



Certificate of Appropriateness for
Land Combination of
1-19 N Pinckney, 1202 E Washington, 22 N Webster

June 1, 2020

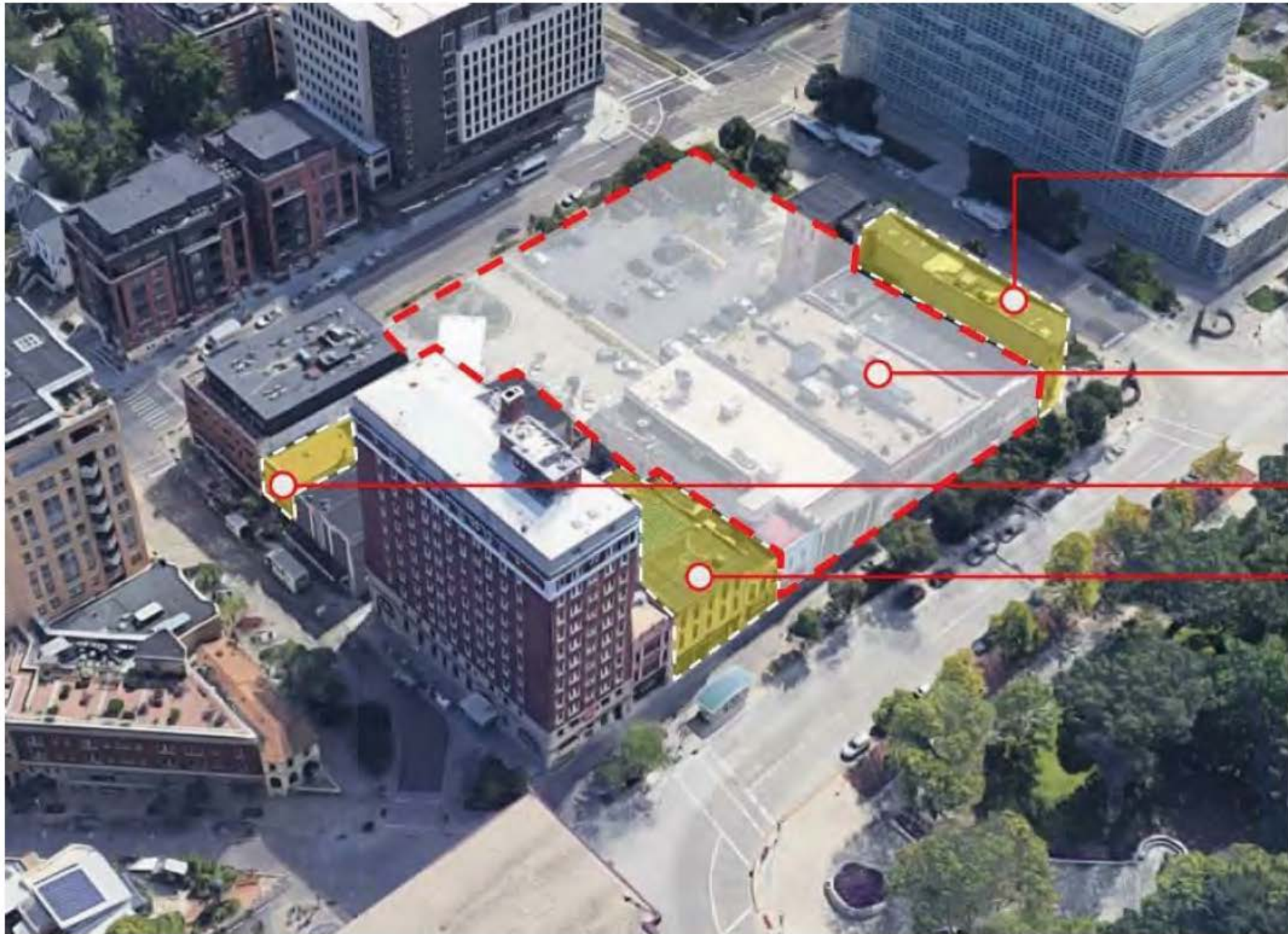


Proposal

- Advisory recommendation to the Plan Commission regarding the proposed development's impact on the adjacent landmarks:
 - 1 N Pinckney
 - 21-23 N Pinckney
 - 117 E Mifflin



