

**Society for Industrial Archeology - Industrial Heritage Preservation Grant  
Grant Application Cover Sheet**

Date of application:	1. 02/28/2011	Title of Grant:	2. Restoration of the Itasca Historical Depot
3. Maryfran H. Leno		4. 630-773-2257, ext 111	5. maryfran@itascaparkdistrict.com

*Name of Principal Researcher (Send PDF of CV with this application)*      *Phone*      *E-mail*

6. 350 E Irving Park Road	7. Itasca, IL 60143
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*Address*      *City, State, Zip*

8. Itasca Park District - Maryfran H. Leno	9. 630-773-2257, ext 111	10. maryfran@itascaparkdistrict.com
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*Name of Project Sponsor (Organization and contact name)*      *Phone*      *E-mail*  
*(Send PDF of letters of sponsorship or collaboration)*

11. 350 E Irving Park Road	12. Itasca, IL 60143	13. 36-2602800	14. Tax Exempt
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*Address*      *City, State, Zip*      *Tax ID*      *Type of Tax Status*

15. see attached for list of key project sponsors	16.	17.
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*Name of Project Co-Sponsor (s)*      *Phone*      *E-mail*  
*(Send PDF of letters of sponsorship or collaboration)*

18.	19.	20.	21.
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*Address*      *City, State, Zip*      *Tax ID*      *Type of Tax Status*

22. Itasca Park District - c/o Maryfran H. Leno	23. 630-773-2257, ext 111	24. maryfran@itascaparkdistrict.com
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*Name of person or organization receiving the check*      *Phone*      *E-mail*

25. 350 E Irving Park Road	26. Itasca, IL 60143
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*Address*      *City, State, Zip*

27. Brief Description of Project (Send full project summary & application narrative in PDF)
The Itasca Historical Depot Project is the restoration of the 138 year-old Itasca Train Depot. It is in desperate need of restoration, in order for the building to remain open to the public. The large scale project includes: compliance to the over 26 building and fire code violations; installation of ADA accessible walkways, doorways and washroom; replacement of electrical, plumbing and mechanical systems; replacement in kind of wood floors, windows, bead board, doors, trim and siding; exterior site development; and the installation of permanent lighted display cases and an interactive display focused on Itasca and the Milwaukee Railway.
Specifically, this grant request from the Society of Industrial Archeology-Industrial Heritage Preservation Grant is to assist with funding the preservation/restoration/replacement of the wooden depot doors. This specific portion of the project targets matching the original 1873 locations and door sizes, for the original passenger and freight doors. The estimated costs for this targeted portion of the project are \$40,737.

28. Project start date:	06/01/2011	29. Project end date:	11/01/2011
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30. Is this a new proposal ?	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>	No
31. Is this a resubmitted proposal ?	<input type="checkbox"/>	Yes	<input checked="" type="checkbox"/>	No
32. Are you a previous SIA Grant Awardee ?	<input type="checkbox"/>	Yes	<input checked="" type="checkbox"/>	No
33. Is this grant your only funding source ?	<input type="checkbox"/>	Yes	<input checked="" type="checkbox"/>	No

34. Total dollar amount requested: <i>(send PDF of full budget)</i>	\$2,000.00
35. Total matching funds:	\$38,737.00
36. Total project budget:	\$40,737.00

37. Print Name of Principal Researcher:	Maryfran H. Leno
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38. Signature (Please fax or scan/send PDF)	
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39. Print Name of Sponsoring Org. Official	Maryfran H. Leno
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40. Signature (Please fax or scan/send PDF)	
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## Itasca Historical Depot Project

### B. Project Summary

The Village of Itasca was founded by Dr. Elijah J. Smith in 1843 and in 1873 he donated land to the railroad for its right-of-way through Itasca and \$400 for the construction of the Itasca railway station. In 1873, the Itasca Depot was built by A.G. Chessman. It served as a passenger/freight station until 1976. In 1976 it was moved 864 feet to its current location. After the move, the only known changes made to the original structure are the addition of a bathroom, staircase to access the attic, minor roof replacement and the addition of a ventilation system. The Itasca Depot now serves as a museum dedicated to collecting and preserving information specific to the history of Itasca and it is run through the collaborative efforts between the Itasca Historical Society, Itasca Park District and the Village of Itasca.

