

Appearance Review Commission  
West Dundee Village Hall

Village of West Dundee  
Tuesday, April 6, 2010

**CALL TO ORDER:**

The meeting was called to order at 7:36 pm by Tom Baldoni, Chairperson.

**ROLL CALL:**

Present were Commissioners: Tom Baldoni, Laura Lemajeur, JoLynn Seifert and Joel Davies. Commissioner Jennifer Russell arrived at 7:44 pm. Absent were Commissioners: Rick Browne, Michael Camacho. Also in attendance was Community Development Director Cathleen Tymoszenko.

**APPROVAL OF AGENDA:**

Commissioner Lemajeur moved to approve the agenda as presented. Commissioner Seifert seconded. Upon roll call, the motion passed unanimously.

**APPROVAL OF MINUTES:**

Commissioner Lemajeur moved to approve the minutes for February 2, 2010. Commissioner Seifert seconded. Upon roll call, the motion passed unanimously.

**QUESTIONS FROM THE AUDIENCE:-** There were none.

**UNFINISHED BUSINESS:** There was none.

**NEW BUSINESS:**

***6 to 10 Mart  
4624 Main Street  
Signage***

Gary Demma, Bright Signs & Awnings, was the representative. The petition was for approval of a wall sign for the front of the building facing Route 72.

**MOTION:** Commissioner Davies moved to approve the sign as presented. Commissioner Lemajeur seconded. Upon roll call, the motion passed unanimously.

***First Congregational Church  
900 S. Eighth Street  
Signage***

Jim Rauser and Laura Anderson, parishioners, were the representatives. The petition was for approval of a new ground sign with a message board. The sign will be installed approximately 30 feet from the Right of Way near the middle of the site, and the existing temporary sign, which is off-site, will be removed.

Discussion continued regarding visibility and changeability of the bottom row of text, confirmation of UV stabilization to avoid color fading, and lighting and landscaping plans.

**MOTION:** Commissioner Lemajeur moved to approve the sign as presented. Commissioner Davies seconded. Upon roll call, the motion passed unanimously.

***West Dundee Health Center (former O'Brien Furs)  
180 S. Eighth Street  
Addition / Exterior Alterations, Parking Lot Redesign, Landscaping & Signage***

Gary Matthews and Mo Raihi, ICL Architecture, and Russ O'Brien and Chris O'Brien, O'Brien Family Limited Partners (owner), were the representatives. The petition was for approval of an addition to the second floor, exterior alterations including partial replacement of brick facing and the addition of a portico, parking lot redesign, landscaping, and both window and monument signage.

Discussion continued regarding consistency of colors and mullion design, as well as landscaping and lighting. The petitions were receptive to commission suggestions.

**MOTION:** Commissioner Davies moved to approve the plans as presented with the following changes: (1) adjustment of mullions in large south-facing window above canopy to match the prairie style of the balance of the mullions, (2) addition of downward and upward shining lights on canopy posts, and (3) implementation of Option 2 as presented for both the monument sign and window sign with respect to the text "West Dundee Health Center".

***Oakview Corporate Park  
1000 Wesemann Drive  
New Facility***

Mike Yungermann was the representative. The petition was for appropriateness approval for the elevations and site layout. Landscaping, lighting and signage will be reviewed at a later date.

**MOTION:** Commissioner Lemajeur moved to approve the elevations and site layout as presented. Commissioner Siefert seconded. Upon roll call, the motion passed unanimously.

**REPORT OF THE CHAIRPERSON, COMMISSIONERS AND STAFF:**

Chairman Baldoni followed up on the February 2 report regarding the use of square columns at 302 W. Main Street. Director Tymoszenko advised opening communication with the architect regarding this matter, in an effort to understand the design decision. It was noted that the owner has expressed desire to maintaining historical appropriateness with respect to the renovation.

Commissioner Lemajeur inquired about the "powdery look", or efflorescence, that appears on some brick commercial buildings. Director Tymoszenko advised that this is a result of salt in the mortar and is usually washed away by the spring rain.

**ADJOURNMENT**

By consensus, the meeting adjourned at 8:57 pm.

Kim Tibbetts  
Deputy Village Clerk