



Fisher, Charles &lt;chuck\_fisher@nps.gov&gt;

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**Wrigley Field**

2 messages

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**Staveteig, Kaaren** <kaaren\_staveteig@nps.gov> Fri, Sep 12, 2014 at 2:16 PM  
To: "Dyson, Carol" <Carol.Dyson@illinois.gov>, Chuck Fisher <Chuck\_Fisher@nps.gov>

Hi Carol,

The Cubs have asked for a meeting for Monday, some time around 11 am (EDT), to go over questions that we might have regarding amendment 5. I suspect that there will also be a discussion about amendment 4. They have not provided us with any material for advance review.

Knowing you would like to participate, we can call you on our conference phone when it starts. Let me know what number to call . . .

Best regards,  
Kaaren

---

**Dyson, Carol** <Carol.Dyson@illinois.gov> Fri, Sep 12, 2014 at 3:22 PM  
To: "Staveteig, Kaaren" <kaaren\_staveteig@nps.gov>, Chuck Fisher <Chuck\_Fisher@nps.gov>, "Leibowitz, Rachel" <Rachel.Leibowitz@illinois.gov>

I am in Southern Illinois on Monday and was planning to be on the roof of the Thebes Courthouse right then. Let me see if I could shift anything around. I definitely would like to be on the call. My cell is (b) (6). Rachel will be here and will be able to sit in as well. Her number is 217-785-5031 (Mike's old number).

Carol J. Dyson, AIA

Chief Architect & Tax Incentives Coordinator

Preservation Services Division

Illinois Historic Preservation Agency

Phone: 217-524-0276

For information regarding the Tax Incentives: <http://www.illinoishistory.gov/PS/financial.htm>

---

**From:** Staveteig, Kaaren [mailto:kaaren\_staveteig@nps.gov]  
**Sent:** Friday, September 12, 2014 1:17 PM  
**To:** Dyson, Carol; Chuck Fisher  
**Subject:** Wrigley Field

[Quoted text hidden]



Staveteig, Kaaren <kaaren\_staveteig@nps.gov>

---

## Re: Wrigley field meeting today

1 message

---

Leibowitz, Rachel <Rachel.Leibowitz@illinois.gov>

Mon, Sep 15, 2014 at 8:40 AM

To: "kaaren\_staveteig@nps.gov" <kaaren\_staveteig@nps.gov>, "Dyson, Carol" <Carol.Dyson@illinois.gov>

Thanks, Kaaren. Will talk soon...

Rachel Leibowitz, Ph.D.  
Preservation Services Division Manager  
Illinois Historic Preservation Agency

---

**From:** Staveteig, Kaaren [mailto:kaaren\_staveteig@nps.gov]

**Sent:** Monday, September 15, 2014 07:35 AM

**To:** Leibowitz, Rachel; Dyson, Carol

**Subject:** Wrigley field meeting today

Rachel/Carol,

We have set up a call-in number for you for this morning's meeting:

Dial-in Number: Not responsive / Participant Access Code: Not responsive

We expect the meeting to begin at 11 am but will let you know if their arrival is delayed for any reason.

Just a note: This meeting will take place in a NPS meeting room away from our individual offices so we will not have access to computers and our emails. Hopefully our phone connection will be better for you this time.

Best regards, Kaaren



Fisher, Charles &lt;chuck\_fisher@nps.gov&gt;

## Invitation: meeting with Cubs, Wrigley Field @ Mon Sep 22, 2014 10:30am - 12pm (Charles Fisher)

1 message

**Kaaren Staveteig** <kaaren\_staveteig@nps.gov>  
Reply-To: Kaaren Staveteig <kaaren\_staveteig@nps.gov>  
To: "chuck\_fisher@nps.gov" <chuck\_fisher@nps.gov>

Mon, Sep 22, 2014 at 7:03 AM

### meeting with Cubs, Wrigley Field

[more details »](#)

When Mon Sep 22, 2014 10:30am – 12pm Eastern Time

Where NPS-WashDC Eye St 8th Fl Rm 802 ([map](#))

Calendar Charles Fisher

Who

- Kaaren Staveteig - organizer
- Charles Fisher

Going? **Yes** - **Maybe** - **No** [more options »](#)

Invitation from Google Calendar

You are receiving this email at the account [chuck\\_fisher@nps.gov](mailto:chuck_fisher@nps.gov) because you are subscribed for invitations on calendar Charles Fisher.

To stop receiving these notifications, please log in to <https://www.google.com/calendar/> and change your notification settings for this calendar.

**invite.ics**  
2K



Fisher, Charles <chuck\_fisher@nps.gov>

## Fwd: Invitation: Chuck Fisher, Kaaren Stavetig @ Tue Sep 23, 2014 9am - 9:30am (Kaaren Staveteig)

1 message

**Staveteig, Kaaren** <kaaren\_staveteig@nps.gov>  
To: Chuck Fisher <Chuck\_Fisher@nps.gov>

Tue, Sep 23, 2014 at 6:05 AM

----- Forwarded message -----

From: **Stephanie Toothman** <stephanie\_toothman@nps.gov>  
Date: Mon, Sep 22, 2014 at 1:59 PM  
Subject: Invitation: Chuck Fisher, Kaaren Stavetig @ Tue Sep 23, 2014 9am - 9:30am (Kaaren Staveteig)  
To: "kaaren\_staveteig@nps.gov" <kaaren\_staveteig@nps.gov>

### Chuck Fisher, Kaaren Stavetig

[more details »](#)

Wrigley Field Tax Credit Project

When Tue Sep 23, 2014 9am – 9:30am Eastern Time

Where Room 2219 MIB ([map](#))

Calendar Kaaren Staveteig

- Who
- Stephanie Toothman - organizer
  - Denise Mayo - creator
  - Kaaren Staveteig

Going? **Yes** - **Maybe** - **No** [more options »](#)

Invitation from Google Calendar

You are receiving this email at the account kaaren\_staveteig@nps.gov because you are subscribed for invitations on calendar Kaaren Staveteig.

To stop receiving these notifications, please log in to <https://www.google.com/calendar/> and change your notification settings for this calendar.

**invite.ics**  
2K





Fisher, Charles &lt;chuck\_fisher@nps.gov&gt;

---

## Wrigley permit - outfield walls

3 messages

**Gorski, Eleanor** <Eleanor.Gorski@cityofchicago.org>

Thu, Sep 25, 2014 at 10:10 AM

To: "Dyson, Carol" &lt;Carol.Dyson@illinois.gov&gt;, "kaaren\_staveteig@nps.gov" &lt;kaaren\_staveteig@nps.gov&gt;, "Fisher, Charles" &lt;chuck\_fisher@nps.gov&gt;

All:

We are reviewing the first of many Wrigley Field building permits. What is the scope of work they showed to you all in regards to the outfield wall? They are showing substantial rebuilding in the permit application, which is not what we anticipated. We were told it was just repairs. Please advise when you get the chance.

Thanks

**Eleanor Esser Gorski, AIA, LEED AP**

Director of Historic Preservation

Department of Planning and Development

121 N. LaSalle St, m 1101

Chicago, IL 60602

312-744-3201

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**Dyson, Carol** <Carol.Dyson@illinois.gov>

Thu, Sep 25, 2014 at 12:00 PM

To: "Gorski, Eleanor" &lt;Eleanor.Gorski@cityofchicago.org&gt;, "kaaren\_staveteig@nps.gov" &lt;kaaren\_staveteig@nps.gov&gt;, "Fisher, Charles" &lt;chuck\_fisher@nps.gov&gt;

FYI – Kaaren is on vacation until mid-week next week. I will check what we have. Which plan set/pages dates are you looking at?

Carol J. Dyson, AIA

Chief Architect & Tax Incentives Coordinator

Preservation Services Division

Illinois Historic Preservation Agency

Phone: 217-524-0276

For information regarding the Tax Incentives: <http://www.illinoishistory.gov/PS/financial.htm>

---

**From:** Gorski, Eleanor [mailto:Eleanor.Gorski@cityofchicago.org]

**Sent:** Thursday, September 25, 2014 9:10 AM

**To:** Dyson, Carol; kaaren\_staveteig@nps.gov; Fisher, Charles

**Subject:** Wrigley permit - outfield walls

[Quoted text hidden]

---

**Gorski, Eleanor** <Eleanor.Gorski@cityofchicago.org>

Thu, Sep 25, 2014 at 1:25 PM

To: "Dyson, Carol" <Carol.Dyson@illinois.gov>, "kaaren\_staveteig@nps.gov" <kaaren\_staveteig@nps.gov>, "Fisher, Charles" <chuck\_fisher@nps.gov>

The building permit construction set that is under review by our Department of Buildings.

**Eleanor Esser Gorski, AIA, LEED AP**

Director of Historic Preservation

Department of Planning and Development

121 N. LaSalle St, rm 1101

Chicago, IL 60602

312-744-3201

---

**From:** Dyson, Carol <Carol.Dyson@illinois.gov>

**Sent:** Thursday, September 25, 2014 11:00 AM

**To:** Gorski, Eleanor; kaaren\_staveteig@nps.gov; Fisher, Charles

**Subject:** RE: Wrigley permit - outfield walls

[Quoted text hidden]

[Quoted text hidden]



Staveteig, Kaaren <kaaren\_staveteig@nps.gov>

---

**Re: Wrigley permit - outfield walls**

1 message

---

**Gorski, Eleanor** <Eleanor.Gorski@cityofchicago.org>

Thu, Sep 25, 2014 at 1:25 PM

To: "Dyson, Carol" <Carol.Dyson@illinois.gov>, "kaaren\_staveteig@nps.gov" <kaaren\_staveteig@nps.gov>, "Fisher, Charles" <chuck\_fisher@nps.gov>

*The building permit construction set that is under review by our Department of Buildings.*

**Eleanor Esser Gorski, AIA, LEED AP**

*Director of Historic Preservation*

*Department of Planning and Development*

*121 N. LaSalle St, rm 1101*

*Chicago, IL 60602*

*312-744-3201*

---

**From:** Dyson, Carol <Carol.Dyson@Illinois.gov>

**Sent:** Thursday, September 25, 2014 11:00 AM

**To:** Gorski, Eleanor; kaaren\_staveteig@nps.gov; Fisher, Charles

**Subject:** RE: Wrigley permit - outfield walls

*FYI – Kaaren is on vacation until mid-week next week. I will check what we have. Which plan set/pages dates are you looking at?*

Carol J. Dyson, AIA

*Chief Architect & Tax Incentives Coordinator*

*Preservation Services Division*

*Illinois Historic Preservation Agency*

*Phone: 217-524-0276*

*For information regarding the Tax Incentives: <http://www.illinoishistory.gov/PS/financial.htm>*

---

**From:** Gorski, Eleanor [mailto:[Eleanor.Gorski@cityofchicago.org](mailto:Eleanor.Gorski@cityofchicago.org)]  
**Sent:** Thursday, September 25, 2014 9:10 AM  
**To:** Dyson, Carol; [kaaren\\_staveteig@nps.gov](mailto:kaaren_staveteig@nps.gov); Fisher, Charles  
**Subject:** Wrigley permit - outfield walls

All:

We are reviewing the first of many Wrigley Field building permits. What is the scope of work they showed to you all in regards to the outfield wall? They are showing substantial rebuilding in the permit application, which is not what we anticipated. We were told it was just repairs. Please advise when you get the chance.

Thanks

**Eleanor Esser Gorski, AIA, LEED AP**

*Director of Historic Preservation*

*Department of Planning and Development*

*121 N. LaSalle St, rm 1101*

*Chicago, IL 60602*

*312-744-3201*

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Staveteig, Kaaren <kaaren\_staveteig@nps.gov>

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## Fwd: Info on Wrigley Field

1 message

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Goeken, Brian <brian\_goeken@nps.gov>

Wed, Oct 1, 2014 at 7:51 PM

To: Charles Fisher <chuck\_fisher@nps.gov>, Kaaren Staveteig <kaaren\_staveteig@nps.gov>

*see below. we need to get this to Maureen by 12 noon on Thursday. I let Maureen know that the two of you have been the leads on this, and that I'd follow-up with you in the morning. As a start, I pulled this from various things we already have prepared and newspaper articles.*

---

### Wrigley Field, Chicago, Illinois.

- *The Chicago Cubs are undertaking a \$300-million renovation of Wrigley Field and have submitted a certification application to the NPS for the 20% historic rehabilitation tax credit. The NPS has met several times with the Cubs as well as been in contact with the Illinois State Historic Preservation Office and the Department of Planning and Development's Historic Preservation Division concerning the project.*
- *The NPS conditionally approved the Part 2 application (Description of Proposed Work) on March 30, 2014, and has approved several amendments to the Part 2 application. A Jumbotron and another large sign in the outfield were approved as part of the March approval. Currently, one amendment that proposes expanding the outfield bleachers and additional commercial advertising in the outfield remains under review by the NPS, awaiting the submission of additional information from the Cubs.*
- *Mayor Rahm Emanuel has been largely supportive of the project in the Cubs' negotiations with the City over the proposed changes to the ballpark and other city restrictions on the ballpark's operations. The ballpark is a designated city landmark, and in July the Commission on Chicago Landmarks approved the further expansion of the bleachers and a revised signage scheme with additional and larger outfield signs than previously approved by the NPS. The NPS has indicated that any additional new signage must meet the Secretary's Standards, both individually as well as relative to its cumulative impact on the historic character and appearance of the ballpark.*
- *The tax incentives program is administered by the NPS and the Internal Revenue Service, in partnership with the State Historic Preservation Offices. Newspaper reports indicate that the Cubs are in discussions with the owners of the rooftop clubs opposite the ballpark, who say that the proposed new outfield signs will block views and hurt their businesses. This issue is outside the purview of the NPS; the NPS's review is limited to certifying that a building is historic, and therefore eligible for the program, and that the rehabilitation preserves the building's historic character and features and meets the Secretary of the Interior's Standards for Rehabilitation.*

----- Forwarded message -----

From: **Foster, Maureen** <maureen\_foster@nps.gov>

Date: Wed, Oct 1, 2014 at 5:58 PM

Subject: Info on Wrigley Field

To: Stephanie Toothman <stephanie\_toothman@nps.gov>, Brian Goeken <Brian\_Goeken@nps.gov>

Good evening (or morning depending when you are reading this).

The Secretary will be meeting with Chicago mayor Emmanuel next week. One of the topics will be the great work that the NPS is doing with the Cubs baseball team regarding Wrigley Field.



*And so, would you please send me a paragraph or two on that to be included in her briefing memo?*

*Bad news: I need it on Thursday.*

*Thanks.*

---

Maureen D. Foster  
Chief of Staff  
National Park Service  
1849 C Street, NW, Room 2715  
Washington, DC 20240  
202.208.5970 (direct)  
202.208.3818 (main)

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*Brian Goeken, AICP*  
*Chief, Technical Preservation Services*  
*National Park Service*

*Mail:*  
*1849 C Street NW - Org code 2255*  
*Washington, DC 20240*

*Overnight delivery:*  
*1201 'Eye' Street NW*  
*Floor 6-015*  
*Washington, DC 20005*

*202-354-2033 phone*  
*202-371-1616 fax*  
*Brian\_Goeken@nps.gov*

*Website: [www.nps.gov/tps](http://www.nps.gov/tps)*  
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*Follow us on Twitter: @HHPreservItNPS*



Fisher, Charles &lt;chuck\_fisher@nps.gov&gt;

---

**FW: Groundbreaking Invite**

1 message

**Bill MacRostie** <bmacrostie@mac-ha.com>

Tue, Oct 7, 2014 at 2:48 PM

To: "Kaaren Staveteig (kaaren\_staveteig@nps.gov)" &lt;kaaren\_staveteig@nps.gov&gt;, "Charles Fisher (chuck\_fisher@nps.gov)" &lt;chuck\_fisher@nps.gov&gt;

Mike Lufrano wanted to make sure you received the attached invitation to their groundbreaking ceremony.

Bill MacRostie, Principal



MacRostie Historic Advisors LLC

Washington Office

1400 16<sup>th</sup> Street, NW, Suite 420

Washington, DC 20036

p: 202-483-2020 x7015

f: 202-483-2080

m: 202-258-8881

e: bmacrostie@mac-ha.com

www.macrostiehistoric.com

 Download vCard

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**From:** Burcham, Brittany [mailto:BBurcham@cubs.com]**Sent:** Tuesday, October 07, 2014 2:37 PM**To:** Bill MacRostie**Cc:** Silverman, Abby; Lufrano, Mike**Subject:** Groundbreaking Invite

Hi Mr. MacRostie,

Attached is the electronic version of the Ground Breaking invite. Please let us know if you need anything else.


Thank you!

Brittany

**Brittany Burcham** | Chicago Cubs | Executive Assistant, Community Affairs  
Wrigley Field | 1060 W. Addison St. | Chicago, IL 60613  
w: 773.404.4181 | f: 773.404.4758



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 **Invite.pdf**  
479K



Fisher, Charles &lt;chuck\_fisher@nps.gov&gt;

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**Fw: Wrigley Field status**

4 messages

**Gorski, Eleanor** <Eleanor.Gorski@cityofchicago.org>

Tue, Oct 21, 2014 at 11:20 AM

To: "chuck\_fisher@nps.gov" &lt;chuck\_fisher@nps.gov&gt;

Chuck,

I'm resending this to you, I had an incorrect address for you the first time. I got Kaaren's out of office message, so I hope you can respond. Thanks

**Eleanor Esser Gorski, AIA, LEED AP**

Director of Historic Preservation

Department of Planning and Development

121 N. LaSalle St, rm 1101

Chicago, IL 60602

312-744-3201

---

**From:** Gorski, Eleanor**Sent:** Tuesday, October 21, 2014 9:01 AM**To:** Staveteig, Kaaren; Leibowitz, Rachel**Cc:** Dyson, Carol; charles\_fisher@nps.gov**Subject:** Wrigley Field status

Good morning everyone,

The Cubs are planning on submitting scope changes to us for possible review at a November landmark commission meeting, including outfield signs. Have they submitted any of this information to you and do you think that an amendment approval letter for these changes will be forthcoming from NPS before our November 6 meeting? Please advise at your convenience.

Thanks

Eleanor

**Eleanor Esser Gorski, AIA, LEED AP**

Director of Historic Preservation

Department of Planning and Development

121 N. LaSalle St, rm 1101

Chicago, IL 60602  
312-744-3201

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---

**Fisher, Charles** <chuck\_fisher@nps.gov>  
To: "Gorski, Eleanor" <Eleanor.Gorski@cityofchicago.org>  
Bcc: Kaaren Staveteig <kaaren\_staveteig@nps.gov>

Wed, Oct 22, 2014 at 2:39 PM

Eleanor

As of last Friday, it was our understanding that materials were to be delivered to NPS and the SHPO this week. Kaaren and I have been out of the office so have not confirmed its arrival but will be in this Friday. Will need to see if the revisions are what we anticipated. Will get back as on Friday if we anticipate a decision before Nov 6.

Chuck

[Quoted text hidden]

---

**Gorski, Eleanor** <Eleanor.Gorski@cityofchicago.org>  
To: "Fisher, Charles" <chuck\_fisher@nps.gov>

Wed, Oct 22, 2014 at 2:46 PM

Thanks Chuck. FYI, I told the Cubs that they needed to wait for our December 4 CCL meeting, since they have been late in getting the review documents to both you and I. I think I got a copy of your documents today (amendment 6) and it does not include a lot of the detail that we are seeing on-site. I can brief you on some of the issues when you are back in the office.

**Eleanor Esser Gorski, AIA, LEED AP**  
Director of Historic Preservation  
Department of Planning and Development  
121 N. LaSalle St, rm 1101  
Chicago, IL 60602  
312-744-3201

---

**From:** Fisher, Charles <chuck\_fisher@nps.gov>  
**Sent:** Wednesday, October 22, 2014 1:39 PM  
**To:** Gorski, Eleanor  
**Subject:** Re: Fw: Wrigley Field status

[Quoted text hidden]

[Quoted text hidden]

---

**Fisher, Charles** <chuck\_fisher@nps.gov>  
To: "Dyson, Carol" <Carol.Dyson@illinois.gov>  
Cc: Kaaren Staveteig <kaaren\_staveteig@nps.gov>

Thu, Oct 23, 2014 at 10:54 AM

Carol,

Kaaren or I will give you an update on Friday when we are back in the office. See note I sent to Eleanor yesterday afternoon.

Chuck

----- Forwarded message -----

From: **Fisher, Charles** <chuck\_fisher@nps.gov>  
Date: Wed, Oct 22, 2014 at 2:39 PM  
Subject: Re: Fw: Wrigley Field status  
[Quoted text hidden]





Staveteig, Kaaren <kaaren\_staveteig@nps.gov>

---

## Fwd: Fw: Wrigley Field status

1 message

---

**Fisher, Charles** <chuck\_fisher@nps.gov>  
To: "Dyson, Carol" <Carol.Dyson@illinois.gov>  
Cc: Kaaren Staveteig <kaaren\_staveteig@nps.gov>

Thu, Oct 23, 2014 at 10:54 AM

Carol,

*Kaaren or I will give you an update on Friday when we are back in the office. See note I sent to Eleanor yesterday afternoon.*

Chuck

----- Forwarded message -----

**From:** Fisher, Charles <chuck\_fisher@nps.gov>  
**Date:** Wed, Oct 22, 2014 at 2:39 PM  
**Subject:** Re: Fw: Wrigley Field status  
**To:** "Gorski, Eleanor" <Eleanor.Gorski@cityofchicago.org>

Eleanor

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Chuck

On Tue, Oct 21, 2014 at 11:20 AM, Gorski, Eleanor <Eleanor.Gorski@cityofchicago.org> wrote:

Chuck,

*I'm resending this to you, I had an incorrect address for you the first time. I got Kaaren's out of office message, so I hope you can respond. Thanks*

**Eleanor Esser Gorski, AIA, LEED AP**  
Director of Historic Preservation  
Department of Planning and Development  
121 N. LaSalle St, rm 1101  
Chicago, IL 60602  
312-744-3201

---

**From:** Gorski, Eleanor  
**Sent:** Tuesday, October 21, 2014 9:01 AM

**To:** Staveteig, Kaaren; Leibowitz, Rachel  
**Cc:** Dyson, Carol; [charles\\_fisher@nps.gov](mailto:charles_fisher@nps.gov)  
**Subject:** Wrigley Field status

*Good morning everyone,*

*The Cubs are planning on submitting scope changes to us for possible review at a November landmark commission meeting, including outfield signs. Have they submitted any of this information to you and do you think that an amendment approval letter for these changes will be forthcoming from NPS before our November 6 meeting? Please advise at your convenience.*

*Thanks*

*Eleanor*

**Eleanor Esser Gorski, AIA, LEED AP**  
*Director of Historic Preservation*  
*Department of Planning and Development*  
*121 N. LaSalle St, rm 1101*  
*Chicago, IL 60602*  
*312-744-3201*

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Fisher, Charles &lt;chuck\_fisher@nps.gov&gt;

---

**Wrigley Field Stucco Wall**

1 message

**Bill MacRostie** <bmacrostie@mac-ha.com>

Tue, Nov 4, 2014 at 5:01 PM

To: "Dyson, Carol (Carol.Dyson@Illinois.gov)" &lt;Carol.Dyson@illinois.gov&gt;

Cc: "Kaaren Staveteig (kaaren\_staveteig@nps.gov)" &lt;kaaren\_staveteig@nps.gov&gt;, "Charles Fisher (chuck\_fisher@nps.gov)" &lt;chuck\_fisher@nps.gov&gt;, "Lufrano, Mike" &lt;MLufrano@cubs.com&gt;, "Steven Jacobsen &lt;steve@jacobsenadvisors.com&gt; (steve@jacobsenadvisors.com)" &lt;steve@jacobsenadvisors.com&gt;

Carol,

Following up on our conversation yesterday, I'm attaching the report prepared by Harboe Architects regarding the stucco wall at the ballpark. Please let Mike Lufrano or me know if you have any further questions after reviewing the report.

Thanks.

Bill

Bill MacRostie, Principal

**MacRostie Historic Advisors LLC**

Washington Office

1400 16<sup>th</sup> Street, NW, Suite 420

Washington, DC 20036

p: 202-483-2020 x7015

f: 202-483-2080

m: 202-258-8881

e: bmacrostie@mac-ha.com

www.macrostiehistoric.com

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 **WF\_Stucco Wall & Clay Tile.pdf**  
3834K



Fisher, Charles <chuck\_fisher@nps.gov>

---

## Wrigley Field Amendment #6

1 message

---

**Fisher, Charles** <chuck\_fisher@nps.gov>  
To: Brian Goeken <brian\_goeken@nps.gov>


Mon, Nov 17, 2014 at 1:20 PM

Brian,

This afternoon, I will be signing a conditional approval of amendment #6 with conditions. This amendment includes the relocation of the bullpen, additional signage, work to sections of the historic masonry along the Clark Street facade, and additional seating in the outfield bleachers. The conditions are attached. We had a discussion with the reviewer at the SHPO on Friday and took her comments into consideration before issuing the amendment decision. I will prepare an updated information sheet for Public Affairs either this afternoon or first thing tomorrow morning.

Chuck

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 **2128\_001.pdf**  
304K



Fisher, Charles &lt;chuck\_fisher@nps.gov&gt;

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**Wrigley Field Amendment #6**

2 messages

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**Fisher, Charles** <chuck\_fisher@nps.gov>  
To: "Dyson, Carol" <Carol.Dyson@illinois.gov>

Mon, Nov 17, 2014 at 1:20 PM

Carol,

We appreciated the opportunity to discuss with you amendment #6 of the Wrigley Field historic tax credit application. Having carefully considered the amendment within the context of the overall rehabilitation project, NPS is approving the amendment with certain conditions most of which were covered in our discussions on Friday. This includes the 570 square foot reduction in the size of the Jumbotron and shifting its location no more than 30 feet to the right of the previously approved location.

Please feel free to call me if you have any questions.

Chuck

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304K

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**Dyson, Carol** <Carol.Dyson@illinois.gov>  
To: "Fisher, Charles" <chuck\_fisher@nps.gov>

Mon, Nov 17, 2014 at 5:42 PM

Thanks, Chuck. I also appreciated the chance to discuss the project just between the SHPO and the NPS. Thanks for that phone call. I think that your letter is clearly written for such a complex assortment of issues. Best regards, Carol

Carol J. Dyson, AIA

Chief Architect &amp; Tax Incentives Coordinator

Preservation Services Division

Illinois Historic Preservation Agency

Phone: 217-524-0276

For information regarding the Tax Incentives: <http://www.illinoishistory.gov/PS/financial.htm>

---

**From:** Fisher, Charles [mailto:chuck\_fisher@nps.gov]  
**Sent:** Monday, November 17, 2014 12:21 PM  
**To:** Dyson, Carol  
**Subject:** Wrigley Field Amendment #6



1/7/2015

DEPARTMENT OF THE INTERIOR Mail - Wrigley Field Amendment #6

[Quoted text hidden]



Fisher, Charles <chuck\_fisher@nps.gov>

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## Wrigley Field

1 message

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**Fisher, Charles** <chuck\_fisher@nps.gov>  
To: Bill MacRostie <bmacrostie@mac-ha.com>


Mon, Nov 17, 2014 at 3:18 PM

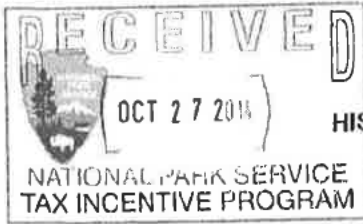
Bill

The decision on amendment #6 is attached. It has been shared with the SHPO.

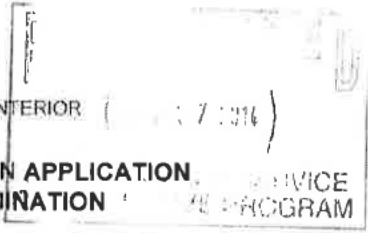
Chuck

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UNITED STATES DEPARTMENT OF THE INTERIOR  
NATIONAL PARK SERVICE



OMB Approved  
No. 1024-0009  
Form 10-168  
Rev. 2014

**HISTORIC PRESERVATION CERTIFICATION APPLICATION  
AMENDMENT / ADVISORY DETERMINATION**

NPS Project Number  
28546

Instructions: This page must bear the applicant's original signature and must be dated

1. **Property name** Wrigley Field  
**Property address** 1060 West Addison Street, Chicago, IL

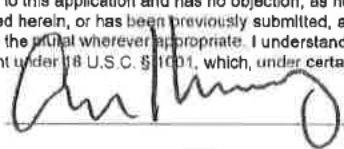
2. This form  includes additional information requested by NPS for an application currently on hold.  
 updates applicant or contact information.  
 amends a previously submitted  Part 1  Part 2  Part 3 application.  
 requests an advisory determination that phase \_\_\_\_\_ of \_\_\_\_\_ phases of this rehabilitation project meets the Secretary of the Interior's Standards for Rehabilitation. Phase completion date \_\_\_\_\_  
Estimated rehabilitation costs of phase (QRE) \_\_\_\_\_

Summarize information here; continue on following page if necessary.

Part 2 Amendment #6 for NPS Project 28546:

See attached continuation sheets.

3. **Project Contact** (If different from applicant)  
**Name** Emily Ramsey **Company** MacRostie Historic Advisors LLC  
**Street** 53 West Jackson Blvd. Suite 1323 **City** Chicago **State** IL  
**Zip** 60604-3606 **Telephone** (312) 786-1700 **Email Address** eramsey@mac-ha.com

4. **Applicant**  
I hereby attest that the information I have provided is, to the best of my knowledge, correct. I further attest that [check one or both boxes, as applicable] (1)  I am the owner of the above-described property within the meaning of "owner" set forth in 36 CFR § 67.2 (2011), and/or (2)  If I am not the fee simple owner of the above-described property, the fee simple owner is aware of the action I am taking relative to this application and has no objection, as noted in a written statement from the owner, a copy of which (i) either is attached to this application form and incorporated herein, or has been previously submitted, and (ii) meets the requirements of 36 CFR § 67.3(a)(1) (2011). For purposes of this attestation, the singular shall include the plural wherever appropriate. I understand that knowing and willful falsification of factual representations in this application may subject me to fines and imprisonment under 18 U.S.C. § 1001, which, under certain circumstances, provides for imprisonment of up to 8 years.  
**Name** Crane H. Kenney **Signature**  **Date** 07/17/2014  
**Applicant Entity** Wrigley Field Holdings LLC **SSN** \_\_\_\_\_ **or TIN** 27-0508718  
**Street** 3721 North Clark Street **City** Chicago **State** IL  
**Zip** 60613-3809 **Telephone** (773) 404-2827 **Email Address** CKenney@cubs.com  
 Applicant, SSN, or TIN has changed since previously submitted application.


**NPS Official Use Only**

The National Park Service has reviewed this amendment to the Historic Preservation Certification Application and has determined that the amendment:

- meets the Secretary of the Interior's Standards for Rehabilitation.
- will meet the Secretary of the Interior's Standard for Rehabilitation if the attached conditions are met.
- does not meet the Secretary of the Interior's Standards for Rehabilitation.
- updates the information on file and does not affect the certification.

**Advisory Determinations:**

The National Park Service has determined that the work completed in this phase is consistent with the Secretary of the Interior's Standards for Rehabilitation. This determination is advisory only. A formal certification of rehabilitation can be issued only after all rehabilitation work and any associated site work or new construction have been completed. This approval could be superseded if it is found that the overall rehabilitation does not meet the Secretary's Standards. A copy of this form will be provided to the Internal Revenue Service.

Date 11/17/2014  
National Park Service Authorized Signature 

NPS conditions or comments attached

UNITED STATES DEPARTMENT OF THE INTERIOR  
NATIONAL PARK SERVICE

## CONDITIONS SHEET-Amendment #6 Historic Preservation Certification Application

Property name: Wrigley Field

Project Number: 28546

Property address: 1060 West Addison Street, Chicago, IL

**The rehabilitation of this property as described in Amendment #6 to the Historic Preservation Certification Application will meet the Secretary of the Interior's Standards for Rehabilitation provided that the following conditions are met:**

1. The general locations for four new open-back script signs in the outfield are proposed in your amendment. They include a sign to be located to the left of the left field foul pole, a sign placed between the planned new light pole in left field and the previously approved JumboTron, a sign placed between the historic centerfield scoreboard and the proposed new right field LED video board, and a sign to be located to the right of the right field foul pole. These four proposed signs individually and collectively do not preclude the overall rehabilitation of Wrigley Field from meeting the Standards for Rehabilitation provided the following conditions are met:

1a. The actual design, type, and color of the sign, its placement, size and location, and the structural framework above the bleacher seating, must be approved by the National Park Service prior to the installation of each specific sign in these four locations.

1b. Only a single advertising sign will be approved for each of these four locations. Signs with more than one advertisement, one corporate name, or multiple product images will not be approved.

1c. Structural framework to support each sign will be erected above the bleacher seating only after an individual sign is approved by NPS. The structural framework will be sized to the specific requirements of each sign and will be removed when a sign is no longer in place.

2. The proposed new LED video board in right field will, reduced in width to no more than 75 feet, and with an open-back script sign above, does not preclude the overall rehabilitation of Wrigley Field from meeting the Standards for Rehabilitation provided the following conditions are met:

2a. The open-back script sign proposed above the LED board is subject to the same provisions as condition 1a (see above).

2b. In regards to the LED video board, the extent to which the board is used on game days for full screen single displays, such as a single advertisement or game replay, rather than used as multiple displays on the screen at any one time with a potential mix of active and more static displays, is still under review by NPS and is subject to approval.

3. The proposed grandstand video ribbon boards previously approved need to be modified in light of the proposed new signage in the outfield. The previous approval allowed two continuous ribbon video boards to be erected at the fascia on the upper deck of the grandstand along the right and left sides, flanking static sign boards along the center of the upper deck fascia.

**Continued on page 2**

**Condition Sheet, Amendment #6—page 2**

3a. In light of the proposed new LED video board in right field, the length of the LED video ribbon board along the fascia of the grandstand upper deck along both the left and right field sides that had been previously approved by NPS must be reduced in length, corresponding to sections of seating on each side. The specific locations will be determined by NPS at a later date. In locations where the LED video board is reduced in length, signage may be placed that matches the type of static signage to be used in the center section of the ribbon board as previously approved by NPS.

3b. Considering the number, nature, and extent of new signage being approved by this amendment, the remaining portions of the previously approved LED video board along the right and left sides of the upper deck fascia should be eliminated and replaced with static signage as previously approved for the center section of the ribbon board. If and at such time that one or more of the proposed new signs in the outfield, as covered in this amendment, is/are eliminated, NPS will consider a request for a modified video board along portions of the left and right sections of the upper deck fascia. Any such request must still adhere to condition 3a.

4. Included in your amendment is the proposed rebuilding of the historic stucco-covered masonry walls along the Clark Street façade between column lines A7 through A10 and column lines A25 through A35. Based on the limited information in your amendment, the decision by NPS as to whether this work meets the Standards for Rehabilitation is postponed. Upon receipt of further information and documentation as to the condition of these sections of the walls, alternatives that were considered that would have allowed for some or all of the historic walls to be repaired rather than replaced, and further justification of any proposed course of action, NPS will review and make a decision in regards to this aspect of the rehabilitation work. This additional information should be submitted in the form of a new amendment to your application.

5. In lieu of the previously approved new playing field lights on top of the left field Jumbotron, new free-standing lights are approved as shown in your amendment. The placement of any advertising sign (and required structural support) on top of the Jumbotron is to remain sized (maximum dimensions of 66' wide and 7' high) and placed as previously approved. As shown in your submittal, the Jumbotron is reduced in height from 48' to 42' high (a reduction of 570 square feet) and will be located no further than 30 feet to the right than had been previously approved by NPS.

6. It is our understanding that the proposed work in regards to the historic ivy-covered masonry wall in the outfield will not be undertaken in phase one of your rehabilitation. As part of phase two, you will be undertaking further investigation of the condition of the historic masonry wall before deciding as to the appropriate rehabilitation treatment. We look forward to reviewing the results of your investigation and proposed wall treatment as part of a future amendment addressing phase two work.

**Continued on page 3**

UNITED STATES DEPARTMENT OF THE INTERIOR  
NATIONAL PARK SERVICE

Condition Sheet, Amendment #6—page 3

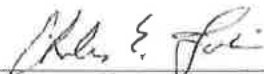
Photographs documenting that the conditions have been met must be submitted with the Request for Certification of Completed Work.

Any substantive change in the work as described in the application should be brought to the attention of the State Historic Preservation Office and the National Park Service in writing prior to execution to ensure that the proposed project continues to meet the Standards.

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The National Park Service has determined that this project will meet the Secretary of the Interior Standards for Rehabilitation if the conditions listed in the box above are met.

11/17/2014  
Date



National Park Service Signature





Fisher, Charles <chuck\_fisher@nps.gov>

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## Wrigley Field Tax Credit Application

2 messages

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Fisher, Charles <chuck\_fisher@nps.gov>

Mon, Nov 17, 2014 at 4:32 PM

To: Stephanie Toothman <stephanie\_toothman@nps.gov>

Bcc: Brian Goeken <brian\_goeken@nps.gov>, Kaaren Staveteig <kaaren\_staveteig@nps.gov>

Stephanie,

This afternoon, the approval was issued for amendment# 6 which covered, among other things, the relocation of the bullpen, additional bleacher seating, and additional signage in the outfield.

The additional signage in the outfield, which includes a new LED video board in right field (this is in addition to the previously approved larger Jumbotron in left field), and locations for 4 open-script signs in the outfield, are subject to various conditions that were placed by NPS. For example, for each of the locations for the 4 new open-script signs in the outfield, NPS will need to review and approve the type, color, placement, size, and design of each specific sign. As to the previously approved Jumbotron in left field, the Chicago Cubs have reduced the height from 48' to 42' (thus reducing the total square footage by 570 square feet) while NPS has allowed the Jumbotron to be shifted 30 feet closer to the historic center field sign. The Jumbotron still will be located 105 feet from the historic sign.

Compared to a previous amendment (#4) which had been submitted by the Cubs and which had been placed on hold by NPS, amendment #6, which replaced it, provides for one less open-script sign in the outfield and moves the proposed right field LED video board a significant distance further away from historic center field scoreboard, among other changes.

In approving additional signage in the outfield, NPS withdrew its previous approval of long LED video ribbon boards intended for two locations on the fascia of the upper grandstand, while leaving open reconsideration of this decision if plans for one or more of the new outfield signs are dropped by the Chicago Cubs.

The Chicago Cubs will be seeking from the Chicago Landmarks Commission approval of the signage changes covered in amendment #6, sometime in early December. The Commission had already approved with some conditions the additional signage in the outfield as had been proposed in the HTC amendment #4 submitted to NPS and subsequent changes to some of the foundations of the signs consistent with signage as proposed in amendment #6. At or before that time, additional press coverage can be anticipated.

Early tomorrow morning, I will update the information sheet on Wrigley Field for the Office of Communications.

If you would like further information, please let Kaaren or me know.

Chuck  
202-354-2052

---

Stephanie Toothman <stephanie\_toothman@nps.gov>

Mon, Nov 17, 2014 at 7:04 PM

To: "Fisher, Charles" <chuck\_fisher@nps.gov>

Cc: Brian Goeken <Brian\_Goeken@nps.gov>

You all have done a great job in working through the issues with the park...my sincere thanks for all of the updates,  
Stephanie

Sent from my iPad

[Quoted text hidden]



Fisher, Charles <chuck\_fisher@nps.gov>

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## FW: Wrigley field elevators

1 message

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**Dyson, Carol** <Carol.Dyson@illinois.gov>

Mon, Nov 17, 2014 at 4:44 PM

To: "Kaaren\_Staveteig@nps.gov" <Kaaren\_Staveteig@nps.gov>, "Fisher, Charles" <chuck\_fisher@nps.gov>

FYI: I told Eleanor that I agree; that in my opinion they do not meet the Secretary of the Interior's Standards for Rehabilitation. I am sure there is an alternative solution that is less visible. It's one more thing they will need to send us for review.

Carol J. Dyson, AIA

Chief Architect & Tax Incentives Coordinator

Preservation Services Division

Illinois Historic Preservation Agency

Phone: 217-524-0276

For information regarding the Tax Incentives: <http://www.illinoishistory.gov/PS/financial.htm>

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**From:** Gorski, Eleanor [mailto:Eleanor.Gorski@cityofchicago.org]

**Sent:** Monday, November 17, 2014 3:38 PM

**To:** Dyson, Carol

**Subject:** Wrigley field elevators

Hi Carol,

In our review of the permit documents, it turns out there are two new elevators proposed in the outfield bleachers, flanking the centerfield bleachers. The shafts would project beyond the 'sweep' of the bleachers and we are not recommending them - we've asked the cubs to find a different solution. I wanted you to see these as well, I'd like your opinion too. They say they need them for ADA, but Cindy believes she has another solution. See attached.

E

**Eleanor Esser Gorski, AIA, LEED AP**

Director of Historic Preservation

Department of Planning and Development

121 N. LaSalle St, m 1101

Chicago, IL 60602

312-744-3201

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**From:** copier@cityofchicago.org <copier@cityofchicago.org>

**Sent:** Monday, November 17, 2014 3:28 PM


**To:** Gorski, Eleanor

**Subject:** Attached Image

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This e-mail, and any attachments thereto, is intended only for use by the addressee(s) named herein and may contain legally privileged and/or confidential information. If you are not the intended recipient of this e-mail (or the person responsible for delivering this document to the intended recipient), you are hereby notified that any dissemination, distribution, printing or copying of this e-mail, and any attachment thereto, is strictly prohibited. If you have received this e-mail in error, please respond to the individual sending the message, and permanently delete the original and any copy of any e-mail and printout thereof.

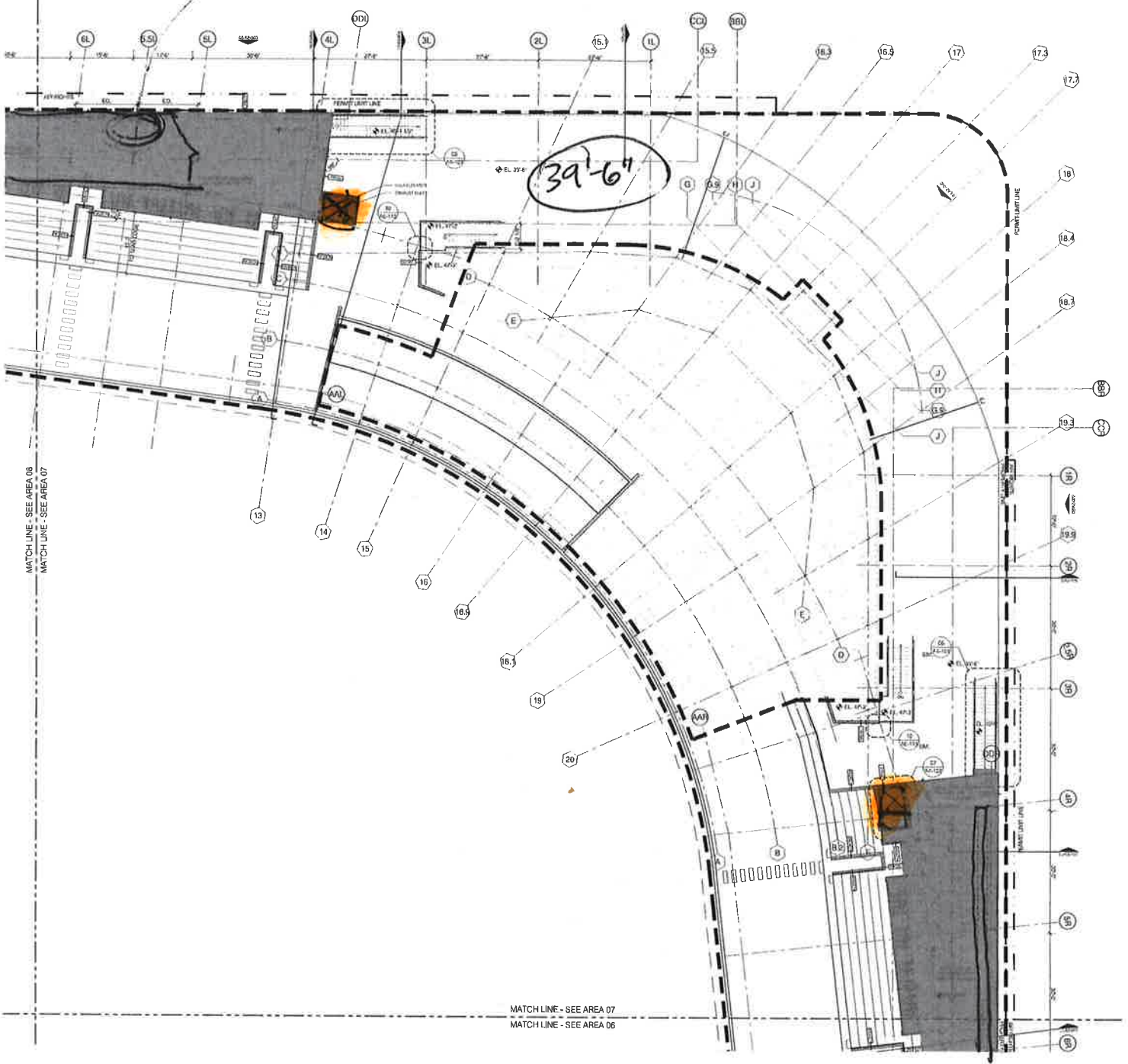
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291K





PINK  
 @ 50'-9"



GENERAL NOTES

1. ALL WORK SHALL BE IN ACCORDANCE WITH THE CITY OF CHICAGO DEPARTMENT OF PUBLIC WORKS SPECIFICATIONS AND THE ILLINOIS CONSTRUCTION CODE.
2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF CHICAGO DEPARTMENT OF PUBLIC WORKS AND THE ILLINOIS DEPARTMENT OF TRANSPORTATION AND STATE HIGHWAYS.
3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF CHICAGO DEPARTMENT OF PUBLIC WORKS AND THE ILLINOIS DEPARTMENT OF TRANSPORTATION AND STATE HIGHWAYS.
4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF CHICAGO DEPARTMENT OF PUBLIC WORKS AND THE ILLINOIS DEPARTMENT OF TRANSPORTATION AND STATE HIGHWAYS.
5. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF CHICAGO DEPARTMENT OF PUBLIC WORKS AND THE ILLINOIS DEPARTMENT OF TRANSPORTATION AND STATE HIGHWAYS.
6. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF CHICAGO DEPARTMENT OF PUBLIC WORKS AND THE ILLINOIS DEPARTMENT OF TRANSPORTATION AND STATE HIGHWAYS.
7. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF CHICAGO DEPARTMENT OF PUBLIC WORKS AND THE ILLINOIS DEPARTMENT OF TRANSPORTATION AND STATE HIGHWAYS.
8. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF CHICAGO DEPARTMENT OF PUBLIC WORKS AND THE ILLINOIS DEPARTMENT OF TRANSPORTATION AND STATE HIGHWAYS.
9. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF CHICAGO DEPARTMENT OF PUBLIC WORKS AND THE ILLINOIS DEPARTMENT OF TRANSPORTATION AND STATE HIGHWAYS.
10. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF CHICAGO DEPARTMENT OF PUBLIC WORKS AND THE ILLINOIS DEPARTMENT OF TRANSPORTATION AND STATE HIGHWAYS.
11. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF CHICAGO DEPARTMENT OF PUBLIC WORKS AND THE ILLINOIS DEPARTMENT OF TRANSPORTATION AND STATE HIGHWAYS.
12. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF CHICAGO DEPARTMENT OF PUBLIC WORKS AND THE ILLINOIS DEPARTMENT OF TRANSPORTATION AND STATE HIGHWAYS.
13. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF CHICAGO DEPARTMENT OF PUBLIC WORKS AND THE ILLINOIS DEPARTMENT OF TRANSPORTATION AND STATE HIGHWAYS.
14. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF CHICAGO DEPARTMENT OF PUBLIC WORKS AND THE ILLINOIS DEPARTMENT OF TRANSPORTATION AND STATE HIGHWAYS.

