

VILLAGE OF SOUTH BARRINGTON
COOK COUNTY, ILLINOIS
30 South Barrington Road
South Barrington, IL 60010

NOTICE OF PUBLIC MEETING
BUILDING & ZONING COMMITTEE
Held at the South Barrington Village Hall

UPPER LEVEL

MONDAY, SEPTEMBER 15, 2008

7:00 P.M.

MINUTES

CALL TO ORDER

At 7:05 P.M. Chairman Guranovich called the meeting to order.

ROLL CALL

Committee Members present: Chairman Guranovich, Trustee Merci, and Trustee Pecora.

Village Officials present: President Munao, Trustee McCombie, and Trustee Navitsky.

Village Staff present: Building and Zoning Officer Ray Wolfel

Members of the Public present: None.

MINUTES

Approval of the June 17, 2008 Building and Zoning Committee Meeting Minutes.

A motion was made by Trustee Merci, and seconded by Chairman Guranovich, to approve the June 17, 2008 meeting minutes.

By unanimous affirmative voice vote the motion carried.

AGENDA

1. Discussion of Village Building Codes.

The Committee discussed the current Village building codes concentrating on the things our codes currently do not address. The residential code was written in approximately 1972 and is based on an early 1970's SBOC (Suburban Building Officials Conference) building code. The currently adopted commercial code is the 1996 BOCA National Building Code.

Trustee Merci described a code adoption process that would require extensive code analysis to determine the differences and relative benefits in the adoption of any proposed new code.

The Committee was informed that any newly adopted code provisions would not apply to the Woods of South Barrington project because of the PUD agreement sections that "lock" the codes in existence at the adoption of the PUD for a period of 20-years.

No direction was given nor action contemplated.

2. Discussion of Temporary Storage Pods.

The Committee discussed the growing usage of and number of complaints concerning the use of private temporary storage containers, such as “Pods” or “My Box” in the Village. The prevalent complaint is that the units remain on site for months. The Committee directed that the Village Staff be asked to obtain samples of other Village’s ordinance where these issues have been addressed. The matter will be brought up at a future Building and Zoning Committee meeting when additional information is available.

3. Discussion of the Village Aluminum siding ordinance.

The Building Officer described the current exterior siding section of the Village Building Ordinance. Vinyl siding is not addressed and aluminum siding is prohibited on the first floor level of a residence. The Committee was mixed on the use of Aluminum and Vinyl siding. Some felt that it diminished the value of the residential neighborhood while others felt that it was difficult to tell the difference with traditional cedar or the newer cementitious Hardi-Board.

No direction was given nor action contemplated.

4. Discussion of the Village Hall expansion project.

The Pepper Construction Company introductory brochure and information was distributed and described by the Village President. The President has asked Pepper Construction to prepare a preliminary estimate of the Village Hall expansion project based on the uncompleted construction document available at this time.

The President noted that he has met with another contractor but that he may not have sufficient commercial construction experience to undertake our project.

The Mayor described the 3 methods of project management being offered by Pepper Construction, Lump sum, Agency construction management, and At risk construction management.

The Village President stated that he had receive the HVAC design documents from Plan Commission Chairman Mike McCombie but that they had not yet been reviewed or distributed.

The Committee discussed alternate methods of assisting in the design process. Methods suggested included: Hiring a person to facilitate the design process and forming a subcommittee of Trustees consisting of the Chairpersons of the Building and Zoning, Finance, and Public Works Committees.

Trustee Merci suggested that we need the Building, Plumbing, Mechanical, Electrical, and Site plans, to be completed so that they can be distributed to 4 or 5 qualified Contractors for their review and proposal creation.

A motion was made by Trustee Merci and seconded by Trustee Pecora to recommend approval of the electrical design proposal by Berg Engineering. By unanimous voice vote the motion carried.

BUILDING OFFICER REPORT

5. **Woods of South Barrington Update.**
None.
6. **Arboretum of South Barrington Update.**
None.

NEW BUSINESS

None.

OLD BUSINESS

None.

ADJOURNMENT

At 9:15 P.M. Trustee Merci made a motion, seconded by Trustee Pecora, to adjourn. No discussion.

By unanimous voice vote the motion carried.