm Queen Anne Prairie School Other Georgian

Provide other
information
if available

Photograph
Please attach

ARCHITECTURAL INFORMATION # PHYSICAL FEATURES

Number of stories Two Exterior Wall Materials Red Brick
 Foundation material Poured Concrete Roof Material Asphalt Shingles
 Entrance (Front/Side) Front Roof Type Pitched
 Windows (Type) Georgian Garage 2-car attached

Other Features: The walls are all plaster.

General Comments: (History, Sources, Anecdotes, etc.)

The home is on the site of the "Old Charles Hayes Mansion" that was originally
on the five acres of land between Oak and Cherry Streets on Sheridan Road. The
property was purchased and subdivided by Hugh C. Michels, Jr. who lives at
473 Sheridan Road in a newer Greek Revival Red Brick home with original
balustrades in front and back, with the original urns and original brick driveway
and outside light fixtures.

ADDRESS: _____

SITE & STREET PLAN



Survey By: _____

Date: _____

Survey Revised by: _____

Date: _____

Date: _____

UNOFFICIAL COPY 92269152 2 5 9 4 2

FOR THE PROTECTION OF THE OWNER, THIS
RELEASE SHALL BE FILED WITH THE RECORDER
OF DEEDS OR THE REGISTRAR OF TITLE IN
WHOSE OFFICE THE MORTGAGE OR DEED OF
TRUST WAS FILED

DEPT-01 RECORDINGS 123.50
TRAN 9715 04/22/92 10:01:00
#1153 IF # - 22-269452
COOK COUNTY RECORDER

ABOVE SPACE FOR RECORDER'S USE ONLY

KNOWN ALL MEN BY THESE PRESENTS, That HOME FEDERAL SAVINGS BANK
of the City of Washington, DC and the District of Columbia for and in consideration
of the payment of the indebtedness secured by the mortgage hereinafter mentioned,
and the cancellation of all the notes secured, and the sum of one dollar, the
receipt whereof is hereby acknowledged, does hereby REMISE, RELEASE, CONVEY
and QUIT CLAIM unto Evelyn C. Michels, married to Hugh C. Michels, Jr.,
473 Sheridan Road, Winnetka, Ill 60093, heirs, legal representatives and assigns,
all the right, title, interest, claim and demand whatsoever they may have acquired
in, through or by a certain mortgage, bearing date the 7th day of March, 1979,
and recorded in the Recorder's Office of Cook County, in the State of Illinois,
in book --- of records, on page ---, as document No. 24872858, to the premises
therein described as follows, situated in the County of Cook, State of Illinois,
to wit:

Lot 2 in Winnetka Beach Estates, a Subdivision of that part of Block 42
in Charles E. Pecks Subdivision of the North East Quarter of Section 20
and the North half of fractional Section 21, Township 42 North, Range 13,
East of the Third Principal Meridian, lying North of the Northerly line
of that part of non-vacated Cherry Street and South of Northerly line
of South 10 feet of Oak Street and Easterly of East Line of Sheridan
Road, all in Cook County, Illinois.

PERMANENT REAL ESTATE INDEX NUMBER: 05-21-200-003-000 (VOL. 102)

together with all the appurtenances and privileges thereunto belonging
or appertaining.

IN TESTIMONY WHEREOF, HOME FEDERAL SAVINGS BANK, has had its corporate seal
hereto attached, and caused these presents to be signed by PAMELA R. DURBIN,
its VICE PRESIDENT, attested by GWENDOLYN H. JEFFERSON, its ASSISTANT VICE
PRESIDENT, and has appointed PAMELA R. DURBIN to be its attorney in fact,
the same to acknowledge and deliver according to law this 6th day of
April, 1992.

HOME FEDERAL SAVINGS BANK
[formerly known as Home Federal Savings
and Loan Association]

ATTEST: Gwendolyn H. Jefferson, AVP

BY: Pamela R. Durbin
Pamela R. Durbin, Vice President

UNOFFICIAL COPY

99612258

(The Above Space For Recorder's Use Only)
5935/0006 49 001 Page 1 of 4
1999-06-25 09:30:54
Cook County Recorder 27.00

ILLINOIS DEED IN TRUST

THE GRANTOR, EVELYN M. HUBBARD, formerly known as Evelyn C. Michels, married to George H. Hubbard, of the Village of Winnetka, County of Cook and State of Illinois for and in consideration of Ten and no/100 Dollars, and other good and valuable considerations in hand paid, CONVEYS and WARRANTS unto **GEORGE H. HUBBARD**, of 473 Sheridan Road, Winnetka, Illinois 60093, as Trustee under the provisions of the **EVELYN M. HUBBARD ILLINOIS RESIDENCE TRUST** dated June 9, 1999 (hereafter referred to as a "said trustee", regardless of the number of trustees of that trust, and as a "said trust agreement"), and unto all and every successor or successors in trust under said trust agreement, the following described real estate in the County of Cook and State of Illinois, to wit:



99612258

99612258

5935/0006 49 001 Page 1 of 4
1999-06-25 09:30:54
Cook County Recorder 27.00

Legal Description Attached Hereto As Exhibit A

Address of Real Estate: 473 Sheridan Road, Winnetka, Illinois 60093
Permanent Index Number: 05-21-200-003-0000

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for the uses and purposes herein and in said trust agreement set forth.