COORD NOTES:

1. SEE

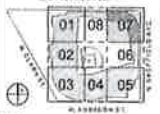
City of Chicago DOB Approval



ICON VENUE GROUP  
 8101 E. PRENTICE AVE.  
 SUITE 900  
 GREENWOOD VILLAGE, CO  
 80111



SEAL



**WRIGLEY FIELD**  
 BALLPARK RENOVATIONS  
 BLEACHER EXPANSION

SUITE LEVEL  
 ARCHITECTURAL FLOOR PLAN  
 AREA 07

DATE: 11.12.2014  
 PROJECT NO: 10174.11

SCALE: 1/8" = 1'-0"

A1-104-07



Staveteig, Kaaren <kaaren\_staveteig@nps.gov>

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**Fwd: PLEASE make the Ricketts paint any advertisement in "ball park green" and white similar to Wimbledon and Fenway Park...**

1 message

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**Goeken, Brian** <brian\_goeken@nps.gov>

Fri, Dec 5, 2014 at 3:13 PM

To: Charles Fisher <chuck\_fisher@nps.gov>, Kaaren Staveteig <kaaren\_staveteig@nps.gov>

again, for your files

----- Forwarded message -----

From: **Goeken, Brian** <brian\_goeken@nps.gov>

Date: Fri, Dec 5, 2014 at 3:13 PM

Subject: Re: PLEASE make the Ricketts paint any advertisement in "ball park green" and white similar to Wimbledon and Fenway Park...

To: (b) (6) @comcast.net

Mr. Bevenour,

This response is to let you know that we received your email, and thank you for taking the time to share with us your thoughts.

I formerly worked for the City of Chicago in the planning department, during which time I was the lead staff to the landmarks commission when the ballpark was designated as a city landmark. Consequently, I decided to recuse myself from participating in the review of this project by the National Park Service, but I have forwarded your email to the staff assigned to it.

Brian Goeken

On Thu, Dec 4, 2014 at 6:49 PM, (b) (6) @comcast.net wrote:

Hi Brian.

Blair Kamin passed along your e-mail address to me.

Just a short note to express how upset I am with the Cub's new owners and their renovation plans for Wrigley Field.

The signage, in my opinion, is less about revenues, and more about thumbing their nose at the Rooftop owners.

Sure, it will bring in some revenue but the real goose that lays the golden egg for the Cubs will be their new TV contract they will be negotiating (rumored to be WGN again).

I'm wildly disappointed that a jumbotron will be going in. Any fan that wants to see a replay could have simply pulled it up on their I-phone.

Instead it looks like we'll have this monstrosity overshadowing the beautiful manually operated centerfield scoreboard.

I'm wildly disappointed in the addition of the second video board as well as the large advertising signs to be added to the outfield. Again, they just doesn't belong in beautiful Wrigley Field.

The Ricketts plan reminds me of those with "nuevo money" - they have cash, but no taste.



*Please, please do what you can to minimize the garish signage at Wrigley Field that is trying to be crammed down our throats.  
I have already given the Ricketts my plan via my pocketbook by NOT renewing my ROW 1 "on the brick wall" seats that I have had for 29 years.*

*Thank you for trying to preserve us much of the charm of Wrigley Field as possible.*

*We are behind you!*

*Regards,*

*Matt Bevenour*

*(b) (6)*

*p.s. At the very minimum please MANDATE that all advertising signage in the outfield be painted in a "ballpark green" and white scheme - very soothing on the eyes and classy like Wimbledon's centre court !*

--  
*Brian Goeken, AICP  
Chief, Technical Preservation Services  
National Park Service*

*Mail:  
1849 C Street NW - Org code 2255  
Washington, DC 20240*

*Overnight delivery:  
1201 'Eye' Street NW  
Floor 6-015  
Washington, DC 20005*

*202-354-2033 phone  
202-371-1616 fax  
Brian\_Goeken@nps.gov*

*Website: [www.nps.gov/tps](http://www.nps.gov/tps)  
Like us on facebook! Heritage & Historic Preservation - NPS  
Follow us on Twitter: @HHPreservItNPS*

--  
*Brian Goeken, AICP  
Chief, Technical Preservation Services  
National Park Service*

*Mail:  
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Website: [www.nps.gov/tps](http://www.nps.gov/tps)  
Like us on facebook! Heritage & Historic Preservation - NPS  
Follow us on Twitter: @HHPreservItNPS





Staveteig, Kaaren &lt;kaaren\_staveteig@nps.gov&gt;

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**Fwd: Wrigley Field Landmark Status**

1 message

**Goeken, Brian** <brian\_goeken@nps.gov>

Fri, Dec 5, 2014 at 3:04 PM

To: Kaaren Staveteig &lt;kaaren\_staveteig@nps.gov&gt;, Charles Fisher &lt;chuck\_fisher@nps.gov&gt;

fyi, and for your file

----- Forwarded message -----

From: **The Mellis Family** <(b) (6) @rcn.com>

Date: Thu, Dec 4, 2014 at 7:46 PM

Subject: Re: Wrigley Field Landmark Status

To: [brian\\_goeken@nps.gov](mailto:brian_goeken@nps.gov)

I hope you are enjoying your job in Washington D.C. I guess Chicago's loss is the country's gain.

Rachel Leibowitz suggested I write you.

What has changed about Wrigley Field's eligibility for National Landmark status that was determined many years ago is:

1. The addition of six signs including a small and large Jumbotron that has completely changed the previous historic character of Wrigley Field.
2. The addition of the six signs also will destroy the "the iconic view of the neighborhood from inside the century-old stadium looking out." .

Attached is my testimony from the July 2014 Chicago Landmark Commission Hearing which I hope you review while determining Wrigley Field's eligibility.

I also am attaching my testimony from today's Chicago Landmark Commission hearing.

Allan Mellis

On Dec 4, 2014, at 2:31 PM, Leibowitz, Rachel wrote:

Nothing has changed about Wrigley Field's eligibility; the National Park Service determined the ballpark to be eligible for National Historic Landmark status several years ago, and it remains so today. The project is being reviewed by Chicago Landmarks, this agency, and the NPS to meet the Secretary of the Interior's Standards for Rehabilitation, and by meeting these Standards, the ballpark remains eligible for the designation.

Typically, the National Park Service does not solicit input from the public regarding the historic rehabilitation tax incentives; however, if Mr. Mellis wants to inform the NPS of his concerns, the point of contact would be Brian Goeken, whose staff in Technical Preservation Services is reviewing this rehabilitation project:

Brian Goeken, AICP  
Chief, Technical Preservation Services  
National Park Service  
Website: [www.nps.gov/tps](http://www.nps.gov/tps)

Mail:  
1849 C Street NW - Org code 2255  
Washington, DC 20240

Overnight delivery:  
1201 'Eye' Street NW  
Floor 6-015  
Washington, DC 20005

Best regards,

**Rachel Leibowitz**, Ph.D.  
Preservation Services Division Manager  
Illinois Historic Preservation Agency  
1 Old State Capitol Plaza  
Springfield, Illinois 62701  
Phone: (217) 785-5031  
E-mail: [rachel.leibowitz@illinois.gov](mailto:rachel.leibowitz@illinois.gov)  
Website: [www.illinoishistory.gov](http://www.illinoishistory.gov)

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**From:** Lisa DiChiera [mailto:[DiChieraL@lpci.org](mailto:DiChieraL@lpci.org)]  
**Sent:** Thursday, December 04, 2014 9:00 AM  
**To:** The Mellis Family  
**Cc:** Bonnie McDonald; Leibowitz, Rachel; Heckenkamp, Andrew; Dyson, Carol  
**Subject:** RE: Wrigley Field Landmark Status

Allan,  
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Lisa

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**Subject:** Re: Wrigley Field Landmark Status

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**Sent:** Tuesday, December 02, 2014 10:30 PM

**To:** Lisa DiChiera; Bonnie McDonald

**Subject:** Wrigley Field Landmark Status

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How does one provide input to the National Park Service?

allan mellis

# Cubs trim Wrigley signs to win federal tax credit

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By [DANNY ECKER](#)

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<image001.jpg>

A rendering of the outfield signage previously approved for Wrigley Field.

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Cubs spokesman Julian Green declined to comment on the new proposal.

## **WORK CONTINUES**

<image002.jpg>

A planned video board in right center field will be reduced in sized and swapped in location with a planned script ad sign.

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--  
Brian Goeken, AICP  
Chief, Technical Preservation Services  
National Park Service

Mail:  
1849 C Street NW - Org code 2255  
Washington, DC 20240

Overnight delivery:  
1201 'Eye' Street NW  
Floor 6-015  
Washington, DC 20005

202-354-2033 phone  
202-371-1616 fax  
Brian\_Goeken@nps.gov

Website: [www.nps.gov/tps](http://www.nps.gov/tps)  
Like us on facebook! [Heritage & Historic Preservation - NPS](#)  
Follow us on Twitter: [@HHPreservItNPS](#)

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**2 attachments**

-  **REVISED FINAL Wrigley Field Landmark Testimony June 10,2014.pdf**  
252K
-  **Wrigley Field Landmark Commission 12-4-14.pdf**  
66K



## **Chicago Landmark Commission - Wrigley Field December 4, 2014**

My name is Allan Mellis, a community leader for 40 years. I am happy to hear that, based upon the review by the National Park Service, that the Wrigley Field signage request by the Chicago Cubs has been modified and reduced.

“Cubs spokesman Julian Green said the “negotiated settlement” with the U.S. National Park Service stems from the federal agency’s desire to isolate Wrigley’s manual center-field scoreboard and minimize the impact of outfield signs on the iconic view of the neighborhood from inside the century-old stadium looking out.” [Chicago Sun-Times December 3, 2014]

This recognition by the U.S. National Park Service of retaining the “iconic view of the neighborhood” clarifies that the “uninterrupted sweep of the bleachers” protected feature includes the views of the neighborhood and not merely the sweep of the actual bleachers.

The reason given for the need of the all the outfield signage was to allow the Chicago Cubs to raise enough revenue to be able to build a team that would win a World Series.

Based upon the following, it is clear that the Chicago Cubs do not need the additional revenue from the Jumbotron to field a competitive team.

Chicago Cubs and Wrigley Field purchased for **\$845,000,000**  
[Bloomberg August 22, 2009]

“Cubs value soars to **\$2 billion** [Chicago Tribune October 28, 2014]

“The Cubs [have the] fourth highest value in the [major] leagues”  
[according to Forbes] [Crain’s Chicago Business March 28, 2014]

The Cubs will receive **\$75,000,000** tax credit if they are designated a National Historic landmark. This is in addition to the **\$8,000,000** Class L tax credit.

"The team and Rosemont-based Wintrust Financial today announced an agreement that will make the lender the Cubs' official banking partner and give it a wide array of signage rights at a renovated Wrigley Field. Financial terms of the deal were not disclosed. [Crain's December 3, 2014]

While the Chicago Cubs are renegotiating their Broadcast contract it should be noted that: "**[The L.A. Dodgers] ... inked a \$7 Billion Time Warner [television] Pact ... for 25 years**" [Huffington Post December 4, 2014]

It is my understanding since Wrigley Field was already determined eligible for National Historic Landmark status in the 1980's; the current designation is being handled differently. With leave of the chair, I would like a representative of the National Park Service to indicate if Wrigley Field was given National Landmark Historic Status in the 1980's would the addition of all this outfield signage including the Jumbotron cause Wrigley Field to be delisted.

The Chicago Cubs, even with a team with one of the worst records in baseball, are profitable and have future revenue streams that will support their quest for a World Series without the need for the revenue from a Jumbotron, which significantly detracts from the historic character of Wrigley Field and interrupts the views of the neighborhood.

In conclusion, I ask the Chicago Landmark Commission for two additions to the proposed signage reduction.

- 1. While you are reducing the outfield signage, remove your previous approval of the Jumbotron.**
- 2. Require the manually operated scoreboard to continue to be manually operated in perpetuity.**

Prepared by: Allan Mellis 1115 West Montana St. Chicago, Illinois 60614-2220  
[mellisfamily@rcn.com](mailto:mellisfamily@rcn.com) 773-327-9123

## Wrigley Field Landmark Commission Testimony July 10, 2014 (REVISED)

Mr. Chairman and members of the Landmark Commission, my name is Allan Mellis, a Lincoln Park Community leader for 40 years. I am opposed to the proposed additional advertising signs in the outfield, which will forever destroy the landmark character of Wrigley Field.

I ask you to remember what Wrigley Field looked like when it was designated a Chicago Landmark, as I read three quotes from the Wrigley Field Landmark Designation Report (Revised March 6, 2003).

*“One of the most beloved athletic facilities in the country . . . to be in Wrigley Field is to celebrate baseball as it was—and to discover the startling ability of a piece of architecture to evoke that time with easy grace.”* — Paul Goldberger, architecture critic, *New York Times*, 1988

*“Wrigley Field has been universally acclaimed for its intimacy, charm, and **distinctive urban setting**. Many observers consider it to be the most beautiful baseball park in the world.*

*“Wrigley Field is considered to be one of the most unique and attractive ballparks in the United States. . . **the memorable view of the surrounding buildings and Lake Michigan** . . . **This urban character is further heightened by the line of masonry residences that face the ballpark along Sheffield and Waveland avenues.**”*

My next quote is from Landmark Commission Member Mary Ann Smith.

*“The biggest question in my mind is, if they really understand the competitive edge they have with Wrigley Field and the historic elements there? Do they really understand how much fun people have and why people from all over the world... come and one of the top things on their list is to go to Wrigley Field?”* Smith said.

*“They don’t want to go to something that’s gonna be the same thing they see every place else in the country. People are hungry for authentic experiences. They’re just gonna squander part of the competitive edge that they have. It’s more than the Cubs. It’s Wrigley Field. The experience of the place.... Who’s gonna want to go to some place that’s just the same old same old? It’s just like going to a strip-mall.”* (Chicago Sun-Times June 5, 2014)

Joe Cahill in yesterday’s Crain’s Chicago Business echoed Commissioner Smith’s comments when he said:

*“With every new sign, Wrigley looks more like any other ballpark. . . Just ask the team that plays in that ball mall on the South Side. (When was the last time a tourist showed up in town and said, “I just have to see a game at U.S. Cellular Field”?)* (Crain’s Chicago Business July 9, 2014)

The proposed signs will forever destroy the landmark qualities of the Wrigley Field when it was originally designated.

Commissioners you should ask yourselves the following question: **If the Master Sign Program was presented to the Landmark Commission when it was first requested and included all the proposed signage that you see now, would you have approved it? I think the answer would have been NO!!**

At what point does this transmogrification<sup>1</sup> end?

Just because you have approved some signage previously, does not mean you have to continue to destroy the landmark character of Wrigley Field by approving more signs!!

My last quote is from Chicago Architecture critic Blair Kamin who wrote in the July 5, 2014 Chicago Tribune.

*"During last year's hearings, commission member Jim Houlihan memorably warned the Cubs about sign overkill. "Most of us have some restraint and don't take everything from the buffet," he said. Houlihan's right. I'm OK with carefully regulated signs that will bankroll Wrigley's belated entrance into the 21st century. But this is the time for graceful evolution, not gluttony. (Chicago Tribune July 5, 2014)*

In conclusion, I ask that Mary Ann Smith, Jim Houlihan or another member of the Landmark Commission, as you have done in other cases, **amend the Landmark Designation Recommendation** to:

- 1. ELIMINATE THE FIVE ADDITIONAL OUTFIELD SIGNS THAT WILL "INTERRUPT THE MEMORABLE VIEW OF THE SURROUNDING BUILDINGS AND LAKE MICHIGAN." (IF THE RICKETTS AGREE TO DELAY INSTALLATION OF THE FIVE SIGNS TO THE FUTURE, MAKE THEM COME BACK TO THE LANDMARK COMMISSION).**
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Thank you and I would like to hear your thoughts on my testimony.

Prepared by: Allan Mellis (b) (6)  
(b) (6) @rcn.com (b) (6) (Revised July 9, 2014)

<sup>1</sup> to change in appearance or form, especially strangely or grotesquely;



How Wrigley Field looked when it was originally designated a Chicago Landmark



Staveteig, Kaaren &lt;kaaren\_staveteig@nps.gov&gt;

---

**Fwd: FW: Wrigley Field Landmark Status**

1 message

**Goeken, Brian** <brian\_goeken@nps.gov>

Fri, Dec 5, 2014 at 3:04 PM

To: Kaaren Staveteig &lt;kaaren\_staveteig@nps.gov&gt;, Charles Fisher &lt;chuck\_fisher@nps.gov&gt;

also, for your file

----- Forwarded message -----

From: **Leibowitz, Rachel** <Rachel.Leibowitz@illinois.gov>

Date: Thu, Dec 4, 2014 at 7:53 PM

Subject: FW: Wrigley Field Landmark Status

To: "brian\_goeken@nps.gov" &lt;brian\_goeken@nps.gov&gt;

Forwarding to you the attached comments of Allan Mellis, per his request.

I do not believe that he is expecting a response from you or your staff.

Thanks,

**Rachel Leibowitz**, Ph.D.

Preservation Services Division Manager

Illinois Historic Preservation Agency

1 Old State Capitol Plaza

Springfield, Illinois 62701

Phone: (217) 785-5031

E-mail: rachel.leibowitz@illinois.gov

Website: www.illinoishistory.gov

---

**From:** The Mellis Family [mailto:(b) (6)@rcn.com]**Sent:** Thursday, December 04, 2014 6:34 PM**To:** Leibowitz, Rachel**Cc:** Lisa DiChiera; Bonnie McDonald; Heckenkamp, Andrew; Dyson, Carol**Subject:** Re: Wrigley Field Landmark Status



Please say hello to Brian Goeken for me.

What has changed is the addition of six signs including a small and large Jumbotron that has completely changed the previous historic character of Wrigley Field and destroying the the iconic view of the neighborhood from inside the century-old stadium looking out.” .

Per your request, please forward my testimony to Brian (I do not have his email address) from the July 2014 Chicago Landmark Commission Hearing.

Allan Mellis

On Dec 4, 2014, at 2:31 PM, Leibowitz, Rachel wrote:

Nothing has changed about Wrigley Field's eligibility; the National Park Service determined the ballpark to be eligible for National Historic Landmark status several years ago, and it remains so today. The project is being reviewed by Chicago Landmarks, this agency, and the NPS to meet the Secretary of the Interior's Standards for Rehabilitation, and by meeting these Standards, the ballpark remains eligible for the designation.

Typically, the National Park Service does not solicit input from the public regarding the historic rehabilitation tax incentives; however, if Mr. Mellis wants to inform the NPS of his concerns, the point of contact would be Brian Goeken, whose staff in Technical Preservation Services is reviewing this rehabilitation project:

Brian Goeken, AICP  
Chief, Technical Preservation Services  
National Park Service  
Website: [www.nps.gov/tps](http://www.nps.gov/tps)

Mail:

1849 C Street NW - Org code 2255

Washington, DC 20240

Overnight delivery:

1201 'Eye' Street NW  
Floor 6-015  
Washington, DC 20005

Best regards,

**Rachel Leibowitz, Ph.D.**

Preservation Services Division Manager

Illinois Historic Preservation Agency

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Phone: (217) 785-5031

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Comments Email Print

By DANNY ECKER

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Chicago Cubs Wrigley Field Federal Government Sports and  
Recreation Taxes Danny Ecker on Sports News

<image001.jpg>

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1/13/2015

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National Park Service

Mail:

1849 C Street NW - Org code 2255  
Washington, DC 20240

Overnight delivery:

1201 'Eye' Street NW  
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202-354-2033 phone

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**REVISED FINAL Wrigley Field Landmark Testimony June 10,2014.pdf**

252K

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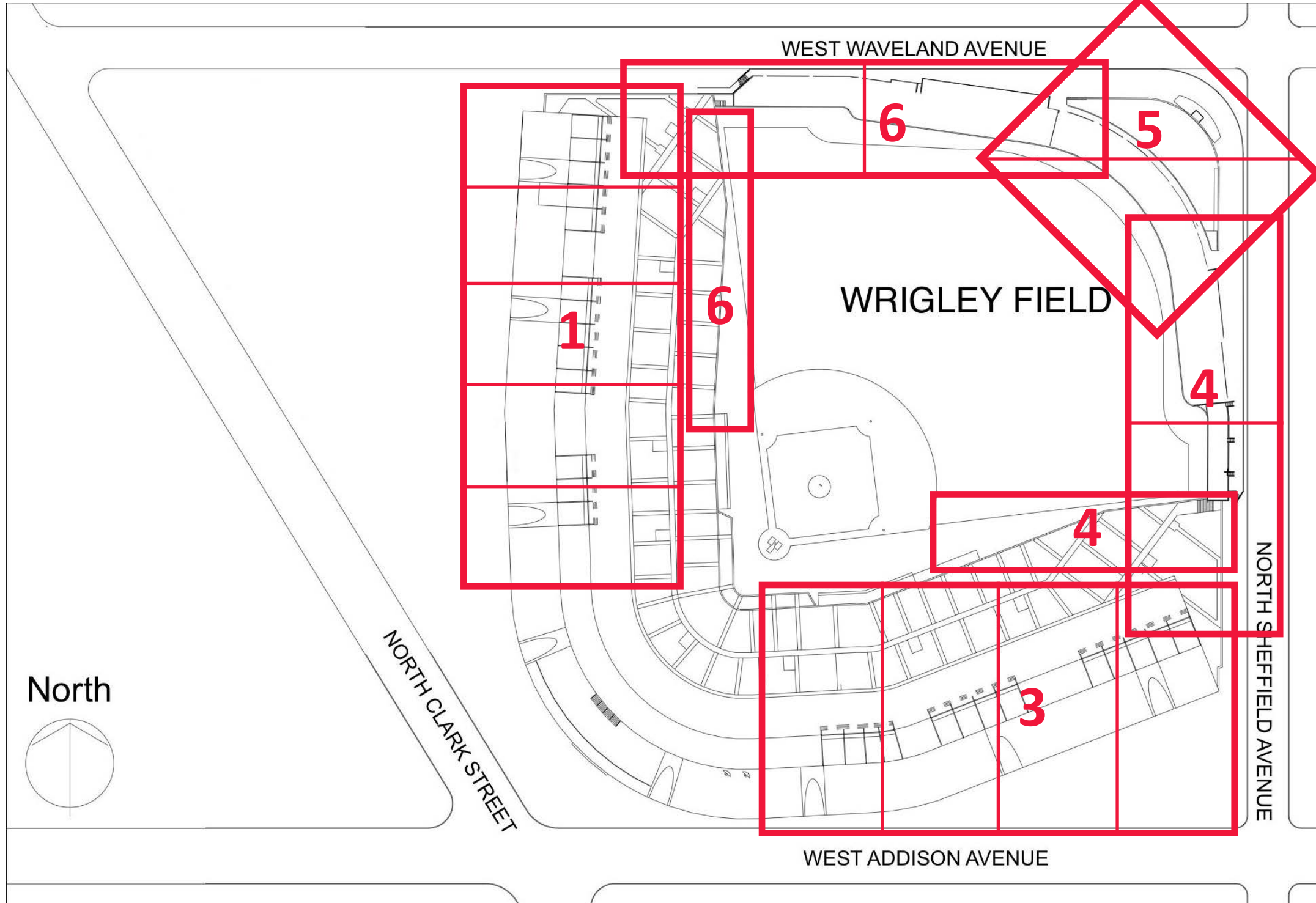


How Wrigley Field looked when it was originally designated a Chicago Landmark



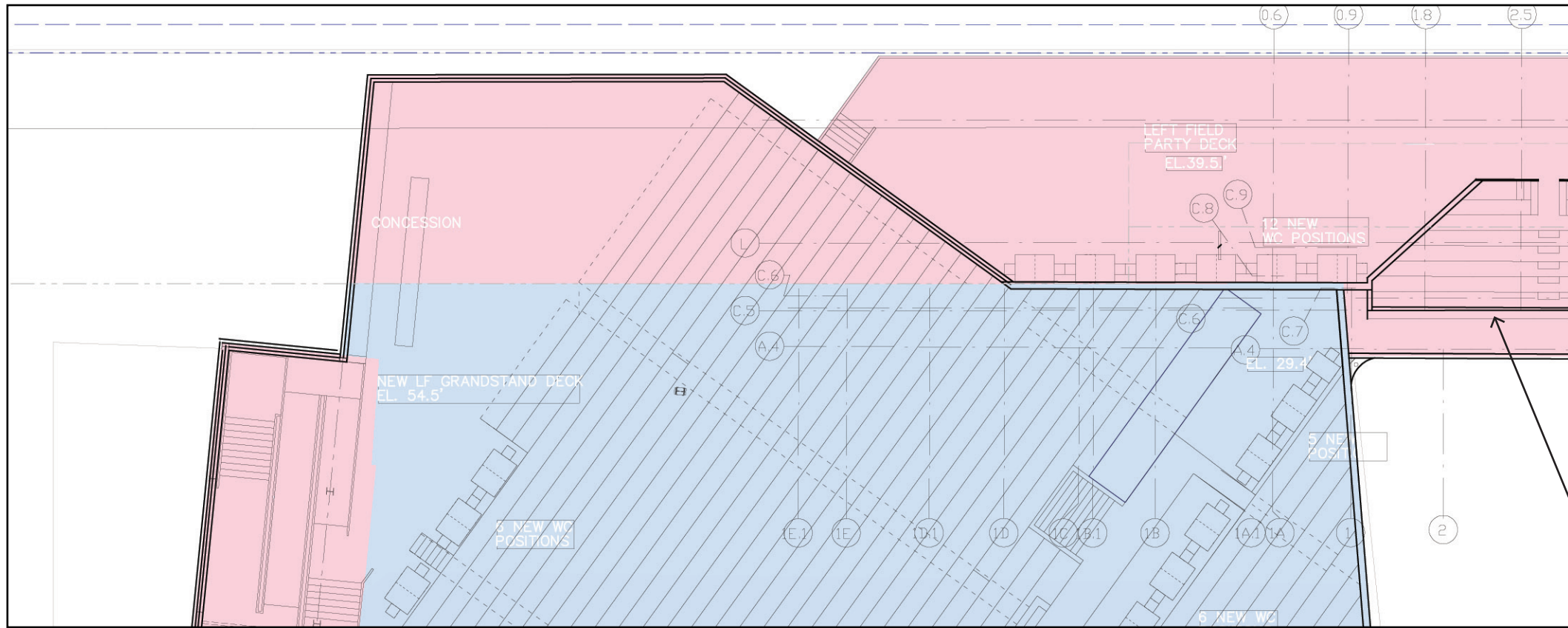




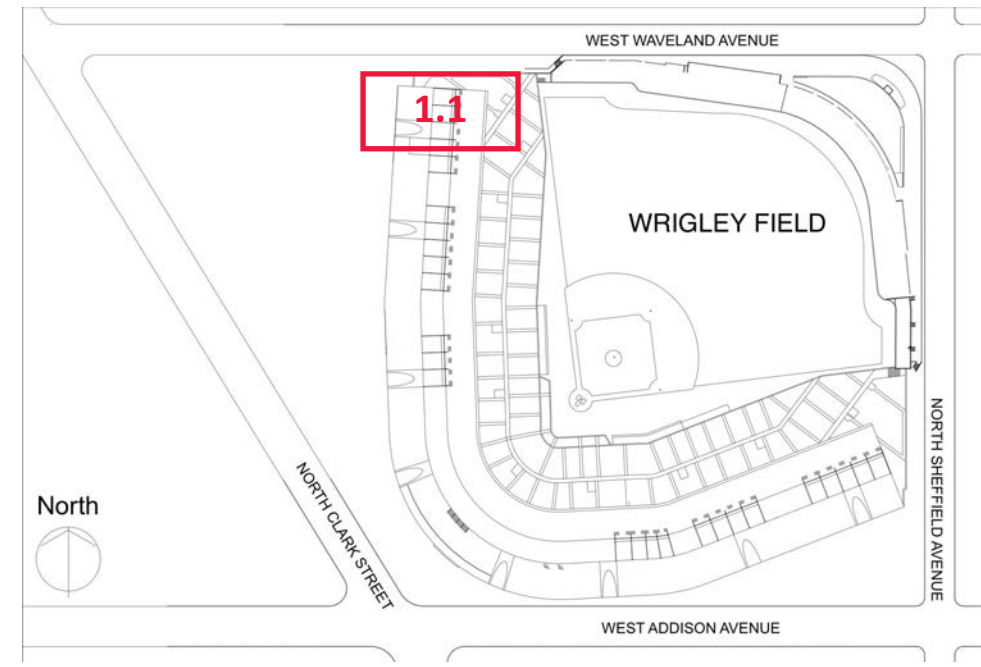


- PROJECT LIST:**
- 4. RIGHT FIELD BLEACHER EXPANSION, BULLPEN RELOCATION & SEATING, SIGNAGE & LIGHT TOWER
  - 5. CENTER FIELD PROJECTS
  - 6. LEFT FIELD BLEACHER EXPANSION, BULLPEN RELOCATION & SEATING, SIGNAGE & LIGHT TOWER

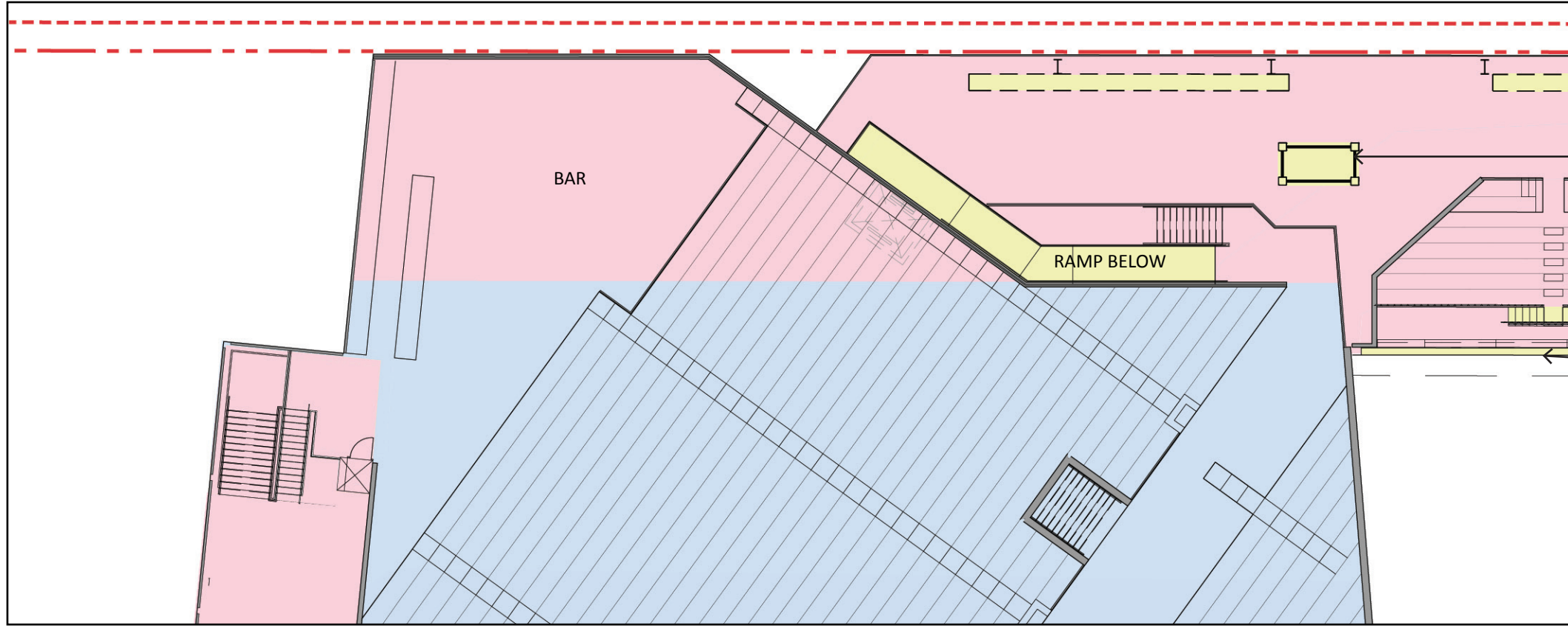
PROJECT KEY PLAN



APPROVED BOWL LEVEL PLAN - ZONE 1.1



KEY PLAN  
APPROVED LED BOARD



PROPOSED BOWL LEVEL PLAN - ZONE 1.1

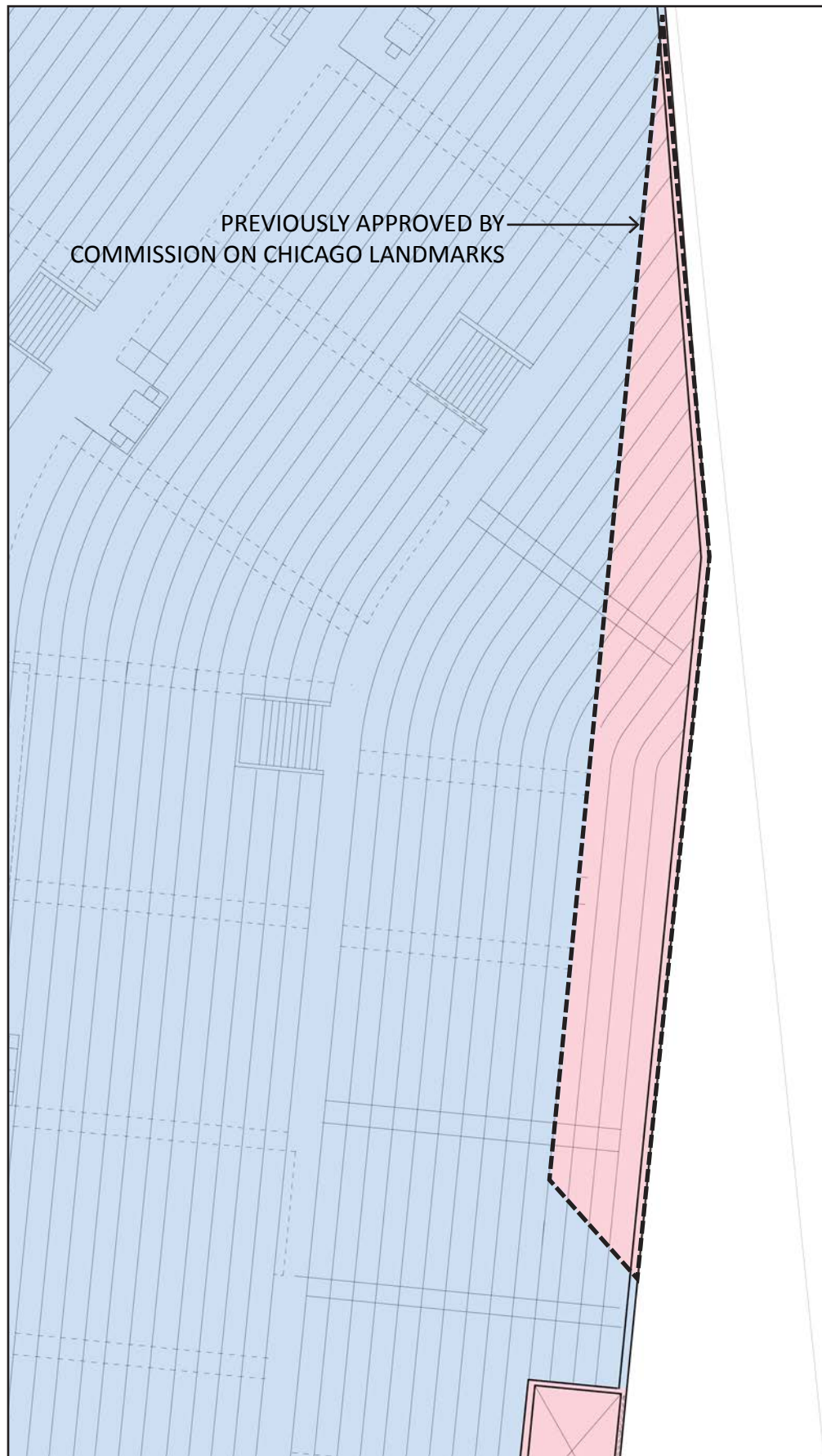
NEW FIELD LIGHTING. FINAL LOCATION OF FIELD LIGHTS MAY MOVE TO THE WEST UP TO 20' BASED ON FINAL PHOTOMETRIC ANALYSIS.

APPROVED LED BOARD RELOCATED

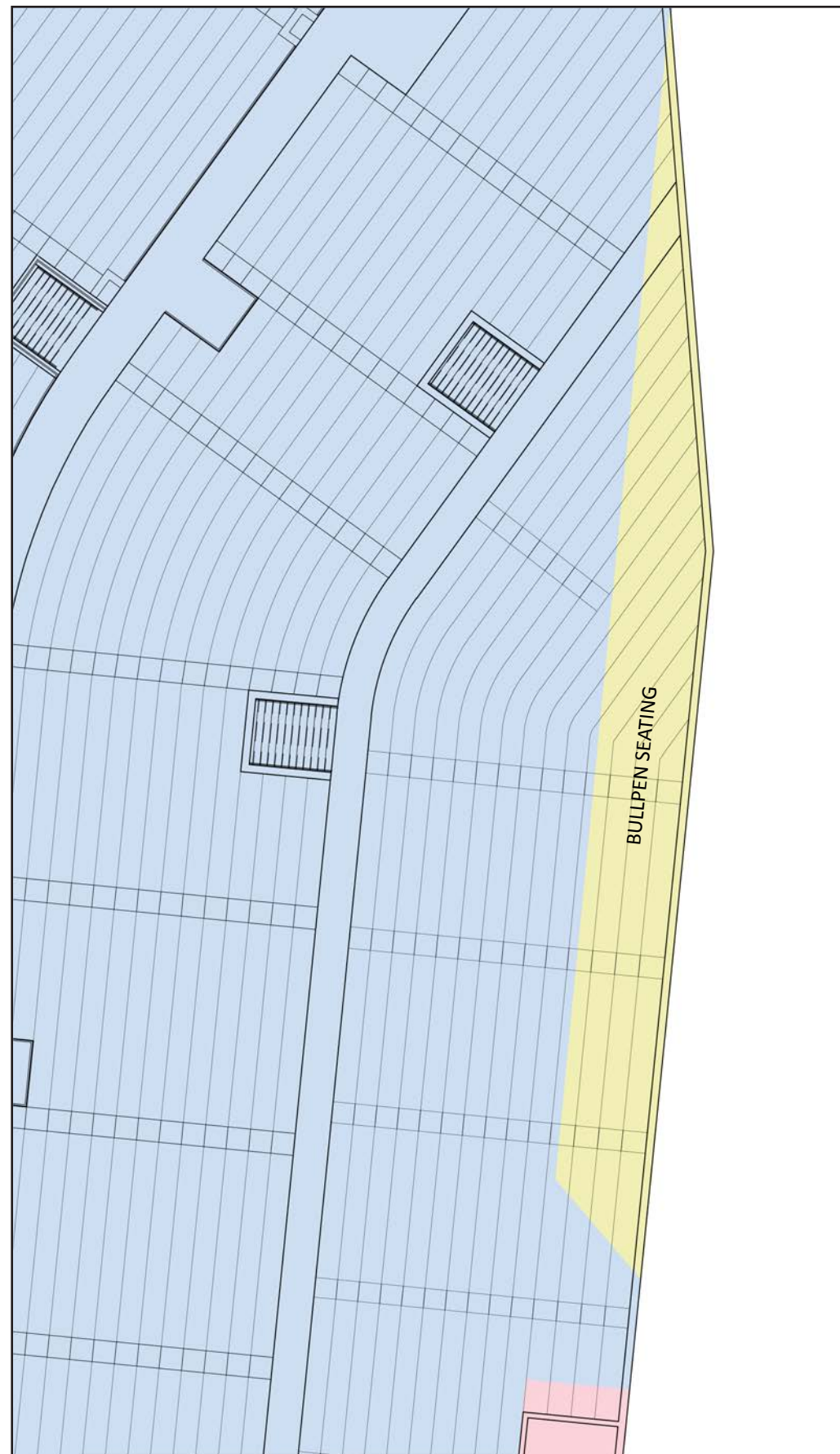
- KEY:**
- EXISTING
  - APPROVED
  - PROPOSED



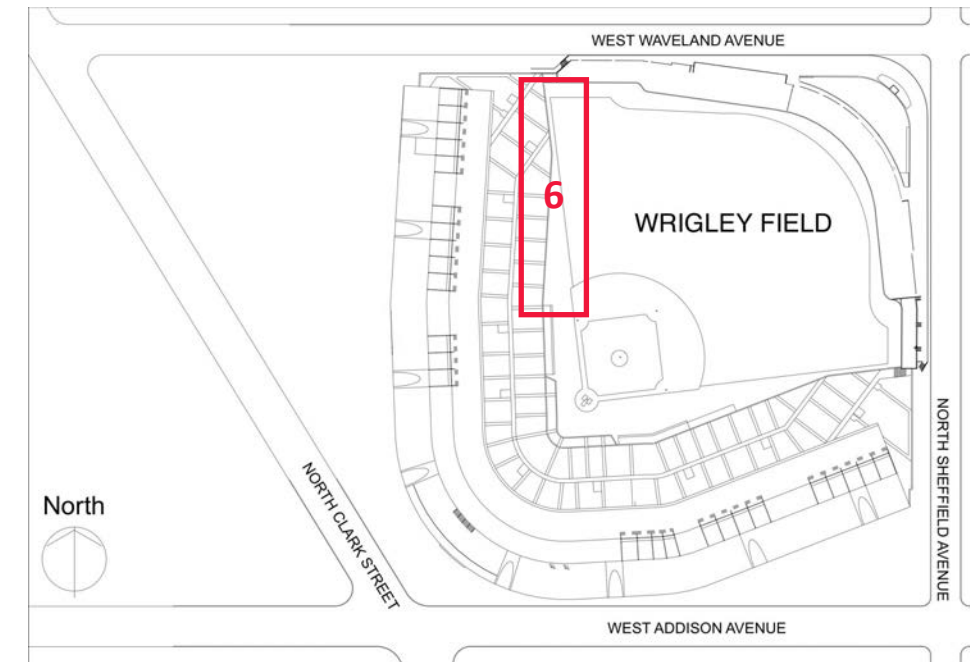




APPROVED BOWL LEVEL PLAN - ZONE 6



PROPOSED BOWL LEVEL PLAN - ZONE 6



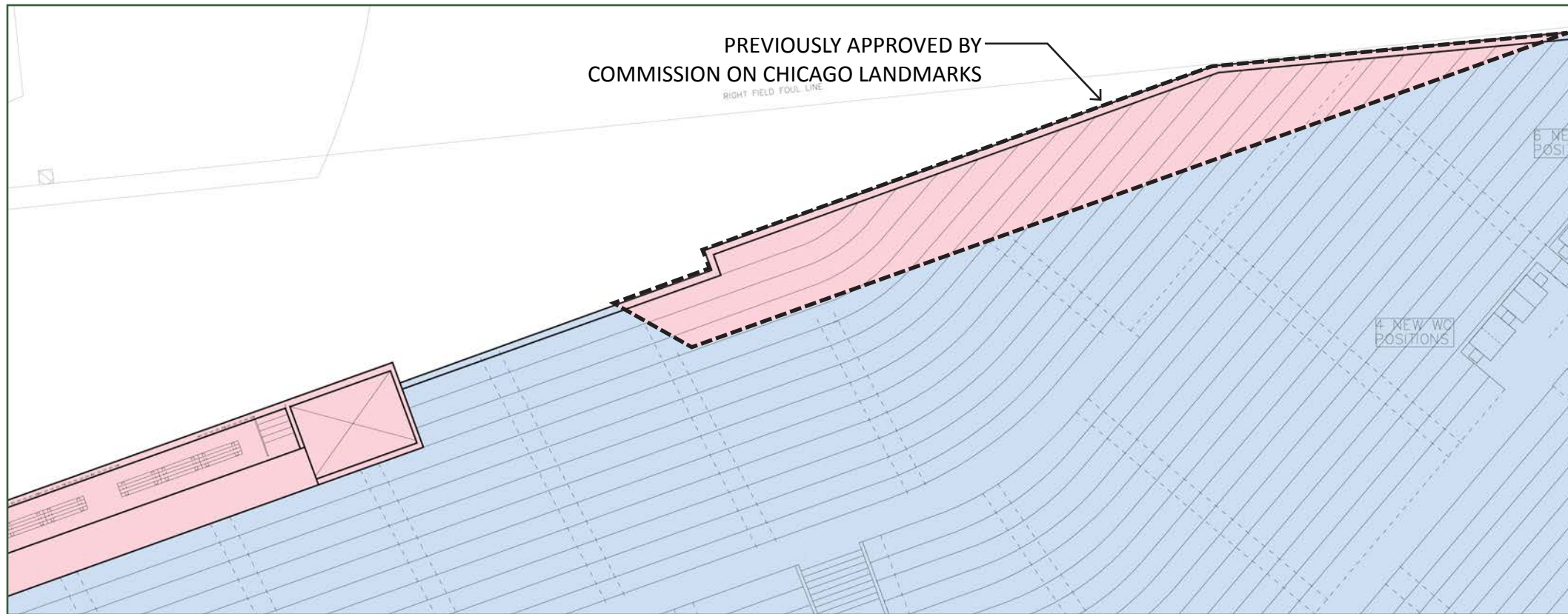
KEY PLAN

KEY:

