

CHICAGO LANDMARKS



2009 PRESERVATION EXCELLENCE AWARDS

Palmer House Hilton 17 East Monroe Exterior and Interior Rehabilitation/Restoration

Recipient: Thor Equities, LLC

Built between 1925 and 1927 by prominent businessman and real-estate developer Potter Palmer, the Palmer House Hotel was designed by the noted architectural firm of Holabird & Roche. This hotel is noted for its handsome Classical Revival-style design with grand interior lobbies and ballrooms. The building also includes one of Chicago's finest historic retail storefronts and interiors, originally built for C.D. Peacock Jewelers. The \$174.5 million rehabilitation project utilized the Cook County Class L Property Tax Incentive program for historic preservation. The exterior work included removing fire escapes along State Street; restoring and cleaning the brick and stone façades; repairing historic canopies; installing new compatible storefronts; and installing new "Energy Star" roofs. The interior work included the insertion of three new high-capacity exit stairs; new mechanical, electrical, fire protection, and plumbing systems; and the upgrade of 1,639 guest rooms, as well as restoring the grand hotel lobbies, historic ballrooms, and meeting rooms. The Palmer House Hotel was designated a Chicago Landmark on December 13, 2006.



BEFORE



AFTER



*Photos courtesy of
Thor Equities, LLC*



City of Chicago
Richard M. Daley, Mayor

Department of Zoning and Land Use Planning
Patricia A. Scudiero, Commissioner

Commission on Chicago Landmarks
David R. Mosena, Chairman