

**VILLAGE OF LAKE BLUFF  
ARCHITECTURAL BOARD OF REVIEW  
REGULAR MEETING  
FEBRUARY 4, 2020**

**APPROVED MINUTES**

**1. Call to Order and Roll Call**

The meeting of the Architectural Board of Review (ABR) of the Village of Lake Bluff was called to order on February 4, 2020 at 7:00 p.m. in the Village Hall Board Room (40 E. Center Avenue) and the following were present.

Present:       Tim Callahan  
                  Neil Dahlmann  
                  Sheree Dittmer  
                  Bob Hunter, Chair

Absent:         Edward Deegan  
                  Matthew Kerouac  
                  Julie Wehmeyer

Also Present:  Mike Croak, Building Codes Supervisor (BCS)

**2. Consideration of the January 7, 2020 ABR Meeting Minutes**

Member Dahlmann made a motion, to approve the minutes of the January 7, 2020 ABR meeting as presented. Member Callahan seconded the motion. The motion passed on a unanimous voice vote.

**3. Non-Agenda Items and Visitors (Public Comment Time)**

Chair Hunter asked if anyone would like to address the ABR on any matter not on the agenda. There were no requests to address the ABR.

**4. Consideration of Sign Permit Application for Verizon at 235 South Waukegan Road**

Chair Hunter introduced the agenda item and said the Applicant will not be in attendance due to illness but the ABR can consider the application this evening. He said Verizon is proposing to replace the corporate logo on the existing wall and monument signage and then he opened the floor for comments from the commissioners.

Member Dahlmann said the existing wall signage was supposed to be vertically centered between the top of the brick arch and wood trim, but instead it was tightly mounted to the wood trim. Also, when the previous signage was removed the installers used gray caulk, which does not look good, to fill the joints instead of colored grout to match the brick. Member Dahlmann said the proposed new sign looks fine but he would request that the installer be directed to remove the existing gray caulk, install the proper grout, and clean up the black debris around the word “wireless.”

Members Callahan and Dittmer agreed with the aforementioned comment. A discussion followed.

Chair Hunter said the requested action will apply to both sides of the unit and the new sign that will be posted on Route 176 has larger dimension but it complies with the sign code.

Member Dahlmann made a motion to approve the proposed signage with the following conditions: the existing caulk be removed, proper grout installed, and the black debris cleaned from around the word “wireless.” Member Callahan seconded the motion. The motion passed on the following roll call vote:

Ayes: Dittmer, Callahan, Dahlmann and Chair Hunter  
Nays: None  
Absent: Deegan, Kerouac and Wehmeyer

**5. Staff Report**

BCS Croak reported on potential ABR applications for the March regular meeting. In response to a comment from Member Dahlmann regarding the previously approved Public Safety Building dumpster enclosure, he said if the budget allows, the possibility of a wooden fence, as opposed to reworking/repainting the existing grid, may come back to the ABR for consideration at a future meeting. BCS Croak continued with a discussion regarding a possible future vision for the downtown streetscape. Currently, there are half thickness bricks on Blocks Two and Three and the thought is to replace the bricks with similar full depth bricks. Also, the accent materials such as the bluestone and bricks are problematic as far as durability. BCS Croak said he thinks the future streetscape material, if the entire site is redeveloped, should be regular concrete, with laid out grid and score lines, in a subtle elegance pattern. An extensive discussion regarding material and pattern design followed.

**6. Adjournment**

As there were no further business to consider, a motion was duly made and passed to adjourn the meeting at 7:16 PM.

Respectfully submitted,

Mike Croak, CBO, CBCO  
Building Codes Supervisor