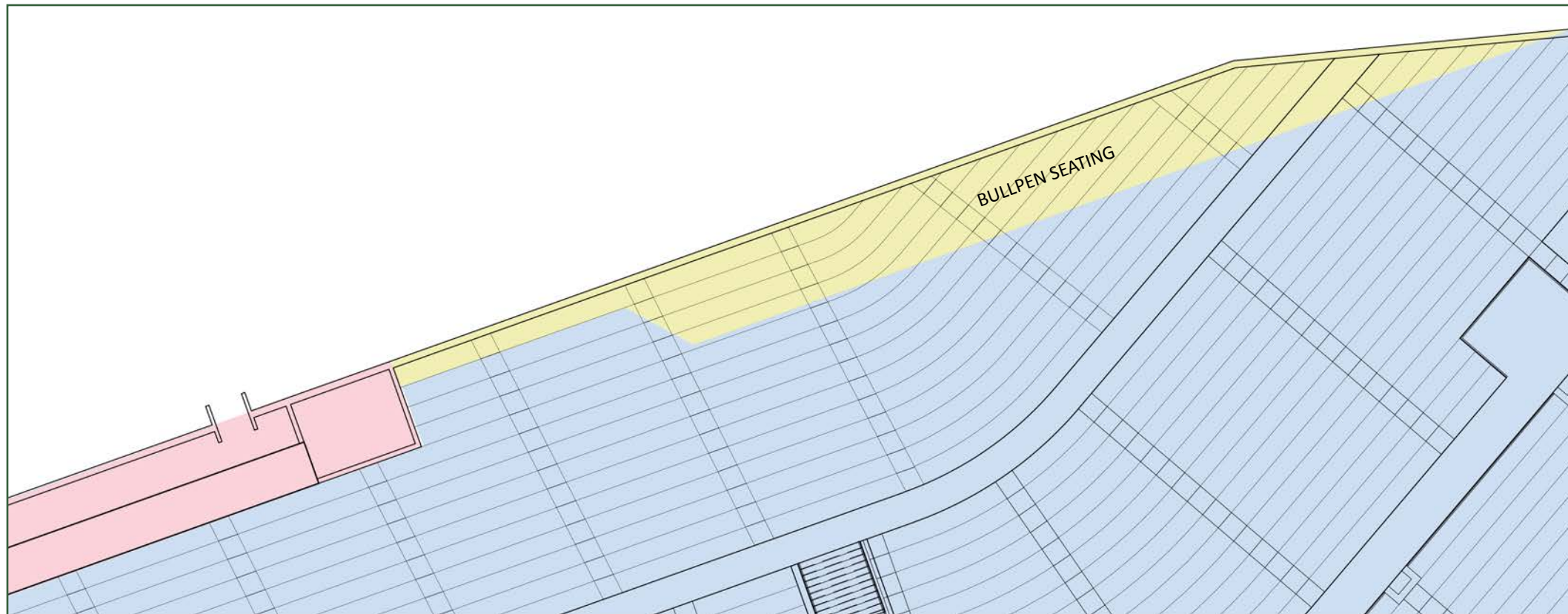
- EXISTING
- APPROVED
- PROPOSED



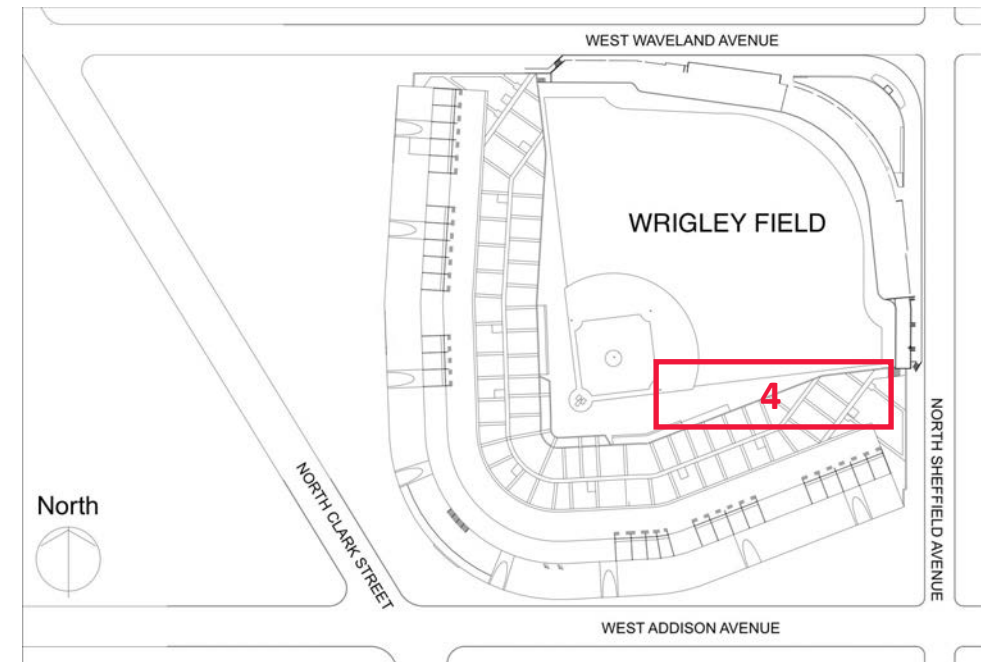




APPROVED BOWL LEVEL PLAN - ZONE 4



PROPOSED BOWL LEVEL PLAN - ZONE 4

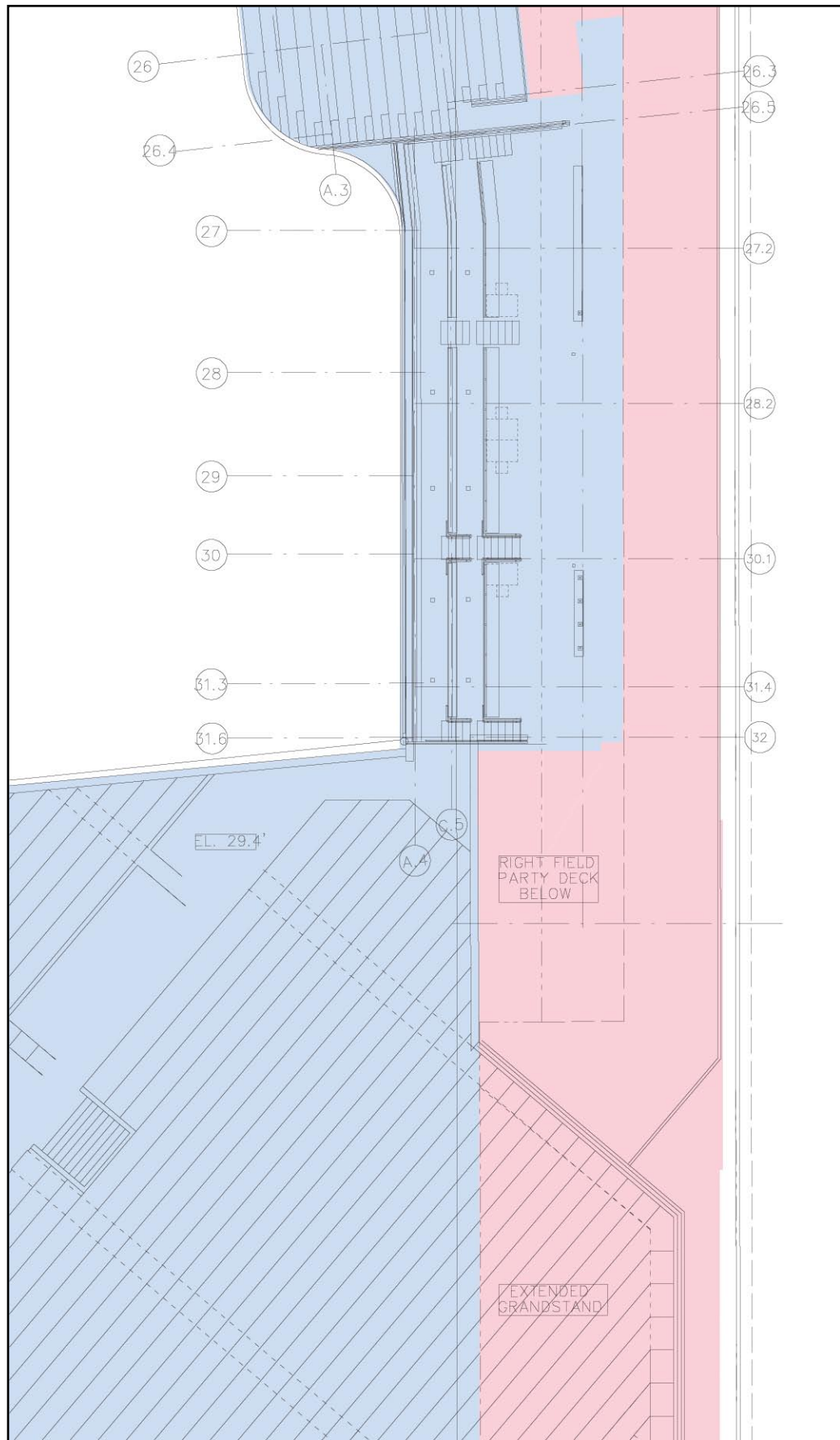


KEY PLAN

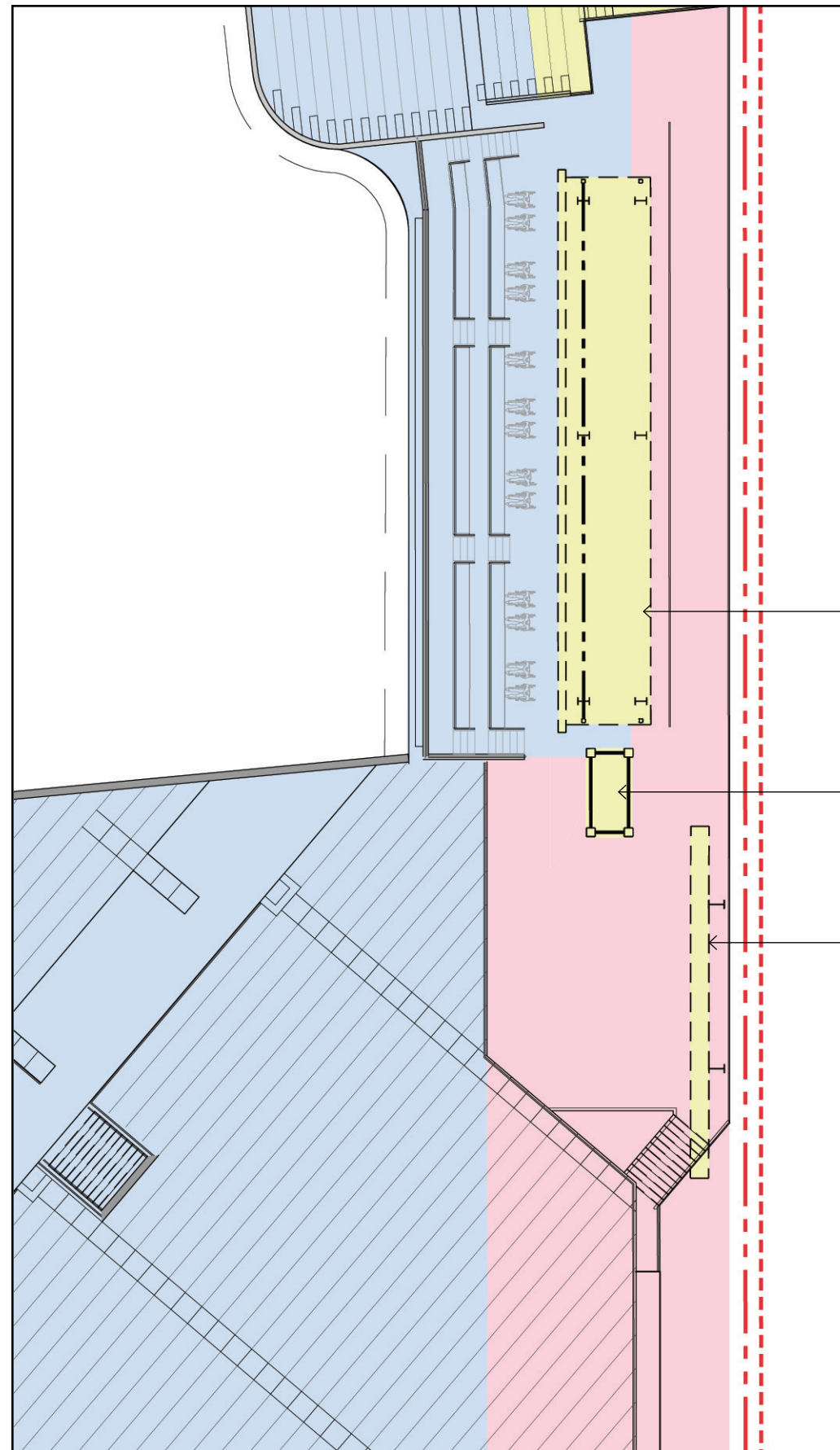
- KEY:**
- EXISTING
  - APPROVED
  - PROPOSED



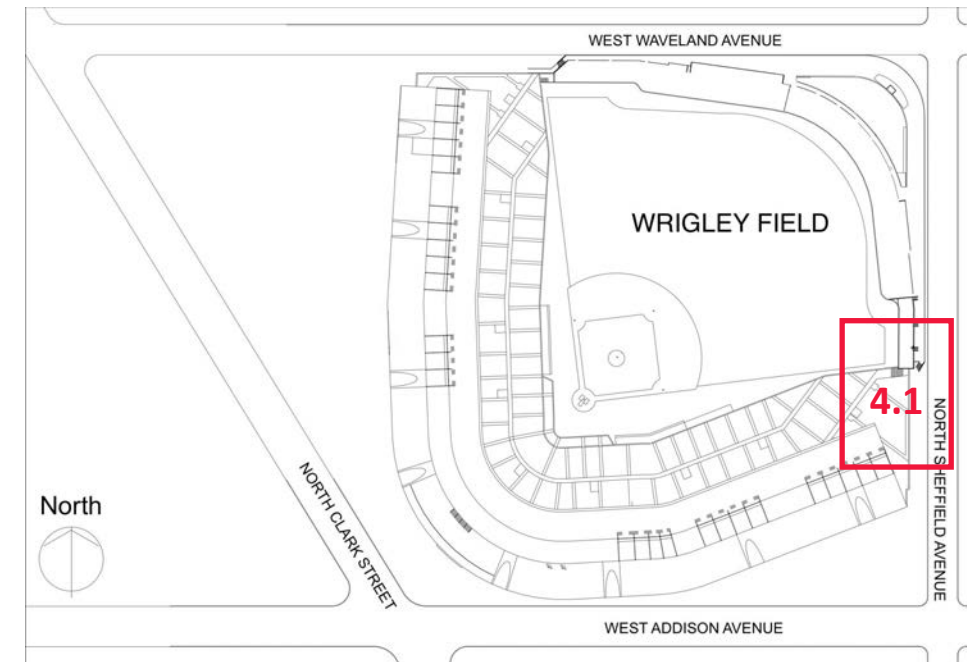




APPROVED SUITE LEVEL PLAN - ZONE 4.1



PROPOSED SUITE LEVEL PLAN - ZONE 4.1



**KEY PLAN**

PROPOSED LED VIDEO BOARD (75'W X 30'H) WITH APPROVED 650 SF SCRIPT SIGN ABOVE

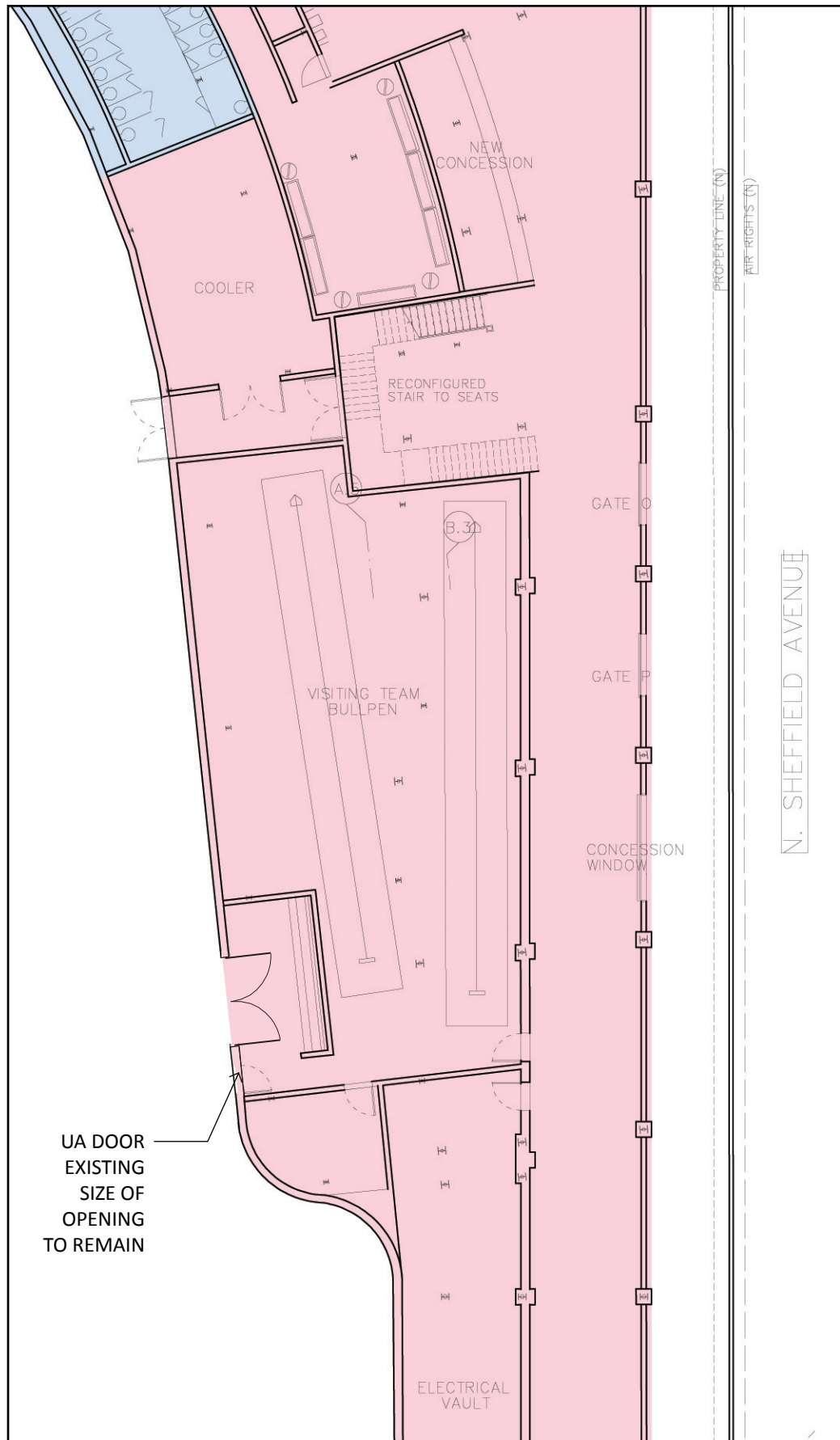
NEW FIELD LIGHTING. FINAL LOCATION OF FIELD LIGHTS MAY MOVE TO THE SOUTH UP TO 20' BASED ON FINAL PHOTOMETRIC ANALYSIS.

650 SF SIGN

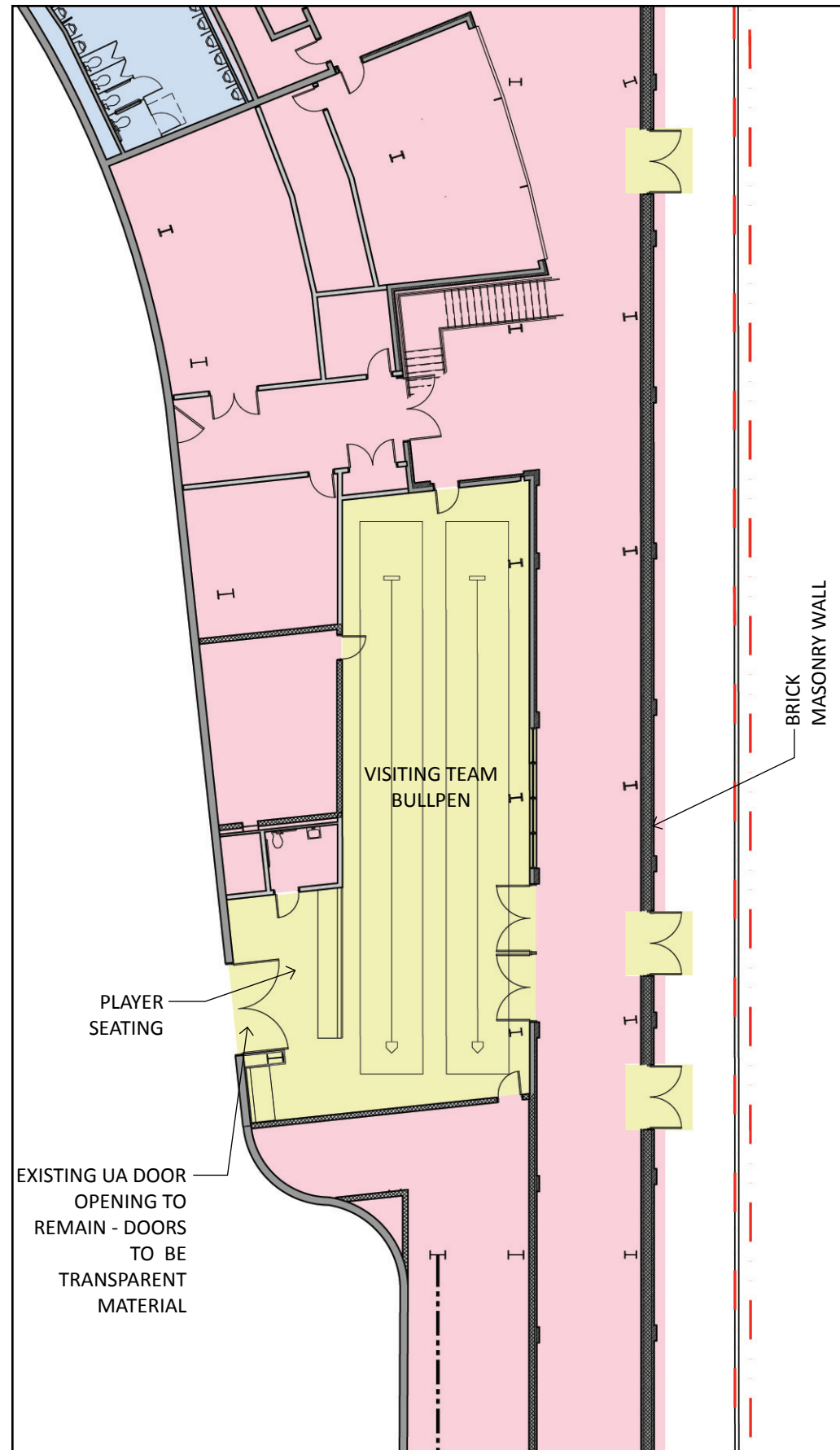
**KEY:**

- EXISTING
- APPROVED
- PROPOSED

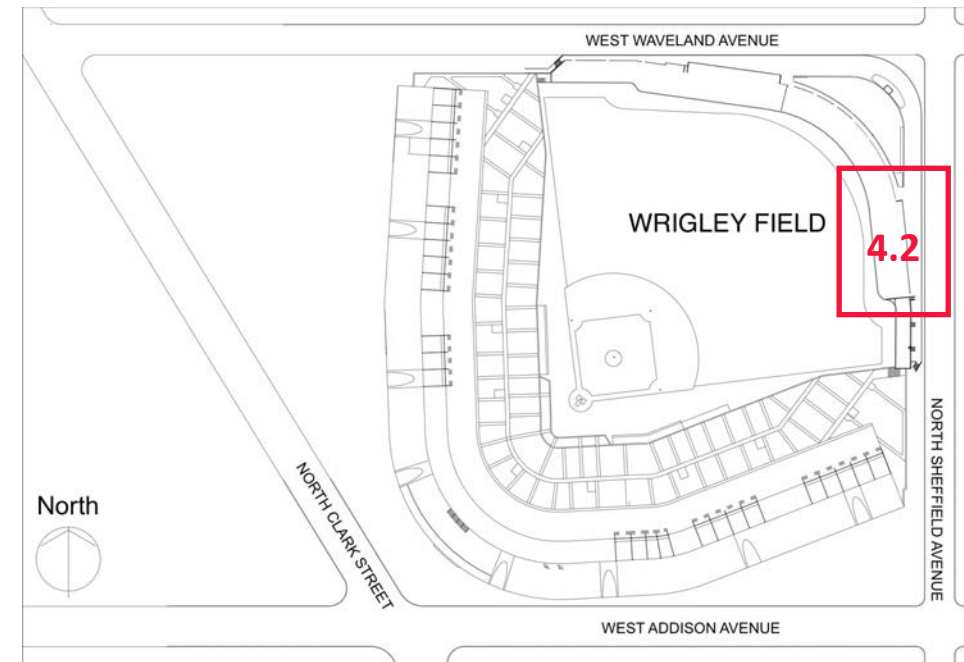




APPROVED CONCOURSE LEVEL PLAN - ZONE 4.2



PROPOSED CONCOURSE LEVEL PLAN - ZONE 4.2



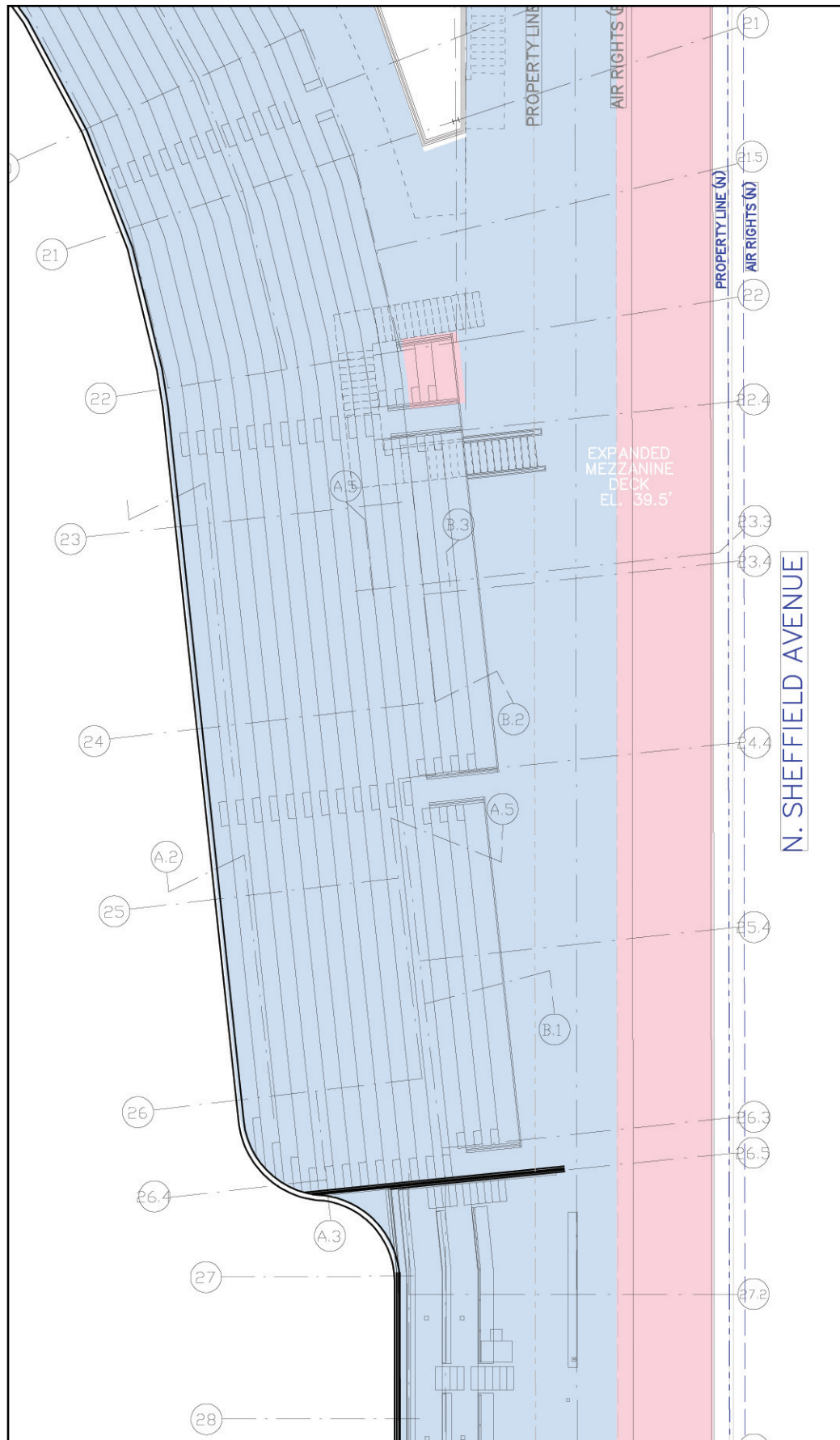
KEY PLAN

KEY:

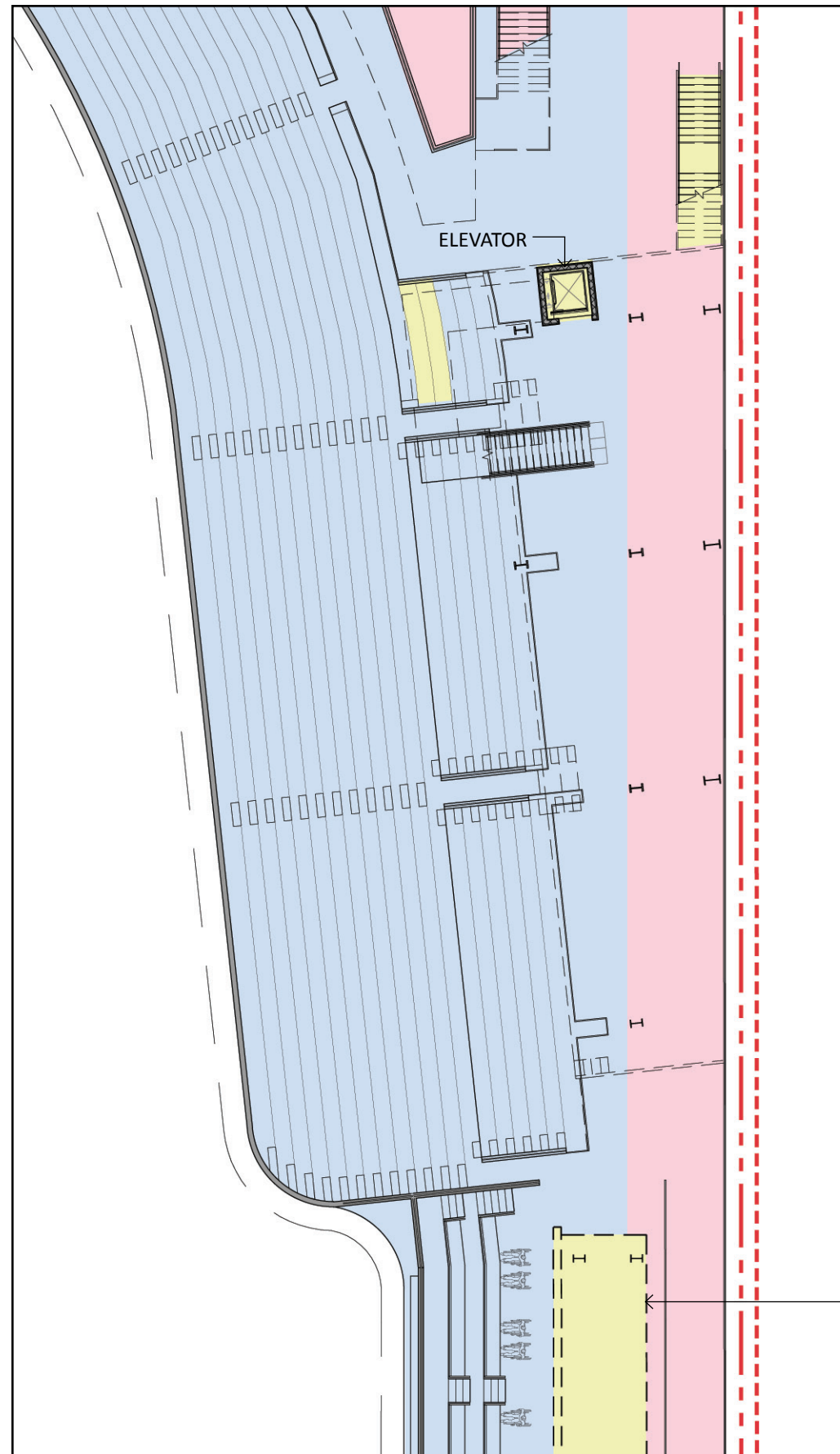
- EXISTING
- APPROVED
- PROPOSED



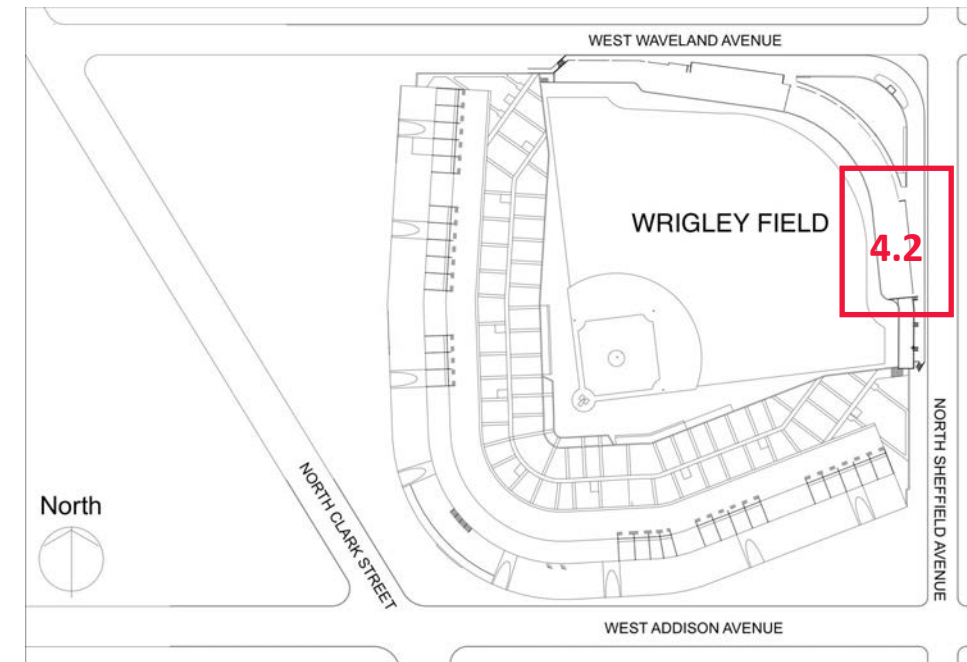




APPROVED BOWL LEVEL PLAN - ZONE 4.2



PROPOSED BOWL LEVEL PLAN - ZONE 4.2



KEY PLAN

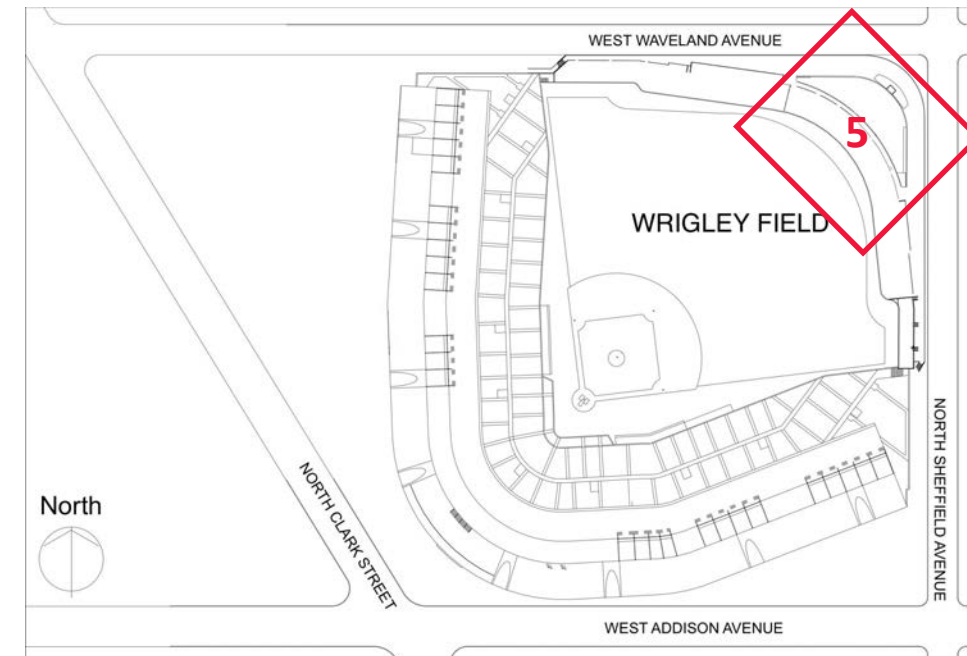
KEY:

- EXISTING
- APPROVED
- PROPOSED

PROPOSED LED VIDEO BOARD (75'W X 30'H) WITH APPROVED 650 SF SCRIPT SIGN ABOVE







KEY PLAN

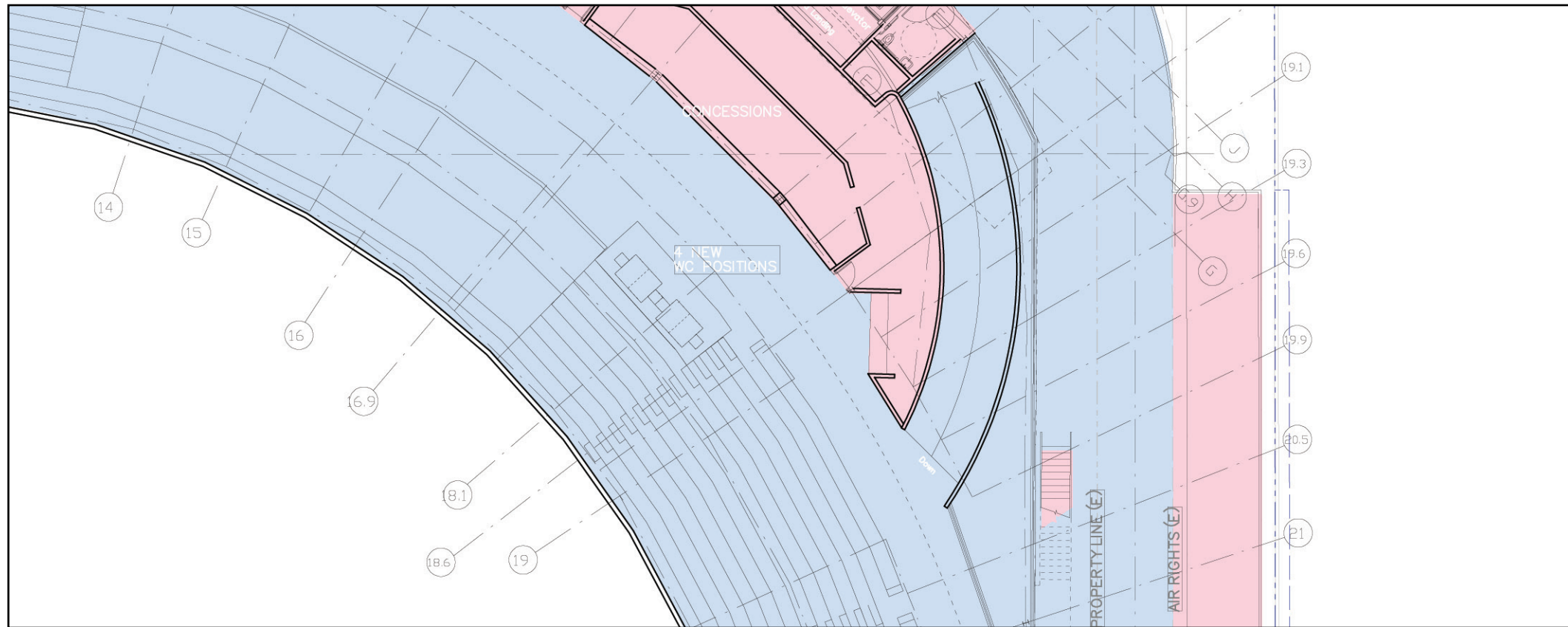
KEY:

