

**VILLAGE OF ELM GROVE
BUILDING BOARD
MEETING MINUTES**

Tuesday, March 19th, 2019

Meeting was called to order at 5:30 by Tom Harrigan.

Mr. Harrigan recognized the absence of Chairman Olson and asked for a motion to appoint a Chair Pro Tempore for the evening.

Mr. Schoenecker motioned and Mr. Collins seconded to appoint Mr. Matola as Chair Pro Tempore. Motion Carried 5-0.

1. Roll Call.

Present: Mr. Olson (via phone), Mr. Matola, Mr. Koleski, Mr. Collins, Mr. Domaszek, Mr. Koleski, Mr. Janusz, Mr. Schoenecker

Absent: Mr. Liechty, Ms. Steindorf,

Also present: Mr. Harrigan, Ms. Walters and applicants

2. Review and act on meeting minutes dated March 5th, 2019.

Mr. Schoenecker motioned and Mr. Domaszek seconded to approve the minutes as amended. Motion carried 5-0.

Item 3. Review and act on a request by Mike and Kersden Rozny, 1100 Lower Ridgeway, for a revised new home plan set.

Dave Hoffman represented the project, via phone call. Mr. Hoffman stated that the two upper windows above the front door have been added back into the plans. He reviewed east/rear elevation. LP has been chosen as the siding product. The home is more balanced now. They've minimized corner boards and are using the same color. Mr. Schoenecker motioned and Mr. Domaszek seconded. Motion carried.

Item 4. Review and act on a request by Horizon Development Group, 13040 W. Bluemound Road, for a revised Landscaping Plan and Signage.

Phil Schultz from Horizon was present before the board.

Monument Sign: All signage passes zoning requirements. Mr. Schultz reviewed the plans for the board. The base brick of the sign will match the building materials and the sign will have up lighting.

Mr. Schoenecker asked if the sign will be illuminated. Mr. Schultz explained it will be illuminated from both sides.

Revised final colors to be submitted to Mr. Harrigan.

Mr. Schoenecker motioned to accept plan as submitted contingent upon rezoning of the property. Mr. Koleski seconds. Motion carried.

Landscape plan: There are miscellaneous updates of small plantings. Trees along the east side of the access drive have become a narrower variety due to the building to the east of Horizon building being located in such close proximity to the roadway.

Mr. Schoenecker asked, referring to March 12 letter to Mr. Harrigan, that no other live plants will be removed and who makes that determination? Mr. Harrigan explained that normally the landscaper makes the determination at the request of the property owner. Upon completion village goes out to review that landscaping meets what was planned and approved by the Board.

Mr. Schoenecker motioned to accept the landscape plans as submitted. Mr. Collins seconded. Motion passed.

Item 5. Review and act on a request by Mike Welsh, 13925 Garfield Avenue, for a home addition.

Mike Welsh represented the home addition plans. A subcommittee had previously met (Mr. Collins, Mr. Liechty and Mr. Harrigan). The covering of the patio, was already non-compliant on street yard setbacks. Current code states; Street yard setback can be no shorter than 40 ft. Existing setback of this home is at 35 ft. So, existing building is legal non-conforming. Mr. Welsh will proceed with rear addition first.

Rear addition has gabled peak, it is the back porch now. Everything will be re-shingled. Peak water flow is better reflected in pictures now. There will be a crawl space under new rear addition. All gutters will line up and colors match existing. The only change to the front of the house is a smaller window located in the breeze way on the north elevation, the window will be consistent with the other windows on the home. All new siding throughout and the home will be re-roofed. Both brick styles will be painted the same color.

Mr. Matola asked about rear windows, if they would have a grid. No, rear windows don't have grids.

Mr. Schoenecker motioned to accept plans for rear addition and 1 front window change. Mr. Collins seconded. Motion carries.

Item 6. Review and act on a request by Susan Haise, 1015 San Jose Drive, for a home addition.

John Boneau represented the addition. They removed the big wall of stucco from the plans. The changes will fit with the proposed look.

Mr. Schoenecker motioned to approve and Mr. Koleski seconded. Motion carried.

Item 7. Review and act on a request by Nick and Stephanie Butrym, 1905 Hollyhock Lane, for a home addition.

Mr. Craig Butrym represents plans as general contractor. During previous review it was determined the middle entryway above access door, and columns were fighting with the sight lines. Garage roof area fights with main area: what's the focal point of the home?

The board would like to keep the focus on main arched entryway.

Plans now show a modified roof to reduce the mass of the garage roof, removed planters and removed arch above garage door. Homeowner plans for copper flashing, copper gutters, and copper downspouts. They will weather to point of existing copper and then they will seal it.

Discussion settled on these requested changes: push back overhang, remove columns, lower roof stone surround. Raise planters 1 foot. Move lights over.

Center entrance: columns ok.

Mr. Butrym requested to table until the April meeting with revised plan sets.

8. Other business

None

9. Adjournment

Respectfully Submitted,

Diane Walters
Administrative Assistant