

VILLAGE OF FOX POINT
BUILDING BOARD MINUTES
September 4, 2015

A meeting of the Building Board was held in Schwemer Hall, 7200 N. Santa Monica Blvd., on Friday, September 4, 2015 at 7:45 A.M. Those present included:

Christine Symchych
Stuart Rothman
Tom Van Dalen

Scott Miller, Building Inspector

Notice of the meeting was provided to the North Shore Now and to all others as required by State open meeting laws and posted on the official bulletin boards.

Approval of the minutes of the August 21, 2015 Building Board meeting.

On a motion of Stuart Rothman, seconded by Christine Symchych, and unanimously carried, the Building Board approved the minutes of the August 21, 2015 meeting.

Marc Wolf, 201 W. Indian Creek Court, proposed covered portico between the house and garage. It was the consensus of the Building Board to approve this application subject to the applicant providing the Village with documentation showing compliance with the Village's Open Area Requirements.

Adam Janecek, 6586 N. Birch Hill Court, proposed new residence and attached garage. It was the consensus of the Building Board to approve this application subject to the following conditions:

- 1) The applicant providing the Village with a code compliant survey which includes all of the required information.
- 2) The Director of Public Works/Village Engineer approving a grading and drainage plan.
- 3) The applicant providing the Village with heat loss calculations showing that this project complies with the energy code requirements of the Uniform Dwelling Code (UDC).
- 4) The applicant providing the Village with revised plans that show that the stairways will be constructed in compliance with the UDC.
- 5) The applicant providing the Village with documentation showing compliance with the Village's Open Area Requirements.
- 6) The Village Attorney rendering an opinion as to whether or not the applicant must obtain a special exception from the Board of Appeals (BOA) for the front fence.

Brian and Erica Waldou, 6936 N. Yates Road, proposed window replacements (Tabled at the August 21, 2015 meeting). It was the consensus of the Building Board to approve this application subject to the

applicant providing the Village with a section drawing or other information showing that the header above the new window opening is properly sized.

Creation and Preservation Partners Inc., 7328 N. Beach Drive, proposed building renovation/rehabilitation. It was the consensus of the Building Board to approve this application subject to the following conditions.

- 1) The applicant providing the Village with a code compliant survey that contains all of the required information.
- 2) The Director of Public Works/Village Engineer approving a grading and drainage plan if the area of land disturbance exceeds 4,000 sq/ft.
- 3) The applicant providing code compliant egress windows in the second story bedrooms.
- 4) The applicant providing the Village with revised plans that show that a code compliant concrete floor system will be provided in the new crawl space.
- 5) The applicant providing the Village with revised plans that show that a code compliant vapor barrier will be provided below the crawl space floor.
- 6) The applicant providing the Village with revised plans that show that the new block foundation walls will be properly dampproofed as required by Village code.
- 7) The applicant obtaining a Temporary Sign Permit from the Village Manager for the installation of any/all Temporary Signs.
- 8) The applicant obtaining a Certificate of Appropriateness from the Historic Preservation Commission.

Adjourn.

On a motion of Christine Symchych, seconded Tom Van Dalen, and unanimously carried, the Building Board adjourned at 8:50 A.M.

Respectfully Submitted,

Scott Miller
Building Inspector
Village of Fox Point