

KINAUER

# Preliminary Design Review



Jackman & Co  
1739 Glenview Road, Glenview Illinois.

June 29<sup>th</sup>, 2023



# Ballyhoo Hospitality Executive Summary



## BALLYHOO HOSPITALITY

Community Development Department Planning Division:

This letter is on behalf of Ballyhoo Hospitality. As set forth more fully below, Ballyhoo believes that Glenview is a perfect location on the North Shore to expand our restaurant group and serve our guests who have enjoyed dining at Ballyhoo's sister properties in Chicago, Wilmette, Winnetka, and Lake Forest.

Ballyhoo Hospitality is the destination for feel-good dining. Founded by longtime hospitality industry veterans Ryan and Anna O'Donnell, Ballyhoo delivers the restaurant experience that guests crave. By pairing inspired menus with a unique ambiance, Ballyhoo focuses on all things quality - from the meals to the atmosphere and above all, the service. Ballyhoo is redefining neighborhood dining throughout Chicago and the North Shore with restaurants including Gemini, Coda di Volpe, Old Pueblo Cantina, Sophia Steak, Pomeroy, Buck Russell's, Pizza by Sal and continues to expand to more communities.

Ballyhoo's restaurant in Glenview will seek to replicate the success of our other locations. We will offer dine-in, takeout, and delivery in a classic and comfortable atmosphere. The restaurant intends to be open seven days a week for dinner service. We will also consider weekend brunch or lunch if business calls for it. We expect to employ approximately 50-60 people in either part-time or full-time positions. All persons employed will be instructed to follow parking standards to insure we are not disruptive to either our neighbors and guests.

Ballyhoo Hospitality looks forward to joining the Glenview business community and making the same contributions to the community as it has in other North Shore dining communities.

Thank you for your consideration of this request.

Ryan O'Donnell

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# Knauer Inc Architect's Statement

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June 28<sup>th</sup>, 2023

## ARCHITECT'S STATEMENT

The architectural design philosophy for Jackman & Co. is based on enhancing the historic feel of downtown Glenview. Not a period reproduction of an old building. A contemporary interpretation utilizing classic detailing and materials.

We chose to break the Glenview Road façade into two facades keeping the building more in scale with historic Glenview. We chose unifying historic architectural styles that flank a taller entry element making the entry easily identified by guests. This entry element has an arched window transom that is carried through to the interior space. Above the entry doors is a classically detailed marquee also signifying the entrance.

On one side of the entry, the brick is painted a very dark almost black green, Benjamin Moore Essex Green. The windows are casement style trimmed in white. On the other side of the entry, the brick is left natural. The windows are double hung with green awnings above. The double hung windows are painted two colors, white and green. The walls have an applied classic cornice painted tan to match the limestone trim and green.

Like all restaurant buildings there is a large section of potentially blank wall surrounding the kitchen. To break this blank wall up and create interest, we have chosen to create the appearance of a carriage house by adding large decorative doors painted the contrasting green color. Lantern lights hang above.

Brick and stone detailing are important to the architectural design. The brick is laid in a Flemish bond. The openings have soldier coursing at the lintels. The base of the building has a limestone water table starter course. The windows have limestone sills. The entry is trimmed in limestone and has limestone reveals stacked in the brickwork. The fireplace has a picture frame soldier course with stone accents and Edwardian clay chimney pots.

We chose to keep the parapet wall low so as to not create an overly tall building. The parapet is planted with evergreen plant materials so that it is green and lush throughout the year. These plants are irrigated and will have seasonal holiday lighting. The planting hides a screen that in turn hides the mechanical equipment.

Overall, the architecture is appropriate to Ballyhoo's concept of redefining neighborhood feel-good dining and replicating the success of their other locations. It is classic while being updated.

The architecture is appropriate to the downtown Glenview location. It is distinctive and enduring that will result in a project that retains value and meets market and community needs for decades to come.



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