

MEETING MINUTES OF THE
ARCHITECTURAL REVIEW COMMISSION
OF THE VILLAGE OF SPRING GROVE
MAY 17, 2010

Council Chambers, Spring Grove, Illinois, May 17, 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 Stella Broz, Mike Bukolt, Brian Golwitzer, Frank Lecinski, Bob McMahon and Kim Meier - 7. Absent: none. Also present for the Village was Laura Frumet, Deputy Clerk and Trent Turner, Building & Zoning Officer.

Approval of May 3, 2010 Meeting Minutes. Commissioner Lecinski moved, seconded by Commissioner Golwitzer to approve the May 3, 2010 meeting minutes. Roll call vote: Ayes: Broz, Bukolt, Golwitzer, Houghton, Lecinski and McMahon – 6. Absent: Meier – 1. Nays: None. Motion carried.

Commissioner Kim Meier arrived at 6:05

Unfinished Business. Review Wall Sign for Illinois Brick at 2221 Pierce Drive. Kevin Luecht, President of Illinois Brick, and Jack Kaminski, owner of Paint N Brush, were in attendance. Mr. Luecht said the current sign for the business they purchased, Clay Products, has 24" and 18" plastic letters. They would like to remove the 18" letters and put their name, Illinois Brick, in 24" white plastic letters along with their logo. The sign is not lit except for possible ground lighting.

The maximum allowable size for this wall sign, based on a building set-back of 100 ft. and signable area of 370 sq. ft., is 92 sq. ft. The submitted sign is 108 sq. ft. Mr. Luecht said they would like the larger letters to make the sign more visible from Route 12. It was noted that one day a building would be built on the vacant lot across the street from Illinois Brick, which would block the Route 12 view and make the larger letters seem out of place. When asked why the letters would not be internally illuminated to make them more visible, Mr. Luecht said the cost of illuminated letters would be substantially more.

With the exception of Commissioner Lecinski, the Commissioners were in agreement that the sign should comply with the wall sign size requirements in the Sign Ordinance. If the letters were 18" and the logo re-proportioned, the sign would comply at 88.5 sq. ft. Chairperson Houghton asked if they would be in agreement to reapply for the sign with 18" letters and a resized logo to comply with the Sign Ordinance.

Mr. Luecht said he would be agreeable to resubmit an application with 18" letters and the resizing of the logo to be proportional to the letters. Mr. Kaminski said he would submit a new color rendering with the changes. Commissioner Bukolt moved, seconded by Commissioner Golwitzer to recommend the approval of the Illinois Brick sign with 18" letters with the logo resized to be proportional to conform to the Sign Ordinance. Roll call vote: Ayes: Broz, Bukolt, Golwitzer, Houghton, McMahon and Meier – 6. Abstain: Lecinski – 1. Nays: none. Motion carried.



Review Wall and Ground Sign for Dill Pickle Grill located at 2508 Route 12. Mark Muehlfelder, owner of Dill Pickle Grill, was in attendance. The ground sign structure was previously approved on October 3, 2006, so only the new panel graphics were being reviewed. The wall sign includes an illuminated sign cabinet display with graphics and non-illuminated letters underneath. With a signable area of 450 sq. ft. and a building setback of 75 ft., the sign as submitted with 86 sq. ft. complies with the Sign Ordinance. The Commission felt the graphics were very well done. Commissioner Broz moved, seconded by Commissioner Lecinski to recommend the approval of the Dill Pickle ground and wall sign as submitted. Roll call vote: Ayes: Broz, Bukolt, Golwitzer, Houghton, Lecinski, McMahon and Meier – 7. Nays: none. Motion carried.

Discuss Proposed Changes to Chapter 12 – Sign Ordinance of the Municipal Code Book. The Commissioners reviewed proposed changes to the Sign Ordinance by Commissioner Golwitzer. He felt ground signs should be calculated on the size of the building, like wall signs are calculated by the size of the signable area and setback, instead of having one set size for all size buildings. The Commission reviewed a summary table with examples of different sized buildings and the impact it would have on the size of the sign.

For example, the minimum size for a sign face would be 12 sq. ft. for a building up to 2,000 sq. ft. and the maximum size would be 64 sq. ft. for a building with 8,500 sq. ft. The current maximum sign size for all buildings is 30 sq. ft. The maximum height of ground signs would still at 8 ft. above the street centerline or 6 ft. above the finished grade. Also a minimum height of the base of a sign would stay at 12 inches.

The Commission was in agreement that a calculation based on the size of the building would be a good idea. Chairperson Houghton directed Commissioner Golwitzer to rework the chart as was discussed so it can be reviewed and voted on at the next ARC meeting.

Public Comment. None.

Other Business. None.

There being no further business, the meeting adjourned at 6:57 p.m.

Respectfully submitted,

Laura Frumet, Deputy Clerk