In no case shall any party dealing with said trustee in relation to said premises, or to whom said premises or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, be obliged to see to the application of any purchase money, rent, or money borrowed or advanced on said premises, or be obliged to see that the terms of said trust agreement have been complied with, or be obliged to inquire into the necessity or expediency of any act of said trustee, or be obliged or privileged to inquire into any of the terms of said trust agreement; and every deed, trust deed, mortgage, lease or other instrument executed by said trustee in relation to said real estate shall be conclusive evidence in favor of every person relying upon or claiming under any such conveyance, lease or other instrument, (a) that at the time of the delivery thereof said trust agreement was in full force and effect; (b) that such conveyance or other instrument was executed in accordance with the trusts, conditions and limitations contained in said trust agreement or in some amendment thereof and binding upon all beneficiaries thereunder; (c) that said trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument; and (d) if the conveyance is made to a successor or successors in trust, that such successor or successors in trust have been properly appointed and are fully vested with all the title, estate, rights, powers, authorities, duties and obligations of its, her, his or their predecessor in trust.

And the said grantor hereby expressly waives and releases any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

In Witness Whereof, the grantor aforesaid has hereunto set her hand and seal this 9 day of June, 1999.

Evelyn M. Hubbard
EVELYN M. HUBBARD, formerly known as
Evelyn C. Michels

George H. Hubbard
GEORGE H. HUBBARD (executes this deed
solely to waive his homestead rights)

FD 21-00670
206✓

**TRUSTEE'S DEED
ILLINOIS STATUTORY**

UNOFFICIAL COPY

Doc#: 2221404282 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/02/2022 01:16 PM Pg: 1 of 4

Dec ID 20220701695358
ST/CO Stamp 0-345-309-776 ST Tax \$4,175.00 CO Tax \$2,087.50

THE GRANTOR(S), ANDREW J. ABRAHAMS, AS CO-TRUSTEE and JOSEPH H. KYE, AS CO-TRUSTEE OF THE WYATT R. ABRAHAMS IRREVOCABLE TRUST UNDER TRUST AGREEMENT DATED FEBRUARY 8, 2016 BY DEED FILED FOR RECORD SEPTEMBER 28, 2018 AND RECORDED IN DOCUMENT NUMBER 1827141022 OF THE COOK COUNTY RECORDS, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warrant(s) to MALPF, LLC, an Illinois limited liability company, all interest in the following described Real Estate situated in Cook County in the State of Illinois, to wit:

POF 1921 N. WOLCOTT, CHICAGO, IL 60622

SEE ATTACHED LEGAL DESCRIPTION

SUBJECT TO:

Covenants, conditions and restrictions of record, and building line and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general taxes not yet due and payable at the time of closing.

Permanent Real Estate Index Number(s): 05-21-200-003-0000

Address(es) of Real Estate: 473 SHERIDAN RD, WINNETKA, IL 60093

REAL ESTATE TRANSFER TAX		02-Aug-2022
 	COUNTY:	2,087.50
	ILLINOIS:	4,175.00
	TOTAL:	6,262.50
05-21-200-003-0000		20220701695358 0-345-309-776

UNOFFICIAL COPY

Dated this 1 day of August, 2022

[Signature]
 ANDREW J. ABRAHAMS, AS CO-
 TRUSTEE OF THE WYATT R.
 ABRAHAMS IRREVOCABLE TRUST

[Signature]
 JOSEPH H. KYE, AS CO-TRUSTEE OF THE
 WYATT R. ABRAHAMS IRREVOCABLE
 TRUST

STATE OF IL)
) SS.
 COUNTY OF Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT ANDREW J. ABRAHAMS, AS CO-TRUSTEE OF THE WYATT R. ABRAHAMS IRREVOCABLE TRUST, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 1ST day of Aug., 2022



[Signature] (Notary Public)

Dated this 1ST day of Aug., 2022

STATE OF Illinois)
) SS.
 COUNTY OF Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT JOSEPH H. KYE, AS CO-TRUSTEE OF THE WYATT R. ABRAHAMS IRREVOCABLE TRUST, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 15th day of July, 2022

UNOFFICIAL COPY

Prepared By: Mr. Michael R. Grabill
Olson, Grabill & Flitcraft
707 Skokie Blvd.
Suite 420
Northbrook, IL 60062

Mail To:

Mr. Jeff Braiman
4256 N. Arlington Heights Rd. #202
Arlington Heights, IL 60004

Name & Address of Taxpayer:

MALPF, LLC
1921 N. Wolcott Ave.
Chicago, IL 60622

UNOFFICIAL COPY

DEED IN TRUST WARRANTY

Doc# 2300641197 Fee: \$98.00

Karen A. Yarbrough

Cook County Clerk

Date: 01/06/2023 12:30 PM Pg: 1 of 3

Dec ID 20221201623011

ST/CO Stamp 0-713-794-384 ST Tax \$5,200.00 CO Tax \$2,600.00

THE GRANTOR, MALPF, LLC, an Illinois limited liability company, in consideration of ten (\$10.00)---DOLLARS, and other good and valuable consideration in hand paid, receipt of which is hereby duly acknowledged, CONVEYS and WARRANTS unto: CHICAGO TITLE LAND TRUST COMPANY, a Corporation of Illinois whose address is 10 S. LaSalle Street, Suite 2750, Chicago, Illinois 60603, as Trustee under the provisions of a certain Trust Agreement dated December 9, 2022 and known as Trust Number 8002396607, the following described real estate situated in Cook County, Illinois, to wit:

CA 22 GST 1011728M 111
LOT 2 IN WINNETKA BEACH ESTATES A SUBDIVISION OF THAT PART OF BLOCK 42, IN CHARLES E. PECKS SUBDIVISION OF THE NORTHEAST ¼ OF SECTION 20 AND THE NORTH ¼ OF FRACTIONAL SECTION 21, TOWNSHIP 42 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF THE NORTHERLY LINE OF THAT PART OF NON-VACATED CHERRY STREET AND SOUTH OF NORTHERLY LINE OF SOUTH 10 FEET OF OAK STREET AND EASTERLY OF EAST LINE OF SHERIDAN ROAD, ALL IN COOK COUNTY, ILLINOIS

Together with the tenements and appurtenances thereto belonging.

