

WHEATON

HISTORIC LANDMARKS

The City of Wheaton has a noteworthy heritage in its neighborhoods and community. Its residential, business and other structures reflect the town's history, making it important to recognize and preserve these buildings and sites. Wheaton celebrates its historic structures, including homes, businesses, churches and parks, by marking Historic Landmarks. To date, over 130 structures have been marked. As a homeowner or property owner, you can continue this tradition by preserving the integrity of your structure and nominating it as a Wheaton Landmark.

LANDMARK NOMINATION CRITERIA

The City of Wheaton Historic Commission and the Wheaton Historic Preservation Council/Center for History have a responsibility to the citizens of Wheaton to identify the city's structures and sites that are significant to Wheaton's history.

Selection will be based upon criteria in three categories:

- **Historical Significance**
- **Architectural Design**
- **Age**

Although a structure or site may qualify under any or all categories, only those that can be identified as distinctive will be selected for recognition.

At least one of the three following criteria must be met.

- A. **Historical Significance:** A building or site may qualify if it is at least fifty years of age, and
 1. is of historical significance to the community, or
 2. was the home of a prominent individual, and
 3. retains its original architectural style and integrity.

- B. **Architectural Design:** A building may qualify if it is at least fifty years of age, and
 1. is an outstanding example of a specific architectural style or
 2. is a distinctive work of a master architect or artisan or
 3. is a unique architectural achievement, or
 4. is a structure which is significant to the architectural history of Wheaton, and
 5. retains its original architectural style and integrity.

- C. **Age:** A building may qualify if it is at least one hundred years of age and retains its original architectural style and integrity.

GUIDELINES

Once a structure or site has met one of these minimum requirements, the following guidelines will be applied to determine the significance of the building or site as a Wheaton landmark.

- **Original Character:** Distinctive, original qualities of a structure or site shall not be destroyed. Removal or alteration of any historic material or unique architectural features must be avoided. Examples of skilled craftsmanship or distinctive stylistic features, which characterize a building, structure, or site, shall be preserved.
- All structures worthy of recognition must be maintained as products of their era. Alterations which have no historical basis or which seek to create an appearance of an earlier or later style are not appropriate.
 - New additions or other improvements shall be compatible (although not necessarily duplications of) with the materials, size, scale, shape, color and texture of the original architecture. Any replacement siding must uphold the integrity of the original structure. Any siding may be acceptable as long as the size, scale, shape and appearance of the original structure remains intact. Therefore, architectural features such as, but not limited to, brackets, scalloped or fish scale shingles, turrets, towers and corbels must be maintained.
 - Changes which have taken place over the course of time are evidence of the history and development of the structure or site. These changes may have acquired significance in their own right which will be recognized and respected.
- Whenever possible, deteriorated architectural features should be repaired rather than replaced. If replacement is necessary, the new material should match the composition, design, color, texture and visual effect of the original.
 - Repair or replacement of architectural features should be based, where possible, on accurate duplications of features substantiated by historical, physical, or pictorial evidence rather than conjecture or availability of architectural elements from other buildings.
- Exterior paint schemes, storm windows and doors, screens, window air conditioners, antennae, and similar cosmetic items, which were not part of the original structure, may be acceptable. However, permanently mounted air conditioner units or other modernization efforts must not visibly detract from the appearance of the structure as viewed from the public right-of-way.

In conclusion, many buildings in Wheaton meet the minimum requirements for recognition. However, recognition is reserved for those structures and sites that are distinctive. By identifying these buildings and sites, the Historic Commission and the Center for History/WHPC are helping to preserve the heritage and history of the city of Wheaton.

Please address all questions to:

**Center for History Research Annex
P.O. Box 373
Wheaton, IL 60189-0373
630/871-6601
info@wheatonhistory.com**

Center for History staff can forward inquiries to the City of Wheaton Historic Commission.

WHEATON LANDMARK NOMINATION PROCESS

The following are instructions to the applicant for nominating a location for landmark status.

