

# MEETING MINUTES



Village Of Homewood  
Appearance Commission  
Thursday, June 2, 2022  
6:00 p.m.

Village Hall Board Room  
2020 Chestnut Road  
Homewood, IL 60430

---

**CALL TO ORDER:** Chairman Wright called the meeting to order at 6:00 p.m.

**ROLL CALL:** Members Hayes, Hrymak, Willis, and Chairman Wright were present. Members Preston, Quirke, and Zander were absent. In attendance from the Village was Director of Economic and Community Development Angela Mesaros and Building Department Secretary Darlene Leonard. One person in the audience.

**APPROVAL OF MINUTES:** Chairman Wright asked if there were any changes or corrections to the minutes for March 3, 2022. There were no changes or corrections. There being no changes or corrections a motion was made by Member Hrymak to approve the minutes of March 3, 2022; seconded by Member Hayes.

AYES: Members Hayes, Hrymak, Willis, and Chairman Wright.

NAYES: None

ABSTENTIONS: None

ABSENT: Members Preston, Quirke, and Zander

## **AGENDA ITEMS:**

### **Case No. 22-14, Variance for Façade improvements at 18674 Dixie Highway.**

Chairman Wright introduced the case.

Staff Liaison Mesaros summarized the case and the application stating the entire soffit will be replaced as it is in disrepair.

Clint Underwood, the contractor for the property owner, stated the son of the owner is working on fixing it up. Mr. Underwood stated the existing tongue and groove cedar is in rough shape. The flat roof above the canopy leaked causing the cedar to rot. Mr. Underwood stated until it comes down he is unsure if the joists and rafters are damaged. Mr. Underwood stated the proposed aluminum soffit is standard for the industry. He does not believe the underside lights work and stated they will be replaced with LED lights. In addition, the cedar fascia will be replaced and will be the same color as the soffit. They will match closely to the drip edge.

Chairman Wright asked if the drip edge would remain. Mr. Underwood stated yes.

Chairman Wright asked if the owner has a preference as to the color. Mr. Underwood stated the color would be similar to what is existing, but it is not an exact match. The closest is the lighter color, buckskin.

## MEETING MINUTES

Mr. Underwood stated there would be seams every 12 feet with J-channel, which is standard for the industry.

Member Hayes asked if there would be lights at all. Mr. Underwood stated they will be a more modern LED light but they will look the same as the current lights.

Chairman Wright asked if a lighting matrix would be needed. Staff Liaison Mesaros stated she does not think so, but a matrix would be requested at the permit submittal if the lighting would be brighter.

Member Hayes asked if it would be a 2-tone soffit. Mr. Underwood stated it would be the color closer to the drip edge, which is closer to the musket brown.

Chairman Wright stated the goal is to match it as close as possible.

Member Hayes asked the lead-time. Mr. Underwood stated 8-10 weeks for the buckskin.

Member Hrymak asked if the roof was repaired. Mr. Underwood stated it has been patched at the flashing at the brick has been replaced.

Member Hrymak asked Staff Liaison Mesaros if the problem has been solved. Staff Liaison Mesaros stated she did not know.

Member Hrymak asked Staff Liaison Mesaros if she could find out. Staff Liaison Mesaros stated she could find out. Mr. Underwood stated Jimmy Calderone said it was solved.

Member Wright stated he had no questions and stated that it is long overdue and maybe signage will be next.

Motion was made by Member Hayes to recommend approval of Case 22-14 – façade improvements at 18674 Dixie Highway; Seconded by Member Willis.

AYES: Members Hayes, Hrymak, Willis, and Chairman Wright.

NAYES: None.

ABSTENTIONS: None.

ABSENT: Members Preston, Quirke, and Zander.

Motion passed.

Mr. Underwood asked which color was approved. Chairman Wright stated musket brown.

### **NEW BUSINESS:**

Chairman Wright asked if there was any new business. Staff Liaison Mesaros stated no.

Chairman Wright asked if there was any old business. Staff Liaison Mesaros stated no.

Chairman Wright asked if there was an update on Culture. Staff Liaison Mesaros stated the facade has been cleaned up, the signage is up, the stickers were removed from the windows, and the new door is installed. Staff Liaison Mesaros stated it should reopen in a couple of weeks; they were delayed because of equipment deliveries.

## MEETING MINUTES

Chairman Wright asked for an update on the brewery. Staff Liaison Mesaros stated the village is awaiting a plat of survey in order to close the sale of the property. Homewood Brewing is working on the building plans and they are working with Max.

Chairman Wright stated he had heard the groundbreaking for the Casino happened the day before. Staff Liaison Mesaros stated yes, the Village did not organize it.

Chairman Wright asked about the parking lot project. Staff Liaison Mesaros stated the first step was taken to solicit alternative bids. Proposals are due next Tuesday, and then they will start on the redevelopment agreement.

Staff Liaison Mesaros stated a Letter of Intent was received from a developer for the Savoia's site with a restaurant on the ground floor and apartments above.

Staff Liaison Mesaros stated Kohl's is looking to have a Sephora's inside. Building Department Secretary Leonard stated it will be similar to the one inside the Kohl's location in Tinley where the jewelry department is removed and half walls are installed and there will be signage outside.

### **ADJOURNMENT:**

A motion was made by Member Hrymak to adjourn the meeting at 6:16 p.m.; seconded by Member Willis. All in favor. None opposed. Motion passed unanimously.

Respectfully submitted,

Angela M. Mesaros  
Staff Liaison