Over the years, the structure has begun to deteriorate and is in desperate need of repair and restoration. A year ago, the artifacts were removed; so that the structure could be assessed and a plan developed for capital improvements. In order to move forward, a capital plan was put into place for the Itasca Depot. Phase I, was the construction of a 20 car parking lot adjacent to the Itasca Depot. Phase II is an over \$750,000 proposed project, which addresses the desperate need to restore the integrity of the historical 138 year-old Itasca Depot structure; so that it can continue to serve in the future as the host to the public Itasca Historical Depot Museum.

The primary objective of the proposed project is to repair and restore the Itasca Depot back to its original 1873 state and make it a place where the Itasca and the Milwaukee Railroad's past and present come together for visitors to interact and learn. It includes: compliance to the over 26 building and fire code violations; installation of ADA accessible walkways, doorways and washroom; replacement of electrical, plumbing and mechanical systems; replacement in kind of wood floors, ceiling, windows, bead board, doors, trim and siding; exterior site development; and the installation of permanent lighted display cases and a feature interactive display focused on Itasca and the Milwaukee Railway.

Specifically, this grant request from the Society of Industrial Archeology-Industrial Heritage Preservation Grant is to assist with funding the preservation/restoration/replacement of the wooden depot doors. This specific portion of the project targets matching the original 1873 locations and door sizes, for the original passenger and freight doors. The estimated costs for this targeted portion of the project are \$40,737.

## C. Application Narrative

1. Documentation of need for the Project: what is the proposed project's significance to industrial heritage?

The Village of Itasca was founded by Dr. Elijah J. Smith in 1843, after his application to buy 80 acres of land at \$1.25 an acre from the federal government was approved. Over the following years other families moved in and established farms and a cheese factory. From the 1840s to the 1870s, it took one to two days to travel from the Itasca area to Chicago. Then, the Chicago and Pacific railroad began planning to lay tracks from Chicago to Savanna, IL (on the Mississippi). There was much competition in DuPage County as to where the line should go, and Dr. Smith donated land to the railroad for its right-of-way through Itasca. In addition, he donated \$400 for the construction of the Itasca railway station. In 1873, the Itasca Depot was built by A.G. Chessman ("son of Itasca's second family").

After the railroad came, the journey was cut down to one hour, which made Itasca an important location in the Chicago area. In 1880, after the Chicago & Pacific railroad went bankrupt, the railroad was acquired by the Chicago, Milwaukee & St. Paul Railroad. From 1880-1985, the track was the main line west out of Chicago, through Itasca and going from there through Iowa, Missouri, Omaha, Nebraska and Kansas City and to Rapid City, SD. It carried not only high speed passenger trains and freight trains, but, in the hay day of railroading, there were 17 major trunk lines in the United States, and The Milwaukee Road Railroad was one of the 17. This railroad was not only important to Itasca, but also important to the whole country.

The Itasca Historical Depot Museum was founded in 1976 by members of the Itasca Historical Society who organized to save the Itasca Depot from demolition, after a new station was built. It was moved 864 feet to its current location on November 9, 1976 and had a Grand Opening on September 6, 1981. After the move, the only known changes made to the original structure are the addition of a bathroom, staircase to access the attic, minor roof replacement and the addition of a ventilation system. The Itasca Depot now serves as a museum dedicated to collecting and preserving information specific to the history of Itasca and it is run through the collaborative efforts between the Itasca Historical Society, Itasca Park District and the Village of Itasca.

