

**MEETING MINUTES OF THE  
LONG GROVE ARCHITECTURAL COMMISSION  
RESCHEDULED REGULAR MEETING**

**August 26, 2015**

**7:30 P.M.**

**Call to Order:** Chairman Michealson-Cohn called the re-scheduled regular meeting of the Long Grove Architectural Commission (AC) to order at 7:32 p.m. with the following members present;

**Members Present:** Lynn Michaelson-Cohn; Chairman, Jeanne Sylvester, George Tapas, and Laura Mikolajczak.

**Also Present:** Village Planner James Hogue, and members of the public.

**Members Absent:** Eric Styer

**1) Approval of the July 20, 2015 Draft Meeting Minutes.**

Typographical errors were noted in the draft minutes. A motion was made by Commissioner Tapas, seconded by Commissioner Sylvester to accept the draft minutes as corrected. On a voice vote; all aye.

**2) Consideration of elevations for a residence at 1148 Steepleview Drive (Lot 5; Steepleview Estates PUD) submitted by KCD Construction.**

Planner Hogue reviewed the request indicating that per the final approval ordinance for the Steeple View Estates PUD, granted in 2008, all elevations of any residence to be constructed in the development are to be reviewed by the AC. He noted elevations for the proposed residence and a materials list had been submitted for AC review.

As proposed the structure will two stories with a brick, stone and stucco façade with asphalt shingles. Elevations for the structure, including a materials list is included with this report. Material samples were provided by the petitioner at the meeting. As proposed the structure is complaint with the Village anti-monotony code.

This is the second residence to be built within the development. The existing residence is south of and adjacent to the property in question.

The AC discussed the request centering on windows, building materials, and in particular the contrast between the existing and proposed structures. Ultimately the AC concluded that the proposed structure was complementary to but different from the existing residence in the development. The AC also found the proposed structure to be complaint with the Village Anti-Monotony Code.

A motion was made by Commissioner Mikolajczak, seconded by Commissioner Sylvester to recommend approval of the building elevations, as submitted by ALA Architects and dated 8.12.15, and materials (per the list submitted to the AC), for the residence at 1148 Steepleview Drive and within the Steeple View Estates Subdivision. On a voice vote, all aye.

**3) Consideration of a request for signage for “J. Scott Salon”, 229 Robert Parker Coffin Road within the B-1 Historic District, submitted by Roman Signs.**

Planner Hogue explained the request noting that as submitted the petitioner proposes two (2) signs one (1) hanging sign measuring 28” x 9” (1.75 sq. ft.) which will be double faced. A second wall sign (single faced) measuring 15”x 42” (4.3 sq. ft.) is also proposed. Square footage of the commercial space for which the sign is being requested is approximately 680 square feet. For retail spaces containing 501 to 1,000 sq. ft. of floor area 12 square feet of signage may be allowed per the Village Zoning Code.

Based upon the total square footage of signage proposed (6 square feet +/-), the requested signage is within the square footage limits for the floor area at this location. Signage may be divided up between wall signs, hanging signs and freestanding signs but may not exceed the maximum allowable square footage as allocated by floor area.

The hanging sign would be mounted (w/ “S” hooks & chain) to scroll bracket designed to duplicate the existing brackets on the front (west side) of the building. The hanging sign as proposed is to be made of “MDO” (a paintable surface made of plywood with a weather-resistant resin overlay bonded to the wood by heat and pressure). Lettering is proposed to be painted in brown as well as the sign border with a cream background and olive accents incorporated as part of the sign. The wall sign will be sandblasted wood with painted copy to match the hanging sign. No illumination is proposed with either sign. As proposed the signage is approvable per the Village Code.

Mr. Jeff Scott, petitioner, indicated that while the dimension of the signage as submitted were correct the color scheme was not. He indicated what was denoted as “olive green” would now be “brown” on all proposed signage.

The AC discussed the proposed signage including sandblasting the hanging sign to match the wall, the mounting of the wall sign to the structure (back mounting preferred) and raised text of the wall sign. The petitioner indicated that there were maintenance issues with a sandblasted hanging sign but he was amenable to having both sign match with raised lettering (as will be the case with the wall sign). The petitioner was unsure of the mounting technique for the wall sign but concurred with the “back mounting” so as not to mar the face of the sign and create a neater appearance.

A motion was made by Commissioner Tapas, seconded by Commissioner Mikolajczak, to recommend approval of the signage as submitted with the condition that the sign mounting specifications be submitted to staff identifying a “back-mounting system” as opposed to a “bolt-through-sign) mounting system. On a voice vote; all aye.

**4) Consideration of a request for signage for “Property Tax Consultants Inc” 114 Old McHenry Road within the B-1 Historic District, submitted by Sign-a-rama of Buffalo Grove.**

Planner Hogue reported that as submitted the petitioner proposes one (1) hanging sign (double sided) measuring 24” x 38” (6.3 sq. ft.). Square footage of the commercial space for which the sign is being requested is approximately 1,100 square feet. For retail spaces containing 1,001 to

3,000 sq. ft. of floor area 20 square feet of signage may be allowed per the Village Zoning Code.

Based upon the total square footage of signage proposed ( 6.3 square feet +/-), the requested signage is within the square footage limits for the floor area at this location. The signage is approvable per the village sign code.

The hanging sign would be mounted (w/ "S" hooks) to the existing scroll bracket of the front (west side) of the building. The sign as proposed is to be "Omega Board" (Omega Sign Board features a hardwood core composed of a premium, exterior furniture-grade plywood with smooth, tight, sanded veneers for optimum surface beauty and UV inhibitors to reduce fading) and a trim cap with scalloped edges. Lettering is proposed to be painted in burgundy with a brown (mock wood grain) background and copper accents. No illumination is proposed with the sign request.

Mr. Frank Mete, petitioner noted due to the location of his business, which is hard to find, signage is required. He explained the request noting the materials, dimensions and location of the proposed signage. The copy would be a digital print out fastened to the sign face and not painted.

After discussion the AC noted a concern with the proposed "mock" wood grain background of the sign and the appearance of that type of (digital) background. The AC suggested a solid light colored background (e.g. cream or white) to improve the appearance of the sign well as maximize the contrast of the sign elements for better visibility.

The petitioner was amenable to this modification to the proposed signage.

A motion was made by Commissioner Mikolajczak, seconded by Commissioner Sylvester, to recommend approval of the signage as submitted with the condition that the sign background be modified from the "mock" wood grain to a solid light colored background (e.g. cream or white).

On a voice vote; all aye.

**OTHER BUSINESS:**

- 1) **Modifications to AC Rules and Procedures** - As there was no update on this agenda item it was carried over to the September meeting.

**Adjournment:** Commissioner Sylvester made a motion to adjourn, seconded by Commissioner Tapas. On a voice vote; all aye. Meeting adjourned at 8:35 p.m.

Respectfully Submitted,  
*James M. Hogue*  
Village Planner