



Chicago City Clerk-Council Div.
2025 SEP 18 PM4:10

DEPARTMENT OF PLANNING AND DEVELOPMENT
CITY OF CHICAGO

September 18, 2025

The Honorable Anna M. Valencia
City Clerk
City of Chicago
Room 107, City Hall
121 North LaSalle Street
Chicago, IL 60602

RE: Recommendation for designation of the Fred C. Beeson House #4 at 5830 West Midway Park as a Chicago Landmark

Dear Clerk Valencia:

We are filing with your office for introduction at the September 25, 2025, City Council meeting as a transmittal to the Mayor and City Council of Chicago the recommendation of the Commission on Chicago Landmarks that the Fred C. Beeson House #4 be designated as a Chicago Landmark.

The material being submitted to you for this proposal includes the:

1. Recommendation of the Commission on Chicago Landmarks; and
2. Proposed Ordinance.

Thank you for your cooperation in this matter.

Sincerely,

Dijana Cuvalo
Assistant Commissioner
Bureau of Citywide Planning

encls.

cc: Alderman Christopher Taliaferro, 29th Ward (*via email without enclosure*)

ORDINANCE

Fred C. Beeson House #4 5830 West Midway Park

WHEREAS, pursuant to the procedures set forth in the Municipal Code of Chicago (the "Municipal Code"), Sections 2-120-620 through -690, the Commission on Chicago Landmarks (the "Commission") has determined that the Fred C. Beeson House #4 (the "Property"), located at 5830 West Midway Park, Chicago, Illinois, and legally described in **Exhibit 1**, attached hereto, satisfies three (3) criteria for landmark designation as set forth in Sections 2-120-620 (1), (4), and (5) of the Municipal Code; and

WHEREAS, the Fred C. Beeson House #4, built in 1920 on a spacious lot on the boulevard of Midway Park, exemplifies the early history and development of Austin as an area of substantial single-family houses on oversize lots built in the late nineteenth and early twentieth centuries; and

WHEREAS, the construction of 5830 West Midway Park by Chicago factory executive and owner Fred C. Beeson reflects the economic and social character of the "railroad suburbs" that developed at the edges of Chicago in the late nineteenth and early twentieth centuries. Real estate developers like Henry W. Austin promoted their area's large lots, distance from the city's congestion and pollution, and excellent transportation to attract executives and professionals like Fred C. Beeson and architect Frederick R. Schock from the city; and

WHEREAS, as the last in a series of distinctly different homes by architect Frederick R. Schock commissioned by Fred C. Beeson, this home and its precedents reflect the changing architectural styles over the arc of Schock's career; and

WHEREAS, the Fred C. Beeson House #4 is an excellent example of residential architecture in the Colonial Revival style, one of the nation's most ongoingly popular styles during the twentieth century, but one seen much less frequently in Chicago. It possesses numerous features characteristic of the style, including a rectangular, two-story box form; classical details; a moderately pitched, side-gable roof; a red brick masonry exterior; quoining, double-hung, multi-lite windows; and decoration concentrated on a central door and entry; and

WHEREAS, the Fred C. Beeson House #4 possesses a high quality of design, building materials, and excellent craftsmanship in traditional materials; and

WHEREAS, although overshadowed in architectural history by the advance of the Prairie School of architecture and its progenitors such as Frank Lloyd Wright at the beginning of the twentieth century, the work of architect Frederick R. Schock has an enduring quality. Schock was a particularly skillful interpreter of popular residential styles and has a significant body of work throughout Chicago and its suburbs, much of which still remains; and

WHEREAS, Austin resident Frederick R. Schock was a prolific architect, especially in the Austin community, and the grand scale, style, and quality of his designs for residential as well as institutional and commercial buildings helped to give the "railroad suburb" its distinctive identity during the late nineteenth and early twentieth centuries. His work there included dozens

of homes, the Chicago and North Western Railway depot (1886; demolished), the Austin Library and Club House (1887; demolished), and Austin High School (1890; demolished). Two prominent remaining buildings are the Cicero Township Fire Station (439 North Waller Avenue; 1898) and the Austin State Bank Building (5645 West Corcoran Place; 1913 and 1926).and

WHEREAS, consistent with Section 2-120-630 of the Municipal Code, the Building has a significant historic, community, architectural, or aesthetic interest or value, the integrity of which is preserved in light of its location, design, setting, materials, workmanship, and ability to express such historic, community, architectural, or aesthetic interest or value; and

WHEREAS, on August 7, 2025, the Commission adopted a resolution recommending to the City Council of the City of Chicago (the "City Council") that the Property be designated a Chicago Landmark; now, therefore,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHICAGO:

SECTION 1. The above recitals are hereby adopted as the findings of the City Council.

SECTION 2. The Building is hereby designated a Chicago Landmark in accordance with Section 2-120-700 of the Municipal Code.

SECTION 3. For purposes of Sections 2-120-740 and 2-120-770 of the Municipal Code governing permit review, the significant historical and architectural features of the Building are identified as:

- all exterior elevations, including rooflines, of the House and Garage.

SECTION 4. The Commission is hereby directed to create a suitable plaque appropriately identifying the Building as a Chicago Landmark.

SECTION 5. If any provision of this ordinance shall be held to be invalid or unenforceable for any reason, the invalidity or unenforceability of such provision shall not affect any of the other provisions of this ordinance.

SECTION 6. All ordinances, resolutions, motions, or orders in conflict with this ordinance are hereby repealed to the extent of such conflict.

SECTION 7. This ordinance shall take effect upon the date of its passage and approval.