- EXISTING
- APPROVED
- PROPOSED

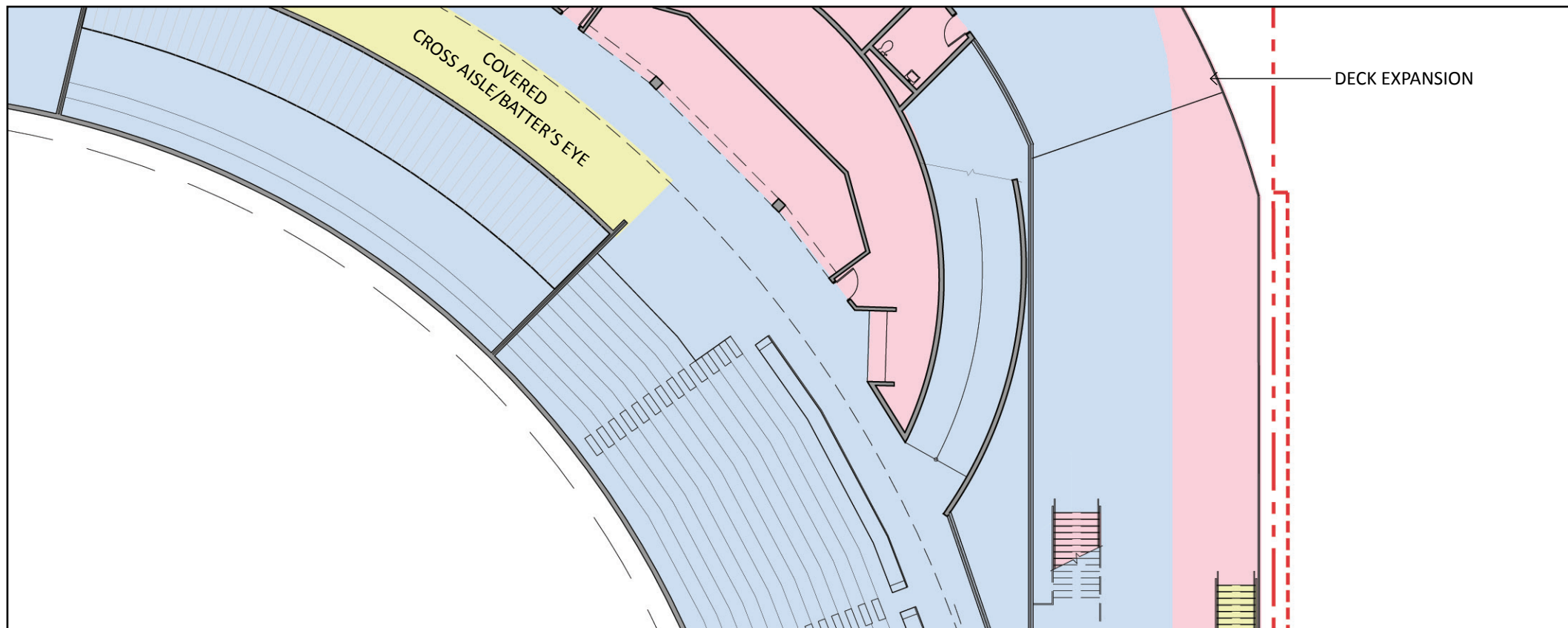


EXISTING CONDITIONS AT CENTERFIELD BLEACHERS

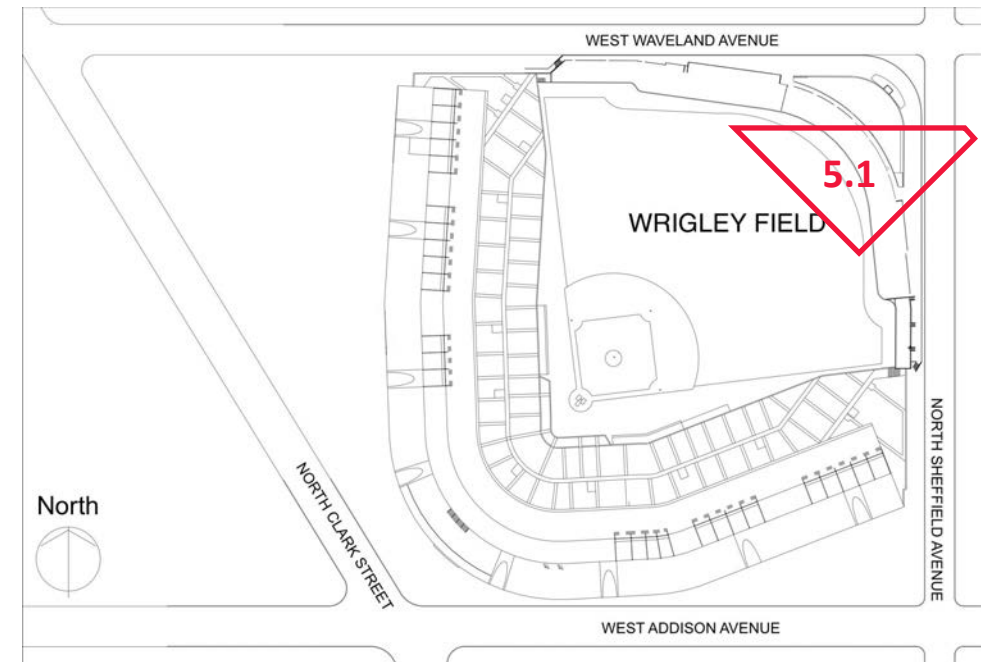




APPROVED BOWL LEVEL PLAN - ZONE 5.1



PROPOSED BOWL LEVEL PLAN - ZONE 5.1

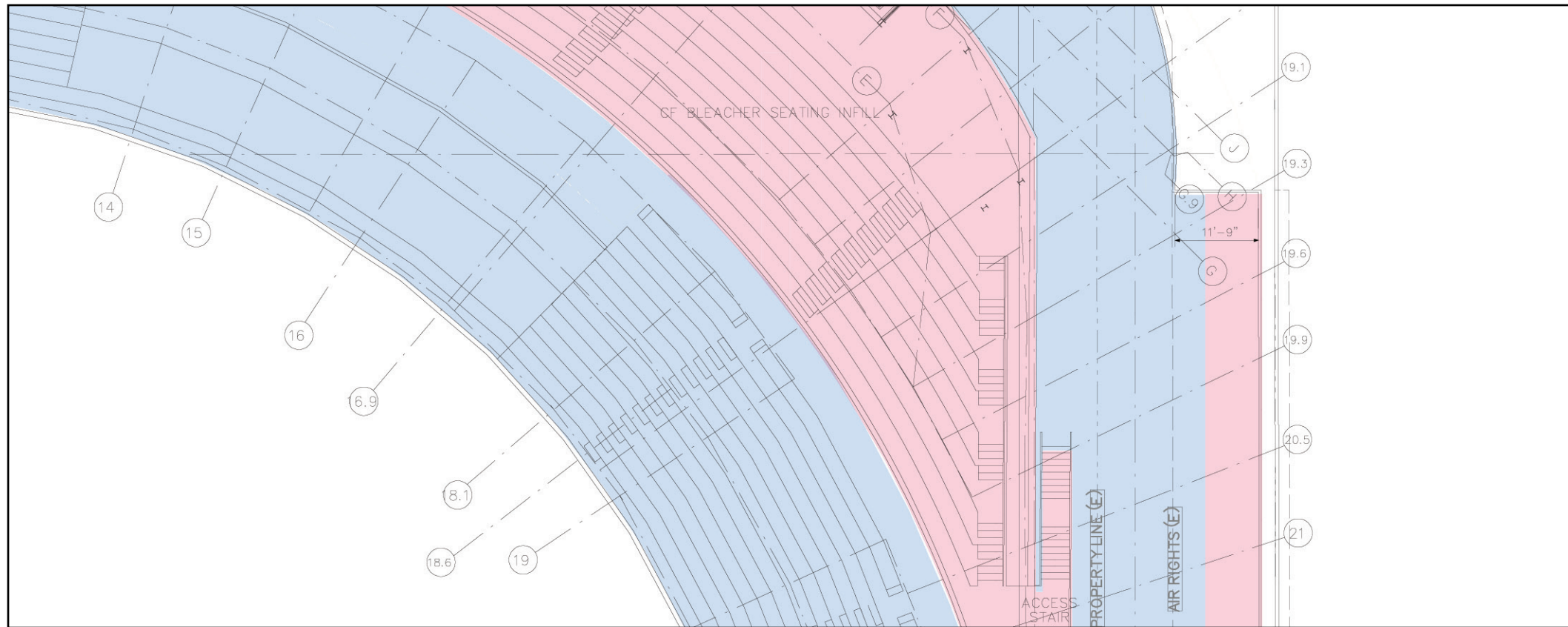


KEY PLAN

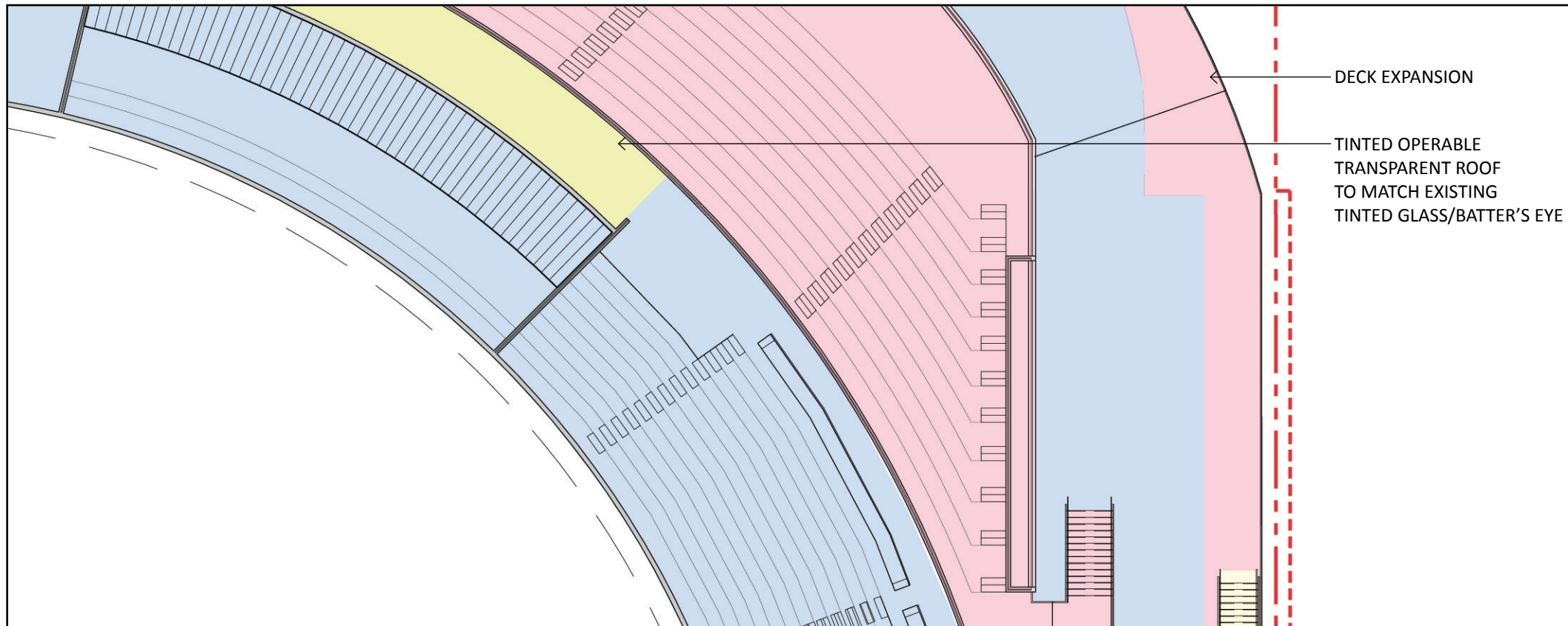
- KEY:**
- EXISTING
  - APPROVED
  - PROPOSED



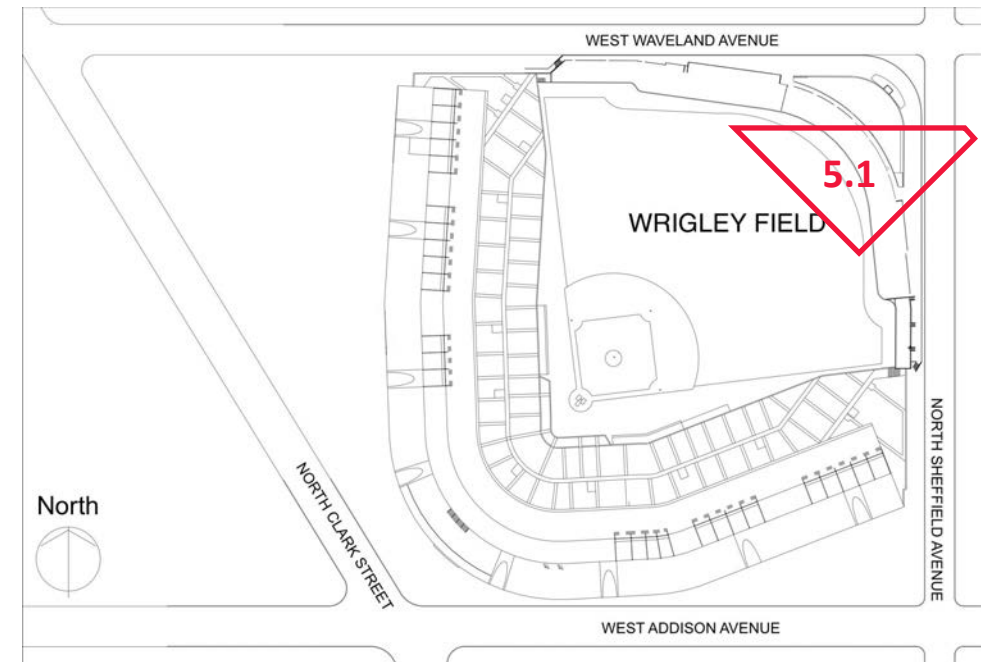




APPROVED SUITE LEVEL PLAN - ZONE 5.1



PROPOSED SUITE LEVEL PLAN - ZONE 5.1



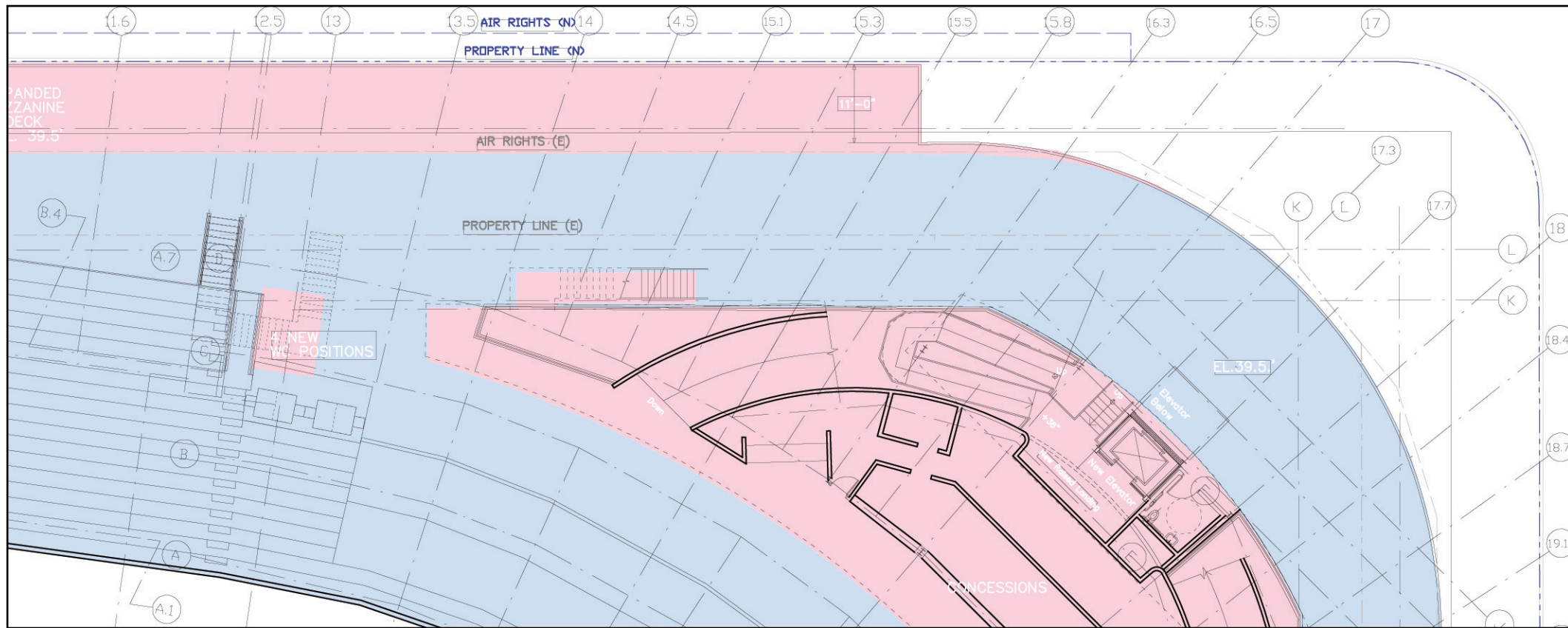
KEY PLAN

KEY:

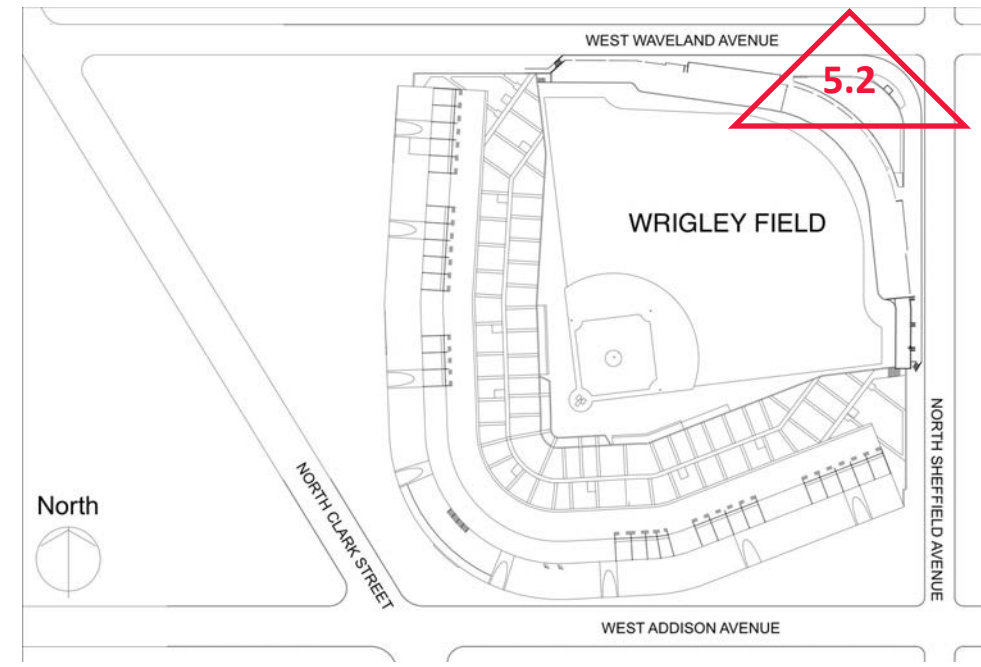
- EXISTING
- APPROVED
- PROPOSED



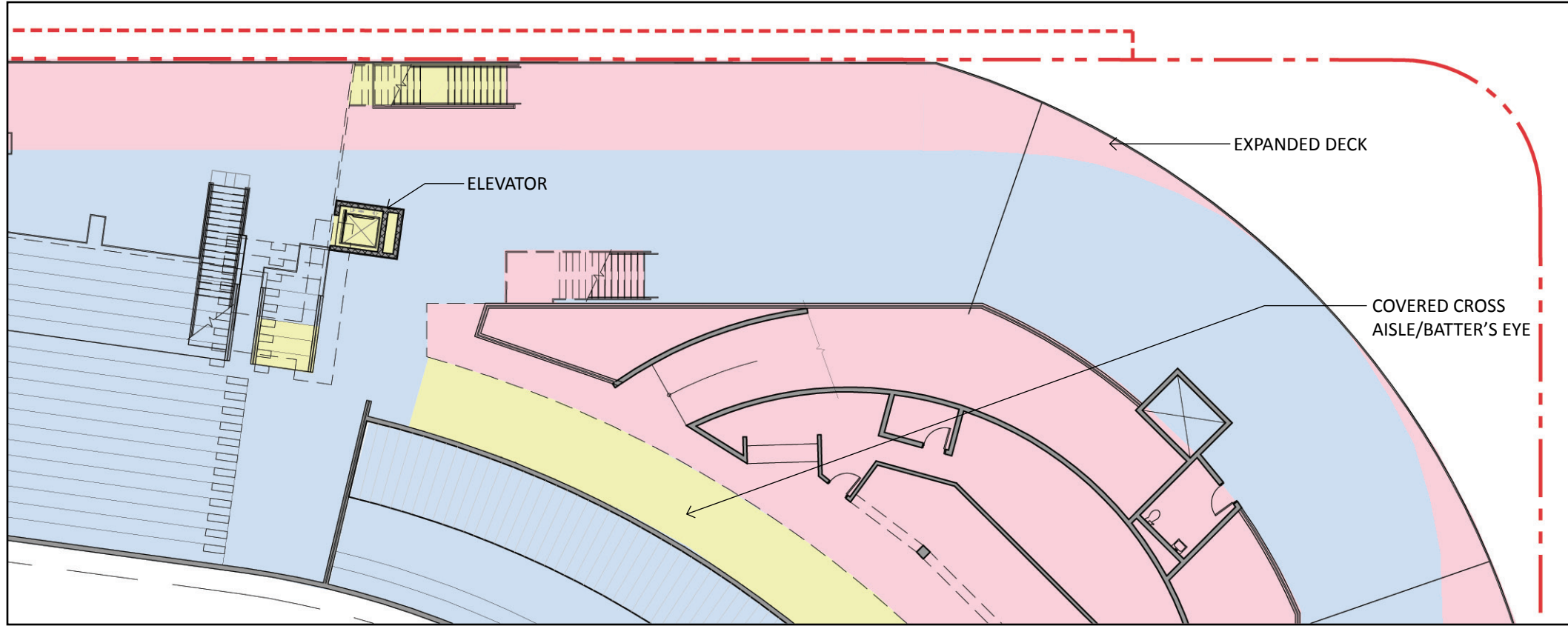




APPROVED BOWL LEVEL PLAN - ZONE 5.2



KEY PLAN

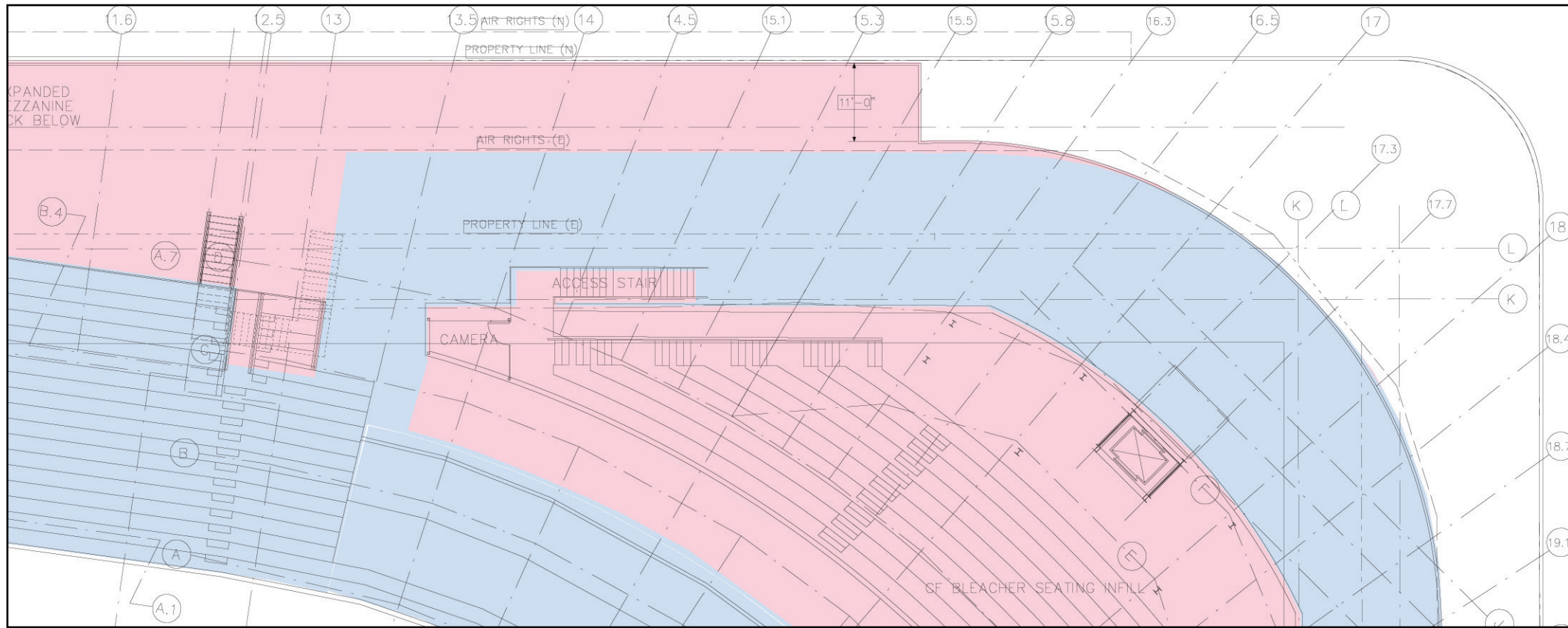


PROPOSED BOWL LEVEL PLAN - ZONE 5.2

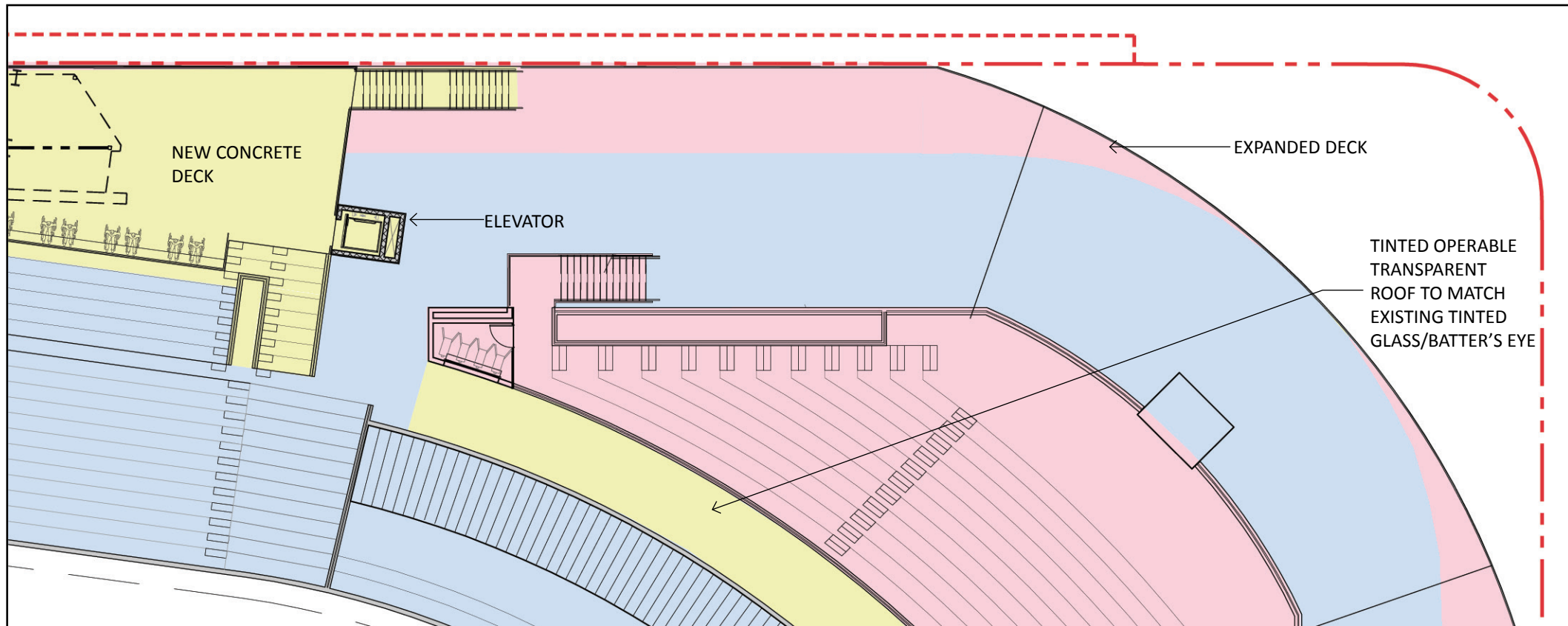
- KEY:**
- EXISTING
  - APPROVED
  - PROPOSED



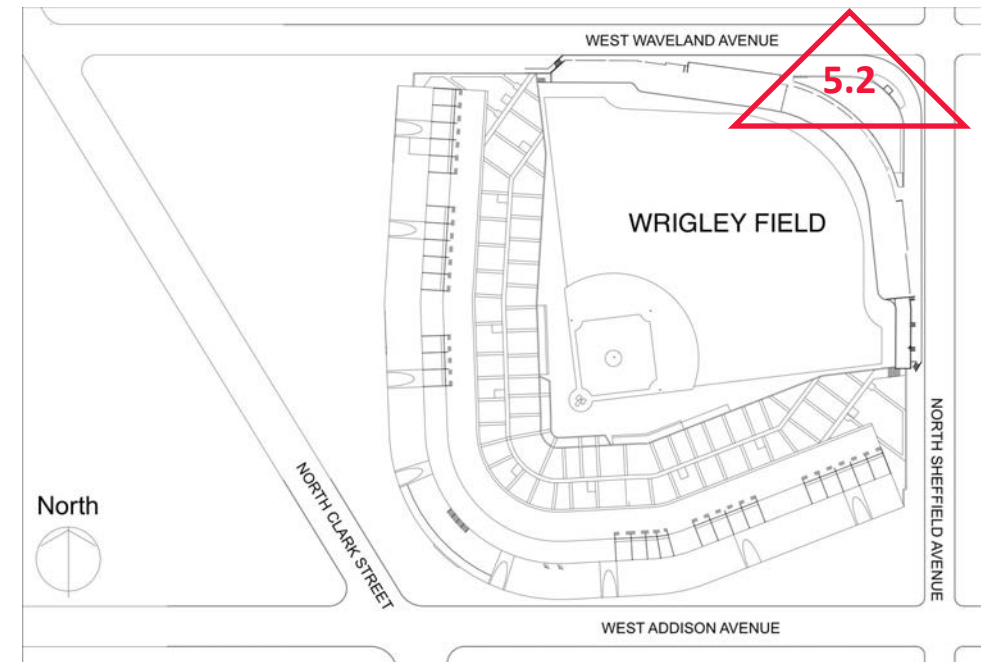




APPROVED SUITE LEVEL PLAN - ZONE 5.2



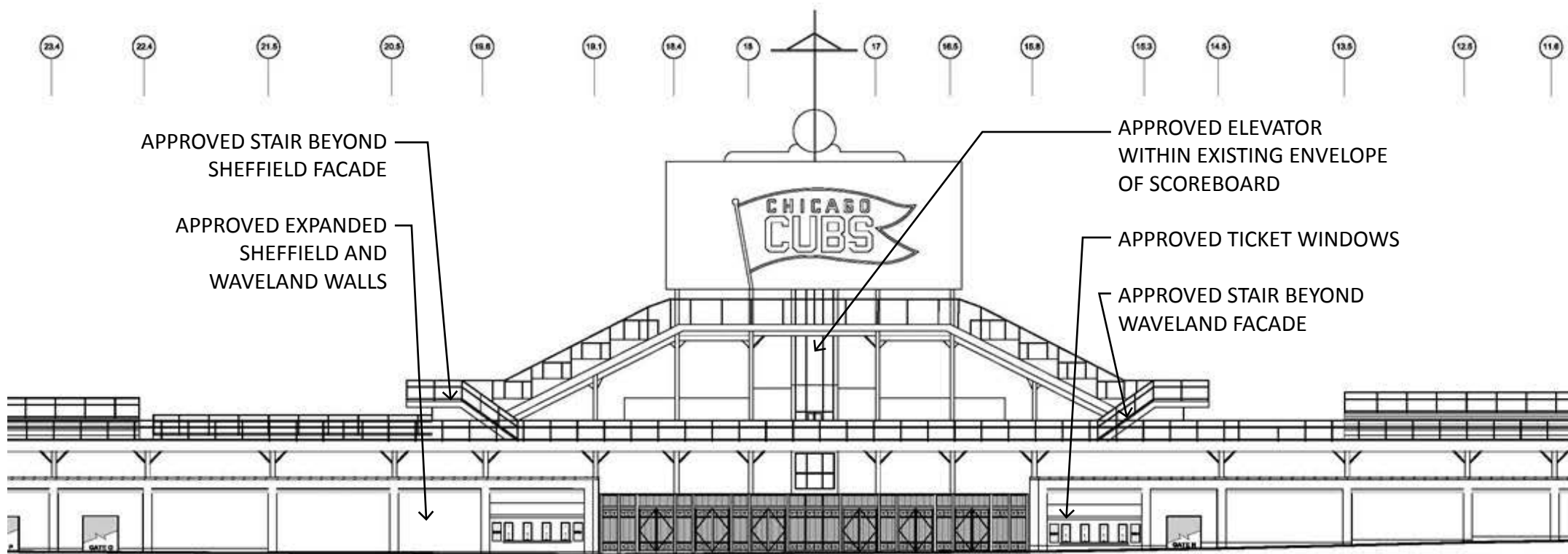
PROPOSED SUITE LEVEL PLAN - ZONE 5.2



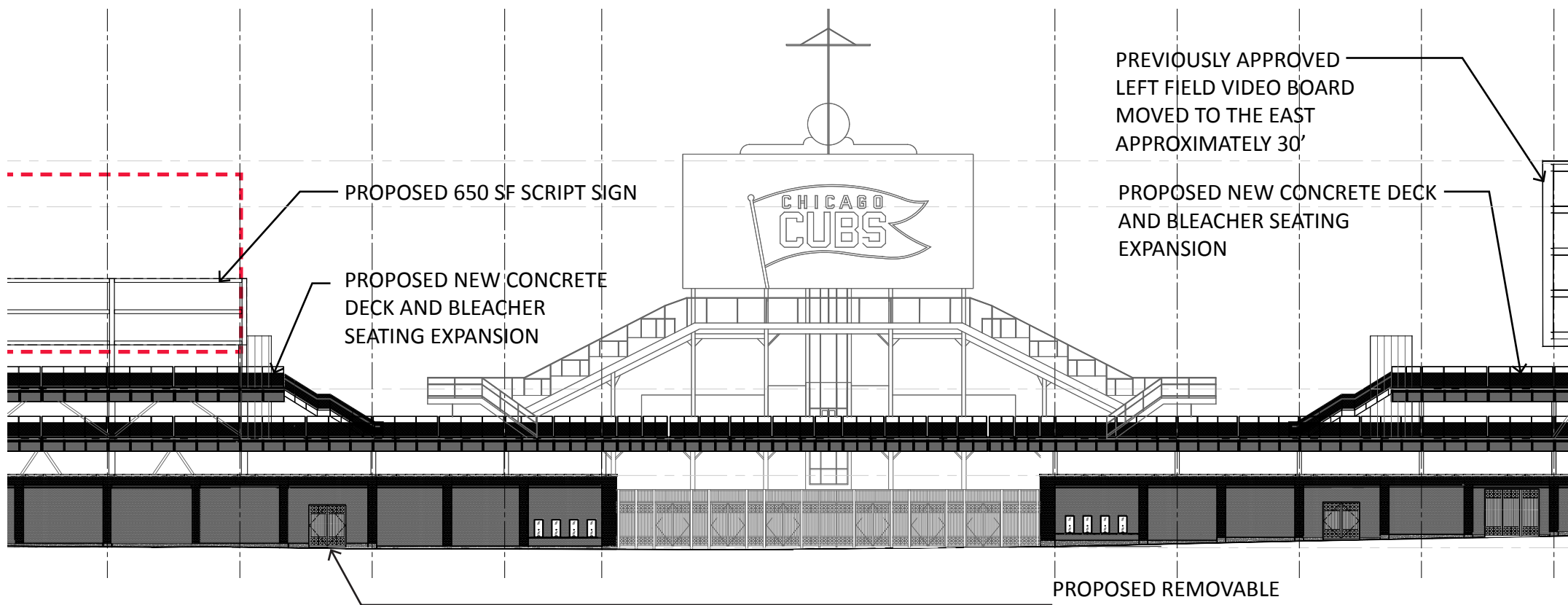
KEY PLAN

- KEY:**
- EXISTING
  - APPROVED
  - PROPOSED

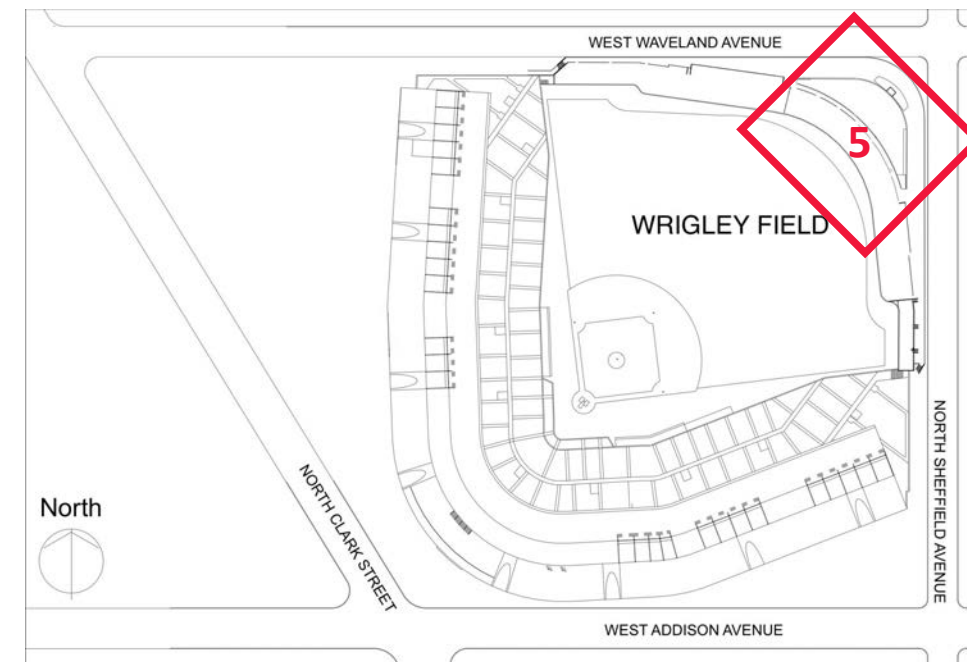




APPROVED STADIUM ELEVATION AT CENTER FIELD BLEACHERS



PROPOSED STADIUM ELEVATION AT CENTER FIELD BLEACHERS

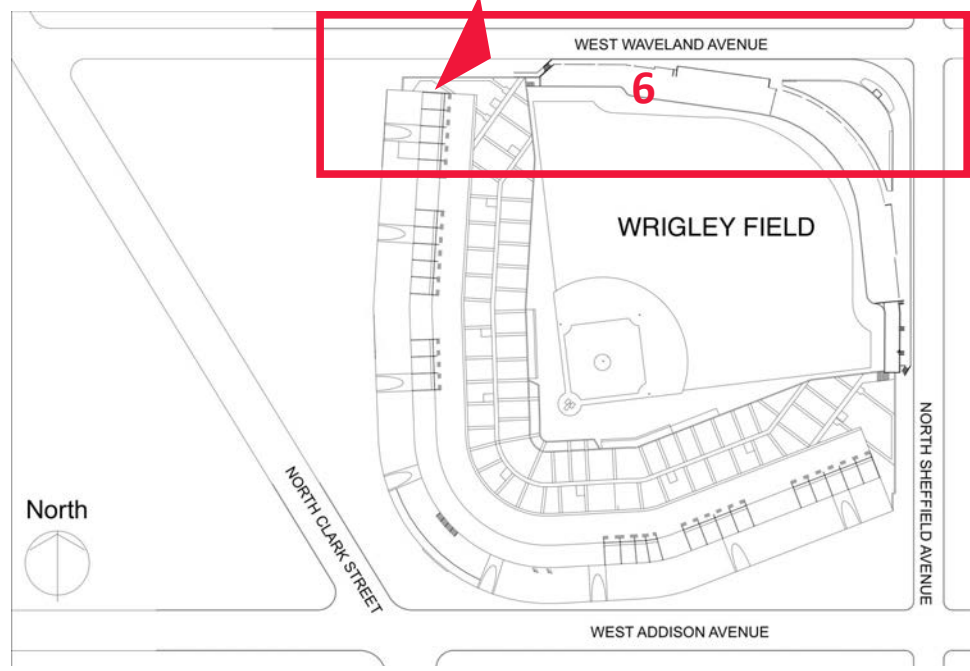


KEY PLAN

- RELOCATED MASONRY WALL TO RE-USE HISTORIC BMU FROM EXISTING MASONRY WALL WHEN SALVAGEABLE. BMU FROM 2005 CONSTRUCTION WILL NOT BE SALVAGED.





