Village of Barrington Architectural Review Commission Minutes Summary

Date: February 22, 2024
Time: 6:30 p.m.
Location: Village Board Room, 200 South Hough Street, Barrington, Illinois

In Attendance: Marty O'Donnell, Chairperson
Joseph Coath, Vice-Chairperson
Dennis DeLap, Commissioner
Karen Plummer, Commissioner

Staff Members: Jennifer Tennant, Asst. Director of Development Services

Call to Order

Chairperson O'Donnell called the meeting to order at 6:30 p.m.

Roll call noted the following: Dennis DeLap, present; Veronica Shepherd, absent; Leslie Haynes-Eiring, absent; Kevin Connolly, absent; Karen Plummer, present; Vice-Chairperson Joe Coath, present; Chairperson Marty O'Donnell, present.

There being a quorum, the meeting proceeded.

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Old Business

ARC 23-19 135 W. Lake Street – Final Review

Jamie Simoneit, project architect, presented the final plans. The only change from the preliminary review is the addition of a dormer to the east elevation. All of the details will match the existing.

Chairperson O'Donnell clarified that they are matching all existing details from the house.

Mr. Simoneit confirmed that all details on the addition and dormer will match the existing and original details on the house.

Commissioner DeLap asked if the overhang on the 8'-0" dormer is the same as the one initially proposed for the 10'-0" dormer.

Mr. Simoneit confirmed that the overhang is the same length on both versions of the dormer.

Vice-Chairperson Coath said that they pulled the walls in but left the overhang. The general overhang is around 12" and the dormer will have an appropriately 24" overhang. The exaggerated overhang is a problem.

Mark Oates, property owner, said they are planning to apply for other variations. He asked if the 10'-0" dormer is more aesthetically pleasing they could consider applying for a variation.

Commissioner DeLap and Vice-Chairperson Coath concurred that the 10′-0″ dormer is better proportions. If the 8′-0″ dormer remains then it is OK as designed.

Vice-Chairperson Coath noted that the dormer window is slightly wider than the window below it.

Mr. Simoneit explained that the window width is designed to be a compliant egress window and the window is only 3 inches wider than the window below.

Commissioner Plummer motioned to approve ARC 23-19 subject to the findings and conditions listed in the Staff Report including a recommendation for a 10′-0″ wide dormer if a variation is approved. Commissioner DeLap seconded the motion

Roll call Vote:	*Ayes:*	*DeLap, Plummer, Coath, O'Donnell*
	Nays:	*None*
	Abstain:	*None*
	Absent:	*Haynes-Eiring, Connolly, Shepherd*

The motion carried 4-0.

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ARC 23-21 235 Lions Drive – Final Review

Frank Parisi, project architect, presented the project to the Commission.

Mr. Parisi presented a materials board showing all of the exterior materials for the buildings.

The color of the fiber cement siding was changed to be more consistent with the brick on the building and materials on the recreation center building. The other change that was made is panelizing of the fiber cement siding into vertical sections to break up the mass which was a previous concern. The same changes were also made to the filter building. The height of the parapet on the filter building was also lowered to reduce the mass. All of the mechanicals will be screened.

Mr. Parisi presented the shelters and explained that similar materials will be used throughout the shelters as well.

Commissioner Plummer asked why they picked the color selection for the pool house building.

Mr. Parisi responded it is designed to match the coloring of the recreation building.

Chairperson O'Donnell asked what the corner condition is on the filter building.

Mr. Parisi said that it is a prefabricated corner piece. Mr. Parisi showed an example to the Commission.

The Commission conditioned that the prefabricated fiber cement corner from the manufacture is utilized rather than the metal option.

Commissioner Plummer made a motion to approve ARC 23-21 subject to the findings and conditions listed in the Staff Report and the additional condition regarding the prefabricated corner. Commissioner DeLap seconded the motion.

Roll call Vote:	*Ayes:*	*DeLap, Plummer, Coath, O'Donnell*
	Nays:	*None*
	Abstain:	*None*
	Absent:	*Haynes-Eiring, Connolly, Shepherd*

The motion carried 4-0.

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ARC 22-12 222 S. Cook Street – Final Details

Dave Thoma, project architect, presented the request for alternative roofing material to the Commission. The property owner is requesting the use of composite slate shingles, DaVinci Province Slate.

Mr Thoma said he finds it to be a very convincing material. A material sample was provided to the Commission.

Mr. Thoma said they are considering black.

Vice-Chairperson said that they should view the product installed and in person.

Mr. Thoma said that they have viewed the product installed in multiple locations.

Commissioner Plummer made a motion to approve final details for ARC 22-12. Vice-Chairperson Coath seconded the motion.

Roll call Vote:	*Ayes:*	*DeLap, Plummer, Coath, O'Donnell*
	Nays:	*None*
	Abstain:	*None*
	Absent:	*Haynes-Eiring, Connolly, Shepherd*

The motion carried 4-0.

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Minutes

August 10, 2023

There was not a quorum present to approve the meeting minutes from August 10, 2023

November 16, 2023

There was not a quorum present to approve the meeting minutes from November 16, 2023

Adjournment

There being no additional business to come before the Commission, a motion was duly made by Commissioner Plummer and seconded by Vice-Chairperson Coath to adjourn the meeting at 7:16 p.m. A voice vote noted all ayes, and Chairperson O'Donnell declared the motion approved.

Respectfully submitted,

Jennifer Tennant, Assistant Director of Development Services

Approved: May 23, 2024