ADJACENT LANDMARKS

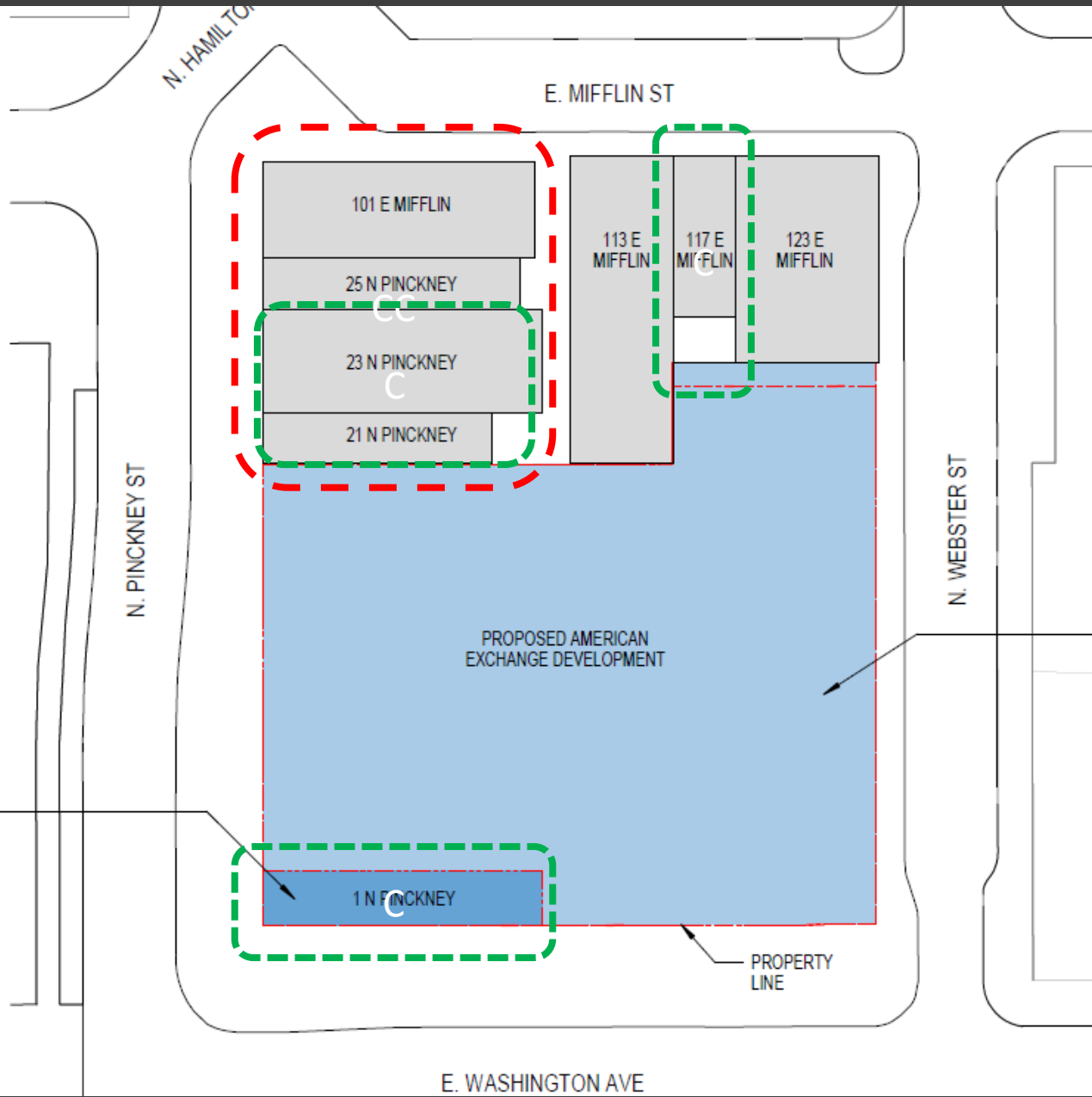


AMEX BUILDING
1 N. PINCKNEY

PROJECT SITE

117 E. MIFFLIN

21-23 N. PINCKNEY



THE CURRENT LANDMARK DESIGNATION FOR 1 NORTH PINCKNEY (AMERICAN EXCHANGE) WILL REMAIN AS-IS

THE AREA IN BLUE REPRESENTS PROPOSED LAND COMBINATION.