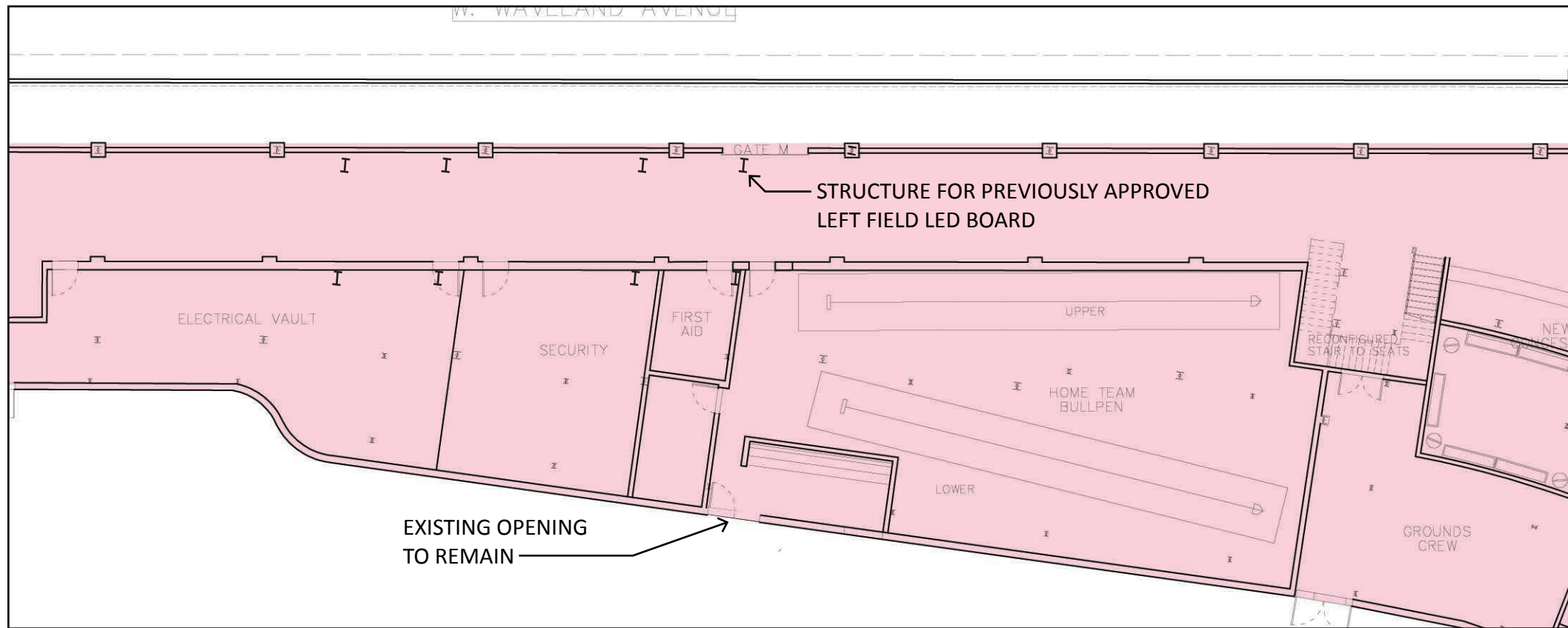


KEY PLAN

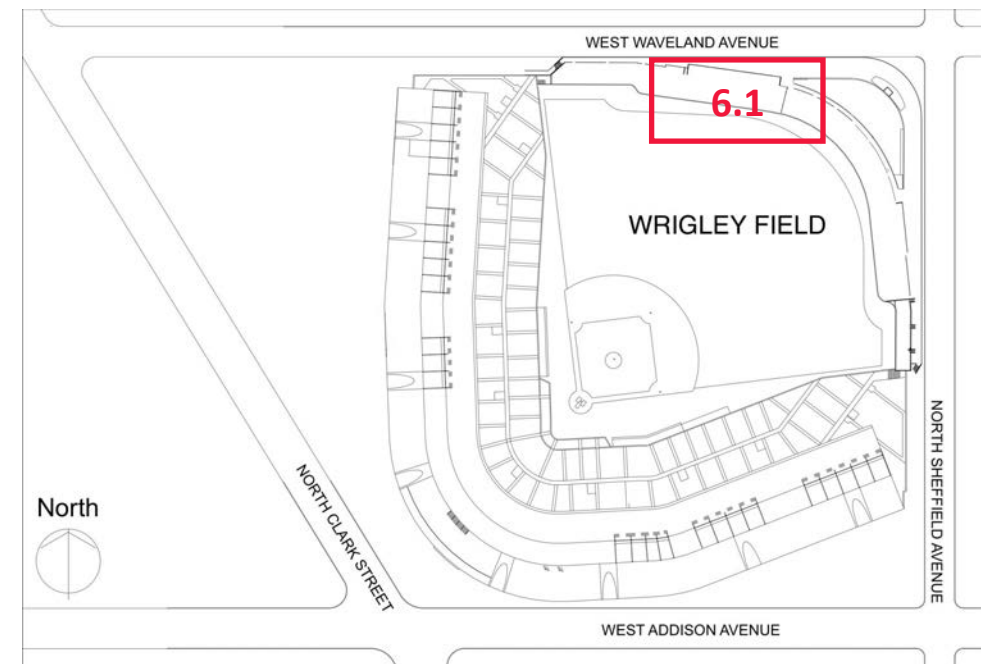
EXISTING CONDITIONS AT WAVELAND AVENUE FAÇADE



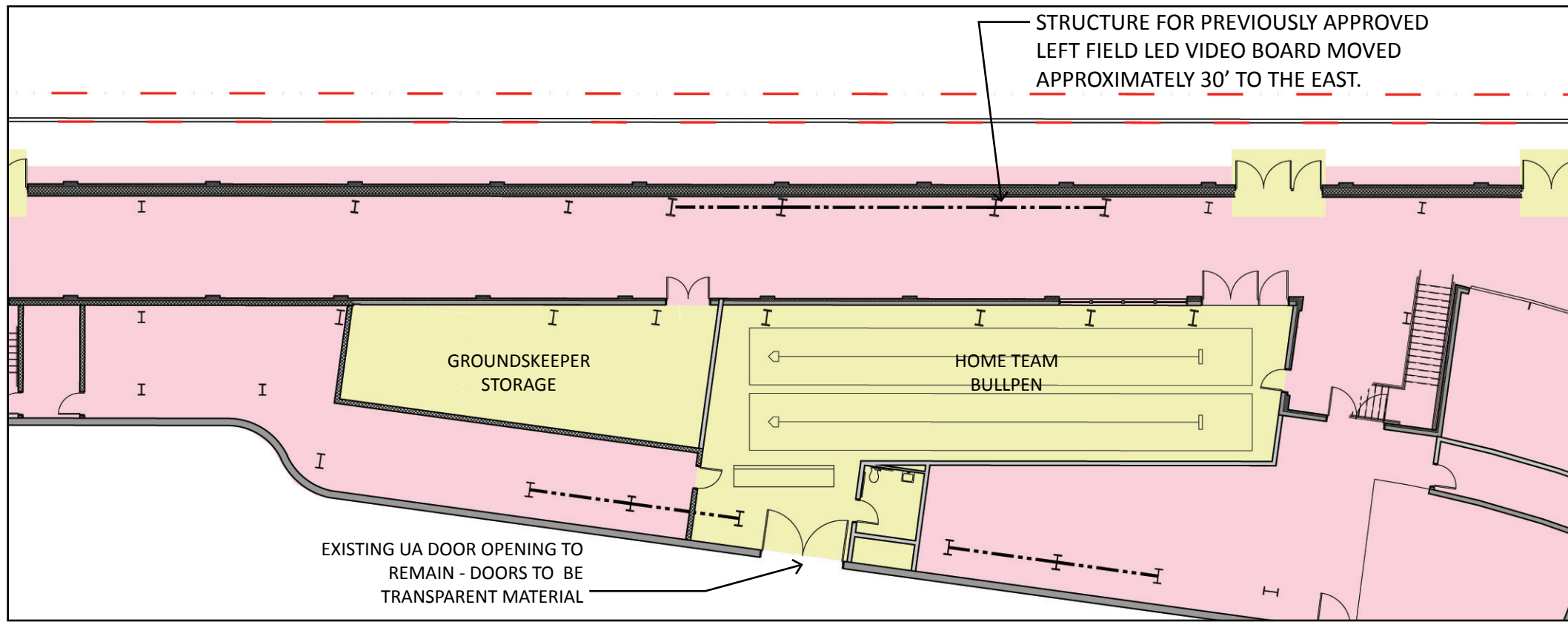




APPROVED CONCOURSE LEVEL PLAN - ZONE 6.1



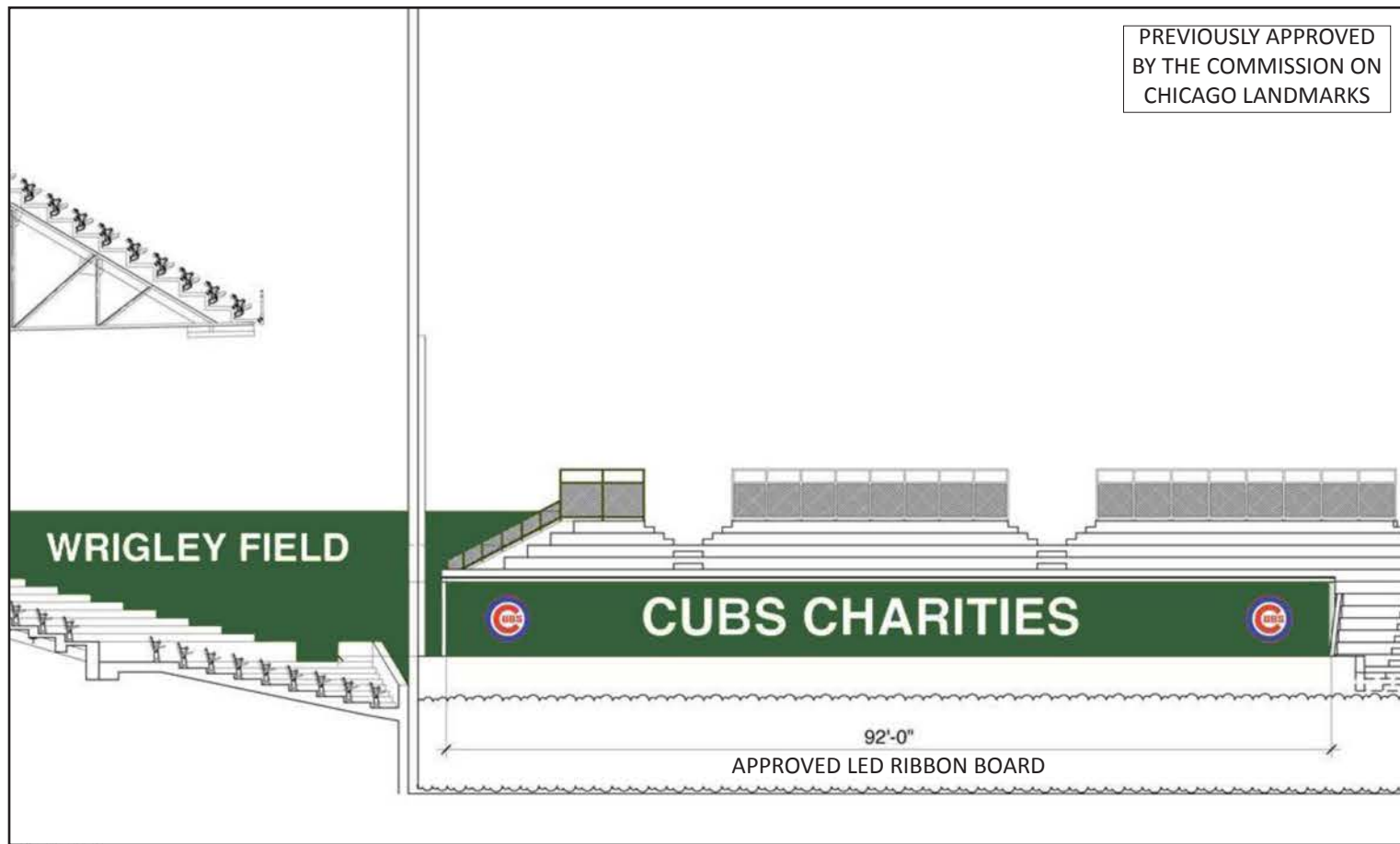
KEY PLAN



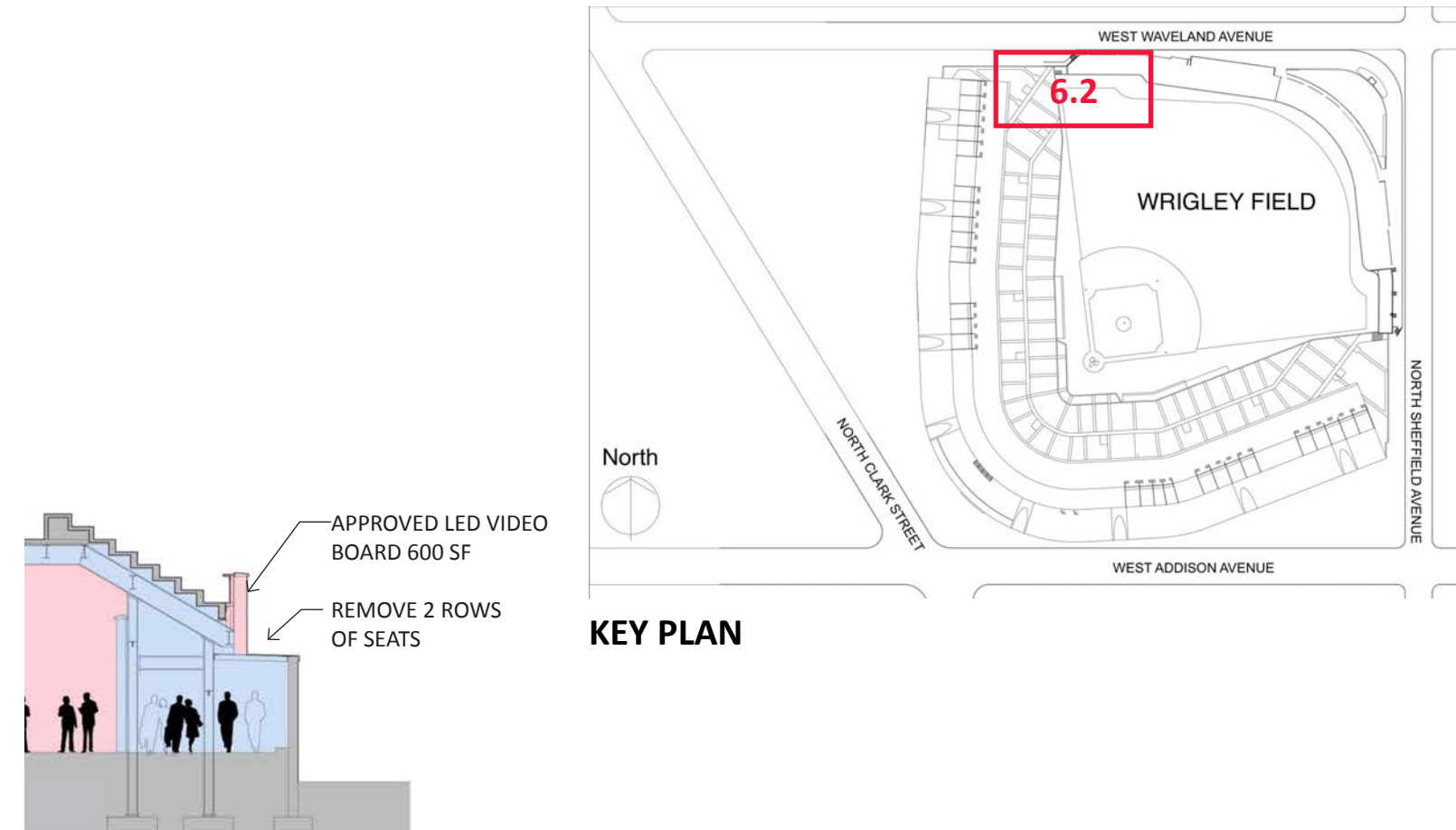
PROPOSED CONCOURSE LEVEL PLAN - ZONE 6.1

- KEY:**
- EXISTING
  - APPROVED
  - PROPOSED

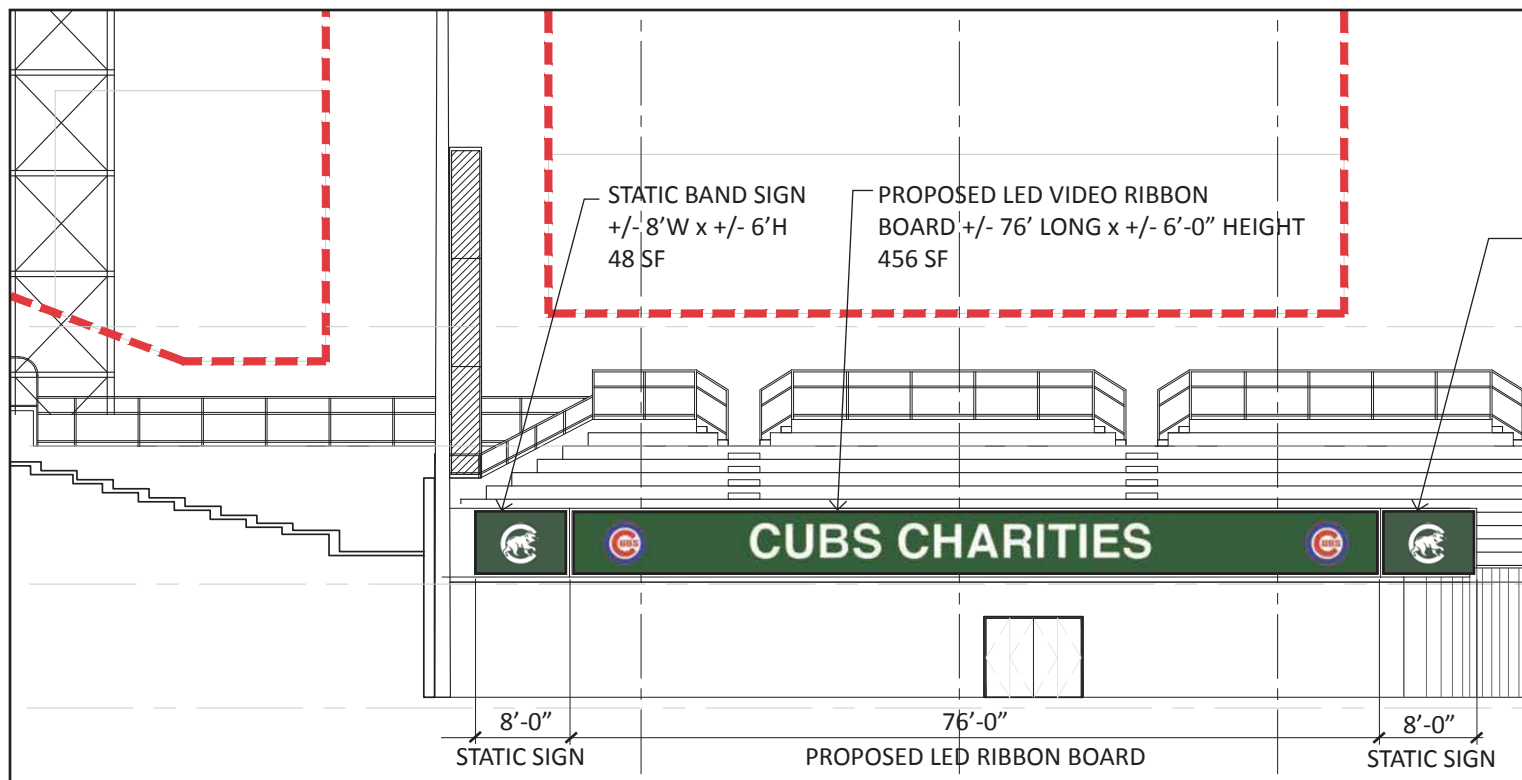




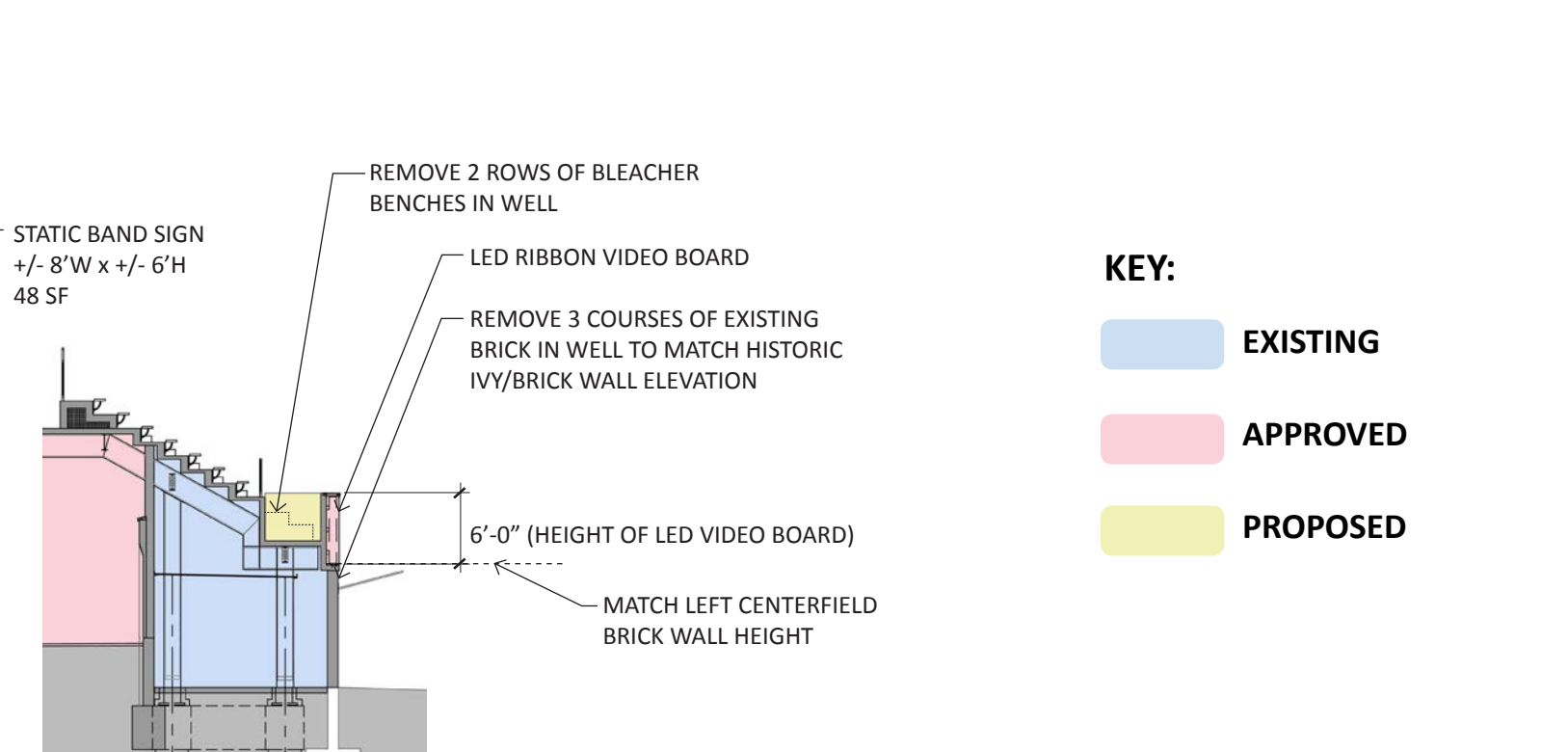
APPROVED ELEVATION OF LEFT FIELD LED RIBBON BOARD



APPROVED SECTION THRU LEFT FIELD LED RIBBON BOARD

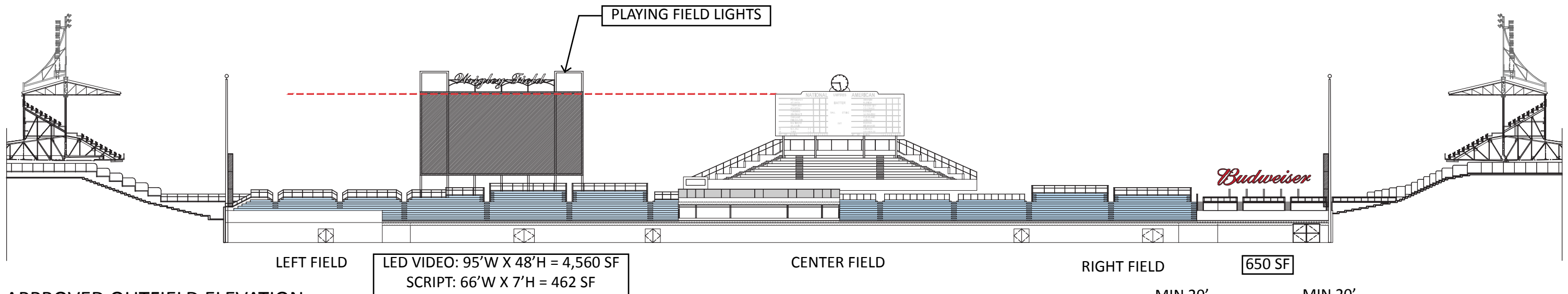


PROPOSED ELEVATION OF LEFT FIELD LED RIBBON BOARD

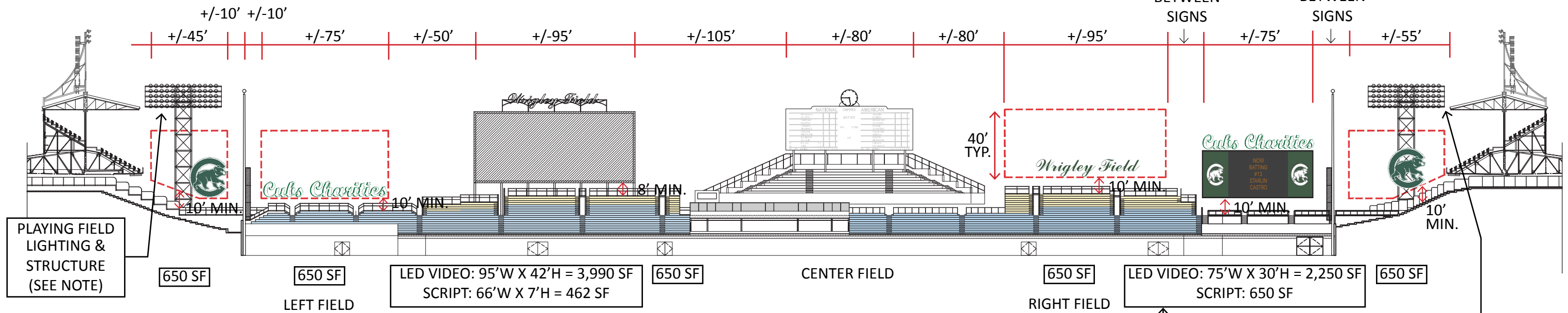


PROPOSED SECTION THRU LEFT FIELD LED RIBBON BOARD





APPROVED OUTFIELD ELEVATION



PROPOSED OUTFIELD ELEVATION

LED BOARD CAN BE MOVED UP TO 15' IN EITHER THE NORTH OR SOUTH DIRECTION.

NEW FIELD TRUSS LIGHTING STRUCTURES TO BE LOCATED IN FOUL TERRITORY (RIGHT AND LEFT FIELD). DESIGN AND LOCATION WILL BE BASED UPON FINAL ENGINEERING AND MLB DESIGN CRITERIA













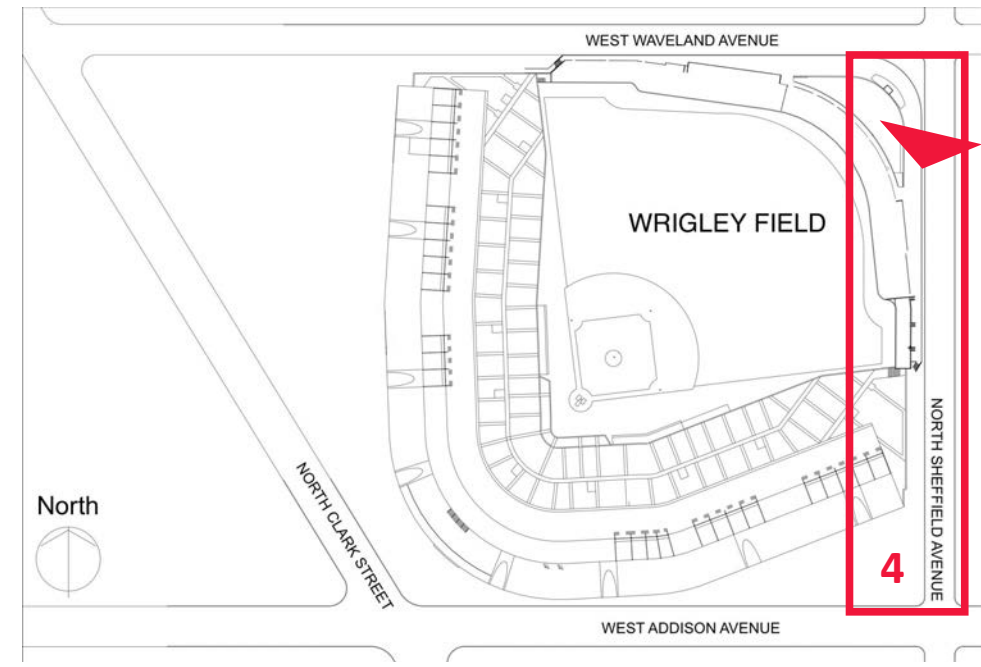






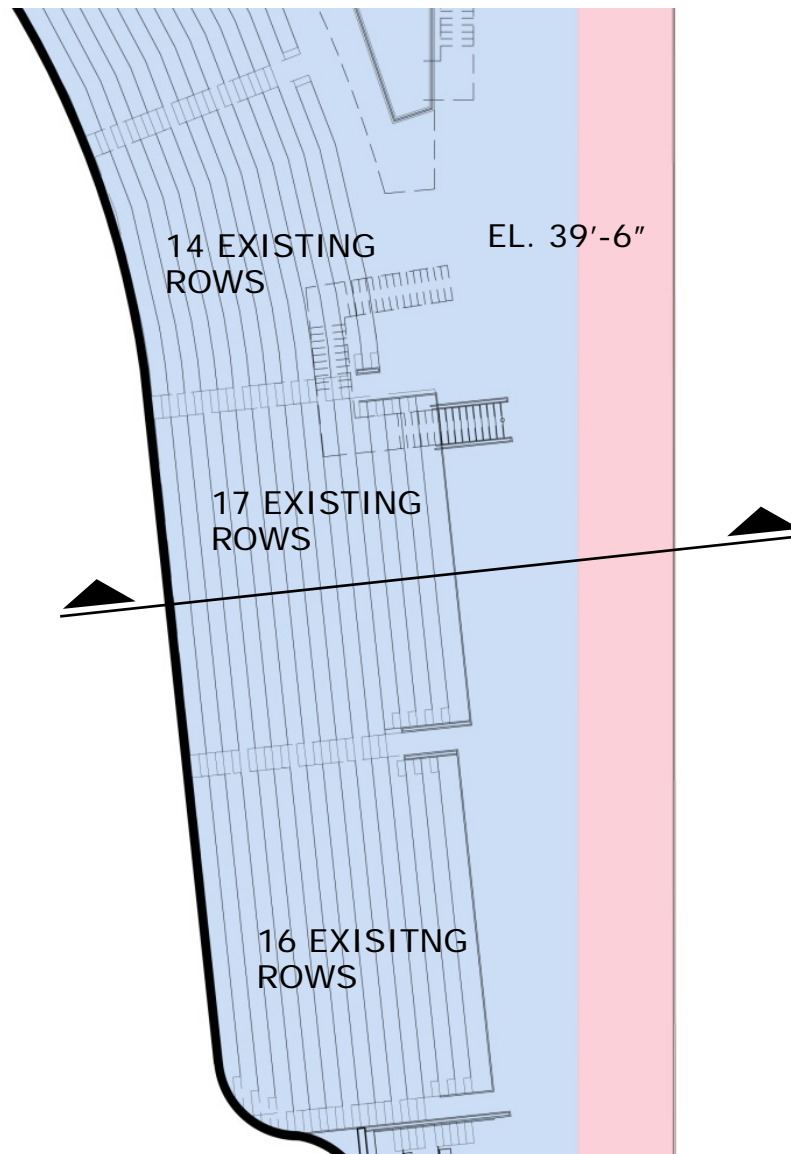


EXISTING CONDITIONS AT SHEFFIELD AVENUE FACADE

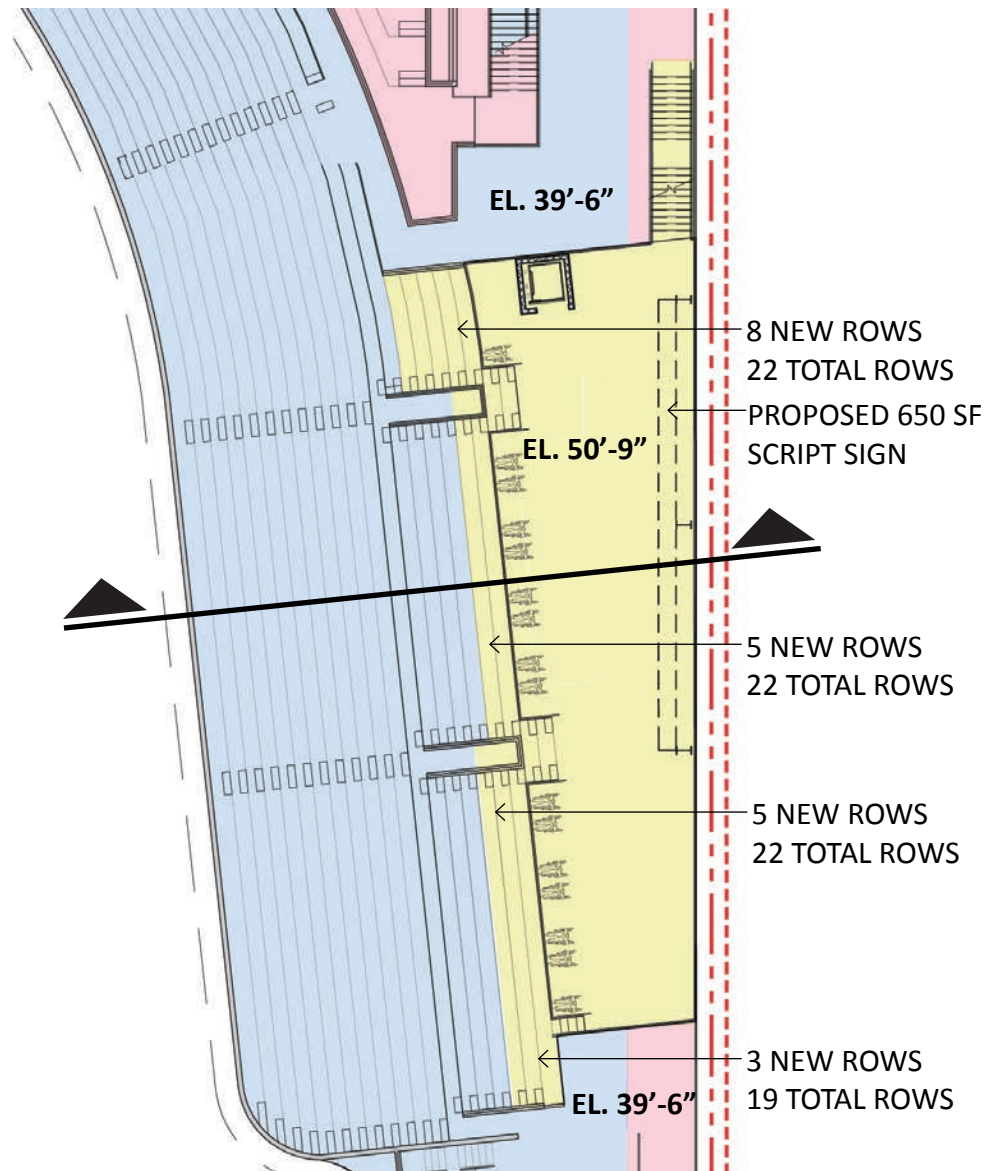


KEY PLAN

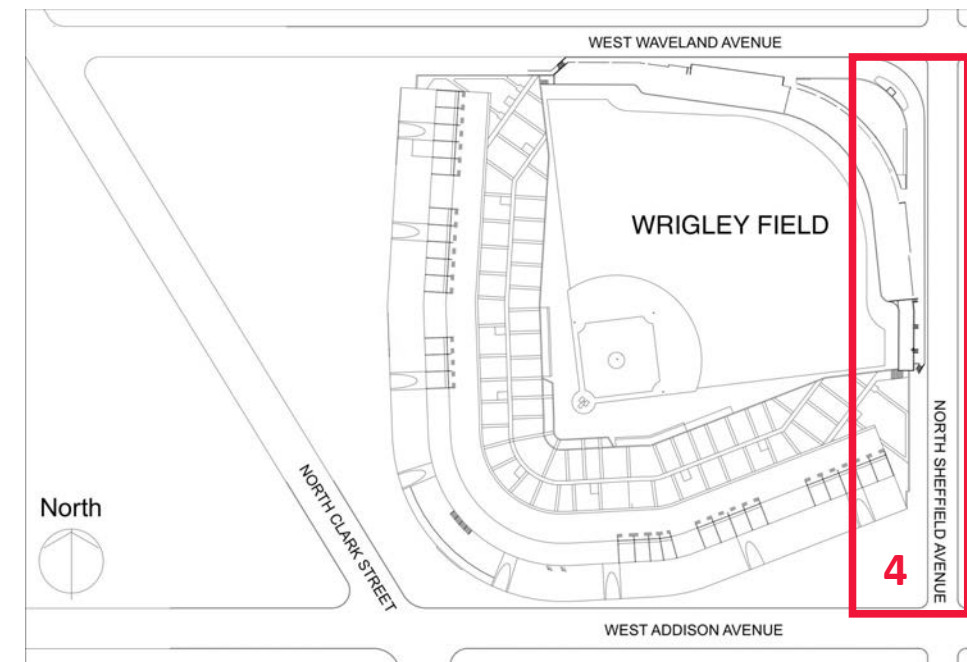




APPROVED PLAN AT SHEFFIELD AVENUE  
BLEACHERS - BOWL LEVEL



PROPOSED PLAN AT SHEFFIELD AVENUE  
BLEACHERS - BOWL LEVEL



KEY PLAN

KEY:

- EXISTING
- APPROVED
- PROPOSED

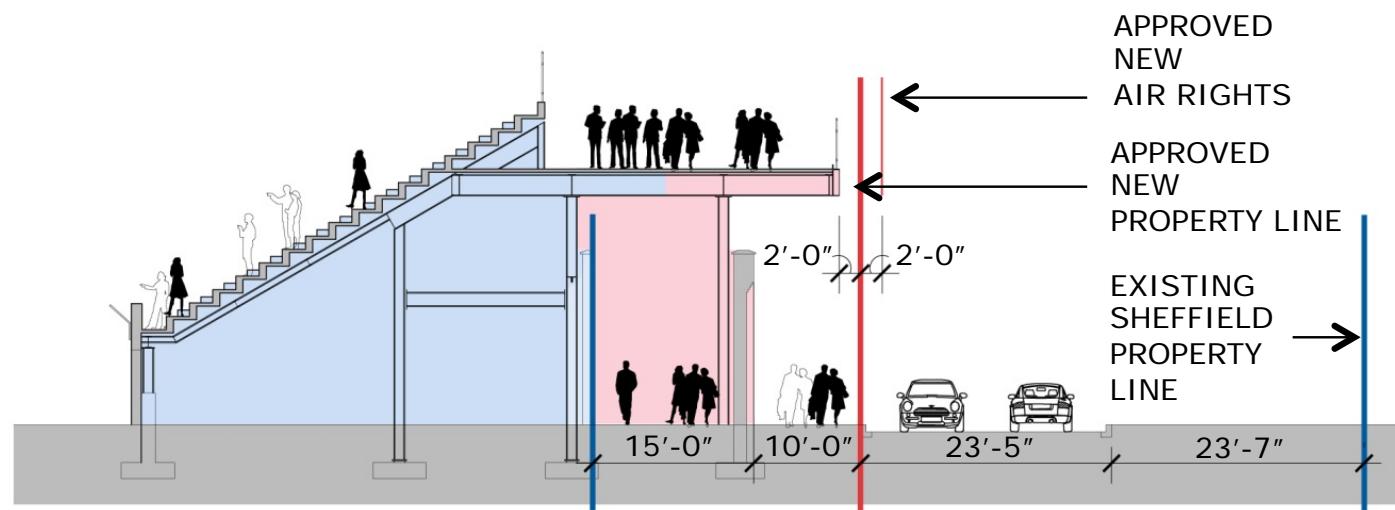
NOTE: FINAL DESIGN  
CONTINGENT UPON FINAL  
ENGINEERING

**KEY:**

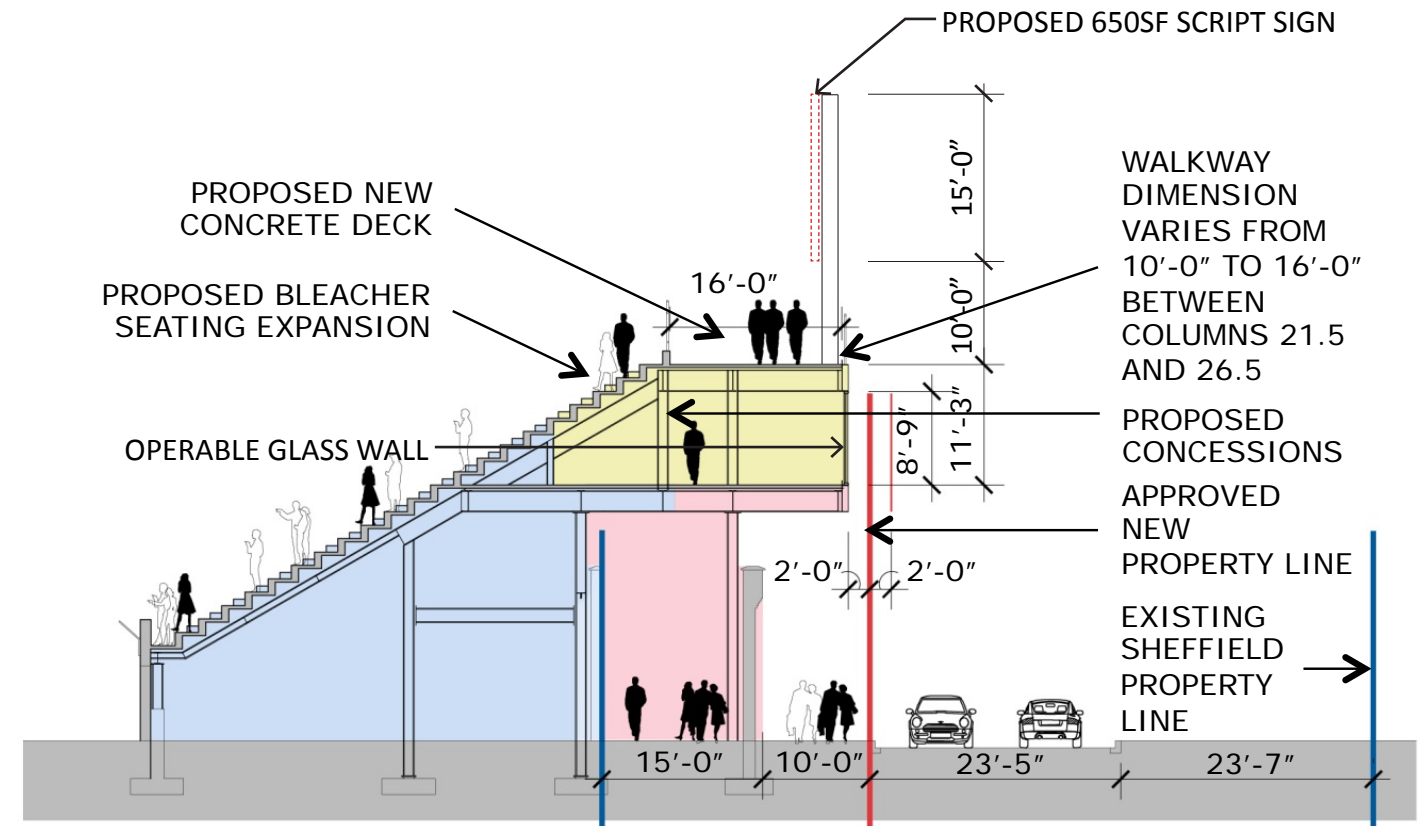
EXISTING

APPROVED

PROPOSED

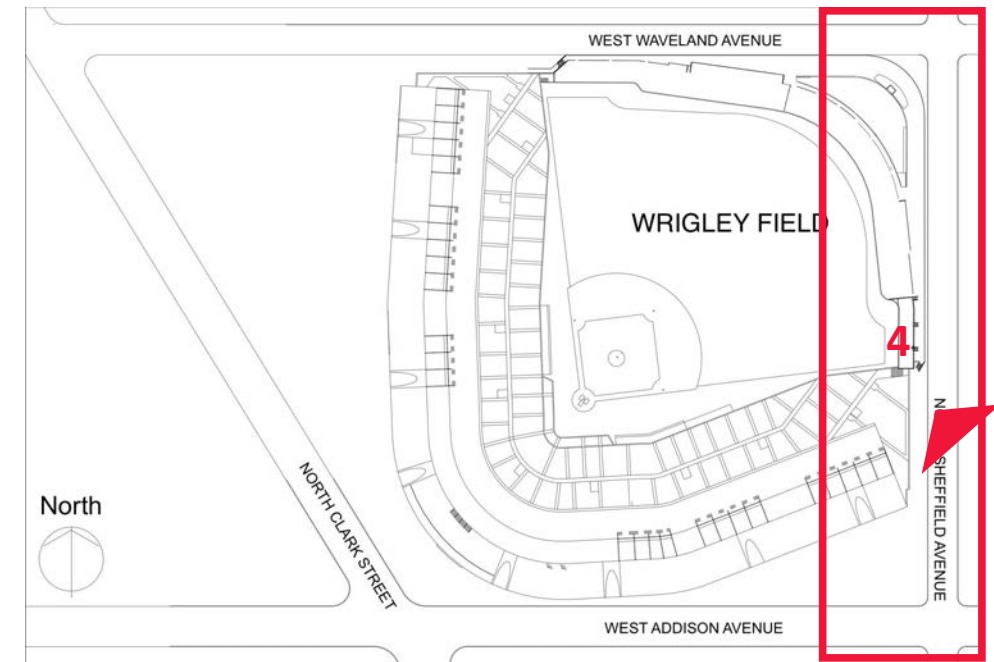


**APPROVED SECTION AT SHEFFIELD AVENUE BLEACHERS**



**PROPOSED SECTION AT SHEFFIELD AVENUE BLEACHERS**





**KEY PLAN**

APPROVED SCRIPT SIGN LOCATION

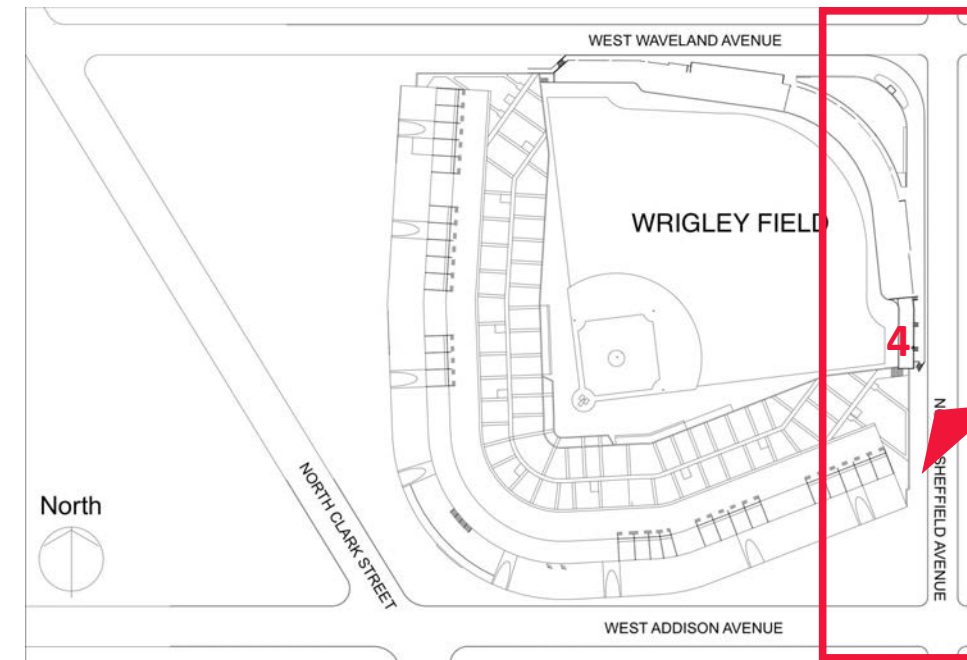
EXISTING KNOTHOLE GATE LOCATION

SEE ELEVATION DRAWINGS FOR FIELD LIGHT STANDARDS AND SIGNAGE LOCATIONS



APPROVED VIEW AT SHEFFIELD AVENUE FAÇADE





**KEY PLAN**

PROPOSED NEW LED VIDEO BOARD (75'W X 30'H) WITH APPROVED 650 SF SCRIPT SIGN ABOVE

PROPOSED 650 SF SCRIPT SIGN

PROPOSED NEW CONCRETE DECK

THE WIDTH OF THE KNOTHOLE GATE FACING SHEFFIELD TO BE INCREASED BY 2'-0". THE WIDTH OF THE FIELD SIDE OF THE KNOTHOLE GATE TO REMAIN AS IS. THE MINIMUM HEIGHT OF THE KNOTHOLE GATE FACING THE FIELD TO BE A MINIMUM OF 12'-3". THIS REFLECTS A 6" INCREASE IN HEIGHT.

