

MEETING MINUTES OF THE
ARCHITECTURAL REVIEW COMMISSION
OF THE VILLAGE OF SPRING GROVE
JANUARY 4, 2010

Council Chambers, Spring Grove, Illinois, January 4, 2010; a regular meeting of the Architectural Review Commission was held this date at 6:00 p.m., at the Municipal Centre, 7401 Meyer Road, Chairperson Houghton presiding.

Call to Order. The following Commissioners were present: Chairperson Del Houghton; Commissioners Mike Bukolt, Stella Broz, Frank Lecinski and Bob McMahon - 5. Absent: Commissioners Brian Golwitzer and Kim Meier - 2. Also present for the Village was Laura Frumet, Deputy Clerk.

Approval of November 16, 2009 Meeting Minutes. Commissioner Broz moved, seconded by Commissioner Lecinski to approve the November 16, 2009 meeting minutes. Roll call vote: Ayes: Broz, Bukolt, Houghton, Lecinski and McMahon – 5. Absent: Golwitzer and Meier – 2. Nays: None. Motion carried.

New Business.

Review Wall Sign for Discover Chiropractic located at 2207 Route 12 Unit E. Kathy Ottinger, from Rainbow Signs, was present to answer questions from the Commission. The proposed sign is made of white channel letters 16” and 14” high on a raceway which will match the brick on the building. The internal lighting is red neon. This business is in a multi-tenant building so the sign is required to share the same color background and consistent size and font with the other signs on the building per Section 1203.1 of the Sign Ordinance. The lettering size and color is consistent with the Edward Jones sign but the font is different. The sign is also not consistent with the Genesis Auto Parts sign which is a box sign with red lettering so a variance will need to be granted. The Commissioners were happy with the design and color of the sign. Commissioner Bukolt moved, seconded by Commissioner Lecinski to recommend the approval of the Discover Chiropractic sign as submitted with a variance for Section 1203.1 of the Sign Ordinance. Roll call vote: Ayes: Broz, Bukolt, Houghton, Lecinski and McMahon – 5. Absent: Golwitzer and Meier – 2. Nays: None. Motion carried.

Review new house plans for 4220 Northgate Drive. Scott & Cathy Dittmer were in attendance with final architectural drawings of a home they would like to build, dated 11/04/09 and drawn by ALA Architects and Planners, Inc. It had been the opinion of former Building and Zoning Officer Mack Sherman that ARC and the Village Board should approve the design. The Dittmers previously appeared before ARC on June 15, 2009 with computer-generated drawings and were asked to come back with final architectural plans. The size of the home is 3,800 sq. ft. Mr. Dittmer explained it is basically a four-bedroom home with turrets and towers. The turrets have no inside access. Photos were submitted of other homes in the neighborhood that have European styles and other homes in Spring Grove with turrets. Commissioner McMahon was



initially concerned with the scale of the home as the paperwork submitted was reduced and therefore not in scale, but upon reviewing the original drawings felt satisfied with the scale. The roof will be slate-look multi-tiered architectural shingles. The exterior walls are of real stone called Waukesha White Halquist Stone with limestone window headers and trim. The balustrade railings on the back of the house are made of a polycast material. Commissioner Golwitzer sent a note that he had a concern with the roof over the main entrance and how the water and snow will be able to drain away. Mr. Dittmer said the way the roof is designed behind the facade will alleviate any drainage problems. Mr. Dittmer submitted a letter of approval from Stonegate developer Mark Towne and said they would not be breaking ground until June 2010. The Commissioners were all in agreement that the design of the home would fit in the neighborhood. Commissioner McMahon moved, seconded by Commissioner Bukolt to recommend the approval of the house plans for 4220 Northgate dated 11/4/09 as submitted. Roll call vote: Ayes: Broz, Bukolt, Houghton, Lecinski and McMahon – 5. Absent: Golwitzer and Meier – 2. Nays: None. Motion carried.

Discuss Proposed Changes to Chapter 12 – Sign Ordinance of the Municipal Code Book. The Committee reviewed changes to sections 1203.2 & 1206.3 of the Sign Ordinance proposed by Commissioner Golwitzer. Without Commissioner Golwitzer present to explain his reasoning, the Commissioners did not agree with the majority of the proposed changes and would like to review it again when he is present. Building & Zoning Officer Turner also would like to propose a change to wall sign calculations in the Ordinance for discussion at the same time.

Public Comment. None.

Other Business. Building and Zoning Officer Turner asked if he could have some flexibility in enforcing temporary signage at businesses. Currently the Sign Ordinance states extraordinary temporary signs are allowed only four times a year for one week each time. He thought with the economy being slow, it would help businesses if they could keep signs out for maybe a two-week period of time as long as they apply for a permit and remove the sign on the agreed upon date. The Commission thought this would be a good idea as long as business owners are aware that this would be a temporary change. He also noted there are some abandoned signs around town that he will be working on having removed.

Commissioner McMahon asked about a cement block building on Main Street that had the paint removed but was never repainted. Building & Zoning Officer Turner said he would look into the situation.

There being no further business, the meeting adjourned at 7:09 p.m.

Respectfully submitted,

Laura Frumet, Deputy Clerk