

## **Architectural Review Committee**

September 04, 2013

### **Meeting Minutes**

Minutes of The Architectural Review Committee (“ARC”) of the Prairie Crossing Homeowners Association held a meeting on Wednesday, September 04, 2013 at 7:00 pm at the Yellow Farmhouse, 32400 N. Harris Road, Grayslake, IL.

### **CALL TO ORDER**

**Chairman Suvanich called the meeting to order at approximately 7:05 p.m.**

### **ROLL CALL**

**Upon a call of the roll, the following persons were:**

**Present: Members Rod Berry, Dave Carpenter, Maryanne Natarajan and Chairman Suvanich; Colleen Liberacki, recording secretary**

**Absent: Bob Gjerdingen (PCHOA Board Liaison) and Sandi Morris**

### **Homeowner Forum**

Ann Bartley-Aquilla presented her request for a change of house (siding) color, which includes the trim and front door (Lynchberg Green siding, Navaho White trim and Chrome Green front door). She referenced HO address 1402 Prairie Trail as an example. She would like to get started soon and is anxious for an answer. Maryanne Natarajan questioned if adjacent houses have the planned color, to which she replied one house is being painted a blue and another painted red.

### **Minutes**

**A motion was made by Dave Carpenter to approve the August 07, 2013 meeting minutes as presented, and seconded by Maryanne Natarajan, the motion was carried unanimously.**

### **Old Business**

#### **Pattern Book Project**

Chairman Suvanich stated that he and Suzanne Mynard would meet in September to discuss. He also noted that the paint spec codes for the deck portion of the front wooden porches have been uploaded to the PC website.

### **Previously Discussed Review Requests**

- A. R13-020, Donna Shallenberg, 1565 Lupine Ct., Lot# 244, dated 5/09/2013. HO requested approval for a fence already in existence that was cited as a violation. Plat of survey accompanied an application for a 3’ high cedar fence, however written neighbor comments were lacking. Sandi Morris requested that an approval letter to HO be held in abeyance pending neighbor comments.**

**07/10/13** Chairman Suvanich to follow up with HO.

**08/01/13** Chairman Suvanich to follow up with HO.

**09/04/13** Chairman Suvanich to follow up with HO.

### **Previously Discussed Violations**

Chairman Suvanich reported that the camper on Prairie Orchard & Calamus Lane was gone as of last month.

Chairman Suvanich reported that the surveys were done for the Sanctuary Pond residents regarding the potential encroachments and the report was submitted to the Board. He advised the members that Sandi Morris turned over the compiled history of applications/activity, a summary and the actual supporting documents regarding potential encroachments to the Board and that he and President Mallon reviewed them.

### **New Business**

#### **New Review Requests**

- A. R13-037, Ann Bartley-Aquilla, 1313 Calamus Lane, Lot# 103, dated 8/24/2013. Ann Bartley-Aquilla presented her request for a change of house (siding) color, which includes the trim and front door (Lynchberg Green siding, Navaho White trim and Chrome Green front door). Further details are under Homeowner Forum. After polling members for their input and examining the material submitted, **Chairman Suvanich requested that an approval letter be sent to the HO.**
  
- B. R13-038, Daniel & Michelle Anselmo, 1581 Amos Bennett, Lot# 308, dated 7/30/2013. HO is requesting to change the color of their front door to red, Sherwin Williams color #6594 Poinsettia, however no actual sample was submitted. Neighbor comments were also submitted. There was a question of the present siding color and Chairman Suvanich was able to locate it on the internet (eggshell). **Chairman Suvanich requested that an approval letter be held in abeyance pending receipt of the color sample. Dave Carpenter will follow up with HO.**
  
- C. R13-039, Suzanne O'Reilly & Brent Griffin, 1490 Windflower Ct., Lot# 241, dated 9/4/2013. HO is requesting to install an 8'x10' slate patio, front walkway. The related lighting fixtures featured in the photos submitted were recently cited as a violation and the HO recently received a violation notice regarding installed porch fixtures that were not of the PC style. Also submitted were plat of survey, sketch of patio layout and material brochures. The app noted that neighbor comments were forthcoming. Dave Carpenter questioned what the patio would be replacing and Maryanne Natarajan advised that it was replacing grass. There was concern about the placement of the patio due to its close proximity to the trail. Chairman Suvanich noted that the patio abuts the easement, not the property line. **Chairman Suvanich requested that an approval letter be held in abeyance pending receipt of neighbor comments.**

### **New Violations**

Maryanne Natarajan noted that the green house at the south corner of Blazing Star & Harris Rd. (Lot 204) still has a bird house on a pole that is taller than 6 ft. **Chairman Suvanich stated that he would let Premier Management know of its existence in spite of the issued violation letter.**

### **ARC Action**

None.

### **Other Agenda Items**

Dave Carpenter suggested a “police blotter” type of anonymous violations reporting in the Meadowmix publication to inform the residents what to avoid. Maryanne Natarajan suggested that the reporting be limited to a pattern of violations, rather than odd or random violations. Chairman Suvanich thought it would be helpful to report the record of application submissions and approvals, to encourage residents to apply for projects, rather than be cited for violations. He also mentioned that it was time again for the fall reminder in the October publication.

Chairman Suvanich will discuss with Heather McArthur about requesting copies of violation letters by emailing her and he will cc the Board. He stated that he would appear at the Board meeting the following evening to address the issue of another Board Liaison volunteer, a position now vacated for some months. Chairman Suvanich was not so sure that it was a necessary position if lines of communication were strong between the ARC and the PC HOA Board. He felt that if the Board felt it was needed, then a volunteer should commit to attending the ARC meetings regularly.

Chairman Suvanich created the color-coded map to distribute to all ARC members for purposes of follow up on HO projects and compliance. Dave Carpenter: Village Green & Osage Orange including connecting side streets; Rod Berry: Harris Road North to Blazing Star and up to condos; Maryanne Natarajan: Hedgerow; Sandi Morris: Prairie Trail and connecting side streets; and Chairman Suvanich: E. Station Village and courts/pods.

### **Next Meeting**

The next regularly scheduled meetings of the ARC will be at the Yellow Farmhouse at 7:00 p.m. on Wednesday, October 02, 2013. The subsequent meetings of 2013 are as follows: November 06 and December 04.

### **Adjournment**

**Chairman Suvanich made a motion to adjourn the meeting at 7:53 p.m, seconded by Rod Berry. The motion was carried unanimously.**

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Colleen Liberacki, Recording Secretary

*This document is subject to correction as noted on next meeting's minutes.*