

Minutes of the Community Design Commission Special Meeting
September 24, 2020 7:00 p.m.
Remote Participation

Community Design Commission Meeting called to order at 7:00 p.m. and roll was called. A quorum was present.

Attendees: Acting Chair: Juan Betancur, Commissioners: Richard Katz, Nick Sinadinos, Cynthia Ross, Greg Kolar, Jonathan Kirk, and Julie Kuhn.

Absent: and Commissioners Cindy Wong, C. Scott Smith and Jason Bergwerff

Also present: Craig Failor, Village Planner and Michael Bruce, Zoning Administrator

Non-Agenda Public Comment: None

Minutes:

February 26, 2020: Commissioner Sinadinos moved to approve the minutes. Commissioner Ross seconded. A roll call vote was taken and the minutes were approved unanimously as submitted.

Public Hearing(s); Sitting as the Design Review Commission:

Cal. No. 03-20-DRC: 505 Washington Boulevard, Fenwick High School seeks a sign variance from the following sections of the Sign Code of the Village of Oak Park, to permit installation of one (1) wall sign on the west elevation of the newly constructed parking garage that is approximately 73 square feet and is located just below the fifth-floor window sill and one (1) approximately 32 square foot directional wall sign on the south elevation. Section 7-7-15 (D) (1), Section 7-7-15 (D) (5), and Section 7-7-12 (S).

The applicant's representative, Alexandra Palutis, provided an overview of the proposed variations. The two wall signs were to be located on the west and south walls of the newly constructed parking structure. One on each side. The presenter indicated that the south wall sign would have halo-type illumination of the individual letters.

The Commission was concerned that the size and position of the west wall sign was not appropriate for a residential area. They stated the sign should be shorter (less text) and moved to a lower position on the building above the second row of windows verse the proposed location.

It was determined that the south facing wall sign variance was not necessary as the commission didn't consider this to be a directional sign. The Zoning Administrator agreed.

Commissioner Katz made a motion to approve the application for sign variance regarding the location of the west facing wall sign. Commissioner Kuhn seconded the motion.

Katz - Yes

Kuhn - Yes

Kirk - No

Kolar - Yes

Sinadinos- No

Ross- No

Acting Chair Betancur - No

The Motion failed.

Commissioner Katz made a motion to approve the application for sign variance regarding the size of the west facing wall sign. Commissioner Sinadinos seconded the motion.

Katz - Yes
Sinadinos- Yes
Kuhn - No
Kirk - Yes
Kolar - Yes
Ross- Yes
Acting Chair Betancur - No

The Motion Failed

Cal. No. 02-20-DRC: *1011 Lake Street, Rush Oak Park Physician's Group* seeks variances from the following sections of the Sign Code of the Village of Oak Park, to permit the installation of one (1) wall sign on the rear elevation (south) of the building where there is no street frontage; Section 7-7-15 (D) (1) (b), and Section 7.7.15 (D) (5).

The Applicant's representative provided an overview of the proposed wall sign. Mr. Robert Spadoni, Applicant, provided the reasoning for the need of a wall sign at that specific location.

The Commission agreed and indicated that the sign would provide identification of the use and location of entry into the building.

Commissioner Sinadinos made a motion to approve the application for sign variance. Commissioner Ross seconded the motion.

Katz - Yes
Sinadinos- Yes
Kuhn - Yes
Kirk - Yes
Kolar - Yes
Ross- Yes
Acting Chair Betancur - Yes

The Motion passed.

Zoning Administrator Bruce introduced the Resolution for review and approval. It was stated that the Zoning Administrator would make any necessary changes.

Commissioner Sinadinos made a motion to approve the resolution as written. Commissioner Kolar seconded the motion.

Katz - Yes
Sinadinos- Yes
Kuhn - Yes
Kirk - Yes
Kolar - Yes
Ross- Yes
Acting Chair Betancur - Yes

The Motion passed.

Other Business - None

Reports - None

Adjournment

Commissioner Kolar moved to adjourn the meeting. It was seconded by Commissioner Katz. The meeting adjourned by Roll Call at 8:00 p.m.

Prepared by: Craig Failor, Staff Liaison