TO HAVE AND TO HOLD, said real estate with the appurtenances, upon the trusts, and for the uses and purposes herein and in said Trust Agreement set forth.

THE TERMS AND CONDITIONS APPEARING ON PAGE 2 OF THIS INSTRUMENT ARE MADE A PART HEREOF.

And the said grantor hereby expressly waives and releases any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for exemption or homesteads from sale on execution or otherwise.

SUBJECT ONLY TO THE FOLLOWING, IF ANY: general real estate taxes not due and payable at the time of closing, covenants, conditions, restrictions of record, building lines and easements if any, so long as they do not interfere with Purchaser's use and enjoyment of the property.

TO HAVE AND TO HOLD said premises, Forever.

Permanent Real Estate Index Number(s): 05-21-200-003-0000

Address of Real Estate: 473 Sheridan Road, Winnetka, Illinois 60093

Dated this 3rd day of January, 2023.

MALPF, LLC

Death Notices

Carra, Ann C.

Ann C. Carra, nee Christian, age 67, of Evanston. Beloved wife of Richard; dear mother of Andrew, Charles (Jessyca Latimer), and Hannah; loving grandmother of Christopher; fond sister of Richard C. Christian Jr. (Debra Walker); cherished aunt of many nieces and nephews. Memorial Service, Saturday, December 7, 2019, at 11 a.m., at Lake Street Church of Evanston, 607 Lake St., Evanston. Memorial contributions may be made to Lake Street Church of Evanston, 607 Lake St., Evanston, IL, 60201. Funeral info: 847.673.6111 or www.habenfuneral.com to sign guestbook.



Sign Guestbook at chicagotribune.com/obituaries

Duane, Shirley A.

Shirley Angela Duane, daughter of Angelo L. and Elfrieda M. Chelini, was born December 13, 1927 in St. Francis Hospital, Evanston, IL, and passed away November 12, 2019 in Geneva, IL.

She is survived by her two sisters Carol (Ron) Glomski and Lois (Sam) DeSanto and her beloved children, James (Jane) Valere, Jeanette (Joe)

Hakey, Kathryn (Tom) Anderson, and Mary Teresa Duane; 9 grandchildren, James

& Laura Valere, Dwayne Hakey, Sara (Joshua) Johnke, Jennifer Hakey, Heather (Ty) Nelson, Erica (Christopher) Heider, Jonathan & Amanda Anderson; and 14 great grandkids. She loved her nieces and nephews, her cousins and their children, and cherished her friends.

Service for family and friends will be in the Chapel of Peace at Memorial Park Cemetery at 1:00 Friday, December 13.

9900 Grosse Pointe Rd, Skokie, 60076.

In lieu of flowers, please consider donating to: National Park Foundation, St. Jude Children's Research Hospital, Native American Veterans Assistance (NAVA), ASPCA

For full version and service info, visit www.mem-parkcemetery.com.

Sign Guestbook at chicagotribune.com/obituaries

Mann, Dolores Rebecca

Dolores Rebecca Mann, nee Stone, of Northbrook, was born April 19, 1915 in Brandon, Iowa to Arthur Horace and Maree (nee Petersen) Stone. She passed away November 21, 2019. Beloved wife of the late GW "Wally" Mann; loving mother of Michael Arthur (Allison) Mann, Barbara Maree (Jeffrey) Kaden, Henry Albert (Rita) Mann, and Clifford Anthony Mann (Pearl Patarozzi); cherished grandmother of 15; proud great grandmother of 18 and great great grandmother of 3; dear sister of the late Leola Duncan. Mrs. Mann taught grade school at Rugen School and Hoffman School in Glenview for many years. Dolores and her husband were founding parishioners of St. Catherine Laboure Parish in Glenview. Services will be held at a later date in Iowa. In lieu of flowers, memorials may be made to Covenant Village Benevolent Fund, 2625 Techny Road, Northbrook, IL 60062.

N.H. Scott & Hanekamp
FUNERAL HOME

Sign Guestbook at chicagotribune.com/obituaries

Place a death notice.

Call 866.399.0537

or visit: placeanad.tribunesuburbs.com

Death Notices

Michels, Evelyn

Evelyn Michels, nee Coogan, a long time Winnetka resident. Beloved wife of the late Hugh Conrad Michels and the late George Hubbard; loving mother of Cindy (the late Tom) Kraemer, Melissa (Bradd) O'Brien, Jennifer Michels and the late Betsy (Brian) Sweeney; dear grandmother of 10, loving sister of 2, and aunt and great aunt of many. Evelyn was the matriarch of her extended family and will be dearly missed.

Evelyn was born in Chicago to Dr. Thomas James Coogan and Evelyn Birmingham Coogan. While in high school, Evelyn met Hugh Michels at the Fortnightly dance and they attended University of Wisconsin together. She raised her four daughters on Sheridan Road in Winnetka. Her grandchildren and extended family fondly remember festive Holiday celebrations as well as the annual family vacations. Evelyn was a long time parishioner of Faith, Hope and Charity in Winnetka. Her friends and family will miss her sense of humor, loyalty to her loved ones, and ability to keep her extended family close and protected. Evelyn was irreplaceable and will be dearly missed.

Funeral services are pending.

In lieu of flowers, memorials may be made to the Hinsdale Hospital Foundation to benefit the AMITA Health Cancer Institute and Outpatient Center in Hinsdale. The center was the passion of her late daughter Elizabeth (Betsy).

