

Architectural Control Board

Minutes of January 26, 2015

The Architectural Control Board (ACB) meeting was called to order at 7:00 p.m. In attendance were Jim Perkins, Mike Bickler, Sandy Eppers, Amy Zea, Russ Kohl, and Michele Cannariato (Deputy Clerk).

Also present were: Paul Schultz, Sun Arc Studios, 133A E. Wisconsin Ave; Michael Bickler Jr., Stonewood Companies; Chuck Stassi, R.A. Smith National; Jeff and Sue Allen, 3199 Canterbury Court; Gerrit Gronowski, G-3 Builders; Gloria Lehrer, Designs Galore; Kim Ellis, N85 W36350 Riverwood Lane; and Gale Schwartz, 4561 N. Sawyer Road.

1. Motion (Bickler/Eppers) to approve the minutes from the October 27, 2014 meeting, Carried Unanimously.

2. Discussion/action regarding the request of Mr. and Mrs. Jeff Allen, 4523 Sawyer Road, for a new single family residence.

Paul Schultz, Sun Arc Studios, presented the plans for the new residence. The existing home will be removed, but the existing garage will remain. The roof will be Certainty Carriage in Gatehouse Slate (dark gray). The siding will be composite in light gray, and the trim will be white. The stone exterior will consist of Hamilton Buff from Halquist, with heavy mortar joints. The existing garage will be changed to match the house and the garage being built will also match the house.

Chuck Stassi from R.A. Smith National presented the grading and landscape plans. The house will be moved back from where the original house is currently. The circle drive will be moved and extended to the 75' mark. The house will be raised 2' from the original house. The drainage and grading will be the same. There was a walkway and circular seating area between the house and the lake that would have been part of the plans, but the demolition company removed them. The ACB agreed that the walkway and seating area can be rebuilt. The plans for this and the landscaping will need to come back to the ACB to be approved.

There is a proposed pool in the front of the house that will be part of the foundation. There will be a patio using the same stone as the house. There will be a pathway from the driveway to the pool area and a front walkway using the same materials as the walkway from the house to the lake. There will be groundcover and shrubs.

Motion (Bickler/Kohl) to approve the landscape and construction plans as submitted. They will need to submit additional landscape plans that include the patio and walkway from the house to the lake that will be rebuilt as they originally existed Carried Unanimously.

3. Discussion/action regarding the request of Mr. and Mrs. Nick Papanicholas, 4539 N. Sawyer Road, rebuild existing garage.

Mike Bickler Jr. from Stonewood Companies presented the plans for the 2 car detached garage. It will have the same volume and size. The existing style is stucco. They will use natural dark gray cedar shakes with white trim. When they build the main house, it will match this new garage.

The ACB wants a commitment from the home owners as to a time frame to build the main house and that it will match the garage.

Motion (Bickler/Zea) to approve the building plans as submitted subject to a commitment letter from Mr. and Mrs. Papanicholas regarding a 2 year time frame to build the main house and that it will match the garage. Carried Unanimously.

4. Discussion/action regarding the request of Mr. and Mrs. Tom Joerres, 35855 Hewitts Point Road, remodel residence.

Gloria Lehrer of Designs Galore and Gerrit Gronowski of G3 Builders explained the plans for the exterior remodel. They want to update the look of the house. The brick will be replaced with stone and the trim will remain white. Cedar shake will be used – Sherwin Williams in Morning Fog. This is the color for the new and existing siding. The front stoop roof will be removed and replaced with a metal roof in Musket Gray (PAC-CLAD). The garage will get a new stone wrap on one side and painted the same color as the house.

The ACB expressed concern that there will be different materials on different sides of the house and garage. They did not feel that this was acceptable. Ms. Lehrer and Mr. Gronowski asked if the ACB could table this discussion/action temporarily so that they could discuss what they wanted to do. The ACB agreed to table this and move on to the next agenda item.

5. Discussion/action regarding the request of Kim Ellis, 36211 LaLumiere Road, addition to the residence.

Paul Schultz, Sun Arc Studios, presented the plans for the remodel and 2nd floor addition. A stair tower will be added using stone that will match the existing stone on the house. The siding will be replaced with Midnight Surf by Trilogy. Fascia and soffits will be replaced with aluminum (Terra Tone). The trim will be Windswept Smoke. The new second floor addition roof and the existing roof will be Weathered Wood shingles in Iron Gray. The stone in the front of the house will wrap around the front door and the brick molding around the window will be removed.

The ACB expressed concern that the house doesn't look proportional on the plans because the addition is only on one side. Bickler pointed out that once the stone is wrapped around the house, it will seem more put together (this was not shown on the plans). There was a suggestion to put a frame around the windows in white. This was agreed upon by the homeowner.

Motion (Bickler/Eppers) to approve the building plans as submitted subject to putting white frames around the windows. Carried Unanimously.

6. Ms. Lehrer and Mr. Gronowski came back to discuss their decision regarding the changes that were necessary for the plans for Mr. and Mrs. Joerres. They said they would like to withdraw the plans until further notice.

7. 4. A motion (Bickler/Kohl) to adjourn was made at approximately 8:10 p.m.,
Carried Unanimously.

Respectfully submitted,
Michele Cannariato