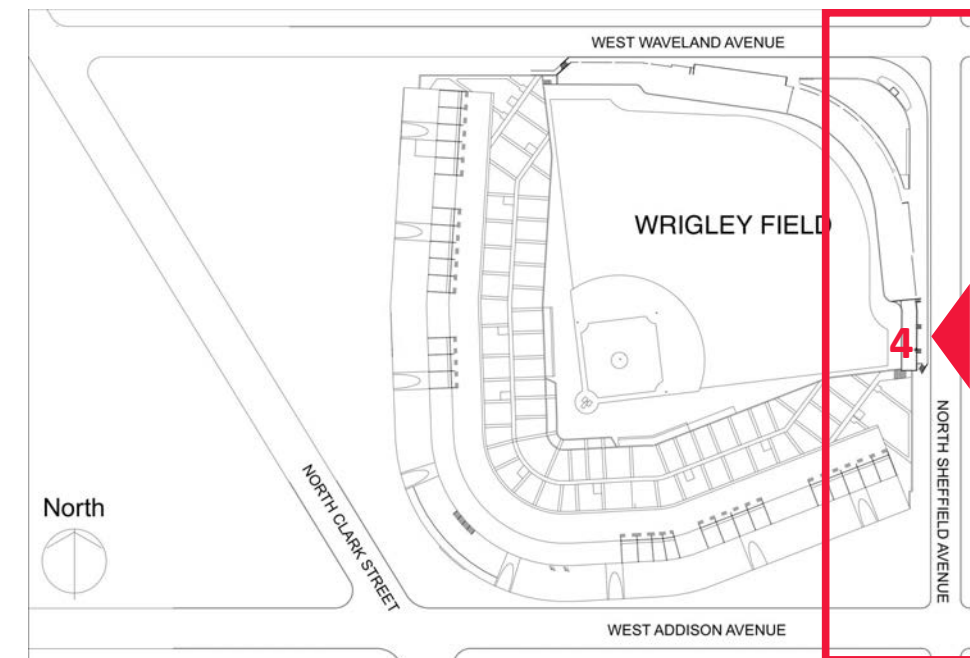
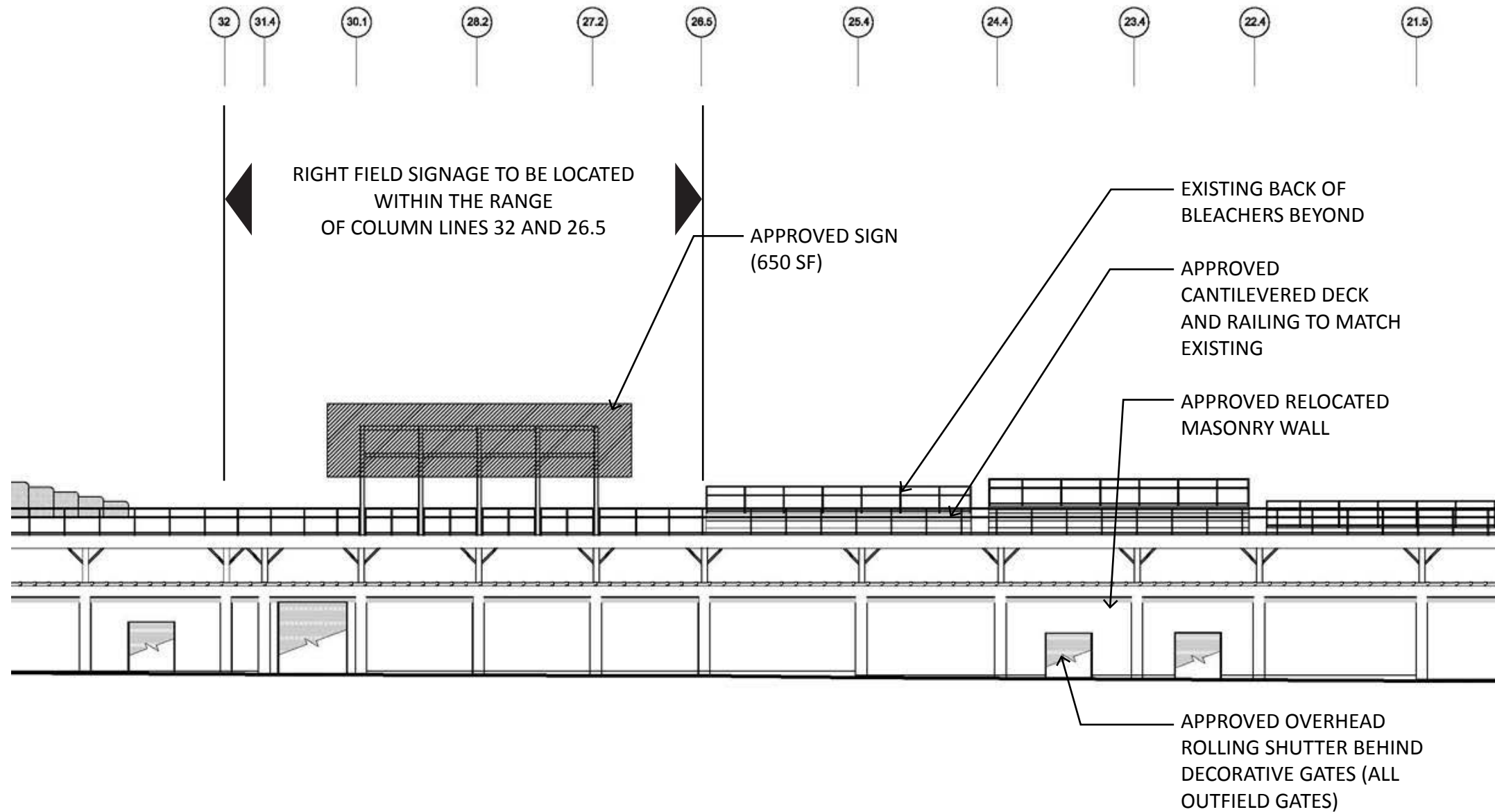
VISITING TEAM ENTRANCE

SEE ELEVATION DRAWINGS FOR FIELD LIGHT STANDARDS AND SIGNAGE LOCATIONS



PROPOSED VIEW AT SHEFFIELD AVENUE FAÇADE

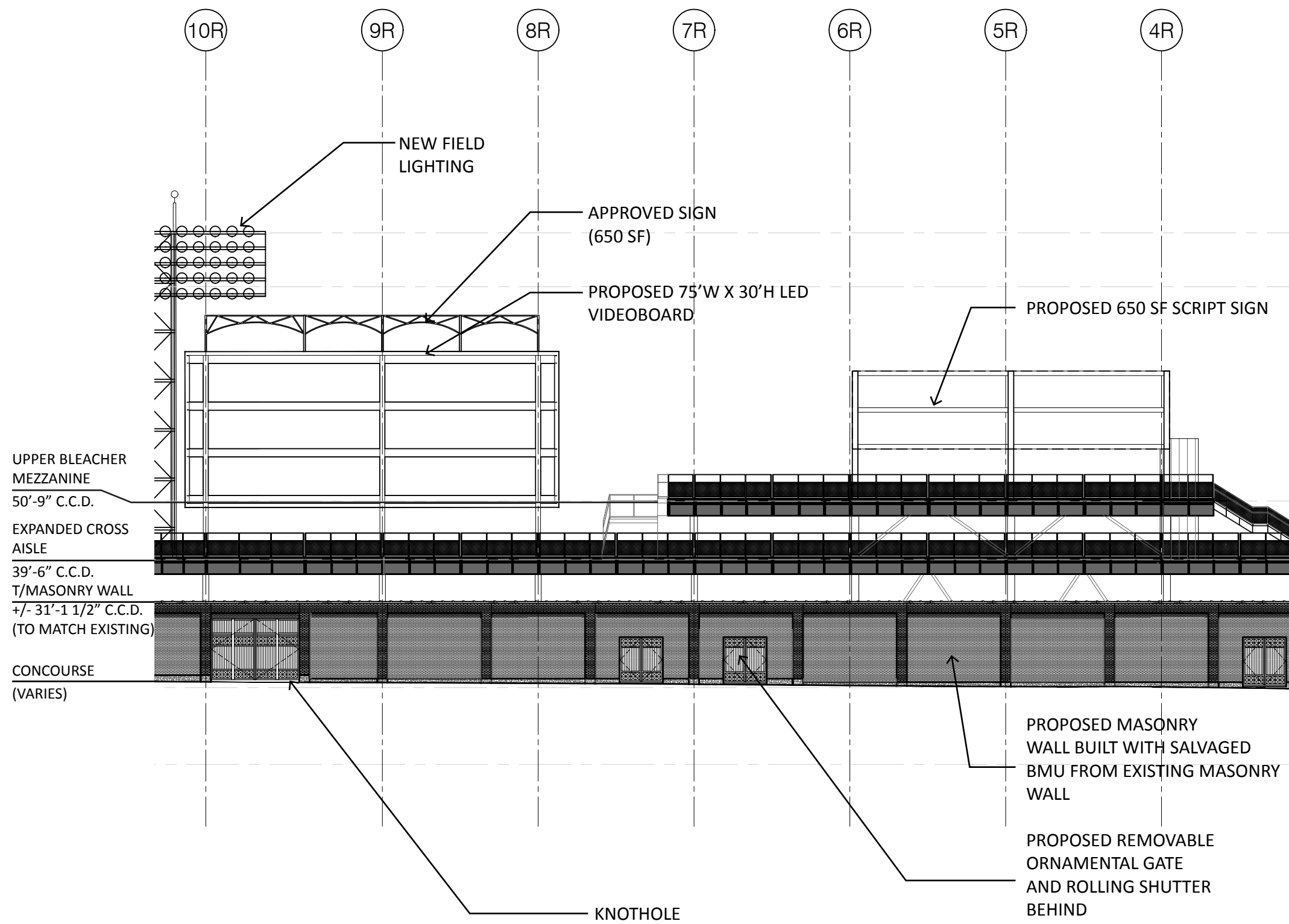




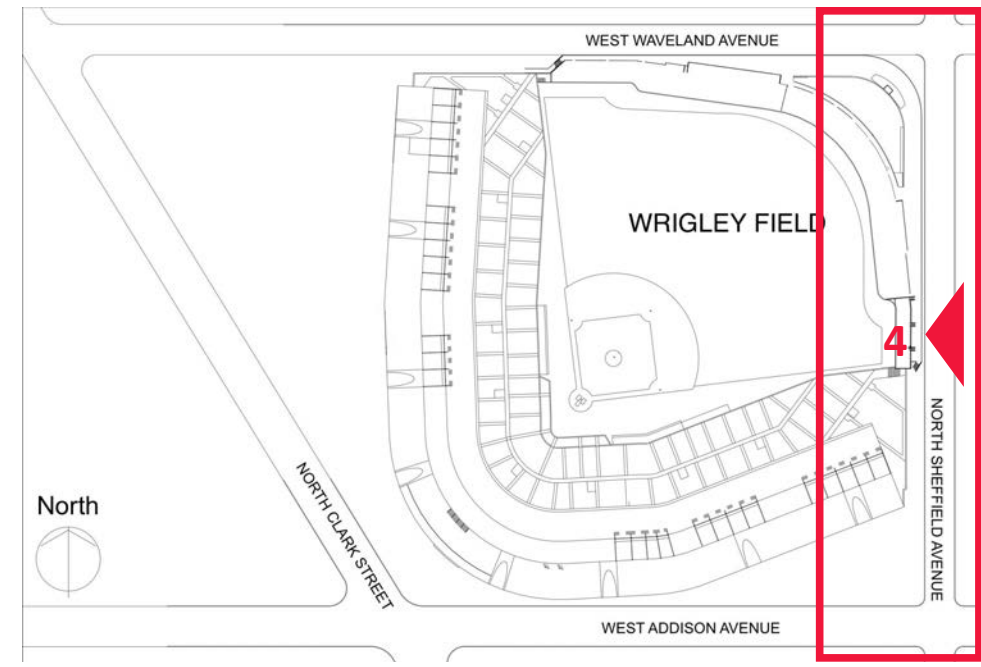
**KEY PLAN**

- RELOCATED MASONRY WALL TO RE-USE HISTORIC BMU FROM EXISTING MASONRY WALL WHEN SALVAGEABLE. BMU FROM 2005 CONSTRUCTION WILL NOT BE SALVAGED.
- THE APPROVED PLANNED DEVELOPMENT SIGNAGE MATRIX PLAN FOR WRIGLEY FIELD GOVERNS ALL SIGNAGE IN THE BALLPARK

APPROVED OUTFIELD WALL ELEVATION AT SHEFFIELD AVENUE



PROPOSED OUTFIELD WALL ELEVATION AT SHEFFIELD AVENUE

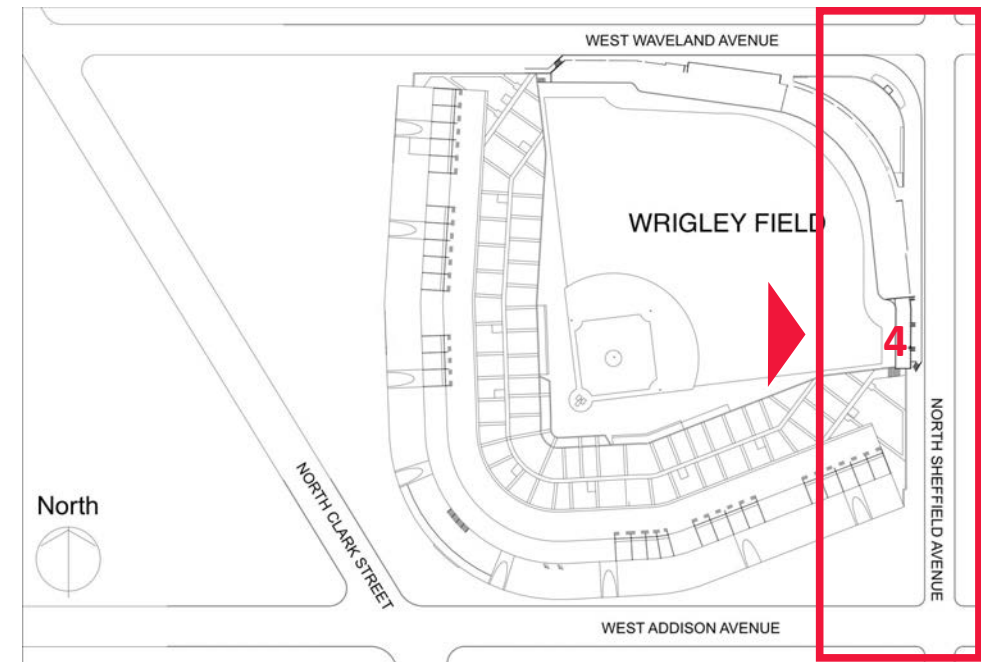
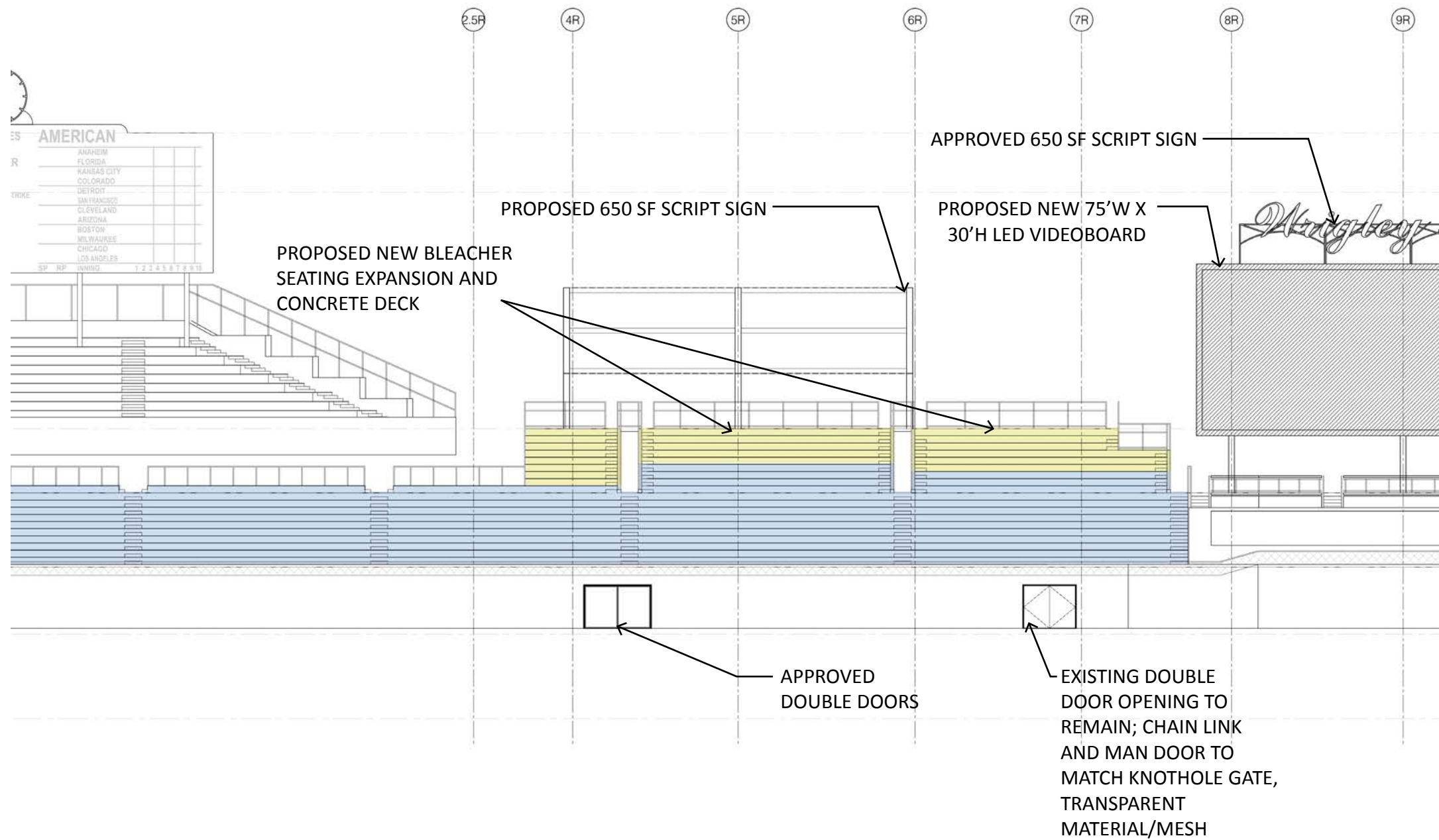


KEY PLAN

- RELOCATED MASONRY WALL TO RE-USE HISTORIC BMU FROM EXISTING MASONRY WALL WHEN SALVAGEABLE. BMU FROM 2005 CONSTRUCTION WILL NOT BE SALVAGED.
- RELOCATED MASONRY WALL TO MATCH HEIGHT OF EXISTING MASONRY WALL
- THE APPROVED PLANNED DEVELOPMENT SIGNAGE MATRIX PLAN FOR WRIGLEY FIELD GOVERNS ALL SIGNAGE IN THE BALLPARK
- NEW FIELD LIGHTING. FINAL LOCATION OF FIELD LIGHTS MAY MOVE TO THE SOUTH UP TO 20' BASED ON FINAL PHOTOMETRIC ANALYSIS.







**KEY PLAN**

- THE APPROVED PLANNED DEVELOPMENT SIGNAGE MATRIX PLAN FOR WRIGLEY FIELD GOVERNS ALL SIGNAGE IN THE BALLPARK
- BLEACHER EXPANSION WITH EXTENDED DECK
- ADDITIONAL SIGNAGE

PROPOSED OUTFIELD BLEACHER ELEVATION AT SHEFFIELD AVENUE

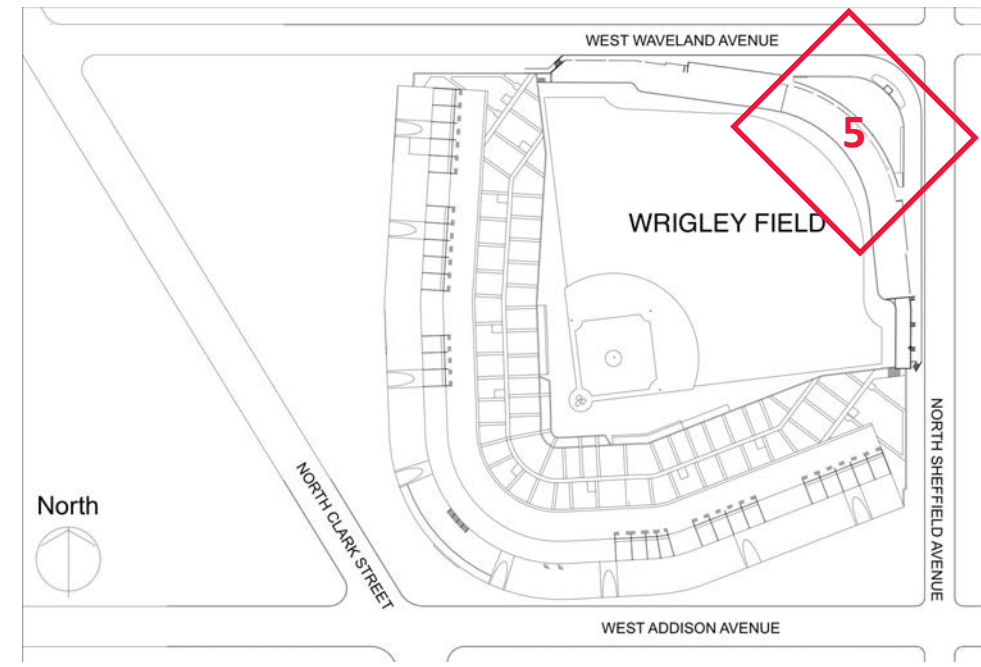




**BLEACHER CONSTRUCTION**

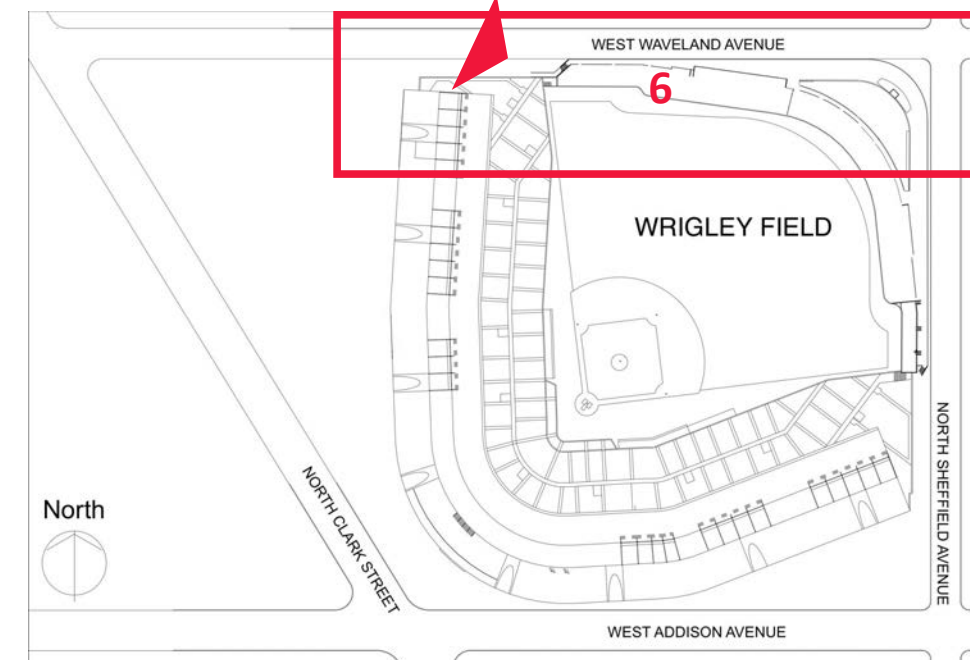


**EXISTING VIEW AT CENTERFIELD BLEACHERS AND SCOREBOARD**



**KEY PLAN**

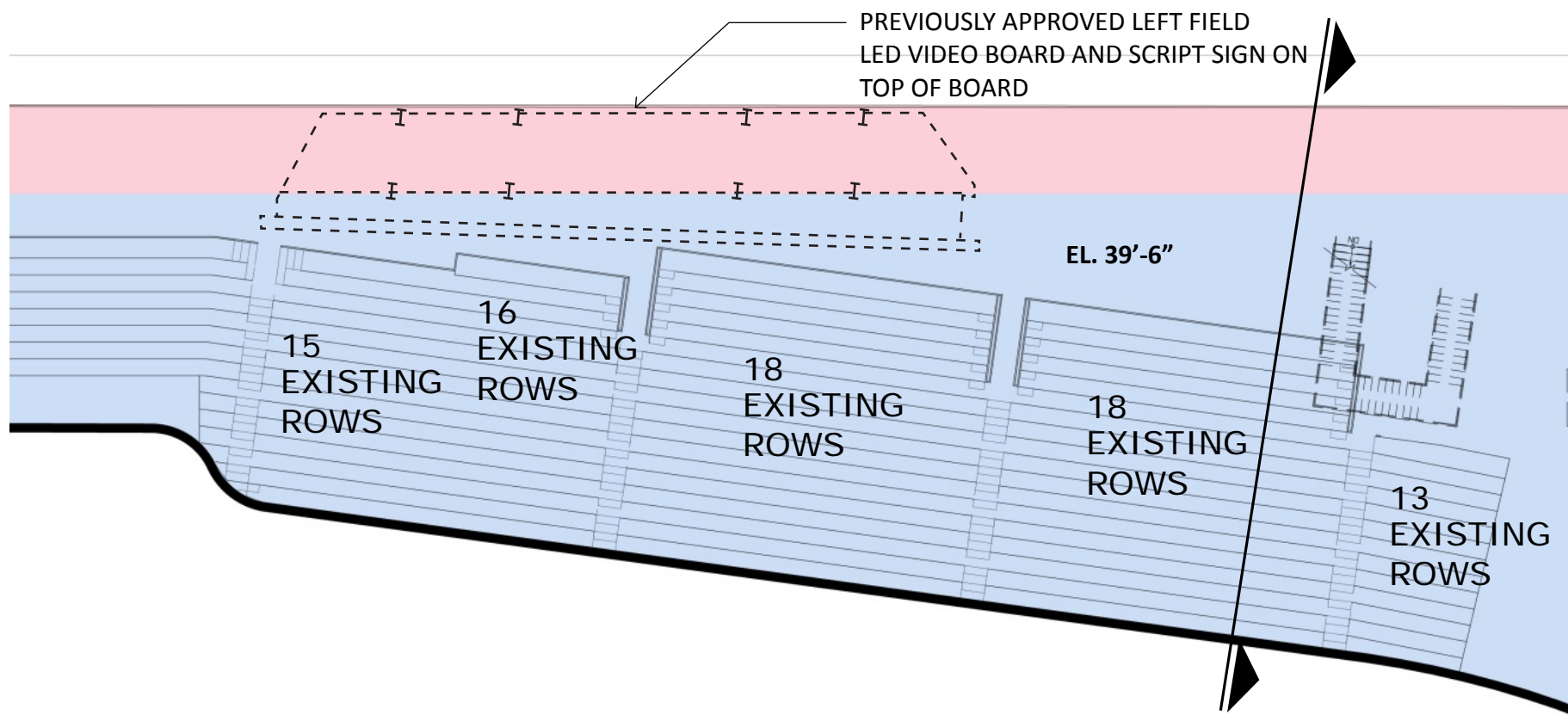




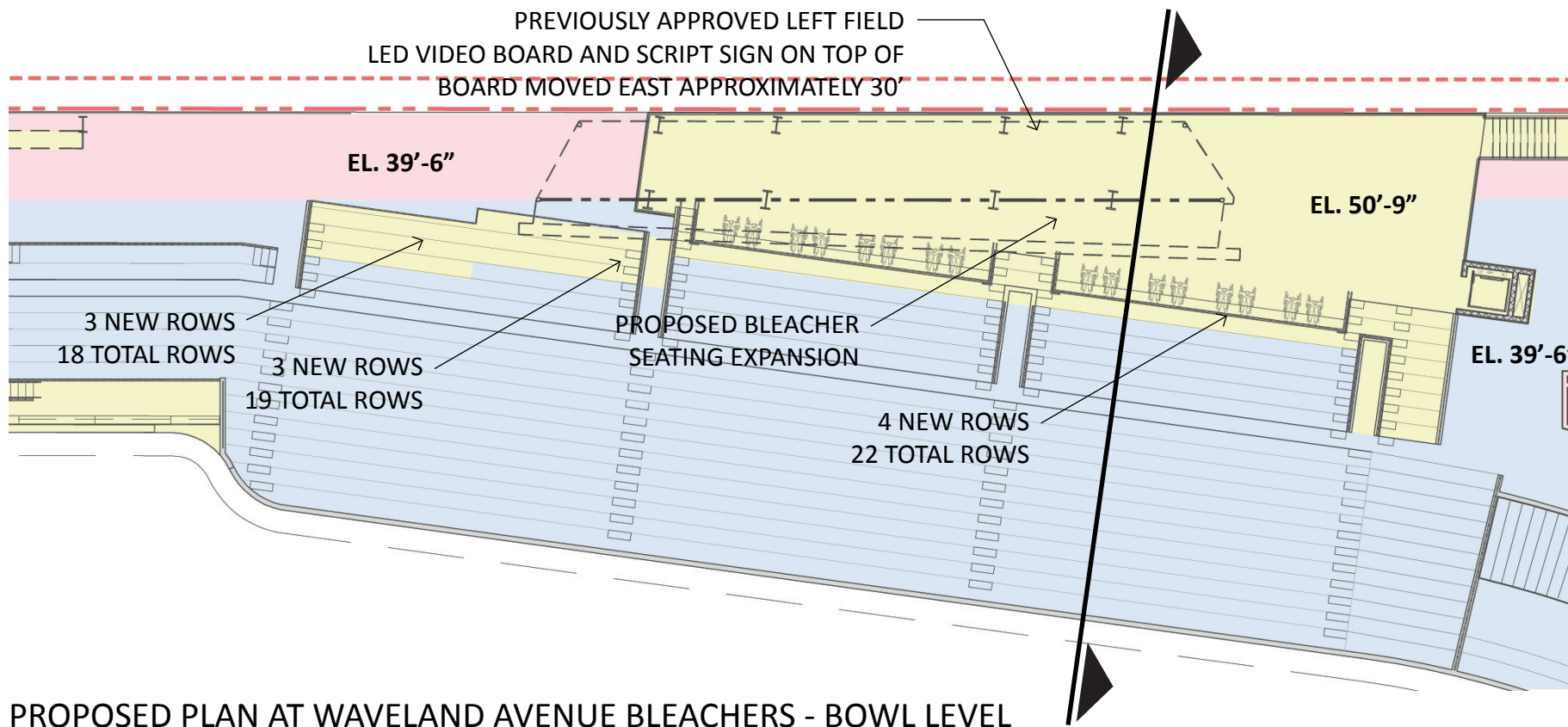
KEY PLAN

EXISTING CONDITIONS AT WAVELAND AVENUE FAÇADE

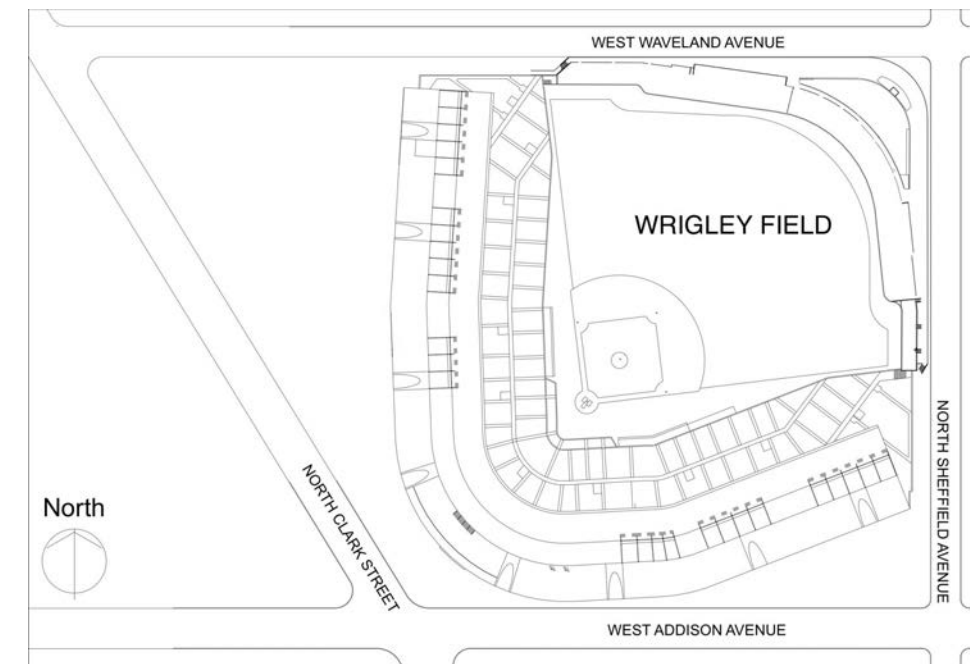




APPROVED PLAN AT WAVELAND AVENUE BLEACHERS - BOWL LEVEL



PROPOSED PLAN AT WAVELAND AVENUE BLEACHERS - BOWL LEVEL



KEY PLAN

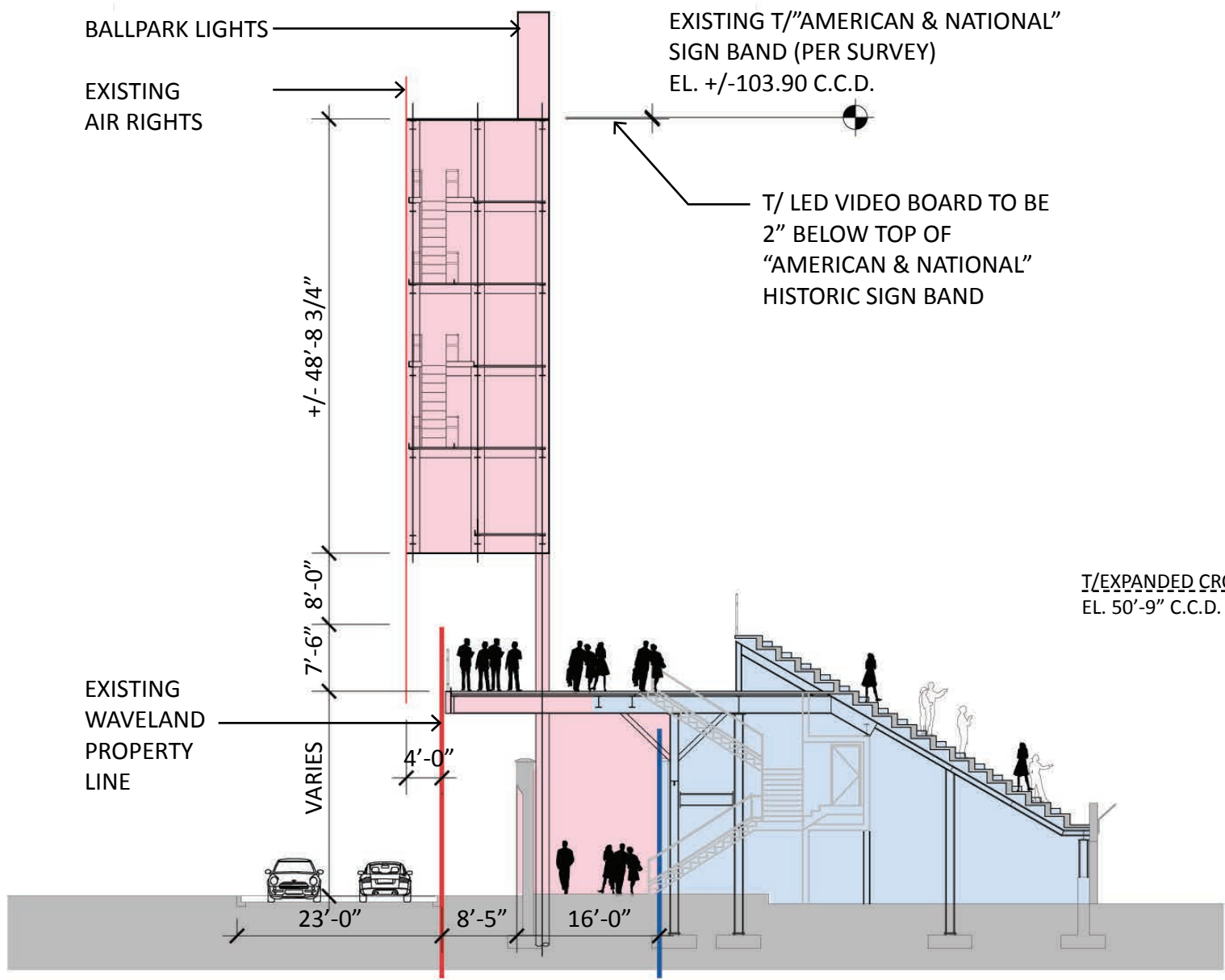
NOTE: FINAL DESIGN CONTINGENT UPON FINAL ENGINEERING

KEY:

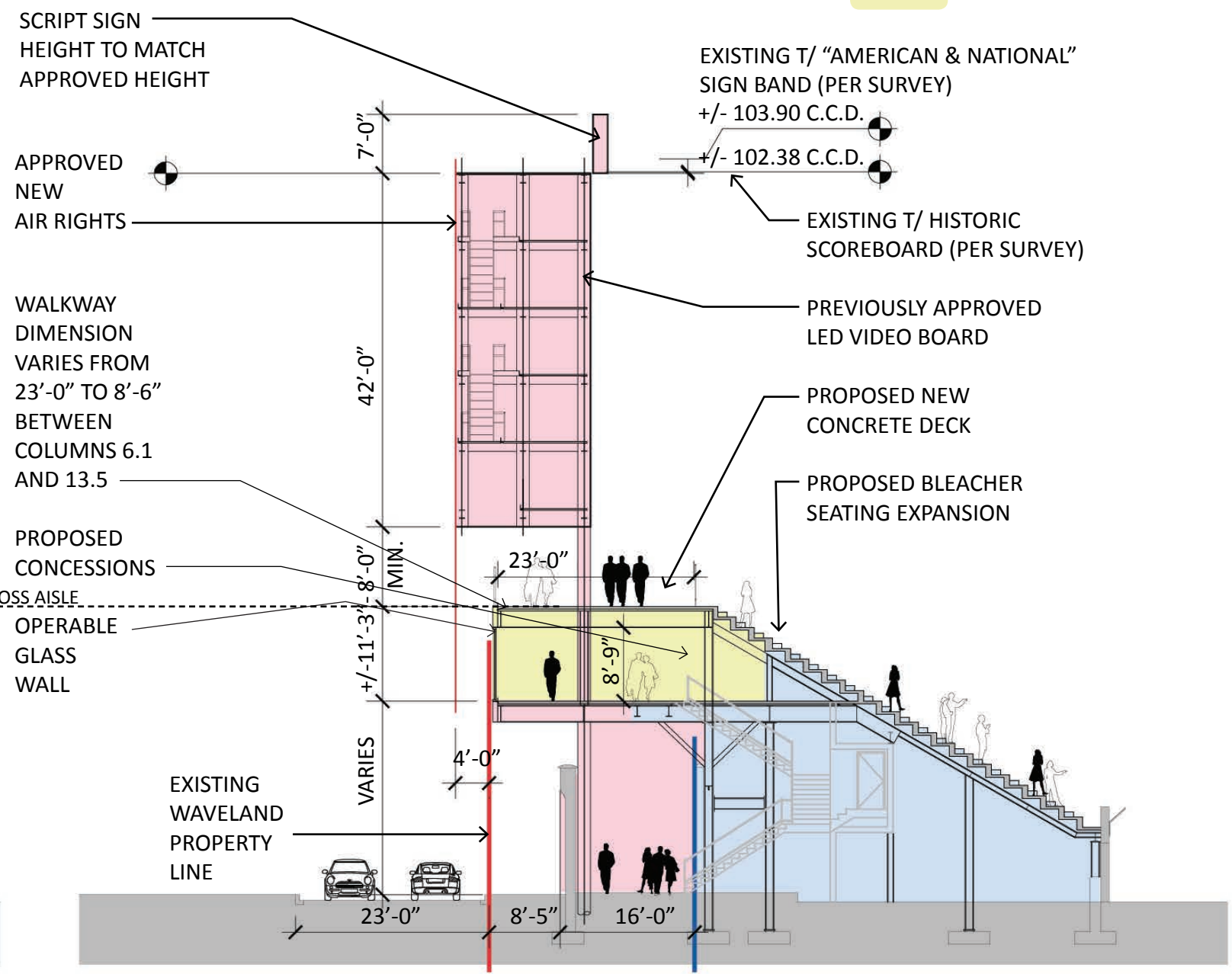
- EXISTING
- APPROVED
- PROPOSED

**KEY:**

- EXISTING
- APPROVED
- PROPOSED

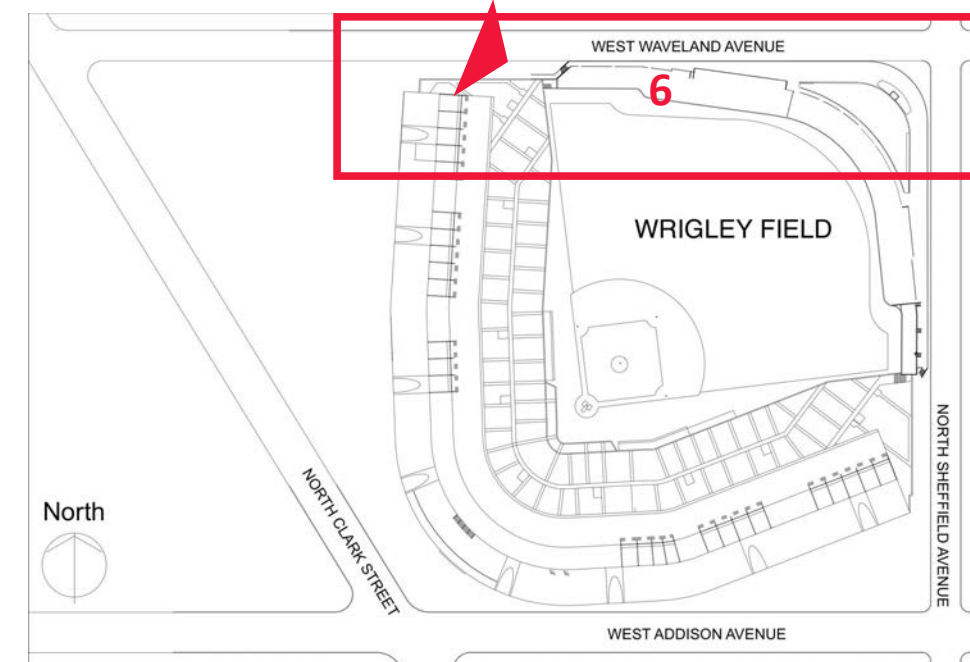


APPROVED SECTION AT WAVELAND AVENUE BLEACHERS



PROPOSED SECTION AT WAVELAND AVENUE BLEACHERS





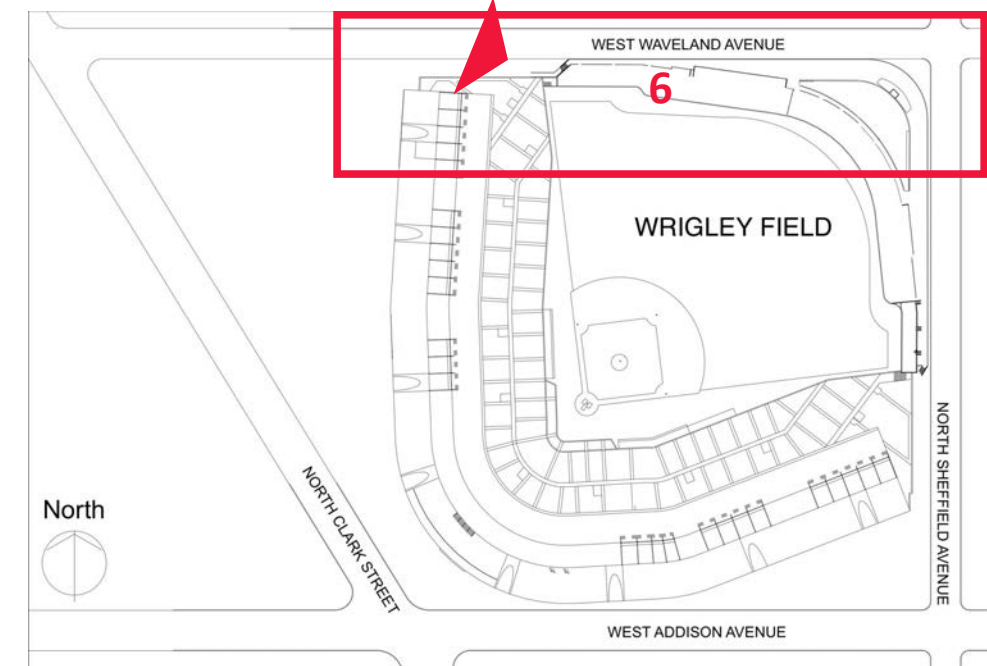
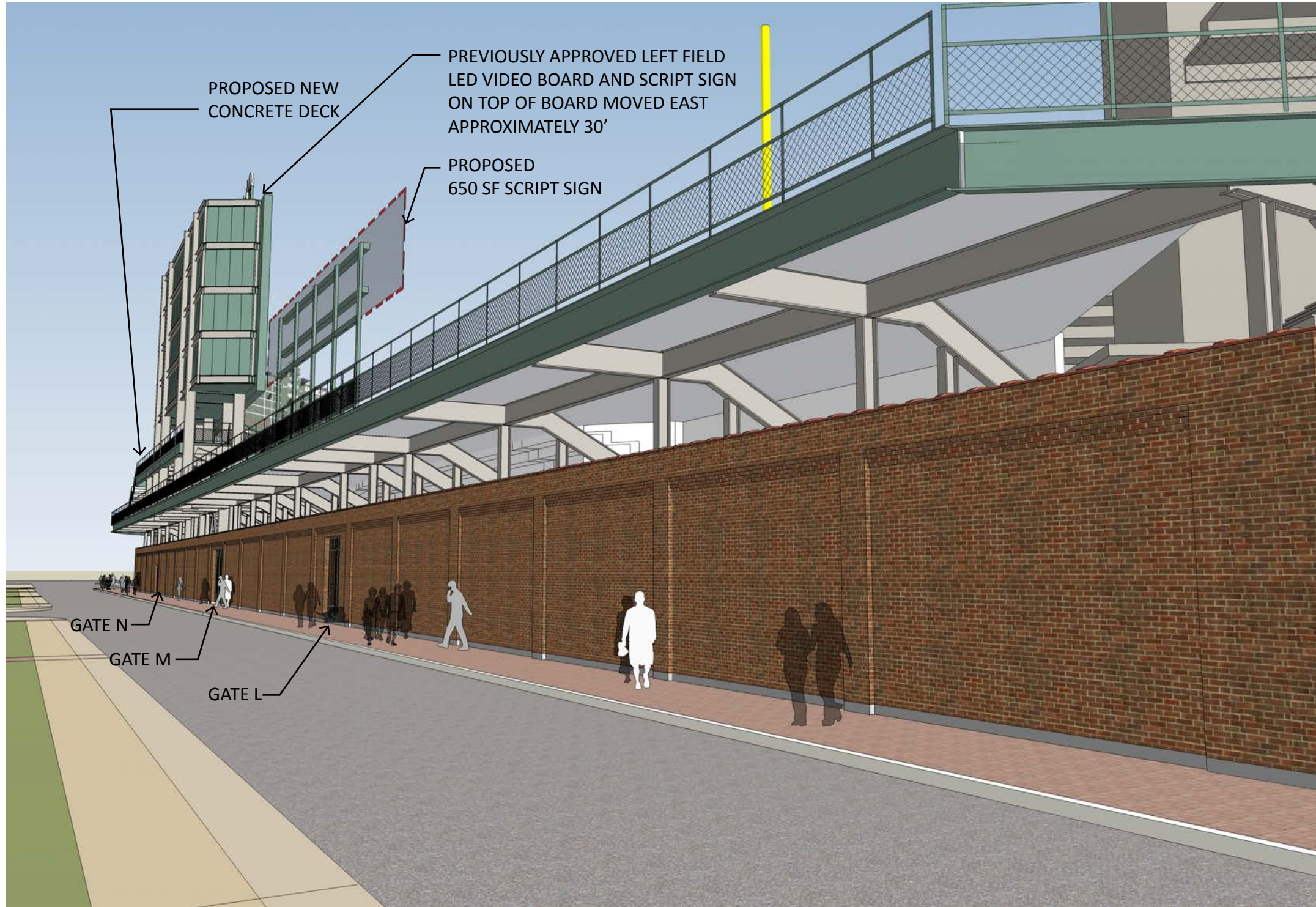
**KEY PLAN**