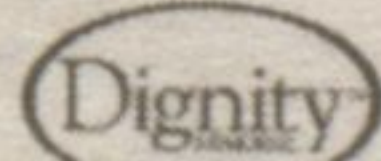
Info: 847 675-1990 or www.donnellanfuneral.com.

Donnellan
FAMILY FUNERAL SERVICES

Sign Guestbook at chicagotribune.com/obituaries

Vogt, Ellen L.

Ellen L. Vogt nee Burr, 95, beloved wife of the late Donald; loving mother of Michael (Melanie) Vogt, Mary Ellen Vogt, John (Mary) Vogt, Joyce (Richard) Talley, Leo (Bridget) Vogt, Lorraine (late Pat) Horvath and Jayne (John) Timperio; cherished grandmother of 14 grandchildren and numerous great-grandchildren; dear sister of the late Neal Burr. All services private. Contributions may be made to American Diabetes Association, www.diabetes.org. Arrangements by Wm. H. Scott Funeral Home, 847-251-8200.

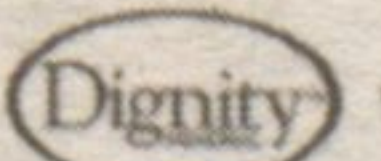


Wm H. Scott Funeral Home

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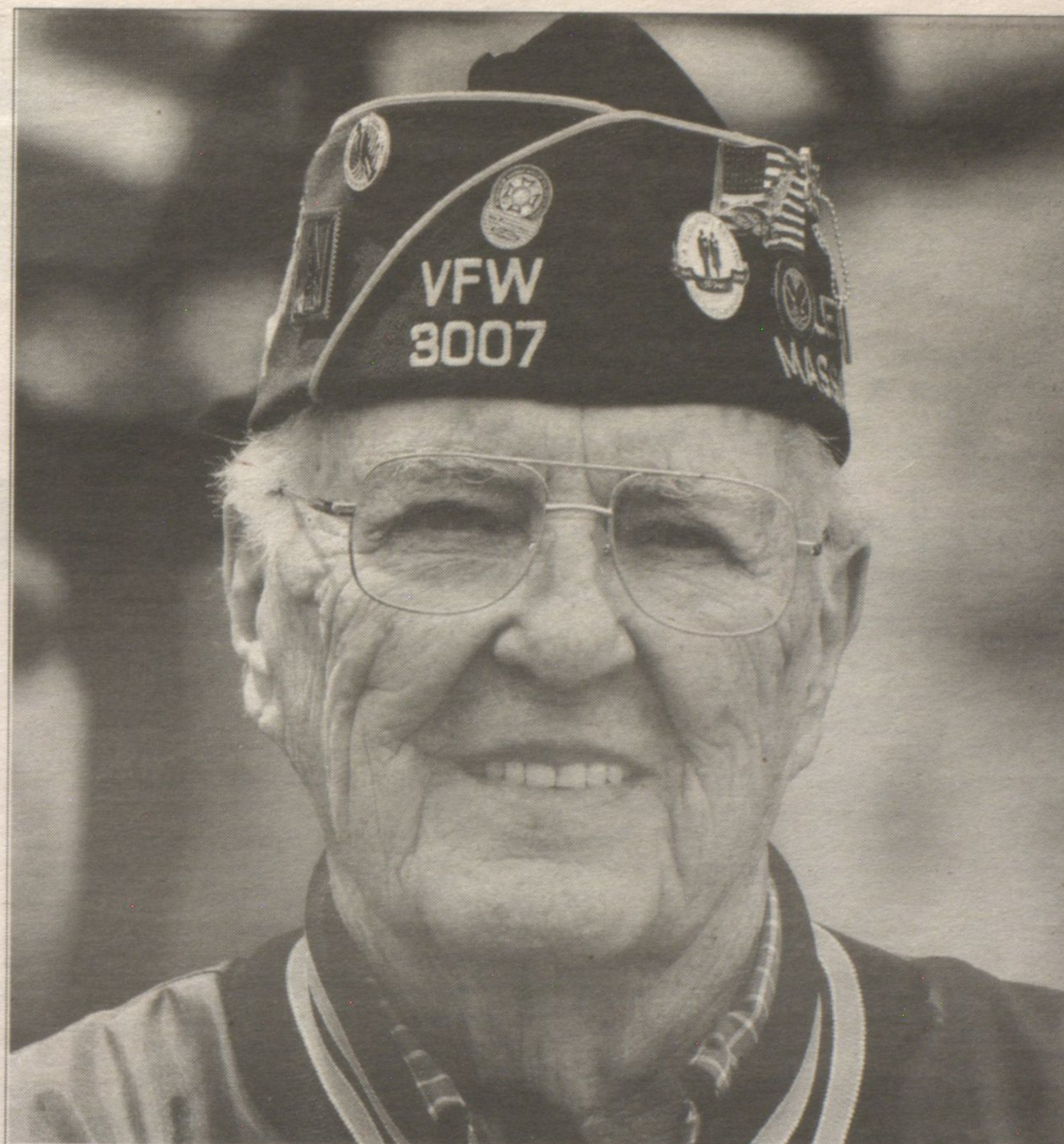
Wynne, Martha Ellen 'Martie'

Martha Ellen "Martie" Wynne, 71, passed away on November 30, 2019. Born in Des Moines, Iowa, Martie was a graduate of Smith College and a professor at Loyola University of Chicago. She was the beloved wife of Reed Morton and devoted mother of Meredith Wynne-Morton and Noah Wynne-Morton. She is recognized for her most recent publications and presentations on securing the educational rights of homeless parents and children. Visitation will be Thursday, December 5, 11 AM until time of service 12:30 PM at Wm. H. Scott Funeral Home, 1100 Greenleaf Avenue, Wilmette. Interment Memorial Park Cemetery. Memorial contributions may be made to The Smith Fund, thesmithfund@smith.edu. Info: 847-251-8200.



