

**SUMMARY NOTES
OF THE MEETING OF THE
ARCHITECTURAL COMMISSION
MONDAY, APRIL 12, 2010
VILLAGE OF NORTHFIELD**

On Monday, April 12, 2010, at the Northfield Village Board Room, 361 Happ Road, the Architectural Commission met at 7:00 P.M. to consider one issue:

Members in Attendance:

Pat Karr, Chair
Steve Page
Juergen Fuss
Tom Jennings
Jason Felicione

Members Absent:

Steve Hirsch
Patricia Leonard

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

Chair Karr requested approval of the Summary Notes of the March 8, 2010, Architectural Commission meeting.

A motion was made by Commissioner Jennings, Seconded by Commissioner Felicione to approve the Architectural Commission Summary Notes of March 8, 2010.

The vote was as follows:

AYES: 5

Pat Karr, Chair
Steve Page
Juergen Fuss
Tom Jennings
Jason Felicione

NAYS: 0

ABSTAIN: 0

ABSENT: 2

Steve Hirsch
Patricia Leonard

Motion Carried

ISSUE #1: Consideration of a request for permanent signage for U Dawg U located at 300 Happ Road, Suite 108 and 109. The petitioner is Robert Mages d/b/a U Dawg U. (Project #2009-0334)

Petitioner Robert Mages was present before the Commission. Chair Karr asked Mr. Mages if the sign background would be white. Mr. Mages indicated the sign would be back lit and appear white.

Commissioner Jennings questioned the existing sign on the door. Mr. Mages answered that the sign on the door is temporary and simply indicates that U Dawg U will be coming soon. He has no plans for door signage at this time.

Commissioner Fuss asked if the directory tenant sign would also be in red lettering. Mr. Mages indicated that he is using the existing box with the U Dawg U in red lettering. After some discussion regarding colored letters instead of all black, Ms. O'Neill pointed out that "Promotion" uses a combination of colors and

that there are no restrictions on letter color in the tenant sign. She indicated that the landlord is planning to upgrade the directory tenant sign and wall signs. In November of 2008, the Architectural Commission approved façade, lighting and landscape improvements with a motion recommendation that the landlord would come back with a comprehensive tenant sign package. The landlord has not made any approved improvements as of yet. Mr. Mages confirmed that the landlord plans to upgrade the directory sign in the near future. Commissioner Fuss requested a status of the sign and Ms. O'Neill said she will look into it.

Commissioner Jennings asked if the petitioner has to return to this Commission if signage on the door is requested. Ms. O'Neill indicated that if the lettering stating hours, etc. were small enough, he would not have to come back.

Chair Karr was curious as to what would be served at U Dawg U. Mr. Mages listed a variety of foods including, hot dogs, hamburgers, wraps, salads, chicken, veggie burgers and Homers ice cream.

Mary Cuccio of 308 Happ Road asked the Commission if there were any regulations for parking with respect to U Dawg U because Capriccio's diners park in the condominium parking area. Chair Karr informed Ms. Cuccio that would be a matter to discuss with the landlord. Mr. Mages went on to say that the Code sets out a certain ratio for parking and seating. Studies were done and an amount is arrived at. He said that he and the employees will be parking in the public parking area in the back.

Frank Cuccio of 308 Happ Road felt that the red color on the sign would be obtrusive. Ms. O'Neill then showed Mr. Cuccio a rendering of the proposed sign.

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

A motion was made by Commissioner Jennings; Seconded by Commissioner Felicione to approve the request to reface a principal wall sign and replacement of a directory tenant sign panel for U Dawg U in conformance with plans submitted February 8, 2010.

The vote was as follows:

AYES: 5
Pat Karr, Chair
Steve Page
Juergen Fuss
Tom Jennings
Jason Felicione

NAYS: 0

ABSTAIN: 0

ABSENT: 2
Steve Hirsch
Patricia Leonard

Motion Carried

There being no further issues to discuss upon a motion duly made by Commissioner Felicione, seconded by Commissioner Jennings and passed, the meeting was adjourned at 7:17 p.m.