

**APPEARANCE REVIEW COMMISSION
West Dundee Village Hall – 7:30pm**

**Village of West Dundee
November 10, 2015**

I. CALL TO ORDER:

Chairman Baldoni called the meeting to order at 7:34 pm.

II. ROLL CALL:

Present were Chairman Baldoni and Commissioners Seifert, Davies, Russell and Lemajeur. Commissioners Camacho and Anson were absent. Also present was Community Development Director Timothy Scott. There was 1 person in the audience.

III. APPROVAL OF AGENDA:

MOTION: Moved by Commissioner Lemajeur and seconded by Commissioner Davies to approve the agenda as presented. Motion carried by unanimous vote.

IV. APPROVAL OF MINUTES:

MOTION: Moved by Commissioner Lemajeur and seconded by Commissioner Russell to approve the Minutes of October 6, 2015 as presented. Upon roll call, motion was approved.

AYES: Commissioners Seifert, Davies, Russell and Lemajeur
NAYS: None
ABSENT: Commissioners Camacho and Anson

V. QUESTIONS FROM THE AUDIENCE: There were none.

VI. UNFINISHED BUSINESS: There was none.

VII. NEW BUSINESS:

A. 318 Liberty Street – Consideration of a Front Yard Fence

Mr. Russell Gudvangen, the property owner, explained that his lot which is a corner lot is narrower on Liberty Street and the deeper portion of the lot is on the Fourth Street side. He also said there is an existing wood fence on the east side which is dilapidated and he would like to replace it with a new five-foot tall cedar fence, which doesn't require approval by the ARC.

Mr. Gudvangen is proposing a four foot tall, black decorative metal (aluminum) fence. He said the gaps between the pickets provide utility and the fence will have pointed pickets at its top and then a short, flat-topped "puppy picket" in the lower section of each fence panel.

MOTION: Moved by Commissioner Lemajeur and seconded by Commissioner Davies to approve a decorative metal front yard fence as proposed for a single residential property located at 318 Liberty Street. Upon roll call, motion was approved.

AYES: Commissioners Seifert, Davies, Russell and Lemajeur.
NAYS: None
ABSENT: Commissioners Camacho and Anson

B. IDEOSITY – Consideration of a Freestanding Sign

Director Scott said this is a replacement of an existing freestanding, non-illuminated sign at 205 West Main Street. He said the applicants wish to replace the sign with an updated version which includes an updated company logo in blue and orange with the name of the company in black. He said that with less text than the existing sign, the design appears cleaner and clearer.

MOTION: Moved by Commissioner Davies and seconded by Commissioner Seifert to approve the proposed freestanding sign for Ideosity located at 205 West Main Street as presented. Upon roll call, motion was approved.

AYES: Commissioners Seifert, Davies, Russell and, Lemajeur

NAYS: None

ABSENT: Commissioners Camacho and Anson

C. Dylan's Pub – Consideration of Elevations

Director Scott said the petitioner is proposing a dramatic transformation of the building, which will encompass a complete re-skinning of the Main Street (front) and First Street (east) elevations. He said it is to feature decorative brick work, decorative fascia/sign band and cornice and goose neck lighting. He said it will look like a traditional two-part commercial building and will be representative of the rest of the buildings on Main Street.

A discussion took place among the commissioners regarding screening of the mechanicals, if all the elements will blend with the other businesses on Main Street, casement look of windows, folding windows too modern (meant to bring the outside in), the desire to have samples of the colors, brick, desire to see less monochromatic color in the brick and building, faux windows, how bricked in windows would look, (suggestion to look at this type of window which are installed at the Algonquin Water Treatment Building) and changes to front door and entry way.

MOTION: Moved by Commissioner Lemajeur and seconded by Commissioner Davies to approve the illustrative concept plan as presented with the following concept drawings for their consideration: mechanicals screened from public view, color palette, more clarification on the faux door, resolving the entry door on Main Street, final renderings with detail and colors for all materials and samples. Upon roll call, motion was approved.

AYES: Commissioners Seifert, Davies, Russell and Lemajeur

NAYS: None

ABSENT: Commissioners Camacho and Anson

VIII. CHAIRPERSON'S REPORT

Chairman Baldoni asked for a discussion on the level of details required for submittals of proposals. He feels the Commission should require more detailed technical renderings and have some recourse if the plans don't comply with what was originally shown. The Commissioners agreed that a certain level of details should be included in future proposals and need to have direction if there is non-compliance.

IX. REPORTS & QUESTIONS from Commissioners

Commissioner Russell asked when the signs for Spring Hill Mall will be put up. Director Scott said there is no estimated time, but probably closer to the completion of the renovations.

X. STAFF REPORTS .

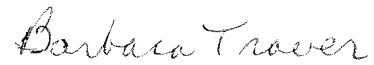
Director Scott commented that work is being done on the roof of the former Target Store in preparation for the opening of the sports complex.

XI: ADJOURNMENT

MOTION: Moved by Commissioner Lemajeur and seconded by Commissioner Russell to adjourn the Appearance Review Commission meeting. The motion was unanimous.

The Appearance Review Commission meeting adjourned at 8:33 pm.

Respectfully submitted,



Barbara Traver
Village Clerk