In 2006, the Milwaukee Road Historical Association, Inc (MRHA) contacted the Village of Itasca to discuss the vintage "Itasca Depot" building and shed light on what a "jewel" the building is and that it is one of the oldest existing depots in the state of Illinois and West. MRHA offered assistance with helping to restore and preserve the building and bring train exhibits into the Itasca Depot. In October 2009, a newly structured Museum Agreement was adopted and two new partners officially joined the existing collaborative efforts: Itasca Community Library and the Milwaukee Road Historical Association, Inc. In order to move forward, a capital plan was put into place for the Depot Museum. Phase I, was the construction of a 20 car parking lot adjacent to the Itasca Depot. Phase II is the proposed project, which addresses the desperate need to

restore the integrity of the historical 138 year-old Itasca Depot structure; so that it can continue to serve in the future as the host to the public museum.

Conclusively, this project is about preserving the history of Itasca and the Railway. Itasca only exists because the railway was placed going through the village. The development of the railway changed the United States and the ability for travel and trade. It changed the entire industry of the United States. This Depot was vital to moving of freight and passengers and creating and moving industry. It is one of the oldest and last standing and once the project is complete it will be a testament to our past; not only the history of Itasca, but the rail road too.

Specifically, grant funds are being requested to go towards the restoration of the passenger/freight door restoration/location. Attached are current photos and original photos of the Itasca Depot. Restoring this Depot will be a tribute to all.

## 2. What research methods will you employ?

The research for this project started with photos of the original Itasca Depot, which are owned by the Itasca Historical Society. We have photos of all side of the Itasca Depot, showing what the windows and passenger/freight doors looked like when the Itasca Depot was built in 1873.

There are several resources which have been contacted to assist us in determining how to restore the Itasca Depot and with what methods; these include: Itasca Historical Society, Milwaukee Road Historical Association, Inc., Itasca Community Library, Illinois Historic Preservation Agency, Illinois Department of Natural Resources. Currently, contact has been made with the Illinois Historic Preservation Office to discuss the historical significance of the Itasca Depot, the potential of could it go on the National Registry of Historical Places, and direction on the standards to be used to restore the Itasca Depot.

The architect is from FGM Architects and they have contracted to work with a preservation architect to help us determine the "in-kind" materials to be used and confirm the authenticity of how to restore the building within the Secretary of Interior's Guidelines.

### 3. Who is responsible for your project?

Key personnel:           Maryfran H. Leno, Executive Director of the Itasca Park District  
  
                                  Betsy Adamowski, Director, Itasca Community Library  
  
                                  Michael Stachnik, Historian  
  
                                  John Dzarnowski, FGM Architects

Maryfran Leno is the person ultimately responsible for all aspects of this project. She is the Executive Director of the Itasca Park District, and is ultimately responsible for the planning, budget, funding and project itself. She is supported by the above stated persons, who will assist with reviewing proposals and collectively assist in making the decisions.

The Itasca Park District is a local tax-exempt government body, which provides park and recreational services to the community. They are taking the lead on this entire project and have support from the following core groups: Village of Itasca, Itasca Community Library, Itasca Historical Society, Itasca historical Commission and the Milwaukee Road Historical Association, Inc.

### 4. What tangible products do you expect to produce with this project?

This is a capital project; therefore, the most prominent tangible end of project evidence will be the 138 year-old restored Itasca Depot. Throughout the project, we will document the progress through taking photos. Architectural plans, renditions, reports and marketing materials will be kept by the Itasca Park District and all this information and photos will be stored/archived with the Itasca Community Library and on the World Wide Web for all to access.

Once completed, the Itasca Depot will act as the home to the Itasca Historical Depot Museum. A place where the history of Itasca and the Railway will be portrayed and open to the public to explore and learn.

#### D. Budget

The overall project budget is \$775,304.

The funding sources are coming from several different avenues:

Itasca Park District	\$300,00-\$400,000
Village of Itasca	\$100,000
Itasca Community Library	TBD
Itasca Historical Society	\$5,000
Itasca Historical Commission	\$5,000
Milwaukee Road Historical Association	\$5,000

Itasca Bank & Trust Co – Fundraising campaign for remainder balance.

\*The above dollars are going into a general capital project fund and not being designated towards a specific portion of the project.