Wm H. Scott Funeral Home

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Chicago Tribune

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Ralph Huszagh (1898-1978) and Boyd Hill (1897-1964) both graduated from the College of Architecture, Cornell University, in 1919. In the mid-twenties they formed a partnership and in Chicago designed 1540 Lake Shore Drive, the Aragon Ballroom, and 210 East Pearson Street. They also built a number of houses in Winnetka and elsewhere on the North Shore. The partnership dissolved when the Depression hit in 1929.

Following World War II, Hill ran the Chicago Tribune Prize Home Contest, and later built a number of houses in Lake Forest where he lived.

Huszagh also resumed his practice after the war, and when his son, Ralph, graduated from Cornell om 1949, they formed a partnership. Together they built many houses in and around Winnetka. Two projects of note are the Donnellan Funeral Home in Skokie and the townhouses between Oak and Cherry Street in Winnetka.

Boyd Hill, b. 1897, Freeport, Ill.

Ralph Huszagh, b. 1898, Chicago. Attended Evanston Academy.

Both graduated from the College of Architecture, Cornell University, 1919. In the mid-twenties they formed a partnership and built in Chicago: the Aragon Ballroom, 1540 Lake Shore Drive, and 210 E. Pearson Street. They also built a number of houses in Winnetka and elsewhere on the North Shore. The partnership was dissolved when the depression hit in 1929.

Following WWII Hill ran the Chicago Tribune Prize Home Contest and later built a number of houses in Lake Forest where he lived. He died in 1964.

Huszagh also resumed his practice after the war, and when his son, Ralph, graduated from Cornell in 1949, they formed a partnership. Together they built many houses in and around Winnetka. Two projects of note are: the Donnellan Funeral Home in Skokie and the townhouses between Oak and Cherry in Winnetka. The senior Huszagh died in 1978. His son now lives in Sarasota, Florida.

Ralph Huszagh, b. 1898, Chicago. Attended Evanston Academy

Boyd Hill, b. 1897, Freeport, Ill.

Both graduated from the College of Architecture, Cornell University, 1919. In the mid-twenties they formed a partnership and built the Aragon Ballroom, 1540 Lake Shore Drive, and 210 E. Pearson Street - all in Chicago. They also built a number of houses in Winnetka and elsewhere on the North Shore. The partnership was dissolved after the depression^{of 1929}. Following WWII Hill ran the Chicago Tribune Prize Home contest and later built a number of homes in Lake Forest where he lived. He died in 1964.

Huszagh also resumed his practice after the war and when his son Ralph graduated from Cornell they formed a partnership. Together they built many houses in and around Winnetka. The senior Huszagh died in 1978. His son Ralph lives now in Sarasota, Florida.

Two of their buildings are the Donnellan Funeral Home in Skokie and the townhouses just east of the RR tracks between Oak and Cherry in Winnetka.

BOYD HILL, 66,
DIES; 40 YEARS
AN ARCHITECT

Boyd Hill, 66, of 1210 Sheridan rd., Lake Forest, Chicago architect for 40 years, died last night in Evanston hospital. At one time, he was an architectural adviser to the TRIBUNE and had offices in Tribune Tower until last April when he moved his work to his home.

Examples of Mr. Hill's work are the 1540 Lake Shore dr. building and the Aragon ballroom. He served in both World Wars I and II and was a graduate of Cornell university, Ithaca, N. Y. He was a member of the Onwentsia club and the Arts club.

Surviving are his widow, Louisa; two daughters, Mrs. Joan Peck and Mrs. Caroline Gilman; eight grandchildren; two sisters; and two brothers.

published in the October, 1929, *House & Garden*.⁶¹ Huszagh's house on Fuller Lane was published in the November, 1929, issue of *The Architectural Forum*.⁶² All of the articles are accompanied by beautiful Trowbridge photographs.⁶³

Architects of 203 Sheridan Road

Ralph D. Huszagh, Huszagh and Hill

Ralph Huszagh was born January 16, 1898, in Chicago to Rudolph and Henrietta Huszagh (Rudolph, an attorney, was from Hungary; his mother Henrietta was born in Germany). Ralph's life in architecture began when he attended Cornell University's school of architecture, where he met Boyd Hill, who was to become his business partner. In the early 1920s, Huszagh was licensed and had an office at 72 West Washington Street in Chicago.⁶⁴ In the mid 1920s he formed Huszagh and Hill. The partnership dissolved at the beginning of the Depression. In the 1930s, Huszagh's office was at 6 North Michigan in Chicago, and he was a member of the American Institute of Architects.⁶⁵ Huszagh practiced after World War II, forming a partnership with his son Ralph C. when he too graduated from Cornell, in 1949.⁶⁶ The firm was called Huszagh & Associates. Ralph D. Huszagh died on March 14, 1977.



Ralph Huszagh, 1929

The training that Huszagh and Hill received at Cornell's school of architecture, which was formed in 1896, was based on Beaux Arts principles, where design was seen as an art form.⁶⁷ The Beaux Arts curriculum evolved from formal French classicism that was taught at the Ecole des Beaux Arts in Paris. Historical models were studied. The focus of Beaux Arts training was on the synthesis of architectural styles and elaborate architectural detailing. Introduction of color was common. Beaux Arts buildings tended to be imposing.

