

**VILLAGE OF BANNOCKBURN
ARCHITECTURAL REVIEW COMMISSION
TUESDAY, DECEMBER 18, 2012
MEETING MINUTES**

1. 01-12/18: **Call to Order.** Chairman Kozonis called the meeting to order at 7:04 p.m.

Chairman: James Kozonis

Commissioners Present: Allen Chichester, David Friedman, Rick Pedersen, Mike Raimondi

Commissioners Absent: None

Also Present: Village Manager Maria Lasday, Village Administrative Assistant Blanca Vela-Schneider

Visitors: Brian Jordison (James Martin Associates), Kristi Robinson (James Martin Associates)

2. 02-12/18: **Introduction.** Chairman Kozonis introduced the Commissioners to the audience.

3. 03-12/18: **Consideration of Approval of the November 20, 2012 Architectural Review Commission Meeting Minutes.** Commissioner Chichester moved, seconded by Commissioner Pedersen, to approve the November 20 2012 Architectural Review Commission Meeting Minutes, as submitted. On a voice vote, the motion was unanimously approved. Ayes: Five (Chichester, Friedman, Kozonis, Pedersen, Raimondi), Nays: None, Absent: None.

4. 04-12/18: **Consideration for Approval of Exterior Signage at The LAX Shop (The Lacrosse Shop), located at the existing Bannockburn Green Retail Center at 2579 Waukegan Road in the Village of Bannockburn, Submitted by The LAX Shop (The Lacrosse Shop) and CB Richard Ellis, as Agent of Owner of Bannockburn Green Retail Center.** Village Manager Lasday noted that the representative for this application is not here yet and requested that this issue be tabled until later in the meeting.

5. 05-12/18: **Consideration for Approval of Exterior Signage at North Shore Yoga, located at the existing Bannockburn Green Retail Center at 2523 Waukegan Road in the Village of Bannockburn, Submitted by North Shore Yoga and CB Richard Ellis, as Agent of Owner of Bannockburn Green Retail Center.** Village Manager Lasday noted that the representative for this application is not here yet and requested that this issue be tabled until later in the meeting.

6. 06-12/18: **Consideration of Request for Approval of a Modification to a Previously Approved Exterior Lighting and Landscaping Lighting for 27 Aberdeen Court in the Tarns of the Moor Subdivision, Submitted by Ray and Andrea Moreland.** Village Manager Lasday stated that Orren Pickell designed and built the original house. She stated that different lights the lights approved at the ARC level were installed. She stated that the petitioner is requesting

approval of the modified lights as well as additional lights on the property. Commissioner Chichester inquired why the lights had been modified. Ms. Kristi Robinson (James Martin Associates) indicated that the property owners found lights that they liked better and went ahead and switched the light fixtures. Commissioner Friedman inquired whether the property owner was aware that modifications to approved plans require ARC approved. Ms. Robinson stated that the property owners are now aware. Village Manager Lasday stated that the property owners were informed at the pre-application meeting that modifications required ARC approval. Commissioner Chichester inquired why the property owners are not here to discuss this issue. He stated that he is not inclined to approve anything until the homeowners come in and explain why they modified the lights without first obtaining approval.

Village Manager Lasday reviewed the lighting plan and indicated that the homeowner was approved for 13 coach lights but 17 coach lights had been installed. She also noted that 2 recessed lights were approved by the ARC and 3 recessed lights were installed. She noted that the property owner is seeking approval for landscape lighting that has not been installed.

Commissioner Raimondi stated that the building plans differ from what was approved at the ARC level, noting that a balcony had been built at the master bedroom. Village Manager Lasday stated that she was unaware of this component. Village Administrative Assistant Vela-Schneider retrieved the building permit plans and it was discovered that the modification of the balcony occurred after ARC approval but was incorporated into the building permit plan. She stated that the Zoning Enforcement Officer was not aware of the balcony change because he was only provided with the building permit plan which reflected the balcony. She noted that in 2012, Staff started including ARC approvals in with the building permit approvals so that a comparison could be made.

The consensus of the Commission is to continue this issue until the next meeting to determine the exact modifications that have been made on the building and in regards to the lighting and to have the property owner come to the next meeting to explain why the modifications had been made. Trustee Chichester moved, seconded by Commissioner Raimondi, to continue this issue. On a voice vote, the motion was unanimously approved. Ayes: Five (Chichester, Friedman, Kozonis, Pedersen, Raimondi).

7. **07-12/18: Consideration for Approval of Exterior Signage at The LAX Shop (The Lacrosse Shop), located at the existing Bannockburn Green Retail Center at 2579 Waukegan Road in the Village of Bannockburn, Submitted by The LAX Shop (The Lacrosse Shop) and CB Richard Ellis, as Agent of Owner of Bannockburn Green Retail Center.** There being no person to represent this issue, Commissioner Friedman moved, seconded by Commissioner Chichester, to continue this issue until the next meeting. On a voice vote, the motion was unanimously approved. Ayes: Five (Chichester, Friedman, Kozonis, Pedersen, Raimondi).
8. **08-12/18: Consideration for Approval of Exterior Signage at North Shore Yoga, located at the existing Bannockburn Green Retail Center at 2523 Waukegan Road in the Village of Bannockburn, Submitted by North Shore Yoga and CB Richard Ellis, as Agent of Owner of Bannockburn Green Retail Center.** There being no person to represent this issue, Commissioner Friedman moved, seconded by Commissioner Chichester, to continue this issue

until the next meeting. On a voice vote, the motion was unanimously approved. Ayes: Five (Chichester, Friedman, Kozonis, Pedersen, Raimondi).

9. 09-12/18: **Adjournment.** There being no further business of the Commission, Commissioner Raimondi moved, seconded by Commissioner Chichester, to adjourn the Architectural Review Commission meeting. On a voice vote, the motion was unanimously approved. Ayes: Five (Chichester, Friedman, Kozonis, Pedersen, Raimondi), Nays: None, Absent: None. The meeting was adjourned at 7:34 p.m.