

Architectural Review Committee

December 02, 2015

Meeting Minutes

Minutes of The Architectural Review Committee ("ARC") of the Prairie Crossing Homeowners Association, which held a meeting on Wednesday, December 02, 2015 at 7:00 pm at the Yellow Farmhouse, 32400 N. Harris Road, Grayslake, IL.

CALL TO ORDER

Chairwoman Natarajan called the meeting to order at approximately 7:09p.m.

ROLL CALL

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

Present: Members Rob Callis, David Husemoller, Cindy Madson and Sandi Morris; Klaus Wisiol (PCHOA Board Liaison); Colleen Liberacki, recording secretary.

Absent: Joe Marencik

Homeowner Forum

None.

Minutes

A motion was made by Husemoller to approve the November 04, 2015 meeting minutes, and seconded by Morris; the motion was carried unanimously.

Old Business

Previously Discussed Review Requests

None

Previously Discussed Violations

It was previously noted that there was a deep trenching project going on in the front yard at 1262 Prairie Trail, relocating the direction of drainage into the swale. Morris did receive the project request, however, did not bring it to the meeting. She will follow up and pass it along to Chairwoman Natarajan, and it was reported that the project was completed at this point.

It was previously noted that there was a rear hinged garage door entrance installed on Lot# 150 and that Premier Management should be aware of it, since it was an exterior improvement. Chairwoman Natarajan was advised by Heather McArthur of Premier Management that a project application was submitted and approved in 2012 as part of a larger project.

It was previously noted that there was a water feature in a homeowner's backyard made up of boulders, higher than 36". Chairwoman Natarajan checked into this and advised that the height was 30", and that it sat on a rise, which enhanced the visibility of the water feature.

New Business

New Review Requests

None

New Violations

Callis noted that there was rope lighting hung at the underside ceiling level of a front porch (as an alternative to exterior lights) and wondered if this was allowed. Chairwoman Natarajan thought it was not allowed, however, elected to defer any action until after the holidays, as it might be considered part of the holiday decorations.

Other Agenda Items

Morris previously inquired if there should be executive sessions held at the ARC meetings, and Chairwoman Natarajan was advised by Heather McArthur of Premier Management that the ARC was an advisory committee of the Board, and this committee could not have executive sessions.

The rest of the meeting was devoted to discussion the revisions of the guidelines (32+ pages), as Morris and Madson had made edits according to the notes and related research that were tracked and collected during the past 18 months. The need for guideline revisions were generated by advances in manufacturing, (i.e., LED lights, faux wood decking), recent trends (i.e. firepits and outdoor fireplaces), or just a need for clarification and future requests must be properly and consistently addressed.

Each section was evaluated and input was solicited from all members to accept or reject the changes made or offer suggestions for needed changes. Section 1.05 #4 was discussed and it was decided to defer any edit consideration if the circumstances prompted it in the future. Since the Pattern Book was never completed and it was referenced throughout the document, it was given a place in the guidelines and renamed "Appendix". Morris intended to affect all discussed changes and email to President Carol Shaffer by the 12/14/15 deadline.

Next Meeting

The next regularly scheduled meeting of the ARC will be at the Yellow Farmhouse at 7:00 p.m. on Wednesday, January 6, 2016. The following meetings will be: February 3, March 2, April 6, May 4, June 1, July 6, August 3, September 7, October 5, November 2 and December 7.

Adjournment

Husemoller made a motion to adjourn the meeting at 10:07.m., seconded by Morris. The motion was carried unanimously.

Colleen Liberacki, Recording Secretary

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