The practice of Huszagh & Hill was prolific and the firm designed many distinguished buildings. These included the French Revival 1540 North Lake Shore Drive, the Spanish Revival style Aragon Ballroom at 100 West Lawrence and the Renaissance Revival apartment house at 210 East Pearson Street in Chicago⁶⁸ as well as the Wilton Hotel at 1039-53 West Lawrence in the Venetian Gothic style and the Art Deco New Lawrence Hotel. The firm designed a four story

⁶¹ "Decorative Brick in a Chicago Suburb." *House & Garden* (October, 1929): 119.

⁶² Plate 120. *The Architectural Forum*. November, 1929, 511-12.

⁶³ "House of Mrs. Henrietta Huszagh, Winnetka, IL, 1929, Lithograph, Huszagh & Hill," *The American Architect*, <https://www.stcroixarchitecture.com/products/house-of-mrs-henrietta-huszagh-winnetka-il-1929-lithograph-huszagh-hill>

⁶⁴ Emery Stanford Hall, ed. *Handbook for Architects and Builders*. Chicago: Illinois Society of Architects, 1923: 39.

⁶⁵ *Ibid.*, 1931-32: 105.

⁶⁶ Following World War II, Boyd Hill ran the *Chicago Tribune* Prize Home Context and later built a number of houses in Lake Forest, where he lived.

⁶⁷ "History of the Department of Architecture/Cornell AAP" <https://aap.cornell.edu/academics/architecture/about/history>, accessed December 30, 2020.

⁶⁸ This biographical information was taken from notes in the collection of the Winnetka Historical Society.

addition to the 1924 Bridgeview Bank Building at 4753 N. Broadway. Huszagh designed Blackstone Hall at the University of Chicago and Indiana limestone store buildings at 4800 and 6400 Sheridan Road on the north side of Chicago. Both as a firm and individually, Huszagh and Hill designed buildings in a variety of revival styles.

The 17-story apartment building at 1540 Lake Shore Drive, at the south end of Lincoln Park was included in Baird & Warner's folio, *Portfolio of Fine Apartment homes*, published in 1928.⁶⁹ It was subsequently featured in *Chicago Apartments: A Century of Lakefront Luxury*.⁷⁰ This red brick building with limestone trim, which contains two apartments to a floor is crowned by a steep hipped roof with similar proportions to the lakefront house that Huszagh designed for his parents. Although eclectic in its classical and medieval details, the design evokes a French chateau.

The firm, also designed a number of buildings on the North Shore, where their practice was largely residential. The Winnetka Historical Society maintains a partial list of projects by Ralph Huszagh. It includes commercial buildings at 545-551 Lincoln and 596-612 Lincoln although most of the buildings cited are residential. They range from 1925 to 1967 and reflect designs in a number of styles including Colonial Revival, Mediterranean, Tudor Revival and French Revival. Five on the list have been demolished. Both his own house, which he shared with his wife Marjorie Wickett Huszagh, children and two servants at 204 Fuller Lane⁷¹ and the house he designed at 1161 Spruce Street feature a prominent steeply-pitched hip roof. This seems to be a signature feature of Huszagh's French-inspired houses.

Ralph Huszagh's architecture was published in a 64-page monograph on the work of Huszagh & Hill that was published in 1927. It features several Winnetka houses including his own house at 204 Fuller Lane and his parents' house at 203 Sheridan Road. Four buildings by Huszagh & Hill were selected for inclusion in the Chicago Historic Resource Survey. These were 1540 N. Lake Shore Drive, 1020 and 1039 W. Lawrence Avenue and 210 East Pearson Street.⁷²

There is a large collection of architectural records for buildings by Boyd Hill or Huszagh & Hill at the Chicago History Museum. These include 80 job files of drawings, 60 photographs and one box of photographs and photostats. The information included records on the firm's major buildings private residences in the northern suburbs.⁷³

⁶⁹ *Portfolio of Fine Apartment homes*, Chicago: Baird & Warner, 1928.
<https://www.invaluable.com/auction-lot/chicago-baird-warner-portfolio-of-fine-apartment--109-c-8c10138e9e>, accessed December 30, 2020.

⁷⁰ Neil Harris, *Chicago Apartments: A Century of Lakefront Luxury* (New York: Acanthus Press, 2004), 220.

⁷¹ 1930 U.S. Federal Census, Ancestry.com

⁷² Chicago Historic Resources Survey: An Inventory of Architecturally and Historically Significant Structures: Chicago: Commission on Chicago Landmarks and the Chicago Department of Planning and Development and Planning, 1996. IV-14.

⁷³ "Architectural Records for Buildings by Boyd Hill or Huszagh & Hill." Chicago History Museum. <https://explore.chicagocollections.org/marcxml/chicagohistory/30/p844q35/>, accessed December 30, 2020.

Obituaries

Ralph D. Huszagh

Services for Ralph D. Huszagh, 79, an architect in the Chicago area for more than 40 years, will be at 3 p.m. Thursday at Christ Episcopal Church, 784 Sheridan Rd., Winnetka. Mr. Huszagh, of 744 Oak St., Winnetka, died Monday in Palm Springs, Cal., where he was vacationing. Mr. Huszagh, of the Ralph Huszagh & Assoc. firm in Wilmette, was awarded the 1969 Design of the Year Award by the American Institute of Architects. Surviving are his widow Marjory; three sons, Ralph, Donald, and Ronald; five grandchildren; and two great-grandchildren.