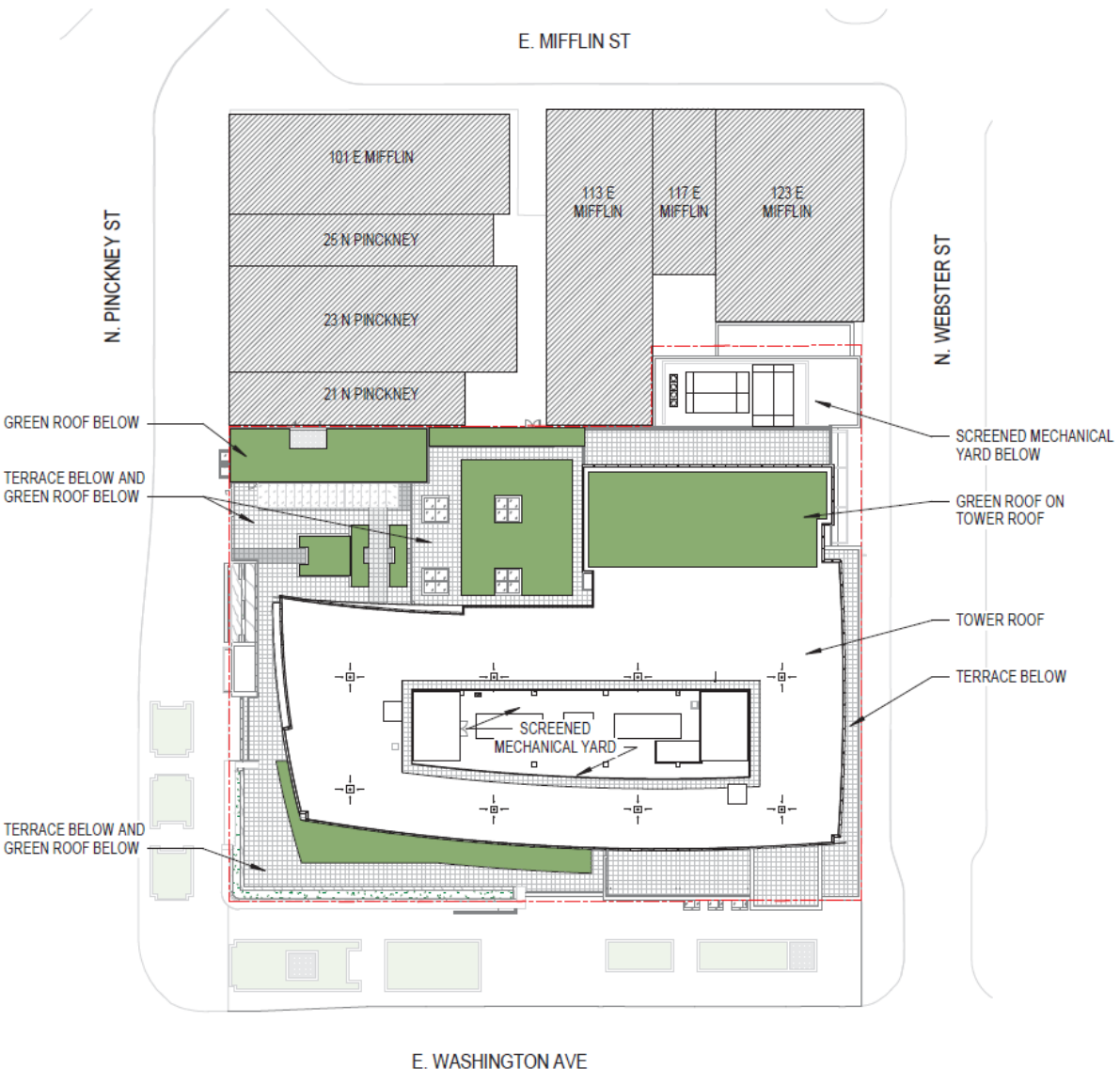


Applicable Standards

28.144 DEVELOPMENT ADJACENT TO A LANDMARK OR LANDMARK SITE.

Any development on a zoning lot adjoining a landmark or landmark site for which Plan Commission or Urban Design Commission review is required shall be reviewed by the Landmark Commission to determine **whether the proposed development is so large or visually intrusive as to adversely affect the historic character and integrity of the adjoining landmark or landmark site.** Landmark Commission review shall be advisory to the Plan Commission and the Urban Design Commission.





FOOTPRINT COMPARISON

1/32" = 1'-0"











Staff Recommendation

Staff recommends that the Landmarks Commission provide their advisory recommendation to the Plan Commission that the proposed new structure is not so large or visually intrusive as to adversely affect the historic character or integrity of the adjacent landmarks at 1 N Pinckney St, 21-23 N Pinckney St, and 117-119 E Mifflin St.

