MINUTES

BOARD/COMMISSION: Architectural Review DATE: 2/12/14

MEETING: Regular CALLED TO ORDER: 7:00 p.m.

QUORUM: Yes ADJOURNED: 8:00 p.m.

MEMBER ATTENDANCE: PRESENT: Chairman Burdett, Commissioners Albrecht,

Dickie, Dohrer, Hartweg, Senak, Thompson, Wussow

ABSENT: Student Commissioner Howard

ALSO PRESENT: Village Planner Stegall, Trustee Liaison Burket

1. Call to Order

Chairman Burdett called the Glen Ellyn Architectural Review Commission (ARC) regular meeting to order at 7:00 p.m., in the Civic Center at 535 Duane Street, Glen Ellyn, Illinois.

2. Approval of Minutes from January 8, 2014 Meeting

Commissioner Wussow moved to approve the January 8, 2014 minutes. The motion was seconded by Commissioner Hartweg and carried unanimously by a vote of 7-0. Commissioner Thompson entered the meeting after this vote.

3. Ben Franklin and Lincoln Schools – Exterior Appearance

Village Planner Stegall stated School District 41 is seeking exterior appearance approval of additions proposed to Ben Franklin Elementary School at 350 Bryant Avenue and Lincoln Elementary School at 380 Greenfield Avenue.

Bob Ciserella, School District 41 Assistant Superintendent of Finance, Facility and Operations, stated the district is planning to make improvements over the next few years at 4 schools with the goal of eliminating many of the mobile classrooms. He stated once the district has approval from the Village and the school board, they are proposing to start work on 2 of these schools as summer break starts.

Ron Richardson, partner with FGM Architects, showed the current and proposed pictures for Lincoln Elementary. Mr. Ciserella stated the proposed plan for Lincoln Elementary is to remove the 2 mobile classrooms on the backside of the building, relocate the 4 mobile classrooms from the west side of the building to the backside of the building and add the classroom additions to the west side of the building. Mr. Ciserella stated the materials for the proposed addition will blend with the materials on the existing building and showed samples of the materials. Commissioner Wussow asked if the additions were all brick to which Mr. Richardson stated the fascia panel will be a smooth white finish. Chairman Burdett asked if there is a pitch to the roof

at Lincoln to which Mr. Richardson stated the roof has a very low pitch so it looks flat from the street. Commissioner Senak asked about energy-efficient materials to which Mr. Richardson stated they will be using efficient lighting systems inside the classrooms as well as low Volatile Organic Compound (VOC) paints and carpeting.

Chairman Burdett asked about the landscaping plan to which Village Planner Stegall stated a review of the landscape plan by the Village's landscape consultant is included in the commissioners' packets. Mr. Richardson stated the sidewalks are heavily planted, and the buildings will be surrounded by new plantings. Mr. Ciserella stated due to site lines and the safety of the children, they keep the landscaping by the buildings clean and close to the ground. Mr. Ciserella stated Lincoln is in a floodplain, and stormwater has been accounted for with underground retention.

Mr. Ciserella stated for Ben Franklin Elementary, they are proposing to remove the 4 mobile classrooms in the rear of the building to add the classroom additions so there would be no more mobile classrooms at this school. Mr. Ciserella stated as with Lincoln, Franklin's materials will also blend with the existing building.

Commissioner Senak asked if there were any unique safety issues for either of these schools that needed to be dealt with to which Mr. Richardson stated there is nothing specific aside from the usual concern for the children's safety. Mr. Ciserella stated exterior doors will be added to the outside of these classrooms as a further safety measure.

Commissioner Wussow asked about stormwater issues at Franklin to which Mr. Richardson stated the parking lot at Franklin was redone several years ago with a series of oversized pipes running beneath it to help with this. Mr. Richardson stated the existing stormwater system will accept the water run-off from the new additions.

Commissioner Albrecht stated the designs are thoughtful, and she likes the matching brick and lighting shelves.

Commissioner Hartweg stated the plans are logical and sees the logic in the window placement. He stated he understands the flow of the students could be a safety issue.

Commissioner Dickie stated he understood the difficulty of appending onto the existing structures, and the plans are done in a smart way. He stated he also understands the landscaping plan.

Commissioner Wussow stated the proposal is well-designed and thoughtful of the future as well. She stated the new style of classroom fits with the existing buildings. She stated they addressed the issues of safety and stormwater well.

Commissioner Senak stated the continuing need to upgrade schools is critical, and he sees a fair degree of thought for now and the future put into these plans.

Commissioner Dohrer stated he concurs with what was said and understands what challenging projects these can be. He stated they are utilizing a practical solution, and the design is tasteful.

Commissioner Thompson stated the designs work architecturally, and it is good to see the schools moving forward.

Chairman Burdett stated the additions will integrate well with the existing buildings. He stated he likes the brick choices and contrasting brick and understands the landscaping plan.

Commissioner Thompson moved to approve the proposed plans as presented. The motion was seconded by Commissioner Wussow and carried unanimously by a vote of 8-0.

4. Public Comment (non-agenda items)

None

5. Chairman's Report

Chairman Burdett welcomed Trustee Burket who is replacing Trustee Ladesic as the liaison to the ARC.

6. Trustee's Report

Trustee Burket stated he is happy to be working with the ARC. He stated the new Sign Code was approved with some changes at the February 10, 2014 meeting. He stated Village President Demos thanked the ARC and Village Planner Stegall for their work on the new sign code. Trustee Burket stated nominations are now being taken for the Historic Preservation awards.

7. Staff Report

Village Planner Stegall stated she is unsure if there will be a meeting on February 26, 2014. She thanked those who participated in the 2nd Wayfinding Study. Commissioner Thompson asked about new developments around town to which Trustee Burket stated there are some new things coming.

8. Adjourn

As there was no other business to discuss, Chairman Burdett asked for a motion to adjourn. Commissioner Hartweg moved, seconded by Commissioner Wussow to adjourn the meeting at 8:00 p.m. The motion carried unanimously by a vote of 8-0.

Submitted by: Debbie Solomon, Recording Secretary

Reviewed by: Michele Stegall, Village Planner