Raymond C. Chouinard

Services for Raymond C. Chouinard, 57, a Kankakee restaurateur, will be Thursday at 10 a.m. in St. Rose Catholic Church, 486 W. Merchant St., Kankakee. Mr. Chouinard, of 1439 W. Station St., in Kankakee, died Monday in St. Mary's Hospital, Kankakee. He owned and operated two restaurants, the Blues Cafe for the last 24 years, and the Blue Flame for the last four years. He was a Kankakee Township highway commissioner for the last 18 years. He is survived by his widow, Venita; two sons, Garry and Lanny; two daughters, Debra Jensen and Julie; four brothers; and five sisters.

Walter D. Harris

Services for Walter D. Harris, 58, of 3140 Central St., Evanston, will be at 4 p.m. Sunday in Hemenway United Methodist Church, 933 Chicago Av., Evanston, where he was a lay leader. Mr. Harris died Friday in Evanston Hospital

after suffering a heart attack in his home. He was Illinois sales representative for A. Rifkin Co., manufacturers of specialty bags for the banking industry. He is survived by his widow, Frances; two sons, Terril A. and Davie C.; a sister; and a brother.

Mrs. Clara H. Thieda

Mass for Mrs. Clara H. Thieda, 96, of 811 S. Clinton Av., Oak Park, will be at 9:30 a.m. Thursday in Ascension Catholic Church, 815 S. East Av., Oak Park. Mrs. Thieda died Sunday in an Elmwood Park nursing home. She is survived by three sons, Roman, Clarence, and Edwin; two daughters, Mrs. Bernice Hruby and Mrs. Cornelia Luczak; six grandchildren; and 11 great-grandchildren.

Abraham Sherer

Abraham Sherer, 94, a tailor for politicians, sports figures, and show business personalities, died Tuesday at the Village Nursing Home in Skokie. Mr. Sherer, of 610 LaPorte Ave., Wilmette, was a custom tailor and designer with offices at 5 N. Michigan Av. and 22 W. Monroe St., until he retired about 20 years ago. Among his customers were former judge and later former Gov. Henry Horner, boxer Jack Dempsey, Louis Armstrong, orchestra leader Abe Lyman, and Joe Glasser, who headed a theatrical booking agency. Survivors include a son, Irving; four daughters, Mrs. Florence Hoffman, Mrs. Ruth Korn, Mrs. Rochelle Milner, and Mrs. Shirley Rosenthal; 14 grandchildren; and 19 great-grandchildren. Services will be at 10 a.m. Thursday in the chapel at 111 Skokie Blvd., in Wilmette.

Developer Hugh Michels Jr. Dies

Hugh C. Michels Jr., real estate developer and entrepreneur, died Friday, Aug. 21 at Northwestern Memorial Hospital in Illinois of coronary arrest. He was 55.

Mr. Michels, a longtime resident of Winnetka, Ill., was a North Shore and Chicago Loop Realtor, and enhanced a family real estate tradition that was started in 1936 by his father. He was president of Hugh C. Michels & Co., a residential and commercial real estate development, sales and management firm, and The Sheraton-North Shore Inn. He was chairman of the board of North Shore Hotels Corporation, and Former Chairman of the board and president of Franklin Savings and Loan; Chicago Eye, Ear, Nose and

Throat Hospital; M & M Parking Company, Old Colonial Mortgage Company and Insurance Agency.

Mr. Michels also was a president and director of the Mallers Building and sat on the Executive Committee of many other Chicago corporations.

His numerous professional and business organization memberships included Chicago Real Estate Board; Illinois Association of Real Estate Boards, National Conference of Realtors, World Business Council, the Presidents Association, American Hotel-Motel Association, the Greater North Michigan Association, and Executive Club of Chicago.

Mr. Michels was a graduate of Wisconsin University and attended DePaul Law School.

He served honorably in the Armed Forces, as a First Lieutenant.

He is survived by his wife Evelyn Coogan Michels and daughters Mrs. Cynthia Michels Kraemer, Mrs. Elizabeth Michels Sweeney, Mrs. Melissa Michels O'Brien, and Miss Jennifer Coogan Michels, and two grandchildren.

Mr. Michels was a member of the Chicago Yacht Club, Dairyman's Country Club, and Pheasant Valley Hunting Club. He also was a member of the Exmoor Country Club, the Mid-Day Club, and the Ocean Club of Florida in Ocean Ridge.

Mass was held Monday, Aug. 24, at Saint Faith, Hope and Charity. The burial was at Calvary Cemetery in Evanston,



Hugh Michels Jr.

Ill.

In lieu of flowers, contributions may be made in care of Thomas J. Coogan Sr., Chair of Immunology at Rush-Presbyterian St. Lukes Medical Center, 312/942-6950.

VILLAGE OF WINNETKA, ILLINOIS

DEPARTMENT OF COMMUNITY DEVELOPMENT

DEMOLITION APPLICATION

Permit No. _____

Property InformationSite Address: 473 SHERIDAN ROAD, WINNETKA, IL, 60093Parcel Identification Number(s) (PIN): 05-21-200-003-0000Description of all structures to be demolished: MULTI-STORY SINGLE-FAMILY RESIDENCE TO BE REMOVED.
EXISTING 1-STORY MASONRY GARAGE WALLS TO REMAIN.**Current Property Owner Information**Legal Name: LAYERCAKE LLCPrimary Contact: ROBERT T. DELANEY
(MANAGER OF LAYERCAKE LLC)Address: [REDACTED]City, State, Zip: KENILWORTH, IL, 60043Phone No. [REDACTED]Email: [REDACTED]Date owner acquired property: 01/03/2023**Applicant Information**Legal Name: WILLIAM MURPHY ARCHITECT, LTD.Primary Contact: WILLIAM MURPHYAddress: 410 SOUTH MICHIGAN AVE., SUITE 813City, State, Zip: CHICAGO, IL, 60605Phone No. [REDACTED]Email: WMURPHYARCH@MSN.COM**Applicant's relationship to current property owner:** ARCHITECT*(As previously noted, if contract purchaser, attach copy of executed purchase agreement)***Demolition Contractor Information** *(If known, otherwise indicate "not known at this time")*Legal Name: NOT KNOWN AT THIS TIME

