

Architectural Review Committee

June 7, 2017

Meeting Minutes

Minutes of The Architectural Review Committee (“ARC”) of the Prairie Crossing Homeowners Association, which held a meeting on Wednesday, June 7, 2017 at 7:00 pm at the Yellow Farmhouse, 32400 N. Harris Road, Grayslake, IL.

CALL TO ORDER

Chairman Husemoller called the meeting to order at approximately 7:02p.m.

ROLL CALL

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

Present: Members Krista Braun, Sandi Morris and Dave Siebert, as acting recording secretary

Absent: Members Cindy Madson and Joe Marencik; David Carpenter (PCHOA Board Liaison)

Homeowner Forum

Jeff and Carissa Allan, 1305 Calamus and Chris Goetz, 1010 Prairie Trail, homeowners, presented their project applications, details of which can be found under New Requests.

Minutes

A motion was made by Morris to approve the May 03, 2017 meeting minutes, and seconded by Braun; the motion was carried unanimously.

Old Business

Previously Discussed Review Requests

- A. R17-016, Christopher Bates, 1444 Prairie Trail, Lot# 38, dated 3/26/2017. The homeowner submitted an application requesting installation of a neutral gray/sand color flat stone patio (11’x15’) adjacent to the wood deck in the back yard and a plat of survey. It was noted that the neighbors’ comments were lacking as well as details of the materials to be used (product brochure). ARC members were polled and all agreed to approve the application, pending receipt of the requested information. **Chairman Husemoller requested that an approval letter be sent to the homeowners, pending receipt of the requested information.****

5/3/17 Chairman Husemoller will email Morris requesting status on project.

6/7/17 Morris advised that homeowner has revised the plans to switch out the brick patio for a floating deck (11’ x 15’) to be stained the same color as the existing deck, and will be the same height as the last step down and immediately adjacent to the existing deck. This request now includes a moveable round firepit within a concentric firepit wall (10.5”H x 45.8” diameter) constructed of gray stone/brick pavers that would be compliant with the PCHOA guidelines, located in the back section of their lot, with

the required distance from the common area. Photos/drawings were furnished to accurately portray the scope of the desired project. The neighbors' comments were previously emailed to the ARC. All members polled agreed to approve the project. **Chairman Husemoller requested that an approval letter be sent to the homeowners.**

Previously Discussed Violations

None.

New Business

New Review Requests

- A. R17-026, Charles & Patricia Goetz, 1010 Prairie Trail Road, Lot# 72, dated 6/07/2017. The homeowners appeared before the committee submitting an application for a roof replacement with GAF Timberline, slate gray as sample provided along with neighbors' comments. They were also requesting an attic fan, of which details were missing (dimensions, color, etc.). The homeowner to agreed to provide the necessary information in order that the ARC could approve the application. **Chairman Husemoller requested that an approval letter be sent to the homeowners, pending receipt of required information.**
- B. R17-027, Jeff & Carissa Allan, 1305 Calamus Road, Lot# 102, dated 6/03/2017. The homeowners appeared before the committee submitting an application for the installation of 2 Bur Oaks, 1 Sycamore and 1 Crabapple trees and 5 Ninebark and 4 Viburnum shrubs (mature specs included) surrounding several sides of their house. Also included were neighbors' comments and detailed drawing showing placement of same. The homeowners would also like to add stone outcropping and expand their existing walkway. Chairman Husemoller abstained from voting on this application, since he is actively professionally consulting with them. It was agreed that the ARC needed dimensions and construction materials of the patio, walk and outcropping. **Chairman Husemoller requested that an approval letter be sent to the homeowners, pending receipt of required information.**
- C. R17-028, Celeste Breen, 1486 Colbee Benton, Lot# 271, dated 6/7/2017. The homeowner submitted an application for an exterior modification request to change the color of their house siding to dark blue and front door to pink. All members agreed that colors submitted were not in keeping with the character of community. Per Section 2.02 of the PCHOA Association Guidelines, proposed colors shall conform to the Prairie Crossing color scheme palette. The color palette is based on the colors historically used within Prairie Crossing. Also, the application form was incomplete, needing written neighbors' comments and the desired color swatch with manufacturer's name and paint number/name. **Chairman Husemoller requested that a letter be drafted and reviewed before sending to the homeowners indicating the ARC decision.**
- D. R17-029, Krista Braun, 1475 Turks Cap Road, Lot# 328, dated 6/7/2017. The homeowner submitted an application for an exact replacement of their driveway. Although the guidelines indicate that no approval is required, a letter from the ARC is necessary in order to secure a permit, which will be issued.

New Violations

None.

Other Agenda Items

None.

Next Meeting

The next regularly scheduled meeting of the ARC will be at the Yellow Farmhouse at 7:00 p.m. on Wednesday, June 28, 2017. The following meetings will be: August 2, September 6, October 4, November 1 and December 6, 2017.

Adjournment

Siebert made a motion to adjourn the meeting at 8:00p.m., seconded by Braun. The motion was carried unanimously.

David Siebert, Acting Recording Secretary

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