



## I. CALL TO ORDER

Chairperson Marisa Roberts called the meeting to order at 6:00pm.

## II. ROLL CALL

Trustee Liaison: Mike Barth  
Chair: Marisa Roberts  
Members: Sandra Muchin-Kofman-excused  
John Krampf-excused  
Dan Zitzer  
Tony Aiello-alternate-excused  
Liz Levins-alternate-did not vote at meeting

Also Present: Administrative Service Director Lynn Galyardt  
There were thirteen people in the audience

## III. APPROVAL OF MINUTES

### A. Approval of the May 20, 2019 minutes.

Motion by Dan Zitzer, seconded by Trustee Barth, to approve the May 20, 2019 minutes. Motion carried unanimously.

## IV. BUSINESS

### A. Deck and new window 9740 N Lake Dr 17-050-06-01-001

Shahbaz Shabbazi, 9740 N Lake Drive, appeared on behalf of the project. There were no neighbors in attendance. The applicant proposes to install a 178 square foot deck made up of IPE wood and new exterior home window. The building inspector reviewed the project and stated the location of the deck did not meet Village Code setbacks and the additional window meets the conditions of the Village Code, subject to architectural review. The homeowner received approval from the Board of Zoning Appeals on May 16, 2019 for a special exception to code for the deck portion of the project.

Mr. Shabbazi stated the new windows would be similar in style to the current windows and noted the deck would be located in the back of the house, would not be intrusive, be made of IPE wood left to weather, and would provide a step out from the kitchen.

Trustee Barth stated the project had received approval for a special exception from the Village Board of Trustees at the May 16, 2019 Board of Trustee meeting.

Motion by Trustee Barth, seconded by Chairperson Roberts, to approve the deck and new window, as described and presented in the application. Motion carried unanimously.

**B. Fence**  
**1425 E Fairy Chasm Rd**  
**020-9994-000**

Barbara Hass, 1425 E Fairy Chasm Road, appeared on behalf of the project. Ned Witte, 9086 N Bayside Dr, and Jan Dyke, 9096 N Bayside Dr, were in attendance. The applicant is proposing a four-foot-high, 153-foot picket cedar fence, with 40 percent openness. The location of the fence is on the east and south side of property, with two gates. The building inspector has reviewed the proposal, the fence type, height and material comply with the conditions of the Village Code, subject to architectural review.

Barbara Hass stated the fence would be a 153-foot cedar picket fence, 4 feet high with 2 ½ inch gap, would be left to weather and would include a 10-foot-high arbor. Neighbors, Ned Witte, 9086 N Bayside Dr, and Jan Dyke, 9096 N Bayside Dr requested to see the pictures of the fence and noted they liked the fence.

Dan Zitzer noted he liked the arbor.

Motion by Chairperson Roberts, seconded by Trustee Barth, to approve the fence, as described and presented in the application. Motion carried unanimously.

**C. Addition**  
**9240 N Tennyson**  
**018-9972-000**

Karl Holterman, architect for the project, along with Mark and Anne Berkoff, 9240 N Tennyson, appeared on behalf of the project. There were no neighbors in attendance. The applicant is proposing a 1,073 square foot home addition with a composite painted front porch, partial exposed basement, brick painted and composite painted siding at the east and south side of second floor of addition. The building inspector reviewed the proposal and it meets the conditions of the Village code, subject to architectural review.

Mr. Holterman stated the project included a two-story addition with a partially exposed basement and a porch addition. New single wide windows with gray shutters would be added at the north second floor, west kitchen, second floor hall and at the south elevation.

Motion by Trustee Barth, seconded by Dan Zitzer, to approve the addition, as described and presented in the application. Motion carried unanimously.

**D. Fence**  
**8745 N Fielding Rd**  
**054-0340-001**

Brent Cruba, from A-1 Fence, appeared on behalf of the project. Jorg Woehl and Aude Sauvignon, 8755 N Fielding Road, were in attendance. The applicant is proposing a 64-foot-long cedar picket fence with 25 percent openness along the north and south side of property. The building inspector reviewed the proposal and it meets the conditions of the Village code, subject to architectural review.

Mr Cruba stated the fence would be 4 feet high contemporary picket made of cedar material with 2 walk gates for a dog containment area.

Chairperson Roberts suggested the fence be placed 6 inches from the property line and Mr. Cruba agreed to the placement. Jorg Woehl requested the arborvitaes that he had planted on

the property line not be damaged and Mr. Cruba suggested the arborvitaes be tied and staked away from the property line during the installment to reduce the risk of damaging them.

Motion by Chairperson Roberts, seconded by Trustee Barth, to approve the fence, as described and presented in the application. Motion carried unanimously.

**E. Garage expansion  
830 E Fairy Chasm Rd  
017-9997-000**

Jeff Mass, contractor from MKE Contracting, appeared on behalf of the project. There were no neighbors in attendance. The applicant is proposing a 1,142 square foot additional expansion of a garage that received approval from the October 22, 2018 Architectural Review Committee Meeting. The building inspector reviewed the proposal and it meets the conditions of the Village code, subject to architectural review. The impervious surface permit has been reviewed and approved.

Mr. Mass stated the homeowners were requesting three- and one-half feet be added to the original garage addition that was approved at the October 22, 2018 to allow for a three-car garage.

Chairperson Roberts stated the two and a half car garage had been previously approved and the Committee would now be approving a three-car garage.

Motion by Trustee Barth, seconded by Dan Zitzer, to approve the garage expansion, as described and presented in the application. Motion carried unanimously.

**F. Open Pantry-revised roof  
501 W Brown Deer Rd  
052-0006-001**

James Schutz, 501 W Brown Deer Rd, and Steve Nikolas, contractor for the project, appeared on behalf of the project. There were no neighbors in attendance. The applicant is proposing a roof revision to the project that received approval from the September 17, 2018 Architectural Review Committee. The building inspector reviewed the proposal and it meets the conditions of the Village code, subject to architectural review.

Steve Nikolas stated the owner had concerns about the original roof that was approved by the Committee on September 17, 2018 holding up with snowpack during the winter months. To ensure the integrity of the structure, the owner was requesting that the revised flat roof be approved.

Dan Zitzer questioned if the colors would be staying the same and Mr. Nikola stated they would be the same as what was originally approved.

Motion by Trustee Barth, seconded by Chairperson Roberts to approve the Open Pantry-revised roof, as described and presented in the application. Motion carried unanimously.

**V. ADJOURNMENT**

Motion by Trustee Barth, seconded by Chairperson Roberts, to adjourn the meeting at 6:45pm. Motion carried unanimously.

Respectfully submitted,

Lynn Galyardt  
Administrative Services Director