Address: _____

City, State, ZIP: _____

Phone No: _____

Email: _____

Property Maintenance Requirements

During processing of the demolition permit, the owner and contractor must maintain the property in accordance with the Village Property Maintenance Code to avoid generation of nuisances. Accordingly, the following minimum requirements shall be adhered to:

- ☐ Grass shall be mowed and maintained at a height not to exceed 8 inches.
- ☐ Garbage, yard waste, miscellaneous rubbish, mail, and debris shall be removed from the property and not allowed to accumulate.
- ☐ Building(s) shall be secured (doors and windows in working order, closed and locked).
- ☐ No demolition or removal of building components may commence until the demolition permit has been issued. Commencement of demolition prior to issuance of permit will result in a Stop Work Order and double permit fees for all subsequent permits
- ☐ Approved tree fencing protections must be installed as directed by Village Forester prior to commencement of demolition. Lack of tree fencing will result in Stop Work Order and fines.

Applicant/Owner Acknowledgments

By execution of this application in the space provided below, the Applicant and Owner(s) do hereby certify, acknowledge, agree and affirm to the Village of Winnetka that:

1. The Village and its representatives have the right, and are hereby granted permission and license, to enter upon the property for purposes of conducting any inspections that may be necessary in connection with this application.
2. I (We) have carefully read this application, the applicable sections of the Winnetka Municipal Code and fully understand the applicable terms and provisions.
3. I (We) waive any rights to exemption from disclosure under the Illinois Freedom of Information Act of any and all documents and information submitted in connection with this application.
4. I/We hereby agree to demolish the above structure or portion thereof, in accordance with the information submitted herewith and in strict compliance with all provisions of the Building Code and other related ordinances and regulations of the Village of Winnetka, and I/We hereby consent to inspection of the work during demolition and to the responsibility of maintaining the subject site and adjacent public and private properties in a good, safe and clean condition, including but not limited to the "Property Maintenance Requirements" listed in the previous section.
5. I (We), in accordance with the requirements of the Annual Fee Resolution and the Winnetka Village Code agree to pay all applicable filing fees and be responsible for the payment of all reimbursable expenses associated with the processing of this application.

Signature of Applicant: _____ Date 03/27/2024

Print Name & Title: WILLIAM MURPHY, ARCHITECT

Signatures of Property Owner(s): _____ Date 03/27/2024

ROBERT T. DELANEY
Print Name & Title: MANAGER OF LAYERCAKE LLC Property Address: 473 SHERIDAN ROAD
WINNETKA, IL, 60093

****If more than one applicant or property owner, please copy this page and have additional applicants/property owners sign form.**

WILLIAM MURPHY
ARCHITECT, LTD.

Christopher Marx, Dept of Community Development
Village of Winnetka
510 Green Bay Road
Winnetka, Illinois 60093

April 3, 2024

Via: Original copy to Village Office with Demolition Permit App
Email: cmarx@winnetka.org

Re: Proposed Demolition Schedule
473 Sheridan Road, Winnetka, Illinois

Dear Christopher,

The following is a Proposed Schedule for Demolition work at 473 Sheridan Road, as anticipated with the Demolition review process and Zoning & Building Permit process:

May 6, 2024	Assumed approval of Demolition Permit.
July 8, 2024	Assumed approval of Zoning Variation, to permit the existing Garage to remain.
Sept. 15, 2024	Building Permit Application submittal.
Nov. 1, 2024	Assumed approval of Building Permit. Submittal of Demo Contractor and Waste Reduction & Recycling Plan.
Nov. 15, 2024	Assumed completion of Utilities disconnections.
Dec. 1, 2024	Start of Demolition, approximately 2 months duration.

Please don't hesitate to call with any questions you may have.

Sincerely,



William C. Murphy, Jr.
William Murphy Architect, Ltd.

LPC Monthly Communications Ideas – May 6, 2024

1. GFA bonus for restoring older homes
2. Architects and contractors who specialize in restoring vintage homes
3. Winnetka Preservation Award recipients testimonials for preservation
4. Solid Rock House, 82 Essex – materials reuse and architectural archiving
5. 1207 Whitebridge Hill Road – Landmark Nomination
6. Green Bay Trail project
7. Preservation tools

If you ride your bicycle or walk on the Green Bay Trail, some interesting history is still in place for you to look at. Starting at Indian Hill and heading north on the Trail are the remains of Winnetka's second railroad, The Chicago, North Shore and Milwaukee Railroad (The North Shore). Like the Chicago L, this was electrically powered by an overhead trolley wire, and ground level third rail. In the Winnetka section, it was all trolley wire. Starting at the Winnetka Ave bridge you can see the former station platforms, and the underground passages from the station on the street below. As you head north, you will see the round concrete bases for the over wire supports. At Willow Road the concrete supports for the station platforms are visible. These station platform bases are visible at the former stations at Elm Street, Eldorado, Hubbard Woods, and Harbor Street in Glencoe. At the height of passenger traffic during WWII, the line carried 140 trains a day through Winnetka. Traffic dropped rapidly after the war, and competition for the new Edens Expressway, and changing commuter behavior spelled the end for the Shore Line route. It was abandoned and torn up in 1955. In 1967 it was reborn as the Green Bay Trail.