

**SUMMARY NOTES  
OF THE MEETING OF THE  
ARCHITECTURAL COMMISSION  
MONDAY, JUNE 11, 2007  
VILLAGE OF NORTHFIELD**

On Monday, June 11, 2007 at the Northfield Village Board Room, 361 Happ Road, the Architectural Commission met at 7:30 P.M. to consider one issue:

Members in Attendance:

Pat Karr, Chairperson  
Steve Hirsch  
James Hayes  
Todd Berlinghof  
Steve Page

Members Absent:

Juergen Fuss  
Tom Jennings

OTHERS PRESENT: Planner Linnea O'Neill (see attached sign-in sheet).

Chair Karr opened the meeting with an overview of the issues to be considered at this meeting.

Chair Karr requested approval of the Summary Notes of the April 9, 2007, Architectural Commission meeting.

**A motion was made by Commissioner Hirsch, Seconded by Commissioner Page to approve the Architectural Commission Summary Notes of April 9, 2007.**

The vote was as follows:

**AYES: 5**

Pat Karr, Chairperson  
Steve Hirsch  
James Hayes  
Todd Berlinghof  
Steve Page

**NAYS: 0**

**ABSTAIN: 0**

**ABSENT: 2**

Juergen Fuss  
Tom Jennings

**Motion Carried**

**ISSUE #1: Consideration of building details for Willow Park located at 401 Wagner Road, submitted by Northfield Park District.**

George Alexoff from the Northfield Park District was present.

Chair Karr indicated to the Commission that she and Todd Berlinghof met with Mr. Alexoff, Scott Turban and others to discuss what was lacking in the building details. Therefore, Mr. Alexoff's presentation tonight reflects that conversation. Commissioner Berlinghof indicated some of the concerns are due to the fact they are building in two phases. The shelter and

roof system are proposed to be built in Phase I and the interior offices in Phase II. Phase II could take two or three years until final completion.

Mr. Alexoff showed drawings of the proposed shelter, garage and covered area and had examples of the materials for the brick, cedar and roof. The proposed columns are going to match the columns used at Clarkson Park. They plan to box the columns with cedar. Commissioner Berlinghof felt it would look much better boxed in instead of an exposed metal column. Commissioner Hirsch questioned what sconce lighting would be used on the columns. Mr. Alexoff indicated that was approved at the last meeting. Motion detector lighting would be used on the back side of the building toward the tennis courts. Mr. Alexoff indicated the color of the siding will be a lighter color to be determined later and approved by Village staff.

Commissioner Berlinghof expressed concern with the exposed concrete block for the electrical room. He asked if there had been any thought about siding the exposed three sides with cedar. Commissioner Page felt that the concern would be based on how long the room sits unfinished. If it were to be one year, that would be OK, but for two, three or four years, then something should be done permanently, such as cedar. Mr. Alexoff is anticipating the project to take two years. Commissioner Berlinghof agreed that if it sits unfinished longer than two years, then they should face it with cedar, but it should be painted the color of the cedar now. Mr. Alexoff indicated the project should be completed by next June.

Commissioner Page also suggested that the smaller columns have a higher base at the bottom so they do not get destroyed or rot from standing water. It was suggested that a pitch to the floor would be necessary. Commissioner Page asked whether the garage had a drain or whether it was pitched. Mr. Alexoff indicated it is pitched.

Commissioner Berlinghof then had concerns regarding the lack of gutters, specifically where the two roofs meet. It is apparent the rain will run off and create mud and ruts. It was discussed that the grass will run up to the shelter. Mr. Alexoff indicated that if it becomes a problem, they will address it. Mr. Scott Turban indicated that drain tile might be an option, but they will talk to their people and see what is most cost effective – whether to put the gutters in before or put a landscape tile in. Commissioner Hirsch felt that the roof would deteriorate with water running back under with no gutters. Mr. Alexoff indicated the roof extends one foot except for one section where there is an extended patio. There is a walkway up to the building. Commissioner Page felt that only the two openings would need gutters.

There being no further discussion, the following motion was made:

**A motion was made by Commissioner Berlinghof, Seconded by Commissioner Hirsch to approve the plans as submitted for the open shelter for Willow Park at 401 Wagner Road, subject to the following:**

- 1. All columns shall be wrapped in cedar or brick.**
- 2. The base of the columns shall be increased by 6” for maintenance purposes.**

3. That the concrete block in the electrical room be painted a color similar to the cedar shake color. Although it is recommended the concrete block of the electrical room be covered in cedar siding, that will become a requirement if Phase II takes longer than two years to be completed.
4. It is recommended that gutters be looked into for the roof system to eliminate erosion and other damage.
5. The slab of the shelter is to be pitched.
6. The brick, cedar shake and trim are all approved as presented with the color of the siding to be later decided and approved by Village staff.

**The vote was as follows:**

**AYES: 5**

Chairperson Pat Karr  
Steve Hirsch  
James Hayes  
Todd Berlinghof  
Steve Page

**NAYS: 0**

**ABSTAIN: 0**

**ABSENT: 2**

Juergen Fuss  
Tom Jennings

**Motion Carried**

There being no further issues to discuss upon a motion duly made by Commissioner Hayes, seconded by Commissioner Berlinghof and passed, the meeting was adjourned at 7:55 P.M.

HGM 6/12/07

Approved with changes 7/9/07