I. NOMINATION FORM – attached

- A. Complete the form in detail.
- B. Complete and sign the attached letter addressed to the City of Wheaton Building Department. Return this letter with your landmark application to one of the addresses listed below. A copy of this letter will be given to the City. By completing this letter, you grant permission to the City to give the Wheaton Historic Preservation Council (WHPC) copies of any architectural plans of your property that the City Building Department might have on file. These plans, which are not covered under the Freedom of Information Act (FOIA), aid the WHPC and the City of Wheaton Historic Commission in reviewing your landmark nomination.
- C. Include photos or digital images on CD (.JPG format)
- D. Return to:
 - Center for History/Wheaton Historic Preservation Council
P.O. Box 373
Wheaton, IL 60189-0373
 - Or drop off at Center for History,
 A Facility of the Wheaton Historic Preservation Council
 606 N. Main Street
 Wheaton, IL 60187

II. UPON RECEIPT OF NOMINATION FORM, THE HISTORIC COMMISSION and WHEATON HISTORIC PRESERVATION COUNCIL WILL:

- A. Research and review documentation to determine the eligibility of the location.
- B. Present nomination to the committee for approval.
- C. Authorize marking if structure or site meets the landmark nomination criteria and is approved.

III. MARKER

- A. Owner provides donation of \$140 for structure marker with building date.
- B. **Marker remains the property of Historic Commission/WHPC rather than the structure owner.**
- C. Marker to be located in a prominent place with mutual agreement of owner and committee.
- D. Certificate of Distinction will be presented to the owner.
- E. **Historic Commission/WHPC must be notified of change in ownership of property.**

IV. MARKER REVOCATION

If the character of the site changes in any way as to not meet the landmark criteria established by the Historic Commission/WHPC, the marker will be revoked.

WHEATON LANDMARK NOMINATION FORM

1. ADDRESS OF PROPERTY

2. PERSONAL INFORMATION

Present Owner(s): _____

Address (if different than above): _____

Phone Number: _____ Email address: _____

Date Purchased: _____

Previous Owner(s): _____

3. CLASSIFICATION

Category	Ownership	Status	Present Use	
<input type="checkbox"/> Building	<input type="checkbox"/> Public	<input type="checkbox"/> Occupied	<input type="checkbox"/> Commercial	<input type="checkbox"/> Private Residence
<input type="checkbox"/> Site	<input type="checkbox"/> Private	<input type="checkbox"/> Unoccupied	<input type="checkbox"/> Educational	<input type="checkbox"/> Religious
<input type="checkbox"/> Structure	<input type="checkbox"/> Both		<input type="checkbox"/> Industrial	<input type="checkbox"/> Other
<input type="checkbox"/> Other			<input type="checkbox"/> Museum	

4. LEGAL DESCRIPTION OF PROPERTY (e.g., Lot 1 of Block 6 in Mallory's Addition to Wheaton)

5. 10-DIGIT PARCEL NUMBER (e.g., 05-16-000-000)

6. APPEARANCE

Present Color Scheme: _____

Type of Exterior:

Brick Stucco Clapboard Stone
 Shingle Aluminum Other _____

7. CONDITION:

- Excellent Altered Original Site Moved Date: _____
 Good Unaltered Previous Location: _____
 Fair
- _____

8. DATE OF CONSTRUCTION (if known):

9. BUILDER AND/OR ARCHITECT (if known):

10. INTERESTING FEATURES:

11. HISTORICAL DATA (Attach additional pages if necessary):

I hereby grant permission to use the address of structure and/or photograph of structure for publication.

Signed: _____ Date: _____

Application MUST INCLUDE two photographs of landmark structure. Digital photographs will be accepted but must be in .jpg format.

Building Department
City of Wheaton
P.O. Box 727
Wheaton, Illinois 60189-0727

To Whom It May Concern:

I hereby grant permission to the City of Wheaton Building Department to provide the staff of the Wheaton Historic Preservation Council (WHPC) with photocopies of the architectural plans that the Building Department has on file of my property located at:

(print address)

By granting permission to the City to release plans of my property to the WHPC, I implicitly grant permission to the WHPC to review and receive copies of said plans from the City of Wheaton. I understand that these plans will be used by the WHPC and the City of Wheaton Historic Commission to review the nomination of my property for city landmark status.

Sincerely,

(signature)

(date)

(print name)

A copy of this letter was provided to the Wheaton Historic Preservation Council.