The project budget which we are seeking from the Society for Industrial Archeology grant funding for is \$40,737. We are requesting a \$2,000 industrial Heritage Preservation Grant. This is for the “in-kind” replacement of the Itasca Depot freight and passenger doors. The doors are to be matched and placed back in 1873 original locations and sizes.

**\*Attached is a complete outline of the budget expense for the entire project. Line 2.1 is the budget line for this grant requested project.**

# Itasca Depot Museum Interior Renovation

Preliminary Budget / DRAFT

FGM ARCHITECTS

Feb 17, 2011

Item	Description	Remarks	Quantity	Unit	\$ / Unit	Multiplier	Cost	Totals
<b>1.0</b>	<b>SITE DEVELOPMENT</b>							
1.1	Site Utilities	requirements unknown	1	allowance	11,000	1.2730	14,003	
1.2	Landscaping / Restoration		1	allowance	7,000	1.2730	8,911	
<b>1.3</b>	<b>Subtotal</b>							\$22,915
<b>2.0</b>	<b>EXTERIOR RESTORATION</b>							
2.1	Replace Custom Doors	match original locations and size	4	EA	8,000	1.2730	40,737	
2.2	Tuckpoint Chimney		1	allowance	4,000	1.2730	5,092	
2.3	Soffit / Roof Repairs		1	allowance	12,000	1.2730	15,276	
<b>2.4</b>	<b>Subtotal</b>							\$61,106
<b>3.0</b>	<b>INTERIOR RESTORATION</b>							
3.1	Demolition	selective	1	allowance	8,000	1.2730	10,184	
3.2	Floor Replacement	replace in kind	950	SF	15	1.2730	18,141	
3.3	Beadboard Wall Replacement	replace in kind	3,000	SF	9	1.2730	34,372	
3.4	Trim / Standing - Running	replace in kind	1	allowance	20,000	1.2730	25,461	
3.5	Ceiling Restoration	replace in kind	950	SFF	9	1.2730	10,884	
3.6	Paint Interior	replace in kind	1	allowance	10,000	1.2730	12,730	
3.7	New Electrical		950	SF	15	1.2730	18,141	
3.8	New Fire Alarm		950	SF	5	1.2730	6,047	
3.9	New Lighting	includes specialty lighting	950	SF	25	1.2730	30,235	
3.10	New Security		950	SF	5	1.2730	6,047	
3.11	New HVAC		950	SF	25	1.2730	30,235	
3.12	New Plumbing / Toilet Room	accessible	1	allowance	40,000	1.2730	50,922	
3.13	Attic Stair / Mech Room	fireproof room, pull down stair	1	allowance	10,000	1.2730	12,730	
<b>3.14</b>	<b>Subtotal</b>							\$266,129