SEE ELEVATION DRAWINGS FOR FIELD LIGHT STANDARDS AND SIGNAGE LOCATIONS



APPROVED CONDITIONS AT WAVELAND AVENUE FAÇADE



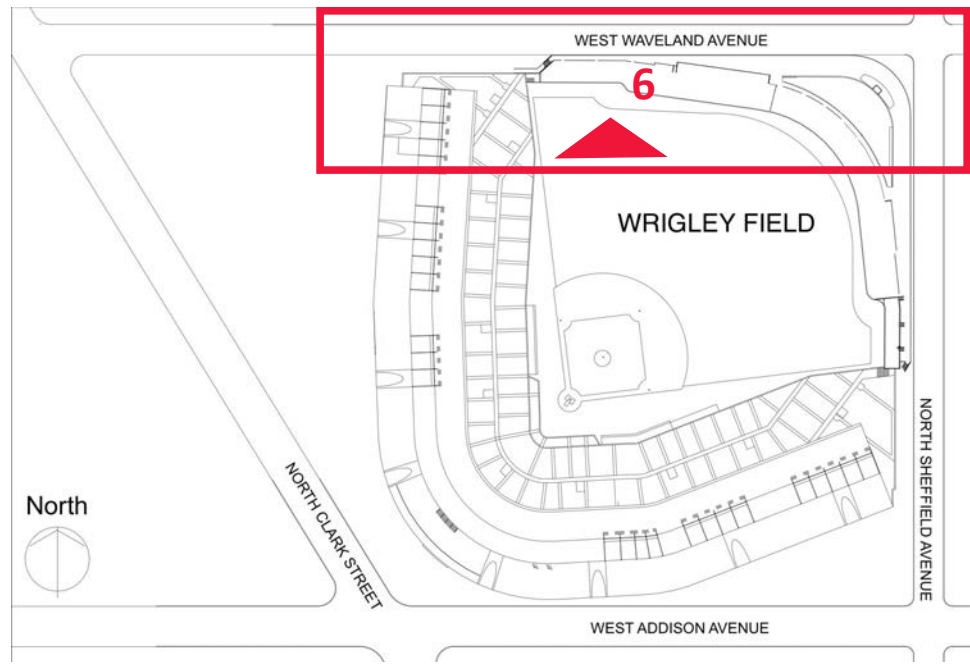
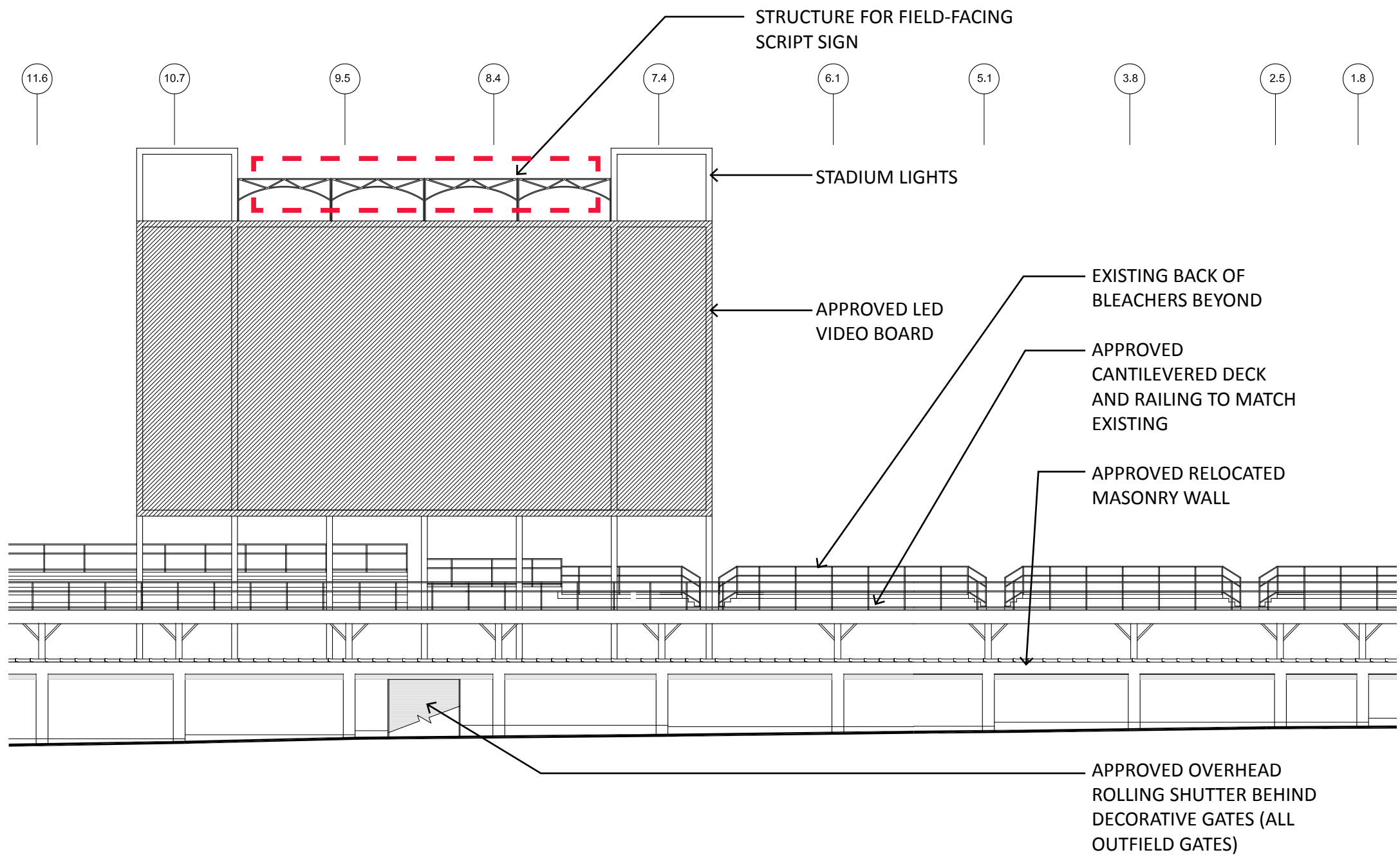


**KEY PLAN**



PROPOSED CONDITIONS AT WAVELAND AVENUE FAÇADE



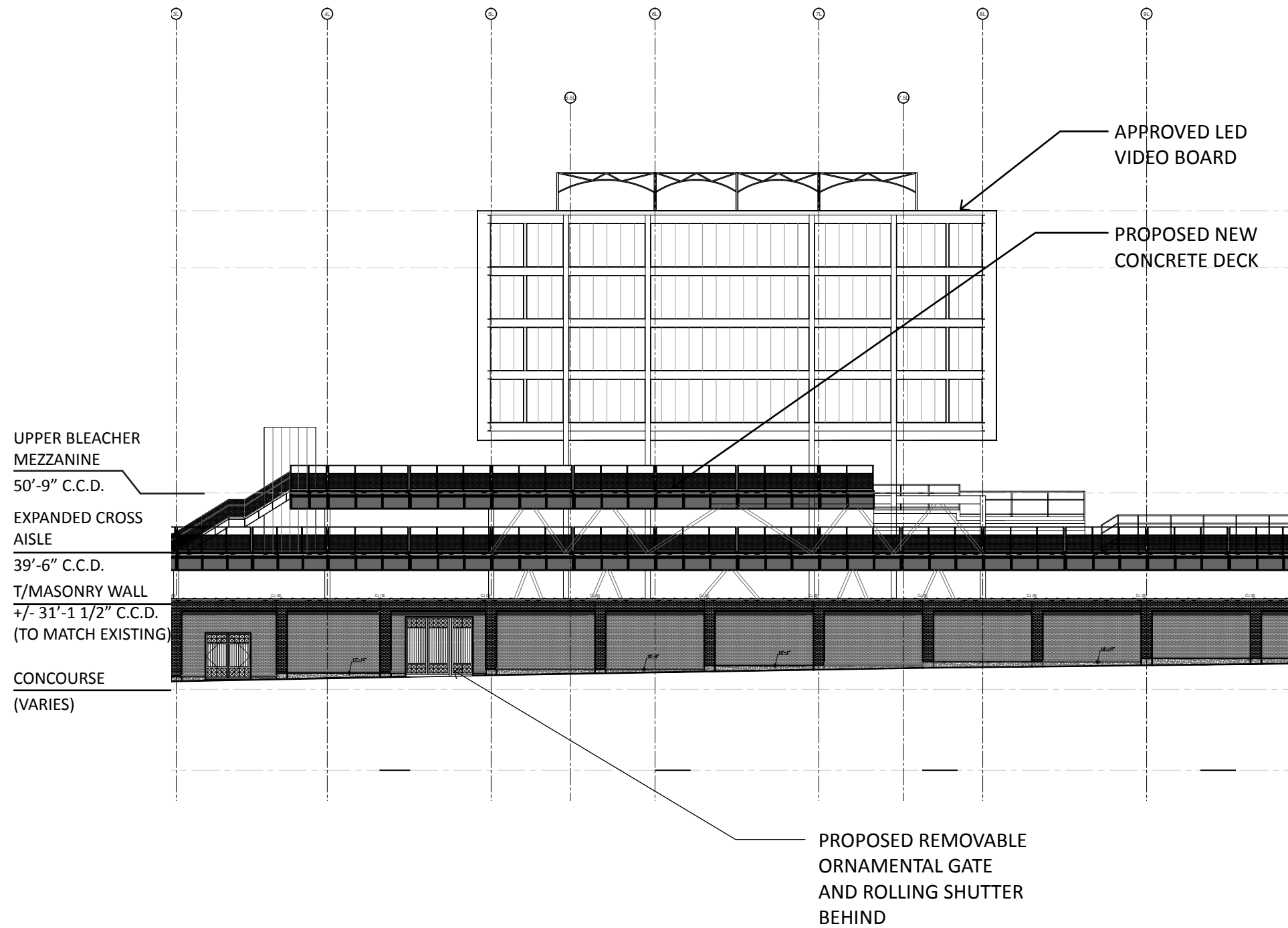


**KEY PLAN**

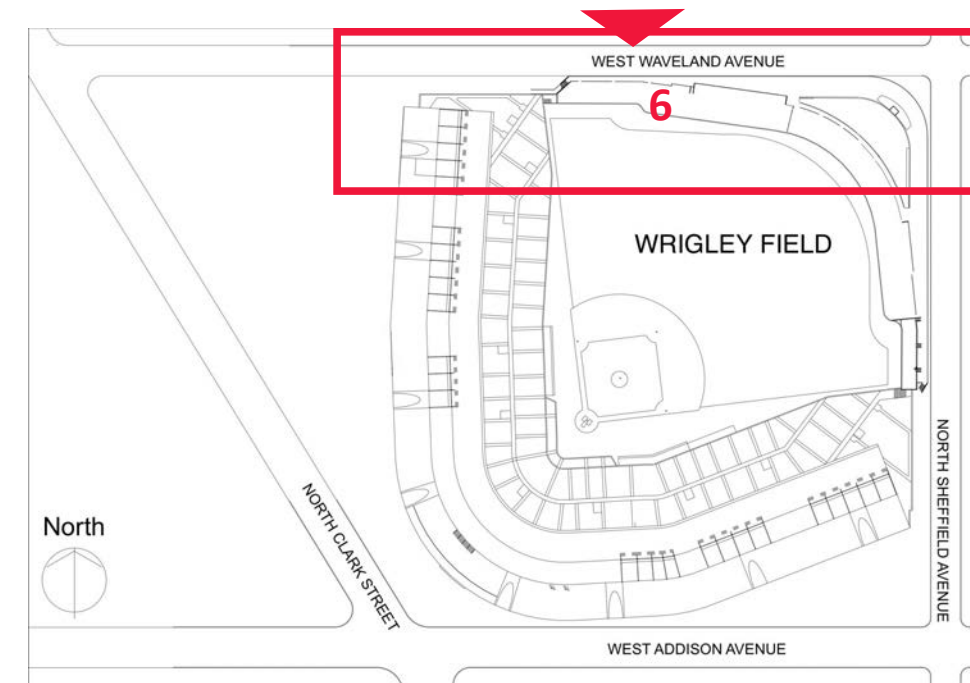
- RELOCATED MASONRY WALL TO RE-USE HISTORIC BRICK FROM EXISTING MASONRY WALL WHEN SALVAGEABLE. BMU FROM 2005 CONSTRUCTION WILL NOT BE SALVAGED.
- LED VIDEO BOARD WITH SCRIPT SIGN
- FIELD LIGHTS ATTACHED TO TOP OF LED VIDEO BOARD



APPROVED OUTFIELD WALL ELEVATION AT WAVELAND AVENUE



PROPOSED OUTFIELD WALL ELEVATION AT WAVELAND AVENUE

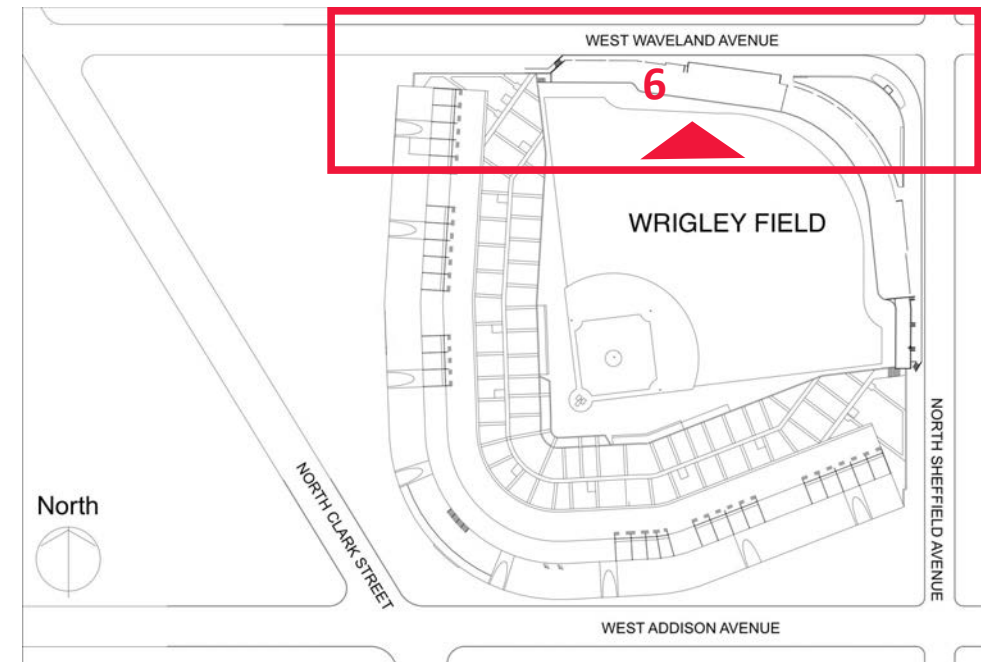
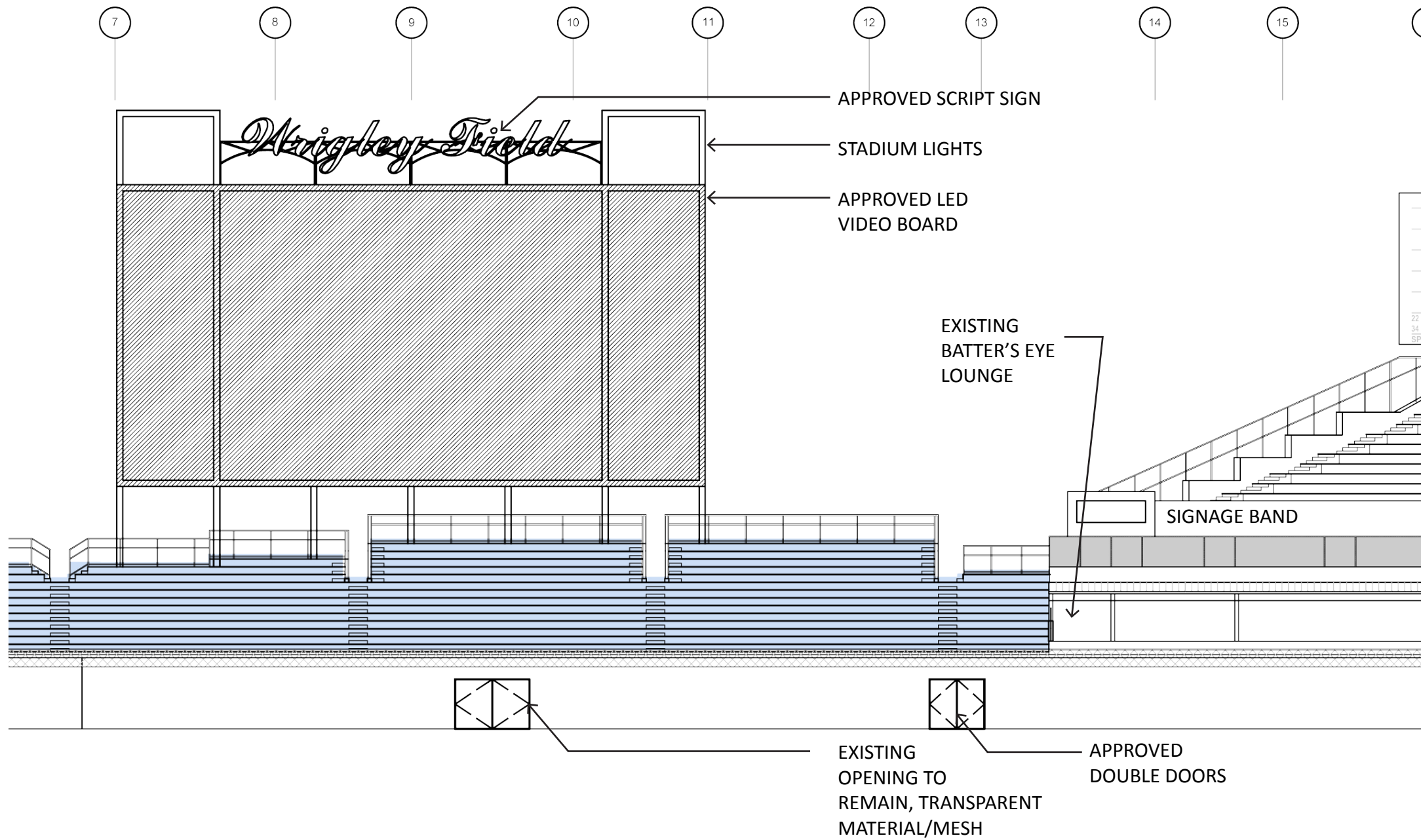


KEY PLAN

- RELOCATED MASONRY WALL TO RE-USE HISTORIC BRICK FROM EXISTING MASONRY WALL WHEN SALVAGEABLE. BMU FROM 2005 CONSTRUCTION WILL NOT BE SALVAGED.
- THE OPENINGS/GATES ALONG WAVELAND WILL INCLUDE ROLLING DOORS WITH ORNAMENTAL GATES TO BE SIMILAR IN DESIGN AS THE BLEACHER GATES





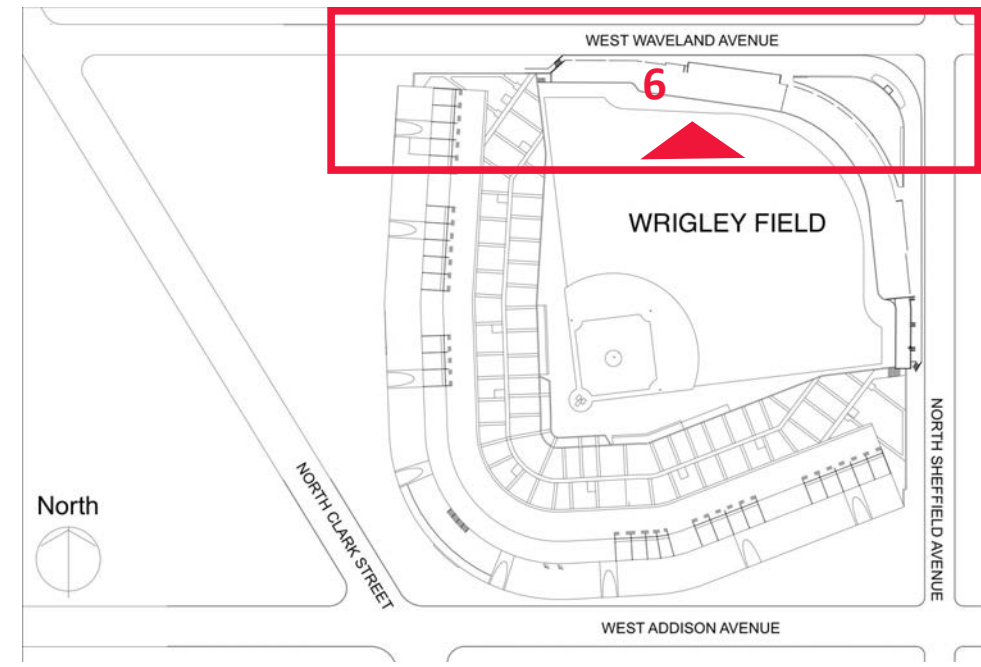
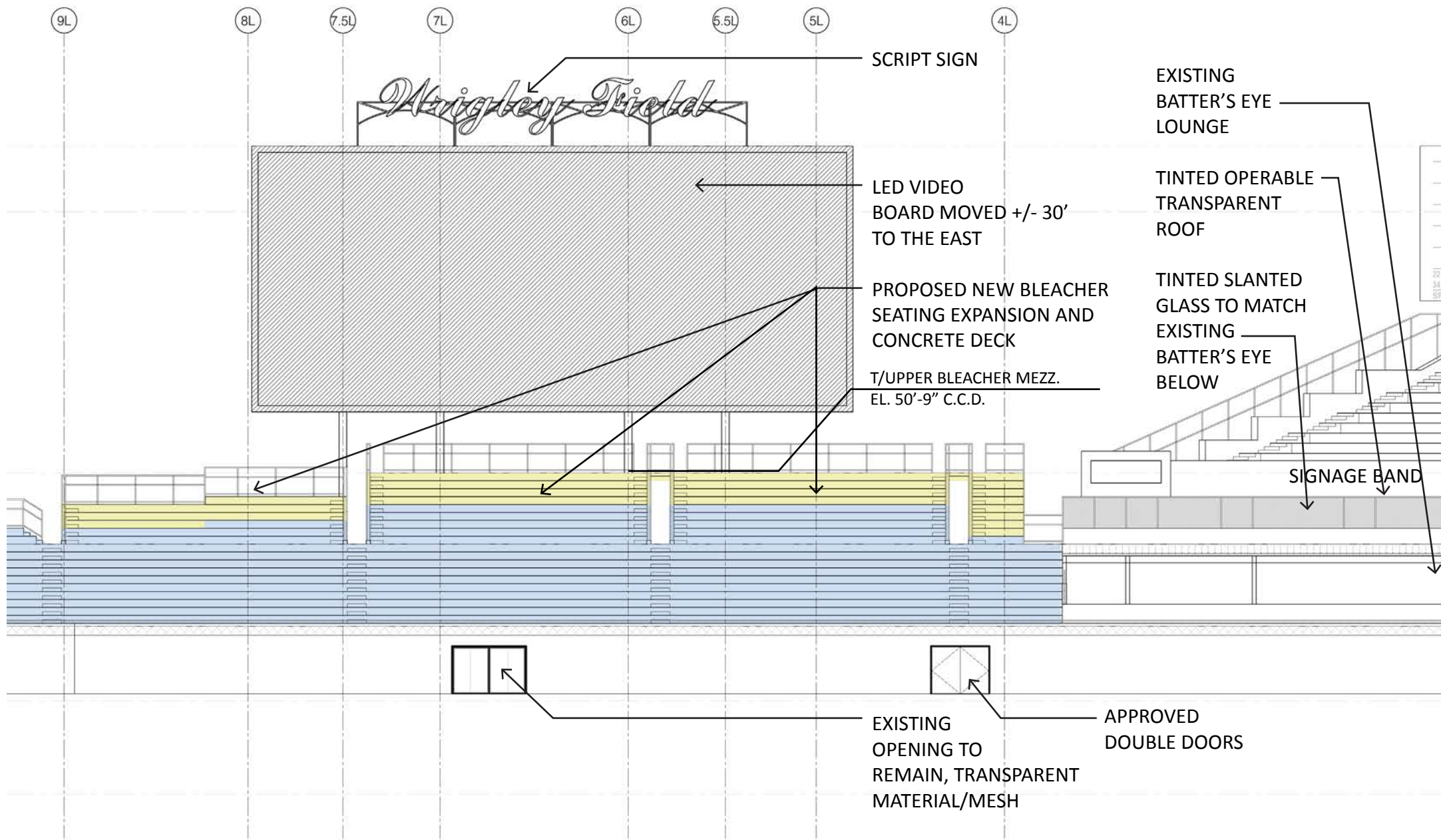


**KEY PLAN**

- EXISTING BRICK AND IVY WALL TO BE REPAIRED AND REPLACED AS REQUIRED
- SEE PROJECT SPECIFICATIONS IN REGARDS TO REPAIR OF EXISTING BRICK AND IVY WALL



APPROVED OUTFIELD BLEACHER ELEVATION AT WAVELAND AVENUE



KEY PLAN

- EXISTING BRICK AND IVY WALL TO BE REPAIRED AND REPLACED AS REQUIRED
- BLEACHER EXPANSION AND DECK EXPANSION\
- LEFT FIELD VIDEO BOARD MOVED +/- 30' TO THE EAST



PROPOSED OUTFIELD BLEACHER ELEVATION AT WAVELAND AVENUE









UNITED STATES DEPARTMENT OF THE INTERIOR  
NATIONAL PARK SERVICE

OMB Approved  
No. 1024-0009  
Form 10-168  
Rev. 2014

**HISTORIC PRESERVATION CERTIFICATION APPLICATION  
AMENDMENT / ADVISORY DETERMINATION**

NPS Project Number  
28546

Instructions: This page must bear the applicant's original signature and must be dated.

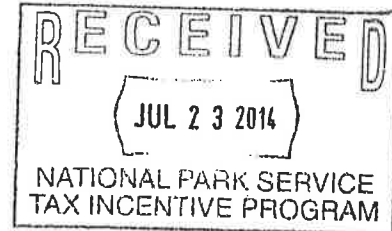
1. Property name Wrigley Field  
Property address 1060 West Addison Street

2. This form  includes additional information requested by NPS for an application currently on hold.  
 updates applicant or contact information.  
 amends a previously submitted  Part 1  Part 2  Part 3 application.  
 requests an advisory determination that phase \_\_\_\_\_ of \_\_\_\_\_ phases of this rehabilitation project meets the Secretary of the Interior's Standards for Rehabilitation. Phase completion date \_\_\_\_\_  
 Estimated rehabilitation costs of phase (QRE) \_\_\_\_\_

Summarize information here; continue on following page if necessary.

Part 2 Amendment #5 for NPS Project 28546:

See attached continuation sheets.



3. Project Contact (if different from applicant)  
 Name Emily Ramsey Company MacRostie Historic Advisors LLC  
 Street 53 West Jackson Blvd. Suite 1323 City Chicago State IL  
 Zip 60604-3606 Telephone (312) 786-1700 Email Address eramsey@mac-ha.com

4. Applicant  
 I hereby attest that the information I have provided is, to the best of my knowledge, correct. I further attest that [check one or both boxes, as applicable] (1)  I am the owner of the above-described property within the meaning of "owner" set forth in 36 CFR § 67.2 (2011), and/or (2)  if I am not the fee simple owner of the above-described property, the fee simple owner is aware of the action I am taking relative to this application and has no objection, as noted in a written statement from the owner, a copy of which (i) either is attached to this application form and incorporated herein, or has been previously submitted, and (ii) meets the requirements of 36 CFR § 67.3(a)(1) (2011). For purposes of this attestation, the singular shall include the plural wherever appropriate. I understand that knowing and willful falsification of factual representations in this application may subject me to fines and imprisonment under 18 U.S.C. § 1001, which, under certain circumstances, provides for imprisonment of up to 8 years.

Name Crane H. Kenney Signature Crane Kenney Date 07/17/2014  
 Applicant Entity Wrigley Field Holdings LLC SSN \_\_\_\_\_ or TIN 27-0508718  
 Street 3721 North Clark Street City Chicago State IL  
 Zip 60613-3809 Telephone (773) 404-2827 Email Address CKenney@cubs.com  
 Applicant, SSN, or TIN has changed since previously submitted application.

**NPS Official Use Only**

The National Park Service has reviewed this amendment to the Historic Preservation Certification Application and has determined that the amendment:

- meets the Secretary of the Interior's Standards for Rehabilitation.  
 will meet the Secretary of the Interior's Standard for Rehabilitation if the attached conditions are met.  
 does not meet the Secretary of the Interior's Standards for Rehabilitation.  
 updates the information on file and does not affect the certification.

Advisory Determinations:

- The National Park Service has determined that the work completed in this phase is consistent with the Secretary of the Interior's Standards for Rehabilitation. This determination is advisory only. A formal certification of rehabilitation can be issued only after all rehabilitation work and any associated site work or new construction have been completed. This approval could be superseded if it is found that the overall rehabilitation does not meet the Secretary's Standards. A copy of this form will be provided to the Internal Revenue Service.

Date 9/22/2014 National Park Service Authorized Signature Karen R. Staveter

NPS conditions or comments attached

UNITED STATES DEPARTMENT OF THE INTERIOR  
NATIONAL PARK SERVICE

**CONDITIONS SHEET—Amendment #5  
Historic Preservation Certification Application**

Property name: Wrigley Field

Project Number: 28546

Property address: 1060 West Addison Street, Chicago, IL

**The rehabilitation of this property as described in the Historic Preservation Certification Application will meet the Secretary of the Interior's Standards for Rehabilitation provided that the following condition(s) is/are met:**

1. Caretaker's house. The moving and temporary relocation of the caretaker's house for purposes of structural work to the stadium is approved. However, if conditions arise that lead to disassembly rather than moving the building as a whole, NPS must be provided with updated information for review and approval prior to undertaking the disassembly work.
2. Western gate. The overall size of the new Western gate may be larger as proposed but must retain the vertical column alignment and stadium contour as approved 3/31/2014. Revised drawings must be submitted for NPS approval.

NPS review of the following proposed revisions to the March 31, 2014 conditionally-approved Part 2 application are on hold pending receipt of additional information or clarification:

- the proposed treatment of the ground level columns at the Main gate/corner entrance at Addison and Clark (Amendment 5, Item 9)
- proposed changes to the marquee facade elevation at the roof deck level, dormers, and elevators (Amendment 5, Item 12)
- the proposed glass enclosure of the platform currently used for ADA purposes beneath the scoreboard (Amendment 5, Item 12)

The conditional approval of amendment 5 does not extend to these proposed changes. These proposed changes will be considered at a later date upon submission of the additional information

**Photographs documenting that the conditions have been met must be submitted with the Request for Certification of Completed Work.**

**Any substantive change in the work as described in the application should be brought to the attention of the State Historic Preservation Office and the National Park Service in writing prior to execution to ensure that the proposed project continues to meet the Standards.**

**The National Park Service has determined that this project will meet the Secretary of the Interior Standards for Rehabilitation if the condition(s) listed in the box above are met.**

9/22/2014  
Date

Lauren L. Stavetey  
National Park Service Signature

The plans for Wrigley Field reflect a complex project to repair and modernize a 100-year-old facility. Applicant's aim is to invest in the ballpark and keep it alive for another generation. As with any project of this scope, plans change as permit drawings are created, as conditions are discovered during design and construction and as the project nears commencement and the needs of the organization become further refined or mandate alternate designs. Like many projects, the renovation of Wrigley Field is undergoing modification in design as we move towards permit drawings. Challenges inherent in a 100-year-old facility may continue to require changes in the Plans as the project evolves.

This narrative provides additional information regarding plans for the expansion and rehabilitation of Wrigley Field. The elements described below supplement the drawings, plans and other graphic descriptions (collectively, then "Plans") previously provided. The content, elements and details of the drawings and plans submitted along with this amendment are incorporated and form an integral and inseparable part of the amendment. Please refer to the Plans for specifics and details regarding the elements mentioned below and, in the event of a conflict between this narrative and the Plans, the narrative adopts, incorporates and includes all elements of the Plans.

Applicant welcomes discussion of these or any other changes at the request of the Commission or staff as well as any future changes which may arise.

#### **1. Outfield brick wall and ivy.**

The interior brick wall along the outfield (the wall which incorporates the ivy) is in need of repair. The project proposes removing the ivy, repairing the wall and then replacing the ivy in the same manner as it would appear today. Due to the age of the brick and ivy outfield wall and as a result of years of wear and tear due to weather and the ivy eroding away at the brick wall and foundation systems, an extensive repair and replacement program is required.

- The ivy will be carefully detached from the brick wall and laid on the ground. A wood deck will be built over the ivy to protect it during the repair and replacement of the brick wall. This will also serve as a platform to conduct the work. An enclosure will be built around the brick wall during the repair and replacement and will be heated as required. As a back up, ivy is currently being grown at a nearby university and is being managed by a horticulturalist.
- The brick wall will be disassembled. Due to the age of the brick and the fact the ivy has penetrated the mortar and bricks over time, it is likely much of the brick will crumble when removed from the existing wall structure. Care will be taken to reuse the existing bricks where possible. Any new brick would match the color palate of the originally installed brick.
- The wood decking will be removed and the ivy will be carefully reattached to the brick wall.

#### **2. Waveland and Sheffield façade.**

As drawings have progressed towards permit, the project has further developed fenestration along Waveland Avenue and Sheffield Avenue. This is shown in the attached composite drawing set. Decorative gates and rolling doors were added for functional purposes. A visiting player gate entrance is added. No exterior footprint is affected by this change.



### 3. Bleacher entrance and outfield bleacher deck at the bleacher gate.

As the exterior walls along Sheffield and Waveland are expanded, the bleacher gate entrance and associated overhead patio will expand outward from their current location as well. This is shown in the attached composite drawing set. The bleacher gate is moved towards Waveland Avenue and Sheffield Avenue approximately six feet from its existing location. The project retains the same arc and design of the existing bleacher gate. Moving the entrance helps align it with the new exterior walls in left field and right field and helps eliminate a pinch point of circulation inside the ballpark.

### 4. Elevators.

Additional passenger and service elevators have been added at left field (column lines 4-5) and right field (column lines 55-56). New accessible elevators have been added at left field (column line 1G) and right field (column line 59H). These elevators do not impact the exterior of the building. This is shown in the attached composite drawing set. Elevators have been added to other areas of the facility as noted below and as shown on the attached drawings, including without limitation the press box and scoreboard patio. These changes include the removal of an existing elevator in left field and replacing it with three elevators (two passenger, one freight) to serve the basement through upper levels. One passenger elevator is added to home plate area to serve media levels. One passenger elevator is added to right field to serve concourse through upper levels.

#### Grandstands, Left Field (CL 4/5):

- EXISTING: 1 passenger elevator.
- APPROVED: 2 new passenger elevators, 1 new freight elevator (existing elevator removed).
- PROPOSED: Freight elevator moved to caretakers' cottage to serve basement levels. Each passenger elevator penetrates lower roof and exits at roof deck level.

#### Grandstands, Home Plate (CL 26):

- EXISTING: n/a.
- APPROVED: 2 new passenger elevators: Approved by Commission on Chicago Landmarks and revised by National Park Service.
- PROPOSED: No change.

#### Grandstands, Right Field (CL 55/56):

- EXISTING: n/a.
- APPROVED: 2 new passenger elevators.
- PROPOSED: Previously only one elevator penetrated lower roof level. Both elevators now extend up to roof deck.

#### West Gate: Adjacent to gate inside ballpark. Override not visible from exterior.

- EXISTING: n/a.
- APPROVED: 1 new passenger elevator.
- PROPOSED: No change.

#### Lower Bowl, Left Field:

- EXISTING: n/a
- APPROVED: 1 new passenger elevator. Adds accessibility to bleacher deck in left field.

PROPOSED: No change.

Lower Bowl, Right Field:

EXISTING: n/a

APPROVED: 1 new passenger elevator. Adds accessibility to bleacher deck in right field.

PROPOSED: No change.

Center Field Scoreboard:

EXISTING: 1 passenger elevator

APPROVED: 1 new passenger elevator (existing elevator to remain).

PROPOSED: No change.

Grandstands, Press Box:

EXISTING: n/a

APPROVED: 1 new passenger elevator

PROPOSED: To accommodate manufacturer override requirements, elevator has been revised to "LULA" type vertical transportation system to reduce the amount of override above upper level roof.

**5. Caretaker's cottage.**

The structure of the caretaker's cottage adjoins the structure of the ballpark. Because of their proximity, the East wall and Southeast corner of the cottage limit access to structural elements within the ballpark, including the ballpark's A-line structural system. As a result, work on the structure of the ballpark must interact with the caretaker's cottage. In addition, the project envisions removing paint on the caretaker's cottage to replicate its original appearance and repairing and replacing brick as needed. This work is needed both to restore the appearance of the cottage and to keep it from collapsing as its age has taken a toll on the brick and mortar as well as the rest of the structure.

The project is working with the assistance of preservation architects, including Gunny Harboe, to guide the efforts with regard to the caretaker's cottage. The project hopes to remove and temporarily relocate the cottage and then replace it when the structural work on the ballpark is completed. Because of its age, however, it is possible the cottage cannot be temporarily relocated as one cohesive structure. In such case, the project plans would undertake the following approach:

- a. Disassemble the existing caretaker's cottage (North and West wall);
- b. Catalogue existing elements and store off-site during construction;
- c. Expose, demolish and re-build existing foundations of both the caretaker's cottage and the A-line foundation system of the ballpark to ensure future stability of both structures; and,
- d. Reassemble and re-engage the caretaker's cottage on a new foundation (North and West walls). The location and orientation of the cottage will be in their current location. The reassembly will use existing brick to the extent possible.

Pursuant to the attached drawings, the “A” line columns will be reinforced, in many cases on both sides of the columns. Micro piles or push piles will be used at all “A” line footings adjacent to the caretaker’s cottage to help minimize settlement of existing ballpark footings.

**6. Seat removal.**

Accessible seating positions have been added in the upper level and upper bleacher seating areas. This is shown in the attached composite drawing set. Other seat locations are modified to enhance accessibility in the ballpark. Seats are routinely changed inside the ballpark and this change does not affect any significant and historic architectural feature.

**7. Western gate.**

The previously-approved Western gate added a much-needed new egress from the facility. As design drawings progressed, fresh air intake vents for basement and elevator access/life safety issues necessitated a change to the opening of the gate along the western exterior façade. This is shown in the attached composite drawing set. The project now adds a level to the Western gate to correspond with upper terrace cross aisle. This change modifies the previously-approved exterior elevation to this limited extent.

The west gate was increased five feet in its west dimension to accommodate required egress from the basement. Additionally, in previous-approved plans, the west wall of the west gate was shown as “kinked” at column line 14. The geometry was revised to be north-south, which allowed the stairs to be straight and provide a ventilation riser internal to the gate structure. See attached drawings for additional detail.

**8. Visitor’s clubhouse.**

As back-of-the-house areas are used for storage and food preparation, the visitor’s clubhouse, previously on the second floor plan, was able to move to Club level inboard of concourse. The resulting space in the second level is able to be used for fan amenities and additional restaurant space. This is shown in the attached composite drawing set. No exterior footprint or elevation is affected by this change.

**9. New service entrance on Clark Street façade.**

The proposed project shifts the main ballpark entrance one bay to the north of its current location. This is closer to the original location of the historical main entrance. This is shown in the attached composite drawing set. The project now adds an overhead rolling gate to Clark Street façade to accommodate freight elevator. No exterior footprint is affected by this change, though it does impact the exterior elevation. In addition, two restroom doors were added to the northern edge of the Clark Street façade. These doors will provide access to restrooms, thus enhancing the fan experience. An existing door near the north end of the façade is proposed to be removed.

**10. Ticket windows and exhaust venting on Clark Street façade and Gate F.**

The ballpark currently has 18 ticket windows along the marquee entrance at Clark Street. The design Approved in 2013 showed only eight windows at this location. The revised proposal envisions 16 ticket windows in this location – closer to the current number. These windows mirror the existing windows on this façade. This is shown in the attached composite drawing set. No exterior footprint is affected by this



change, though it does alter the exterior elevation by adding additional new windows matching the already-approved windows.

To facilitate the exhaust and venting from the concourse, architectural louvers will be required to be installed between column lines 25-27, 29-31 (behind the marquee) and 33-35. Architectural louvers to match the color of the brick banding. Final engineering may require additional venting.

#### **11. Ramps.**

The project calls for various ramps leading to the terrace and upper levels to be redesigned. A majority of the ramps leading from the back of the terrace to the upper level will have a portion removed and replaced with a staircase. This will facilitate a flat concourse area for the new upper level concourse. This is shown in the attached composite drawing set.

The project will also replace the lower portion of the four major concourse ramps, swapping out the ramp portion of those areas with staircases. The serpentine ramp in the left field concourse will be removed and a new staircase to the terrace level will be added.

#### **12. Floor plan and other modifications.**

The following changes are proposed which affect the floor plan design and use of space or materials.

- Flipped Cubs merchandise store at Marquee entrance to location of partnership activation area and vice versa.
- Removal of operable window wall system at Marquee Restaurant. Replaced with other materials.
- Kids Zone area added to right field clubhouse level.
- Previously proposed location of the players' family lounge at the mezzanine level of the left field corner expansion (as outlined on page 24 of the HPCA Part 2) has been converted to club space. Family lounge relocated to existing office space back of upper terrace.
- Relocation of home clubhouse facilities along third base line to adjacent basement.
- New club added at Gate K in location formerly designated for players' family lounge.
- Auditorium, new club and other spaces added behind dugout in location previously designated as players' clubhouse.
- Revised programming of clubhouse level to include addition of auditorium, third base club and three underground suites.
- Redesigning grounds crew space in current room to provide a more efficient use of space.
- New paving on concourse and throughout the facility.

- Modified material above center field Batter's Eye to replace mesh screening with tinted glass to match Batter's Eye below.
- MEP & utility room relocations.
- Restroom relocations.
- Additional four suites in right field and double suite in left field. These suites are shown in the previously approved expansion areas.
- Larger pantries at suite level.

### **13. Structural changes and modifications to foundation systems and steel.**

The project proposes structural changes and modifications to the foundation systems and steel within the ballpark. Columns are added as are many extra supporting members throughout the entire ballpark.

Wrigley Field will undergo a renovation and structural upgrade to meet the City of Chicago Building Code. The structural upgrades will include the integration of a more robust lateral system, adding plates to certain columns, reinforcing trusses which support the upper deck and reinforcing the canopy trusses. The existing foundations will also be modified to accommodate the new proposed program. A new column will be introduced at column line B.3, between the terrace level and the upper level truss, to help support the new upper concourse level. Additional bracing and supports will be added throughout the concourse level between column lines F and D.

The new lateral system will introduce both vertical and horizontal bracing at the three major levels: canopy, upper level and terrace. The bracing will consist of a mixture of rods and angles. The existing foundations will be modified to accommodate the new proposed program. At major bent lines, the F-line columns will be supported on micro-piles and column lines B and C will be supported on a combined shallow footings as part of the new lateral system and will help support the new proposed columns at B.3. These columns will help support the new upper level concourse.

### **14. Modification of changes to transformers under the upper level trusses.**

Large vaults for electrical transformers for the ballpark were initially proposed to be located in the trusses supporting the upper level in right and left fields. These vaults encompassed two bays of the trusses and extended towards the exterior of the ballpark in both right and left field. As additional engineering progressed, it became possible to relocate these transformers so they do not interrupt the trusses. The main transformer is now proposed to be located underground (in adjacent basement) and exterior to the ballpark. This minimized the need for large structures in the trusses. Multiple electrical utility vaults containing 12kV will continue to be located throughout the ballpark, but not at the scale previously planned. Each vault will be more localized to the equipment it will service.

The smaller electric rooms and IDF closets added to the truss level adjacent to the restrooms provide localized power to pantries and areas serving suites. As shown in the section, these rooms are tucked under the upper level above the suites and will be largely hidden from view. This general distribution of electrical power and low voltage wiring help minimize the distance between the source and users of such service.

HPCA Part 2 Amendment #5  
Continuation Sheet  
Wrigley Field  
Chicago, IL

NPS Project #28546





UNITED STATES DEPARTMENT OF THE INTERIOR  
NATIONAL PARK SERVICE

OCT 27 2014

OMB Approved  
No. 1024-0009  
Form 10-168  
Rev. 2014

**HISTORIC PRESERVATION CERTIFICATION APPLICATION  
AMENDMENT / ADVISORY DETERMINATION**

NPS Project Number  
28546

Instructions: This page must bear the applicant's original signature and must be dated.

