

# Architectural Control Board

Minutes of April 23, 2018

The Architectural Control Board (ACB) meeting was called to order at 7:00 pm. In attendance were Mike Bickler, Jim Perkins, Sandy Eppers, Russ Kohl, Rick Andritsch, Jeff Fellows, Don Wiemer (Village Administrator), Andy Helwig (Future Village Administrator) and Michele Cannariato (Deputy Clerk).

Also present were: Mary Altschaefl, resident; Pat and Judy Sebranek, residents; Greg Chada, Chada Designs, Steve Wollersheim, Hom Dezin; Jon Schoennecker, Regency Builders; Patrick and Lisa Forsythe, residents; Tom Auer, The Ground Crafter; Corey Nelson, Nelson Landscape; David Smith, resident.

1. Motion (Bickler/Fellows) to approve the minutes from the March 26, 2018 meeting, Carried Unanimously.

2. Discussion/action regarding the request of Mike and Mary Altschaefl, 36010 South Beach Road, for a deck.

Mary Altschaefl explained the plans to a sliding door, deck, and spiral staircase to their bonus room above the garage. They will be using the same materials as the residence.

Motion (Bickler/Kohl) to approve the plans as submitted. Carried Unanimously.

3. Discussion/action regarding the request of Patrick and Judy Sebranek, 4025 N. Sawyer Road, for rebuilding a legal non-conforming accessory structure (coach house).

Pat Sebranek presented the plans to rebuild the existing coach house. It will have the same footprint and fewer cubic feet. There will be a new roof and siding, which will match the residence.

Motion (Bickler/Kohl) to approve the plans as submitted. Carried Unanimously.

4. Discussion/action regarding the request of Patrick and Lisa Forsythe, 35340 W. Pabst Court, for a pergola, patio and fireplace.

Patrick Forsythe explained to the ACB that the work on the patio was already started because they were not aware that they needed to present plans to the board. They are remodeling the upper and lower patio and there will be a wooden pergola, wooden steps and a fireplace. There are no issues with the setbacks.

Motion (Andritsch/Bickler) to approve the plans as submitted. Carried Unanimously.

5. Discussion/action regarding the request of Scott and Jean Wrobble, 34825 W. Fairview Road, for a new single family residence.

Don Wiemer addressed the grading concerns of the new house. Corey Nelson from Nelson Landscape explained that any water on either side of the new residence would be channeled down to the lake from the road, and there would be catch basins. There will be a 13-15 foot drop from the road to the lake. The ACB requested a pre-construction and post-construction run off study to be presented to the ACB along with the landscape plans. It was also explained that the existing retaining walls are disintegrating and would be removed.

Exterior Colors were explained by Steve Wollersheim from Hom Dezin: roof shingles, Certaineed Landmark Pro, Driftwood; roof shake, Gauntlet Grey; exterior stone, Halquist mesquite; window trim, Bronze; siding, Gauntlet Grey; trim and garage doors, Gossammer Veil; entry doors, Walnut.

Mr. Wiemer also stated that the 20 and 30 foot setbacks must be certified since the residence will be built at those exact setbacks. He also explained that there will be an uncovered staircase and a chimney that encroaches on the sideyard setbacks, but that is permissible.

Motion (Bickler/Andritsch) to approve the plans as submitted, and the landscape plans and run off reports would come before the ACB at a later date. Carried Unanimously.

6. Discussion/action regarding the request of David Smith, 36076 North Beach Road, for a 3 car detached garage and installation of a window in the existing kitchen.

David Smith presented the plans for the garage and kitchen window. The brick on the garage will be wrapped, there will be three windows in the back, and the landscaping was added. The height of the garage will be 15' 6 7/8". He is remodeling the kitchen and adding a window.

Motion (Bickler/Andritsch) to approve the plans as submitted. Carried Unanimously.

7. A motion (Bickler/Eppers) to adjourn was made at approximately 7:44 pm, Carried Unanimously.

Respectfully submitted,  
Michele Cannariato