# Itasca Depot Museum Interior Renovation

Preliminary Budget / DRAFT

FGM ARCHITECTS

Feb 17, 2011

Item	Description	Remarks	Quantity	Unit	\$ / Unit	Multiplier	Cost	Totals
<b>5.0 CONSTRUCTION TOTAL</b>								
<b>\$350,149</b>								
<b>6.0 CONTINGENCIES, FEES AND EXPENSES</b>								
6.1	CM's Expenses (estimated)				6%	1,0600	included in multiplier above	
6.2	CM's Overhead and Profit (estimated)				6%	1,0600	included in multiplier above	
6.3	Design/Bidding Contingency				10.0%	1,1000	included in multiplier above	
6.4	Escalation / Inflation				3.0%	1,0300	included in multiplier above	
6.5	<b>Subtotal</b>					1,2730		
<b>7.0 OWNER'S OTHER EXPENSES (SOFT COSTS)</b>								
7.1	Estimated Architectural/Engineering Compensation			estimated		49,021	49,021	
7.2	Owner FF&E (Furnishings, Fixtures and Equipment)			allowance		0	0	
7.3	Site Surveys			allowance		0	0	
7.4	Soils and Material Testing	(Building Code Required)		allowance		5,000	5,000	
7.5	Printing & Misc. Expenses	(Reimbursables)		allowance		8,500	8,500	
7.6	Permits (waived?)			allowance		0	0	
7.7	Legal / Bond			allowance		0	0	
7.8	Utility Company Fees			allowance		0	0	
7.9	Contingency for additional Owner's Expenses			allowance		3,126	3,126	
7.10	Owner's Construction Change Order Contingency			allowance	5%	17,507	17,507	
7.11	<b>Subtotal</b>							\$83,154
<b>8.0 TOTAL PROJECT BUDGET</b>								
<b>\$433,304</b>								
<b>9.0 ALTERNATES</b>								
<b>SITE DEVELOPMENT</b>								
9.1	Stormwater			allowance		8,000	12,160	
9.2	Lighting	site / building		allowance		12,000	18,240	
9.3	Concrete Walks / Platform	accessible / replicate part of train platform		allowance		32,000	48,640	
9.4	Handrails / Guardrails			allowance		18,000	27,360	
9.5	Signage			allowance		5,000	7,600	
<b>EXTERIOR RESTORATION</b>								
9.6	Demolition	selective		allowance		5,000	7,600	
9.7	Replace Siding	match original	2,050	SFF	20		62,320	
9.8	Replace Custom Windows	match original locations and size	12	EA	8,000		145,920	
9.10	Paint Exterior			allowance		8,000	12,160	
9.11	<b>Subtotal ALTERNATES</b>							\$342,000
<b>10.0 GRAND TOTAL PROJECT BUDGET</b>								
<b>\$775,304</b>								





350 E. Irving Park Road  
Itasca, IL 60143  
Ph: 630-773-2257  
Fax: 630-773-4524  
www.itascaparkdistrict.com

February 22, 2011

To: Society for Industrial Archeology  
From: Maryfran H. Leno, Executive Director  
Re: Industrial Heritage Preservation Grant  
Letter of Support/Collaboration

Dear Preservation Grant Committee,

Please accept this as a letter of support and explanation of the local community collaborative efforts of the restoration of the 138 year-old Itasca Historical Train Depot. For 35 years, the Itasca Train Depot has been the house to the Itasca Historical Museum. It has been operated through a collaborative effort between the Itasca Park District, Itasca Historical Society and Village of Itasca. Most recently, the support group has been expanded with the addition of the Itasca Community Library, Itasca Historical Commission and Milwaukee Road Historical Association.

This past year, the Itasca Train Depot was assessed and it was determined that a restoration project was well overdue. The Itasca Park District has agreed to take on the leadership role of this project. The large scale project is in the budget and design stages. Within the next two weeks the budgets/design will be completed and both the Itasca Park District and Village of Itasca will officially commit the needed dollars for this project to move forward. In the mean while, each of the following groups has committed \$5,000 to the overall capital project: Itasca Historical Society, Itasca Historical Commission and the Milwaukee Road Historical Association.

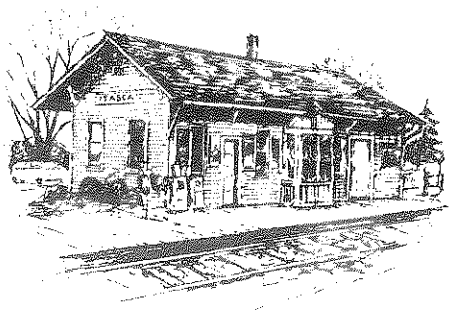
The Itasca Depot is the oldest, publically owned building in Itasca. It and the Railway were vital to the founding/history of Itasca. Collectively, our group of 6 organizations is committed to restoring this piece of crucial history. The grant dollars we seek from the Society for Industrial Archeology would support the restoration of the freight/passenger doors and would further exemplify the importance of this piece of American history.

We hope you agree with our mission of restoring this 138 year-old piece history. Once complete, it will not only tell the story of Itasca, but of the grave importance of railway industry as well.

Thank you,

Maryfran H. Leno  
Executive Director  
Itasca Park District





## The Itasca Historical Society

101 North Catalpa Street

Itasca, Illinois 60143

February 22, 2011

To: Society for Industrial Archeology  
From: Elaine Dolan, Secretary, Itasca Historical Society  
Re: Industrial Heritage Preservation Grant  
Letter of Support/Collaborator

Dear Preservation Grant Committee,

As Mary Fran has stated in her letter, we have agreed to financially support the Museum restoration with our donation on \$5,000.00.