1. Property name Wrigley Field

Property address 1060 West Addison Street, Chicago, IL

2. This form  includes additional information requested by NPS for an application currently on hold.  
 updates applicant or contact information.  
 amends a previously submitted  Part 1  Part 2  Part 3 application.  
 requests an advisory determination that phase \_\_\_\_\_ of \_\_\_\_\_ phases of this rehabilitation project meets the Secretary of the Interior's Standards for Rehabilitation. Phase completion date \_\_\_\_\_  
 Estimated rehabilitation costs of phase (QRE) \_\_\_\_\_

Summarize information here; continue on following page if necessary.

Part 2 Amendment #6 for NPS Project 28546:

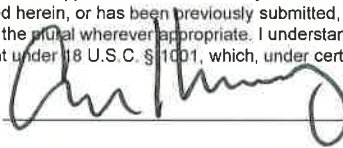
See attached continuation sheets.

3. Project Contact (if different from applicant)

Name Emily Ramsey Company MacRostie Historic Advisors LLC  
 Street 53 West Jackson Blvd. Suite 1323 City Chicago State IL  
 Zip 60604-3606 Telephone (312) 786-1700 Email Address eramsey@mac-ha.com

4. Applicant

I hereby attest that the information I have provided is, to the best of my knowledge, correct. I further attest that [check one or both boxes, as applicable] (1)  I am the owner of the above-described property within the meaning of "owner" set forth in 36 CFR § 67.2 (2011), and/or (2)  if I am not the fee simple owner of the above-described property, the fee simple owner is aware of the action I am taking relative to this application and has no objection, as noted in a written statement from the owner, a copy of which (i) either is attached to this application form and incorporated herein, or has been previously submitted, and (ii) meets the requirements of 36 CFR § 67.3(a)(1) (2011). For purposes of this attestation, the singular shall include the plural wherever appropriate. I understand that knowing and willful falsification of factual representations in this application may subject me to fines and imprisonment under 18 U.S.C. § 1001, which, under certain circumstances, provides for imprisonment of up to 8 years.

Name Crane H. Kenney Signature  Date 07/17/2014  
 Applicant Entity Wrigley Field Holdings LLC SSN \_\_\_\_\_ or TIN 27-0508718  
 Street 3721 North Clark Street City Chicago State IL  
 Zip 60613-3809 Telephone (773) 404-2827 Email Address CKenney@cubs.com

Applicant, SSN, or TIN has changed since previously submitted application.

**NPS Official Use Only**

The National Park Service has reviewed this amendment to the Historic Preservation Certification Application and has determined that the amendment:

- meets the Secretary of the Interior's Standards for Rehabilitation.  
 will meet the Secretary of the Interior's Standard for Rehabilitation if the attached conditions are met.  
 does not meet the Secretary of the Interior's Standards for Rehabilitation.  
 updates the information on file and does not affect the certification.

Advisory Determinations:

The National Park Service has determined that the work completed in this phase is consistent with the Secretary of the Interior's Standards for Rehabilitation. This determination is advisory only. A formal certification of rehabilitation can be issued only after all rehabilitation work and any associated site work or new construction have been completed. This approval could be superseded if it is found that the overall rehabilitation does not meet the Secretary's Standards. A copy of this form will be provided to the Internal Revenue Service.

Date 11/17/2014 National Park Service Authorized Signature 

NPS conditions or comments attached

UNITED STATES DEPARTMENT OF THE INTERIOR  
NATIONAL PARK SERVICE

**CONDITIONS SHEET-Amendment #6  
Historic Preservation Certification Application**

Property name: Wrigley Field

Project Number: 28546

Property address: 1060 West Addison Street, Chicago, IL

**The rehabilitation of this property as described in Amendment #6 to the Historic Preservation Certification Application will meet the Secretary of the Interior's Standards for Rehabilitation provided that the following conditions are met:**

1. The general locations for four new open-back script signs in the outfield are proposed in your amendment. They include a sign to be located to the left of the left field foul pole, a sign placed between the planned new light pole in left field and the previously approved JumboTron, a sign placed between the historic centerfield scoreboard and the proposed new right field LED video board, and a sign to be located to the right of the right field foul pole. These four proposed signs individually and collectively do not preclude the overall rehabilitation of Wrigley Field from meeting the Standards for Rehabilitation provided the following conditions are met:

1a. The actual design, type, and color of the sign, its placement, size and location, and the structural framework above the bleacher seating, must be approved by the National Park Service prior to the installation of each specific sign in these four locations.

1b. Only a single advertising sign will be approved for each of these four locations. Signs with more than one advertisement, one corporate name, or multiple product images will not be approved.

1c. Structural framework to support each sign will be erected above the bleacher seating only after an individual sign is approved by NPS. The structural framework will be sized to the specific requirements of each sign and will be removed when a sign is no longer in place.

2. The proposed new LED video board in right field will, reduced in width to no more than 75 feet, and with an open-back script sign above, does not preclude the overall rehabilitation of Wrigley Field from meeting the Standards for Rehabilitation provided the following conditions are met:

2a. The open-back script sign proposed above the LED board is subject to the same provisions as condition 1a (see above).

2b. In regards to the LED video board, the extent to which the board is used on game days for full screen single displays, such as a single advertisement or game replay, rather than used as multiple displays on the screen at any one time with a potential mix of active and more static displays, is still under review by NPS and is subject to approval.

3. The proposed grandstand video ribbon boards previously approved need to be modified in light of the proposed new signage in the outfield. The previous approval allowed two continuous ribbon video boards to be erected at the fascia on the upper deck of the grandstand along the right and left sides, flanking static sign boards along the center of the upper deck fascia.

**Continued on page 2**

**Condition Sheet, Amendment #6—page 2**

3a. In light of the proposed new LED video board in right field, the length of the LED video ribbon board along the fascia of the grandstand upper deck along both the left and right field sides that had been previously approved by NPS must be reduced in length, corresponding to sections of seating on each side. The specific locations will be determined by NPS at a later date. In locations where the LED video board is reduced in length, signage may be placed that matches the type of static signage to be used in the center section of the ribbon board as previously approved by NPS.

3b. Considering the number, nature, and extent of new signage being approved by this amendment, the remaining portions of the previously approved LED video board along the right and left sides of the upper deck fascia should be eliminated and replaced with static signage as previously approved for the center section of the ribbon board. If and at such time that one or more of the proposed new signs in the outfield, as covered in this amendment, is/are eliminated, NPS will consider a request for a modified video board along portions of the left and right sections of the upper deck fascia. Any such request must still adhere to condition 3a.

4. Included in your amendment is the proposed rebuilding of the historic stucco-covered masonry walls along the Clark Street façade between column lines A7 through A10 and column lines A25 through A35. Based on the limited information in your amendment, the decision by NPS as to whether this work meets the Standards for Rehabilitation is postponed. Upon receipt of further information and documentation as to the condition of these sections of the walls, alternatives that were considered that would have allowed for some or all of the historic walls to be repaired rather than replaced, and further justification of any proposed course of action, NPS will review and make a decision in regards to this aspect of the rehabilitation work. This additional information should be submitted in the form of a new amendment to your application.

5. In lieu of the previously approved new playing field lights on top of the left field Jumbotron, new free-standing lights are approved as shown in you amendment. The placement of any advertising sign (and required structural support) on top of the Jumbotron is to remain sized (maximum dimensions of 66' wide and 7' high) and placed as previously approved. As shown in your submittal, the Jumbotron is reduced in height from 48' to 42' high (a reduction of 570 square feet) and will be located no further than 30 feet to the right than had been previously approved by NPS.

6. It is our understanding that the proposed work in regards to the historic ivy-covered masonry wall in the outfield will not be undertaken in phase one of your rehabilitation. As part of phase two, you will be undertaking further investigation of the condition of the historic masonry wall before deciding as to the appropriate rehabilitation treatment. We look forward to reviewing the results of your investigation and proposed wall treatment as part of a future amendment addressing phase two work.

**Continued on page 3**



UNITED STATES DEPARTMENT OF THE INTERIOR  
NATIONAL PARK SERVICE

**Condition Sheet, Amendment #6—page 3**

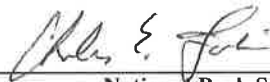
**Photographs documenting that the conditions have been met must be submitted with the Request for Certification of Completed Work.**

**Any substantive change in the work as described in the application should be brought to the attention of the State Historic Preservation Office and the National Park Service in writing prior to execution to ensure that the proposed project continues to meet the Standards.**

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**The National Park Service has determined that this project will meet the Secretary of the Interior Standards for Rehabilitation if the conditions listed in the box above are met.**

11/17/2014  
Date



National Park Service Signature

October 27, 2014

Mr. Carl Rice  
Chicago Cubs  
VP, Ballpark Operations  
Wrigley Field  
1060 W. Addison Street  
Chicago, IL 60613

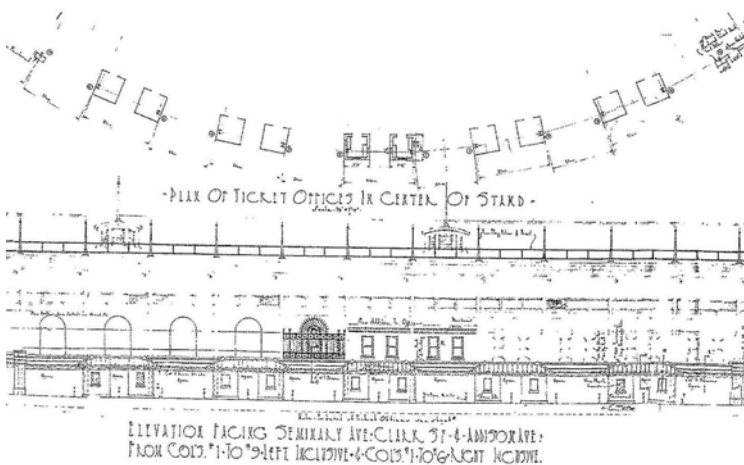
Re: Stucco Walls and Clay Tile Roof

Dear Carl,

Harboe Architects has been requested to document the process by which we determined the exterior grade level stucco wall and pier details and the clay tile roof details for Wrigley Field. This request was initiated at a meeting with Chicago Landmarks. The following report will provide a summary of the historic wall and roof design, the remaining wall and roof elements, and the design process for the restoration and replication of historic elements.

### Historic Condition

In 1922-23, Wrigley Field (then Weeghman Park), underwent a major renovation that expanded the size of the ballpark. Along with the expansion, the exterior was further articulated with new ground level in-fill bays for toilet, storage, and utility rooms. In addition, projecting ticket booths were added at the home plate section and along Addison Street. These infill sections and ticket booths had stucco walls on concrete bases and were capped by a clay tile roof band. Stucco piers, corresponding to the structural columns, divided the plane of the walls and were also capped by clay tiles. The clay tile appears to be French interlocking tiles and is believed to have run around the entire perimeter of the ballpark. Above the clay tile, the majority of the mezzanine level had ornamental metal grillage. This grillage ran continuously except where broken by stucco clad clubhouse walls along both the Clark and Addison Street elevations and the administrative office walls at the home plate section.



1922-23 drawing showing ticket booths and clay tile roof band.



Mid-1930s photo showing stucco walls and piers, clay tile roof, and ornamental grilles.

The exterior elevations continued to be in-filled at grade level with the new sections following the 1922-23 design. By the late 1930s, the radiating ornamental spokes at the top of the metal grilles had been removed along with the clay tiles along the north end of the Clark Street elevation. Although the radiating spokes were permanently removed, it is not known whether the clay tiles were reinstalled. By the mid-to-late 1940s, the rest of the ornamental grilles were being replaced by chain link fencing and starting in the late 1950s, the clay tile band started being removed. The original grade level

stucco walls, piers, and ticket booths remained until the 1960s when pre-cast concrete panels started to be installed on the exterior.



*1940s photo showing the ornamental grilles without the radiating spokes.*



*Early-mid 1960s photo showing the partial removal of the clay tile roof and complete removal of the ornamental grilles.*

### **Extant Original Elements**

Although none of the original clay tile band remains, there are still some remnants of the 1922-23 grade level stucco wall. A small section of original stucco is believed to exist between column lines 50-52 along Addison Street. The piers have been removed but their ghost lines are still visible. These walls have been slightly modified with the original two ticket windows replaced by three narrower ticket windows sometime in the 1960s. Although the walls were likely patched with new stucco during the remodeling, it appears that most of it is original. Two core samples show approximately one inch of stucco applied directly over the brick back-up wall. There also appears to be original stucco under a stucco overcoat along the Clark Street elevation near the grounds keeper's house. Evidence of the original stucco was found after a delaminated section of new stucco was removed. A third area where original stucco may exist is the wall between columns 35-38. These bays have had stucco walls since the 1930s although there were originally more openings. This wall is believed to have been over-coated with stucco and further investigation is needed to confirm whether original stucco remains below. Along with extant original stucco, the original concrete bases are believed to have survived along much of the Addison and Clark Street elevations. The grillage at the mezzanine level was completely removed except for the bottom angle which remains in many locations. This angle matches the size and location of the angle shown on the original shop drawings and historic photographs. In addition, it has holes on its top face that directly correspond to the configuration of the vertical pickets and posts.



*Possibly original stucco on the Addison Street elevation.*



*Stucco core sample from the Addison Street wall.*









Pier Depth and Clay Tile Elevations and Slope :

The pier depth was established in conjunction with clay tile layout. Historic photographs indicate that the grille angle abuts the pier ridge tiles approximately at their midpoint. Since the grille angle elevation is known, the top of the pier ridge tile could be estimated. The clay tile appears to run at the same angle and stops a little past the wall tile. Based on this information, a pier depth of seven-and-a-half to eight inches was determined. This depth was verified by proportioning off known elements in the historic photographs (e.g. exposed face of tiles).

Clay Tile Band Color:

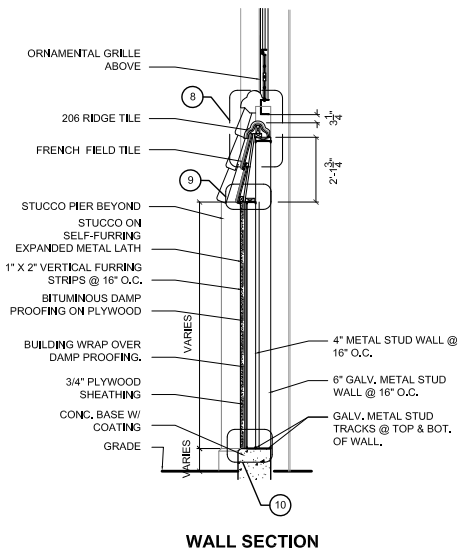
The color of the clay tile was perhaps the easiest to determine. Color photographs of the ballpark from the 1950s clearly show that the tiles were red. A very similar red tile color is available from contemporary tile manufactures such as Ludowici.



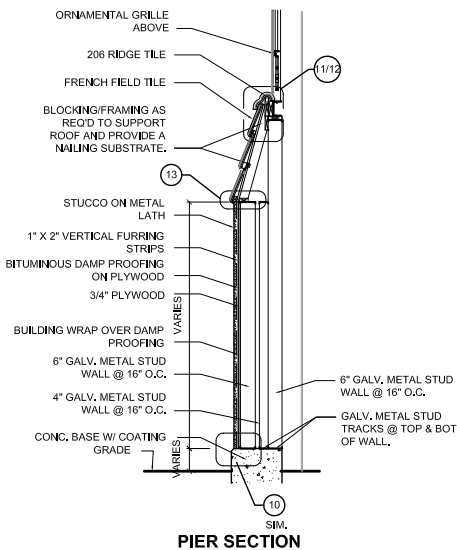
*Circa 1935 photo showing a side view of the piers.*



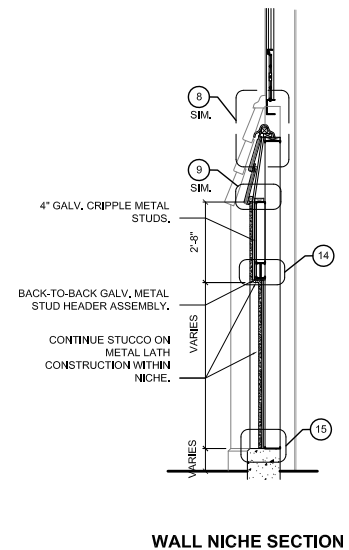
*1935 photo showing red clay tile.*



**WALL SECTION**



**PIER SECTION**



**WALL NICHE SECTION**

*Proposed Wall Sections*



## **Update on Wrigley Field – September 23, 2014**

### **Possible Listing in the National Register of Historic Places**

In response to a submission from the owners of the Chicago Cubs, the NPS issued a preliminary determination on March 3, 2013 that Wrigley Field “appears to meet the National Register Criteria for Evaluation and will likely be listed in the National Register of Historic Places...” if nominated by the State Historic Preservation Office at the request of the owners.

Amendment # 1 was received on November 6, 2013, providing some additional information on the significance of Wrigley Field prior to the preliminary determination of National Register eligibility issued by NPS on March 3, 2013.

### **Seeking Federal historic tax credit for the rehabilitation work**

On March 31, 2014, the NPS completed its review of an application from the Chicago Cubs on the planned rehabilitation of Wrigley Field and determined that the proposed rehabilitation work meets the Secretary of the Interior’s Standards for Rehabilitation with certain conditions. The Standards are used in the Federal historic tax credit program to determine whether the historic character of a historic property is preserved in the course of a rehabilitation project. As with any project of this complexity, several conditions were part of that determination. This approval of March 30, 2014 also included amendments # 2 and 3 to the original application. The proposed JumbTron in left field and the script open-back sign in right field were included in the March 31, 2014 decision by NPS.

Amendment #2 was received on November 15, 2013, providing additional information on the proposed foundation and pier work as part of the structural reinforcement of the stadium. The March 31, 2014 condition approval of the rehabilitation work included Amendment #2.

Amendment # 3, dated February 28, 2014, was received on March 5, 2014 providing additional information on signage on the concourse level and on the Addison and Clark streets facades; the proposed roof deck on the Addison and Clark street facades; and an updated phasing on the project. The March 31, 2014 conditional approval of the rehabilitation work included this work described in Amendment #3. Note: The March 31, 2014 conditional approval, however, indicated that new work introduced for the first time in Amendment #3 (new signage in the outfield, new seating, and bullpen relocation) was not reviewed due to insufficient information and would be reviewed by NPS in response to a subsequent new amendment from the Chicago Cubs. This led to Amendment #4.

**Subsequent Amendments by the Chicago Cubs owners to their application that have been conditionally approved by the National Park Service on March 31, 2014**

1. Amendment # 4—On Hold. On May 20, 2014, the NPS received an amendment to the application on the Wrigley Field rehabilitation. This was amendment #4, the first amendment since the March 31, 2014 conditional approval of the proposed rehabilitation. This amendment primarily covered the proposed relocation of the bullpen, additional signage in the outfield, and expanded seating in certain areas—mainly in the outfield. Additional information has been requested by NPS and the Agency’s review is currently on hold pending receipt of that information from the Chicago Cubs.

2. Amendment # 5—Conditionally Approved. On July 24, 2014, NPS received amendment # 5, which covers a wide range of work. On August 20, 2014, NPS requested additional information to help in its review of the proposed changes. Until this information is received, NPS has not identified, considered nor reviewed each change covered by the amendment. Among the work covered by this amendment is additional structural reinforcement; changes to some of the proposed new bathrooms and elevators; changes to the team locker facilities; proposed work to the caretaker’s house, changes to the proposed new stadium entrances at the east and west ends; expanded seating and concessionaire facilities in the outfield; revisions to the proposed new lighting in the outfield; and repairs to the ivy covered brick wall. Amendment #5 was conditionally approved on September 24, 2014. Two conditions were included which addressed the temporary relocation of the caretaker’s house and several design aspects of the planned Western gate. Several proposed revisions to the Part 2 application were placed on hold, pending receipt of additional information or clarification: main gate columns, marquee façade elevation at the roof deck level, and the glass enclosure of the platform used for ADA purposes beneath the scoreboard.

*NOTE: It is not uncommon for project of this size and complexity that multiple amendments are received by the National Park Service after its initial determination on a proposed rehabilitation project. Determinations on individual amendments may not necessarily be made in sequence and can be made for certain aspects of an amendment in advance of a determination on a complete amendment.*

*The Illinois State Historic Preservation Office initially receives any and all amendments to a tax credit application and, following review, forwards the amendment to NPS with a recommendation. Final decisions are made by NPS. The Illinois office receives copies of all decisions made by NPS.*

## **Update on Wrigley Field – October 8, 2014**

### **Possible Listing in the National Register of Historic Places**

In response to a submission from the owners of the Chicago Cubs, the NPS issued a preliminary determination on March 3, 2013 that Wrigley Field “appears to meet the National Register Criteria for Evaluation and will likely be listed in the National Register of Historic Places...” if nominated by the State Historic Preservation Office at the request of the owners.

Amendment # 1 was received on November 6, 2013, providing some additional information on the significance of Wrigley Field prior to the preliminary determination of National Register eligibility issued by NPS on March 3, 2013.

### **Seeking Federal historic tax credit for the rehabilitation work**

On March 31, 2014, the NPS completed its review of an application from the Chicago Cubs on the planned rehabilitation of Wrigley Field and determined that the proposed rehabilitation work meets the Secretary of the Interior’s Standards for Rehabilitation with certain conditions. The Standards are used in the Federal historic tax credit program to determine whether the historic character of a historic property is preserved in the course of a rehabilitation project. As with any project of this complexity, several conditions were part of that determination. This approval of March 31, 2014 also included amendments # 2 and 3 to the original application. The proposed JumbTron in left field and the script open-back sign in right field were included in the March 31, 2014 decision by NPS.

Amendment #2 was received on November 15, 2013, providing additional information on the proposed foundation and pier work as part of the structural reinforcement of the stadium. The March 31, 2014 condition approval of the rehabilitation work included Amendment #2.

Amendment # 3, dated February 28, 2014, was received on March 5, 2014 providing additional information on signage on the concourse level and on the Addison and Clark streets facades; the proposed roof deck on the Addison and Clark street facades; and an updated phasing on the project. The March 31, 2014 conditional approval of the rehabilitation work included this work described in Amendment #3. Note: The March 31, 2014 conditional approval, however, indicated that new work introduced for the first time in Amendment #3 (new signage in the outfield, new seating, and bullpen relocation) was not reviewed due to insufficient information and would be reviewed by NPS in response to a subsequent new amendment from the Chicago Cubs. This led to Amendment #4.



**Subsequent Amendments by the Chicago Cubs owners to their Part 2 application which were not covered by the March 31, 2014 conditional approval by NPS.**

1. Amendment # 4—On Hold. On May 20, 2014, the NPS received an amendment to the application on the Wrigley Field rehabilitation. This was amendment #4, the first amendment since the March 31, 2014 conditional approval of the proposed rehabilitation. This amendment primarily covered the proposed relocation of the bullpen, additional signage in the outfield, and expanded seating in certain areas—mainly in the outfield. Additional information has been requested by NPS and the Agency’s review is currently on hold pending receipt of that information from the Chicago Cubs.

2. Amendment # 5—Conditionally Approved. On July 24, 2014, NPS received amendment # 5, which covers a wide range of work. Among the work covered by this amendment is additional structural reinforcement; changes to some of the proposed new bathrooms and elevators; changes to the team locker facilities; proposed work to the caretaker’s house, changes to the proposed new stadium entrances at the east and west ends; expanded seating and concessionaire facilities in the outfield; revisions to the proposed new lighting in the outfield; and work involving the ivy covered brick wall. On August 20, 2014, NPS requested additional information/clarification to help in its review of the proposed changes. This information was received by NPS on September 5, 2014, principally in the form of larger drawings and information on certain structural upgrades in the grandstands. Amendment #5 was conditionally approved on September 22, 2014. Two conditions were included which addressed the temporary relocation of the caretaker’s house and several design aspects of the planned Western gate. Several proposed revisions to the Part 2 application were placed on hold, pending receipt of additional information or clarification: main gate columns, marquee façade elevation at the roof deck level, and the glass enclosure of the platform used for ADA purposes beneath the historic scoreboard.

*NOTE: It is not uncommon for project of this size and complexity that multiple amendments are received by the National Park Service after its initial determination on a proposed rehabilitation project. Determinations on individual amendments may not necessarily be made in sequence and can be made for certain aspects of an amendment in advance of a determination on a complete amendment.*

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## **Update on Wrigley Field – October 24, 2014**

### **Possible Listing in the National Register of Historic Places**

In response to a submission from the owners of the Chicago Cubs, the NPS issued a preliminary determination on March 3, 2013 that Wrigley Field “appears to meet the National Register Criteria for Evaluation and will likely be listed in the National Register of Historic Places...” if nominated by the State Historic Preservation Office at the request of the owners.

Amendment # 1 was received on November 6, 2013, providing some additional information on the significance of Wrigley Field prior to the preliminary determination of National Register eligibility issued by NPS on March 3, 2013.

### **Seeking Federal historic tax credit for the rehabilitation work**

On March 31, 2014, the NPS completed its review of an application from the Chicago Cubs on the planned rehabilitation of Wrigley Field and determined that the proposed rehabilitation work meets the Secretary of the Interior’s Standards for Rehabilitation with certain conditions. The Standards are used in the Federal historic tax credit program to determine whether the historic character of a historic property is preserved in the course of a rehabilitation project. As with any project of this complexity, several conditions were part of that determination. This approval of March 31, 2014 also included amendments # 2 and 3 to the original application. The proposed JumbTron in left field and the script open-back sign in right field were included in the March 31, 2014 decision by NPS.

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Amendment # 3, dated February 28, 2014, was received on March 5, 2014 providing additional information on signage on the concourse level and on the Addison and Clark streets facades; the proposed roof deck on the Addison and Clark street facades; and an updated phasing on the project. The March 31, 2014 conditional approval of the rehabilitation work included this work described in Amendment #3. Note: The March 31, 2014 conditional approval, however, indicated that new work introduced for the first time in Amendment #3 (new signage in the outfield, new seating, and bullpen relocation) was not reviewed due to insufficient information and would be reviewed by NPS in response to a subsequent new amendment from the Chicago Cubs. This led to Amendment #4.

**Subsequent Amendments by the Chicago Cubs owners to their Part 2 application which were not covered by the March 31, 2014 conditional approval by NPS.**

1. Amendment # 4—On Hold. On May 20, 2014, the NPS received an amendment to the application on the Wrigley Field rehabilitation. This was amendment #4, the first amendment since the March 31, 2014 conditional approval of the proposed rehabilitation. This amendment primarily covered the proposed relocation of the bullpen, additional signage in the outfield, and expanded seating in certain areas—mainly in the outfield. Additional information has been requested by NPS and the Agency's review is currently on hold pending receipt of that information from the Chicago Cubs. It is our understanding that the Cubs plan on submitting additional information within the next few days.

2. Amendment # 5—Conditionally Approved. On July 24, 2014, NPS received amendment # 5, which covers a wide range of work. Among the work covered by this amendment is additional structural reinforcement; changes to some of the proposed new bathrooms and elevators; changes to the team locker facilities; proposed work to the caretaker's house, changes to the proposed new stadium entrances at the east and west ends; expanded seating and concessionaire facilities in the outfield; revisions to the proposed new lighting in the outfield; and work involving the ivy covered brick wall. On August 20, 2014, NPS requested additional information/clarification to help in its review of the proposed changes. This information was received by NPS on September 5, 2014, principally in the form of larger drawings and information on certain structural upgrades in the grandstands. Amendment #5 was conditionally approved on September 22, 2014. Two conditions were included which addressed the temporary relocation of the caretaker's house and several design aspects of the planned Western gate. Several proposed revisions to the Part 2 application were placed on hold, pending receipt of additional information or clarification: main gate columns, marquee façade elevation at the roof deck level, and the glass enclosure of the platform used for ADA purposes beneath the historic scoreboard.

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## **Update on Wrigley Field – November 17, 2014**

### **Possible Listing in the National Register of Historic Places**

In response to a submission from the owners of the Chicago Cubs, the NPS issued a preliminary determination on March 3, 2013 that Wrigley Field “appears to meet the National Register Criteria for Evaluation and will likely be listed in the National Register of Historic Places...” if nominated by the State Historic Preservation Office at the request of the owners.

Amendment # 1 was received on November 6, 2013, providing some additional information on the significance of Wrigley Field prior to the preliminary determination of National Register eligibility issued by NPS on March 3, 2013.

### **Seeking Federal historic tax credit for the rehabilitation work**

On March 31, 2014, the NPS completed its review of an application from the Chicago Cubs on the planned rehabilitation of Wrigley Field and determined that the proposed rehabilitation work meets the Secretary of the Interior’s Standards for Rehabilitation with certain conditions. The Standards are used in the Federal historic tax credit program to determine whether the historic character of a historic property is preserved in the course of a rehabilitation project. As with any project of this complexity, several conditions were part of that determination. This approval of March 31, 2014 also included amendments # 2 and 3 to the original application. The proposed JumbTron in left field and the script open-back sign in right field were included in the March 31, 2014 decision by NPS.

Amendment #2 was received on November 15, 2013, providing additional information on the proposed foundation and pier work as part of the structural reinforcement of the stadium. The March 31, 2014 condition approval of the rehabilitation work included Amendment #2.

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**Subsequent Amendments by the Chicago Cubs to the Part 2 application for work not covered by the March 31, 2014 conditional approval by NPS.**

1. Amendment # 4—Withdrawn by the Chicago Cubs on October 27, 2014 (see amendment #6). On May 20, 2014, the NPS received an amendment to the application on the Wrigley Field rehabilitation. This was amendment #4, the first amendment since the March 31, 2014 conditional approval of the proposed rehabilitation. This amendment primarily covered the proposed relocation of the bullpen, additional signage in the outfield, and expanded seating in certain areas—mainly in the outfield. Additional information was requested by NPS and NPS also met with representatives of the Chicago Cubs.

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3. Amendment #6—Conditionally Approved on November 17, 2014. On October 27, 2014, the NPS received amendment #6 to the application. This amendment primarily represented a revision to work previously described in amendment #4. The amendment included relocation of the bullpen, expanded seating in the outfield, work involving sections of the historic façade on Clark Street, changes to the outfield lighting which had been previously approved on March 31, 2014, 4 new outfield open-back script signs (one less than proposed in amendment #4), a new LED video board in right field (in a different location than proposed in amendment #4), and shifting the previously approved Jumbotron 30 feet while reducing its height and square footage. NPS conditionally approved the amendment on November 17, 2014 with conditions that the approval of the open-back script signs was just the general location of each sign and that the Chicago Cubs would need subsequent approval at a later date for each specific sign. Another condition addressed the proposed LED video board in right field including width, screen, and the open-back script sign on top. and also the withdrawal by NPS of its previous approval of the video ribbon boards on the fascia of the upper deck. NPS review of work involving the historic masonry along sections of the Clark Street façade was placed on hold and work to be undertaken to the ivy-covered outfield wall was shifted to phase 2 and later NPS review.

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## **Update on Wrigley Field – December 2, 2014**

### **Possible Listing in the National Register of Historic Places**

In response to a submission from the owners of the Chicago Cubs, the NPS issued a preliminary determination on March 3, 2013 that Wrigley Field “appears to meet the National Register Criteria for Evaluation and will likely be listed in the National Register of Historic Places...” if nominated by the State Historic Preservation Office at the request of the owners.

Amendment # 1 was received on November 6, 2013, providing some additional information on the significance of Wrigley Field prior to the preliminary determination of National Register eligibility issued by NPS on March 3, 2013.

### **Seeking Federal historic tax credit for the rehabilitation work**

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**Subsequent Amendments by the Chicago Cubs to the Part 2 application for work not covered by the March 31, 2014 conditional approval by NPS.**

1. Amendment # 4—Withdrawn by the Chicago Cubs on October 27, 2014 (see amendment #6). On May 20, 2014, the NPS received an amendment to the application on the Wrigley Field rehabilitation. This was amendment #4, the first amendment since the March 31, 2014 conditional approval of the proposed rehabilitation. This amendment primarily covered the proposed relocation of the bullpen, additional signage in the outfield, and expanded seating in certain areas—mainly in the outfield. Additional information was requested by NPS and NPS also met with representatives of the Chicago Cubs.

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## TRANSMITTAL

TO: <div style="border: 1px solid black; border-radius: 50%; padding: 2px; display: inline-block;">Kaaren Staveteig</div>	FROM: <b>Bill MacRostie</b>
COMPANY: <b>NPS TPS</b>	DATE: <b>October 27, 2014</b>
PROJECT: <b>NPS Project # 28546</b> <b>Part 2 Amendment # 6</b>	CC:

URGENT    
  FOR REVIEW    
  PLEASE COMMENT    
  PLEASE REPLY    
  PLEASE RECYCLE

<input checked="" type="checkbox"/> Correspondence	<input type="checkbox"/> Samples	<input checked="" type="checkbox"/> Drawings	<input type="checkbox"/> Specification
<input type="checkbox"/> Photographs	<input type="checkbox"/> Meeting Minutes	<input type="checkbox"/>	<input type="checkbox"/>
Via:			
<input type="checkbox"/> US Mail	<input checked="" type="checkbox"/> Hand Deliver	<input type="checkbox"/> Messenger	<input type="checkbox"/> Fed Ex

Quantity	Dated	Description
1	Signed 07.17.2014	NPS HPCA Part 2 Amendment # 6

**COMMENTS:**



UNITED STATES DEPARTMENT OF THE INTERIOR  
NATIONAL PARK SERVICE

OMB Approved  
No. 1024-0009  
Form 10-168  
Rev. 2014

**HISTORIC PRESERVATION CERTIFICATION APPLICATION  
AMENDMENT / ADVISORY DETERMINATION**

NPS Project Number  
28546

Instructions: This page must bear the applicant's original signature and must be dated.

1. Property name Wrigley Field  
Property address 1060 West Addison Street, Chicago, IL

2. This form  includes additional information requested by NPS for an application currently on hold.  
 updates applicant or contact information.  
 amends a previously submitted  Part 1  Part 2  Part 3 application.  
 requests an advisory determination that phase \_\_\_\_\_ of \_\_\_\_\_ phases of this rehabilitation project meets the Secretary of the Interior's Standards for Rehabilitation. Phase completion date \_\_\_\_\_  
Estimated rehabilitation costs of phase (QRE) \_\_\_\_\_

Summarize information here; continue on following page if necessary.

Part 2 Amendment #6 for NPS Project 28546:

See attached continuation sheets.

3. Project Contact (if different from applicant)  
Name Emily Ramsey Company MacRostie Historic Advisors LLC  
Street 53 West Jackson Blvd. Suite 1323 City Chicago State IL  
Zip 60604-3606 Telephone (312) 786-1700 Email Address eramsey@mac-ha.com

4. Applicant  
I hereby attest that the information I have provided is, to the best of my knowledge, correct. I further attest that [check one or both boxes, as applicable] (1)  I am the owner of the above-described property within the meaning of "owner" set forth in 36 CFR § 67.2 (2011), and/or (2)  if I am not the fee simple owner of the above-described property, the fee simple owner is aware of the action I am taking relative to this application and has no objection, as noted in a written statement from the owner, a copy of which (i) either is attached to this application form and incorporated herein, or has been previously submitted, and (ii) meets the requirements of 36 CFR § 67.3(a)(1) (2011). For purposes of this attestation, the singular shall include the plural wherever appropriate. I understand that knowing and willful falsification of factual representations in this application may subject me to fines and imprisonment under 18 U.S.C. § 1001, which, under certain circumstances, provides for imprisonment of up to 8 years.

Name Crane H. Kenney Signature  Date 07/17/2014  
Applicant Entity Wrigley Field Holdings LLC SSN \_\_\_\_\_ or TIN 27-0508718  
Street 3721 North Clark Street City Chicago State IL  
Zip 60613-3809 Telephone (773) 404-2827 Email Address CKenney@cubs.com

Applicant, SSN, or TIN has changed since previously submitted application.

**NPS Official Use Only**

The National Park Service has reviewed this amendment to the Historic Preservation Certification Application and has determined that the amendment:

- meets the Secretary of the Interior's Standards for Rehabilitation.
- will meet the Secretary of the Interior's Standard for Rehabilitation if the attached conditions are met.
- does not meet the Secretary of the Interior's Standards for Rehabilitation.
- updates the information on file and does not affect the certification.

Advisory Determinations:

- The National Park Service has determined that the work completed in this phase is consistent with the Secretary of the Interior's Standards for Rehabilitation. This determination is advisory only. A formal certification of rehabilitation can be issued only after all rehabilitation work and any associated site work or new construction have been completed. This approval could be superseded if it is found that the overall rehabilitation does not meet the Secretary's Standards. A copy of this form will be provided to the Internal Revenue Service.

Date \_\_\_\_\_ National Park Service Authorized Signature \_\_\_\_\_

NPS conditions or comments attached



### **Amendment #6**

The following supersedes Amendment #4 and responds to June 24, 2014, requests from National Park Service (“NPS”) for additional information. The materials previously submitted with Amendment #4 are incorporated herein as if fully set forth herein. Amendment #4 is withdrawn and replaced with those materials previously submitted, the materials submitted with this Amendment and the narrative below.

The plans for Wrigley Field reflect a complex project to repair and modernize a 100-year-old facility. Applicant’s aim is to invest in the ballpark and keep it alive for another generation. As with any project of this scope, plans change as permit drawings are created, as conditions are discovered during design and construction and as the needs of the organization become further refined or mandate alternate designs. Like many projects, the renovation of Wrigley Field is undergoing modification in design as we move towards permit drawings. Challenges inherent in a 100-year-old facility may continue to require changes in the Plans as the project evolves.

This narrative provides additional information regarding plans for the expansion and rehabilitation of Wrigley Field. The elements described below supplement the drawings, plans and other graphic descriptions (collectively, then “Plans”) previously provided. The content, elements and details of the drawings and plans submitted along with this amendment are incorporated and form an integral and inseparable part of the amendment. Please refer to the Plans for specifics and details regarding the elements mentioned below and, in the event of a conflict between this narrative and the Plans, the narrative adopts, incorporates and includes all elements of the Plans.

A majority of the changes noted here were approved by the Commission on Chicago Landmarks (the “Commission”) on July 10, 2014. The Commission found these changes consistent with the Secretary of the Interior standards. As noted in Section 4 below, the outfield signage has been changed after discussions with NPS and the Illinois State Historic Preservation Office. Applicant welcomes discussion of these or any other changes at the request of NPS as well as any future changes which may arise.

#### **1. Relocation of the Bullpens.**

Bullpens throughout Major League Baseball are typically located just beyond the outfield fence. Safety issues inherent with open, unprotected bullpens on the playing field have led almost all modern baseball parks to locate bullpens in an area separated from the playing field. During a game, the presence of raised pitching mounds in left and right field foul territory creates a tripping hazard for players running to catch a foul ball.

The project would relocate the bullpens to enclosed spaces underneath the left field and right field bleachers. On the left field side, the Cubs bullpen will replace non-historic storage spaces for groundskeepers and back-of-house spaces. On the right field side, the new visiting team bullpen will replace an existing batting/pitching tunnel. The field level bullpens at Wrigley Field are simply areas on the field utilized for pitcher warm up. No parts of the grandstand structure or the walls at the perimeter of the field are connected to the bullpens. Installing new bullpens under the bleachers would not affect any historic architectural element.

New viewing areas on the concourse will allow fans to watch in person and cameras will allow videoboards to show the use of the bullpens to the remainder of fans in the park.



Of note: The project had hoped to enlarge the existing double-wide doors in the outfield wall at the left and right field bullpens to allow pitchers and coaches to view the field from the bullpen and be seen by the fans. This request has been removed from the project and no change to the size of these two doors is currently proposed, though the solid face of the doors will be replaced with padding and screening to protect the bullpens during games but allow the players to see out and fans to see in. Similar screens are used in many MLB ballparks. Details on this screening material are currently being developed but will likely be similar in appearance to the screening on the face of the “knot hole gate” which forms part of the same outfield wall in right field. Also of note, while the width of the field side of the knothole gate is unchanged, the height of the knothole gate facing the field is increased by 6" to facilitate when necessary access to the field by larger equipment.

Other MLB baseball parks with outfield bullpens use available space adjacent to the field for seating, which helps attract fans and revenue and thereby keep ballparks viable. See Section 2 below for a description of how this will help sustain the Wrigley Field project.

## **2. Additional seating along foul lines.**

Relocation of the bullpens will also allow for the installation of new rows of seating beyond the dugouts on each side of the field where the bullpens are currently located (north of the left field dugout and east of the right field dugout). Applicant's competition often takes advantage of this space by offering seating with tremendous views of the field, close to the action. The revenue from such seating allows such teams to invest further in their players and their ballparks.

The brick wall along the perimeter of the playing field along the grandstand has been altered and rebuilt several times during the history of the ballpark, including in 2005 (right field), 2008 (left field) and 2013 (behind home plate) and as part of the 1978 expansion of the team dugouts. As part of the proposed expansion, the brick wall will be reconstructed in the new location on both sides of the field. The reconstructed wall will be straightened (with the non-historic jogs at the dugouts removed), more closely approximating the historic wall based on historic photographs.

Nor is the shape of the walls past the dugouts historic (see Figures 23, 24, and 27 in the Harboe Survey Report submitted with the Part 2 application). It was most likely added in 1978 when the dugouts were expanded. Other than a raised mound with pitching rubber and home plate, nothing serves to delineate the bullpens from the rest of the foul territory along left and right field.

As outlined in the February 28, 2014, amendment, the project added more accessible seating and elevators. These changes, coupled with other unforeseen structural requirements, reduced the number of seats in the grandstand and left Wrigley Field below its current capacity. The seats to be installed at the current bullpen locations restore some of this capacity and therefore contribute to the on-going viability of the ballpark.

## **3. New Bleacher Seating and Deck - Proposed Sheffield and Waveland Bleacher Expansions.**

The bleacher sections of Wrigley Field have been altered and expanded many times since their initial construction in the late 1930s. The current exterior walls along Waveland and Sheffield, as well as the top portions of the bleachers above those walls, are non-historic additions constructed in 2005. The Part 2 application and subsequent amendments have outlined the proposed lateral expansion of the bleachers along Sheffield and Waveland avenues to improve circulation and facilities in this area of the ballpark.



The eastern and northern dimensions of the park are not affected by this Amendment #6. While we believe NPS previously approved fenestrations along the Sheffield and Waveland facades, the current fenestrations are shown in this drawing set. The adjustment to the gates along Sheffield and Waveland avenues reflects the need to align with interior circulation of the ballpark and properly address life safety issues regarding exiting. With regard to the means and methods, historic (pre-2005) bricks in the wall have been identified and categorized by Harboe Architects. These bricks have been carefully removed and will be reused in the newly relocated wall to the extent possible. Also note, the width of the knothole gate facing Sheffield Avenue is increased 2'-0" to facilitate when necessary access to the field by larger equipment.

Amendment #6 also includes expansion of the top of the left and right field bleachers. The new bleacher expansion will be stepped to mimic the existing bleacher configuration and will be accessed by a new concrete deck and concrete steps on each side, which will extend above the current proposed deck. In left field, this proposed expansion will provide new rows of bleacher seating and the new deck will allow standing room viewing along the top of the bleachers. Coupled with the proposed new bullpen seating at left and right field, the proposed bleacher seating and deck expansion will also help return the ballpark to its current capacity.

The drawings provided demonstrate how the slope of the bleachers is maintained during this project. The additional proposed signage (see below) is sufficiently separated from the bleachers so fans maintain a visual of the slope of the seating areas. See Section 4 below regarding *Outfield signage*.

New concessions will be inserted underneath the bleacher seating expansion to better serve fans. To protect these spaces during inclement weather, the project proposes to install an operable glass wall system in left field to partially enclose the new concession and circulation spaces under the bleacher seating expansion. The new guardrails installed along the steps and deck will match the style of the existing historic railings but also comply with City of Chicago life safety requirements.

#### **4. Outfield Signage and New Playing Field Lighting.**

Subsequent to the submission of Amendment 4, the Commission on Chicago Landmarks approved additional outfield signage subject to certain conditions. A letter from the City of Chicago previously provided to NPS identifies conditions and parameters for these elements. Applicant has discussed these elements with the SHPO and NPS, including a site visit by the SHPO, and received additional input on the outfield signage and new playing field lighting proposed for left field and right field. The drawing set submitted reflects changes from those discussions. The red dotted lines outline areas where signage could appear, though any individual sign is limited to 650 square feet and thus would not use the entire area. It is understood Applicant has the discretion not to install any sign, including for example until a sponsor is identified.

#### **5. Exterior stucco-covered walls along Clark Street façade.**

The project had originally hoped to save and retain certain portions of the exterior stucco-covered walls along the Clark Street façade at the mezzanine level between column line A7 through A10 and Column line A 25 through A35. However, as construction progressed, structural engineers have uncovered a series of conditions which make saving this portion of the wall unlikely. Accordingly, the project proposes to rebuild the wall using new stucco which will match the color palate of the current wall. Asbestos, if any,

in the caulking around the windows will be properly remediated and removed. Existing historic brick, if any, above the stucco wall will be salvaged to the extent possible and reused with new brick to match existing brick details. The wall on concourse side will be moved out 9" to align at grade as required by the structural engineers. The new window profile will be similar in design to the historic windows as confirmed by Harboe Architects.

**6. Lower video board in left field and right field.**

The previously-approved LED video board near the foul pole in left field requires removal of the three top rows of brick in the left field well. As confirmed by Harboe Architects, these three rows of brick have been added over time and are not original. Historic photos show the wall as a uniform height from foul pole to foul pole. The board will be positioned in line with the brick wall. In right field, the lower LED board will be adjusted to be similar in appearance. As in left field, the concrete cap to the wall will be removed and replaced in its current location (note there is no concrete cap above the knothole gate).

Applicant requests approval of the elements in this Amendment.