

Architectural Review Committee

January 03, 2018

Meeting Minutes

Minutes of The Architectural Review Committee (“ARC”) of the Prairie Crossing Homeowners Association, which held a meeting on Wednesday, January 03, 2018 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 7:01p.m.

ROLL CALL

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

Present: Members Krista Braun, Cindy Madson, Sandi Morris, John Rouse and Dave Siebert; and Colleen Liberacki, recording secretary; David Carpenter (PCHOA Board Liaison)

Absent: None

Homeowner Forum

None.

Minutes

A motion was made by Madson to approve the December 06, 2017 meeting minutes, and seconded by Siebert; the motion was carried unanimously.

Old Business

Previously Discussed Review Requests

- A. R17-054, Melvin Thoede, 1023 Harris Road, Lot# 202, dated 10/23/2017. The homeowner submitted an application, neighbor’s comments, plat of survey, a product mockup and drawing demonstrating placement, requesting the installation of a new Crestline window to replace the current single door out to the back patio, with the intention of it matching the other current existing window.

In addition, an Anderson 400 Series Frenchwood Gliding Slider (with a transom on the top, trimmed same as current door) will be installed in the middle of the two planned windows, opening to the back patio. There will also be wooden steps to accommodate the wider sliding glass door. Members desired to see how the back of the home currently looked to see if it could accommodate the requested installations. Braun was able to satisfy that concern with accessing MapsOnline. Chairman Husemoller felt that they needed either a product brochure or an online link to see the actual trim, not just the mockup for both installations. All members agreed to approve the project once the requested information was received. **Chairman Husemoller requested that an approval letter be held in abeyance pending receipt of the requested information from the homeowners.**

01/03/18 Siebert furnished an email from Thoede which contained the online link to see the actual trim, as requested. **Chairman Husemoller requested that an approval letter be sent to the homeowners.**

- B.** R17-056, Mark & Bonnie Lovdjieff, 1040 Harris Road, Lot# 222, dated 12/02/2017. The homeowner appeared before the committee submitting an application, neighbors' comments, elevations, manufacturer's specifications and photo rendering of the present deck and for a similar replacement (referencing Dittmeier's recently approved application) off the back door. The replacement deck will be the same size, however, the decking material will be Trex Transcends composite in either Gravel Path or Island Mist color, since he was advised gray was the only acceptable deck color. Lovdjieff was advised that a solid composite material between the deck and the ground was disallowed per the guidelines, so he agreed to the lattice trim. He was also advised the railing color needed to match the existing house trim and since Trex did not have available almond color, he would have to use wood and paint it accordingly. Later it was noticed that replacement railing/posts style details differed from the current railings and that must also be the same. **Chairman Husemoller requested that an approval letter be sent to the homeowners, pending receipt of conforming railing/post details regarding the style and trim color.**

01/03/18 Siebert believed he emailed the homeowner regarding the necessary additional details being requested, but has not heard back. He will recheck the email spelling and contact the homeowner once again.

New Business

Members discussed an email sent by homeowner Gali Zafar of 1465 Indian Grass Road requesting information about a Modification Request Form concerning his garage. It was determined that Braun would respond to him.

New Review Requests

None

Other Agenda Items

The rest of the meeting was devoted to editing the ARC guidelines: the Braun, Madson and Siebert edits were discussed and evaluated/edited/accepted. There was difficulty with the Section 3.03 Sports Equipment, Item #7. Siebert strongly felt that the portable basketball hoop exception to storage when not in use should apply to all sports equipment (i.e. netted goals, volleyball nets) or not at all. One vote was taken, rendering three votes for the basketball hoop exception (Madson, Braun & Husemoller) and three against (Morris, Siebert & Rouse). After much additional discussion, a second vote was taken, rendering a decision that favored the basketball hoop exception: (Madson, Morris, Braun, Rouse & Husemoller) vs Siebert. The last groups of guideline edits, which were prepared by Morris and Husemoller outside of the last meeting, needed to be discussed and accepted, which will happen at the February meeting.

Next Meeting

The next regularly scheduled meeting of the ARC will be at the Yellow Farmhouse at 7:00 p.m. on Wednesday, February 7, 2018. The calendar for the following meetings will be: March 7; April 4; May 2; June 6; July 11; August 1; September 5; October 3; November 7 and December 5, 2018.

Adjournment

Madson made a motion to adjourn the meeting at 9:06p.m., seconded by Braun. The motion was carried unanimously.

Colleen Liberacki, Recording Secretary

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