The building can no longer be used as a Museum if the work is not done. It is such an expensive project that any help we can get will be greatly appreciated. Your grant would be used to restore the freight/passenger doors. It would be wonderful if we could restore them in kind.

Thank you for considering our project.

*Elaine Dolan*

Elaine Dolan, Secretary  
Itasca Historical Society



550 W. Irving Park Road • Itasca, Illinois 60143-2018  
630.773.0835 • Fax 630.773.2505 • www.itasca.com

February 28, 2011

Ms. Maryfran Leno  
Executive Director  
Itasca Park District  
350 East Irving Park Road  
Itasca, IL 60143

Dear Ms. Leno:

The Village of Itasca is pleased to offer its support of the Itasca Park District's application to the Society for Industrial Archeology for an Industrial Heritage Preservation Grant to restore the Itasca Historical Depot.

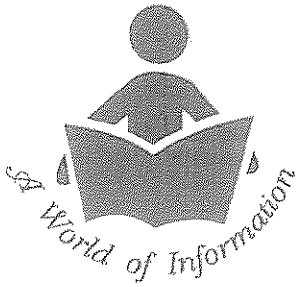
The Depot is an important part of Itasca's History and that of the Milwaukee Road Railroad. This grant for the restoration of the Depot's passenger/freight doors will help ensure current and future generations will be able to experience this history. Please do not hesitate to include this letter with your application for funding.

Sincerely,

VILLAGE OF ITASCA

A handwritten signature in black ink, appearing to read "Evan Teich". The signature is fluid and cursive, with a prominent initial "E".

Evan Teich  
Village Administrator



500 W. Irving Park Rd.  
Itasca, Illinois 60143

(630) 773-1699

Fax: (630) 773-1707

[www.itascalibrary.org](http://www.itascalibrary.org)

# Itasca Community Library

February 28, 2011

To: Society for Industrial Archeology  
From: Betsy Adamowski, Library Director  
Re: Industrial Heritage Preservation Grant  
Letter of Support/Collaboration

Dear Preservation Grant Committee:

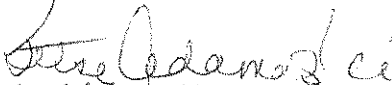
I am writing this letter of support for the preservation efforts being made to restore Itasca's 138 year-old Historical Train Depot. The Itasca Community Library is a new member to this collaborative effort that was started 35 years ago by the Village of Itasca, Itasca Park District and Itasca Historical Society. Other new members to this collaboration effort are the Itasca Historical Commission and The Milwaukee Road Historical Association. Is the goal of this collaborative group to restore the Itasca Historical Depot Museum and further educate the community on the history of Itasca and the Milwaukee Railroad.

In the past year the Itasca Historical Train Depot was assessed and it was determined that a restoration project was needed in order to restore it so that it can be open and enjoyed by all ages. At this time the Itasca Park District has agreed to take on the leadership of the project. In the next two weeks the budget and design work will be complete and the funding sources will be outlined. The Itasca Community Library is committed to taking on a co-leadership role along with Itasca Park District to maintain the operations of the Depot. This includes and is not limited to supervision of Depot staff and volunteers, program facilitation, cataloguing and preservation of archive and artifact collections, outreach programs to schools and exhibit set up and maintenance.

All of the organizations listed above are committed to the restoration of the Depot and understand the importance that it plays in the history of the community of Itasca. The grant dollars that we as a group are seeking from the Society for Industrial Archeology would support the restoration of the freight/passenger doors and would further exemplify the importance of this piece of American history.

It is hoped that you agree with our mission of restoring the 138 year old Itasca Historical Train Depot. We truly believe that once the restoration is complete it will not only be vital to the history of Itasca but to the importance of the American Railway Industry as well.

Thank you,

  
Betsy Adamowski  
Library Director