

Architectural Control Board

Minutes of March 24, 2014

The meeting was called to order at 7:00 p.m. In attendance were Mike Bickler, Jim Perkins, Sandy Eppers, Rick Andritsch, Don Wiemer (Village Administrator) and Michele Cannariato (Deputy Clerk).

Also present were: Jeff and Meme Fellows, 36712 W. Armour Road; Steve and Judy Fleming, 34837 W. Fairview Road; Anil and Padma Doniparthi, 35308 W. Pabst Road; Mike Bickler Jr. from Stonewood Companies; John Van Rooy from Van Rooy and Associates; Dave Moore from Moore Designs; and Paul Schultz from Sun Arc Studios.

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

2. Discussion/action regarding the request of Mr. and Mrs. Ulrich M. Jentzsch, 34829 Fairview Road, to raze current residence and reconstruct a new single family residence and garages.

Paul Schultz of Sun Arc Studios presented the garage plans. The garage has been moved so that it will be 50 feet from the neighbors' residences. Because of the move, the garage will now be 2 stories and shortened by 18 feet in length. There will be lannon stone and banding under the windows to match the house, smart siding in neutral tones, and dimensional asphalt roof in weathered wood color.

Landscape and stormwater plans were discussed, but the actual plans were not presented. It was suggested that an additional catch basin be added. Mr. Wiemer said that Rob Davy from Lake Country Engineering had revisited the plans and proposed a deceleration lane to the lake.

Mr. Fleming (neighbor) spoke regarding whether there were restrictions on the percentage of impervious surfaces per lot, since this lot will now have 28% impervious surfaces. It was explained that there are no restrictions, and the Chapter 30 permit deals with erosion control and soil disturbance during construction, not impervious surfaces. Mr. Fleming is also concerned about the driveway being 5 feet from his lot line and that his well is 5-6 feet from that driveway. It was explained that there is a catch basin before any water would get to his well. He asked if the owner would consider using pervious pavers for the driveway instead of asphalt.

Mrs. Fleming would like to bring in legal counsel before the garage is approved. She also suggested that the garage door be wood. She said she feels that the landscape plan should have been presented at the same time as the garage so that the finished project could be viewed.

Motion (Bickler/Perkins) to table the approval of the garage plans until the landscape plans are submitted. Carried Unanimously.

3. Discussion/action regarding the request of Mr. and Mrs. Anil Doniparthi, 35308 Pabst Road, addition to residence.

John Von Rooy, architect for the Doniparthi's, presented the changes to the plans that were approved 6/24/13. They removed the room on the roof from the original plans and the additional access point with regard to the elevator. They have added additional detailing to match the rest of the home: stone banding, stone crenulations and wainscoting. The elevator will remain all glass on the lake side.

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

4. Discussion/action regarding the request of Mr. and Mrs. Hans Scott, 4525 Hewitts Point Road, addition to residence.

Mike Bickler, Jr. presented the plans for an addition on the west side of the existing home. The existing screen porch will be removed and a new four season room will be added in addition to a hallway leading to a master bedroom suite. This is a substantial connection and therefore does not violate the new ordinance regarding connections.

The plans label the four season room as a screen porch and it was advised that the plans be changed to refer to that room as a four season room.

Motion (Bickler/Andritsch) to approve the plans as submitted with the exception that the area in #10 be changed from "screen porch" to "four season room" and that the windows will have to match the rest of the house. Carried Unanimously.

3. A motion (Bickler/Eppers) to adjourn was made at approximately 8:05 p.m., Carried Unanimously.

Respectfully submitted,
Michele Cannariato