

CITY OF TWINSBURG
ARCHITECTURAL REVIEW BOARD
MINUTES
September 18, 2014

Chairman, Donald R. Spice, called to order the regularly scheduled Architectural Review Board meeting for the City of Twinsburg at 5:30 p.m.

I. Roll Call:

Present: Mike DiCillo, Jennifer Frazier, Marge Gantous, John Midlik and Don Spice

Absent: None

Others in attendance: Dan Cegelka, Bob McDermott

II. Approval of Minutes: September 4, 2014

Motion: Approve as mailed, as written

Marge Gantous moved and Jennifer Frazier seconded, upon roll call Mike DiCillo abstained and the motion passed.

III. Excuse Absent Members: All members present

IV. Public Participation: None

V. Review:

1. Case 13-12-79 -- 9036 Church St., Access ramp by owner Steve Gotch

Note: this house has two porches, one on the east elevation facing Church Street and one on the south elevation facing E. Aurora Road. This access ramp will abut the porch on the south elevation and run parallel to E. Aurora Road and extend to a point not beyond the porch on the Church Street elevation. Steve Gotch and his wife Chris presented revised plans showing an ADA approved black powder coated aluminum exterior access ramp. To recap the applicant stated on the first presentation it was suggested the ramp be moved five feet to the west. On the second presentation it was suggested the applicants investigate the use of an earthen ramp and stone wall for the first portion of the ramp. At this meeting discussion was had concerning whether this ramp met the slope requirements for an exterior ramp. Specifically if a 1/12 slope or 1/20 slope was required of exterior access ramps. Chris Gotch read, "A ramp is anything with a slope greater than 1/20. The maximum slope for ADA standards is 1/12. The maximum rise is 30" without a landing." Don Spice stated the Board agreed with that. It was determined that the rise did not exceed 30"; therefore a landing was not needed. Mike DiCillo asked if the ramp was outside the right-of-way for E. Aurora Rd. and Church Street. Steve Gotch replied that the ramp did not encroach on either right of way and after reviewing the measurements the Board concurred. The railings will be a standard 2 1/2" powder coated black aluminum. The ramp will measure 5'10" outside to outside. It will be open underneath the ramp.

The Board is requiring plantings alongside the ramp to detour animal habitation

Motion: Approve as noted

John Midlik moved and Mike DiCillo seconded, upon roll call the motion passed unanimously.

2. Case 14-09-83 -- 9036 Church St., Illuminated Planter Sign for Greenbridge Teahouse & Café

The applicants presented plans for a 5' wide by 4' high, internally illuminated, double sided sign on a white background with a black accent band around the Greenbridge logo in PMS 357C green, PMS 457C tan and PMS 127 C gold. The applicant will be using an existing masonry base which runs parallel to E. Aurora Road.

Motion: Approve as submitted

John Midlik moved and Mike DiCillo seconded, upon roll call the motion passed unanimously.

3. **Case 14-09-84 – 1111 Mathers Way, S/L 165 New Single Family Dwelling by Jor-Jac Enterprises**
Jordan Jacobs and Jennifer Frazier presented plans for a 2,794 sq. ft. two story single family dwelling. This is the last lot on Mathers Way and the house was designed to be the same character as the neighboring homes. This is a four bedroom, center hall colonial. These plans have been approved by the Ethan Green's Homeowners Association and the applicant will forward a copy of the approval letter to the city. The stone will be Boral cultured ledgerstone in echo ridge country ledgerstone; siding, Allside Odyssey Plus in Tuscan clay; shutters, typon raised panel shutters in black; trim, white; front door, black; garage door, black; man door, white; brick to grad, Glengarry in silverbrook; shingles, IKO in Harvard slate and deck stain, Sherwin Williams in desert wood. Don Spice and Marge Gantous noted the color of the garage door as it was black and questioned it. The color was discussed. Jennifer Frazier stated that for the record she worked on the drawings and would abstain from voting.

Motion: Approve as submitted

John Midlik moved and Mike DiCillo seconded, Jennifer Frazier abstained and upon roll call the motion passed.

4. **Case 14-09-85 – 2052 Meadowood Blvd. S/L 9 New Single Family Dwelling by Pulte Homes**
The applicant presented plans for a 4,983 sq. ft. Birmingham model two story single family dwelling. The siding will be adobe cream; trim, white; front door, Olympic range; shutters, forest cream; brick, Chicago Heritage; stone, autumn sunset aged ledgerstone and the roof will be weathered wood. Mike DiCillo pointed out here are no windows on the right side elevation library or guest suite. The applicant stated that precedence has been set on this floor plan in the community. Jennifer Frazier questioned the left side elevation in the top of the front elevation there is no stone return shown. The foundation page shows two 32" x 16" windows and they are not show on the elevation pages. The side windows are not being installed.

The Board is requiring:

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| A. Eliminate the two side basement windows from plans | See page 1.30b |
| B. Two foot returns left side elevation 2 nd floor | See page 7.18b2 |
| C. Two foot return on right side elevation 2 nd floor | See page 7.18b2 |
| D. Full height return of stone on face of garage | See page 7.18b2 |
| E. Stone all around the front porch | See page 7.18b2 |

Motion: Approve as noted

Jennifer Frazier moved and John Midlik seconded, upon roll call the motion passed unanimously.

5. **Case 14-09-86 -- 1860 Summit Commerce Pkwy, Signage for Jack Doheny Co by Fast Signs of Bedford Hts.**

Renee with Fast Signs of Bedford Hts presented plans for new signage at Jack Doheny brought about because of a new logo:

A. Non-illuminated, double sided planter sign

A 47" high by 72" wide non-illuminated double sided sign constructed with an aluminum faced panel with a polymer cored printed with laminated and installed to existing posts. The background will be white with PMS 340 C green and black logo. Both sides of the sign will be the same.

Motion: Approve the planter sign as submitted

Jennifer Frazier moved and Mike DiCillo seconded, upon roll call the motion passed unanimously.

B. Non-illuminated, double sided directional sign

A 24" high by 24" wide, double sided non-illuminated directional sign with an aluminum face printed with laminate. The sign will be PMS 340 C green black and white. Don Spice questioned the location of the sign and it was determined that the aerial view was not up-to-date.

Motion: Approve as submitted

Jennifer Frazier moved and Marge Gantous seconded, upon roll call the motion passed unanimously.

6. **Case 14-09-87 – 9079 Darrow Rd., Non-illuminated wall sign for Sure Staff by Signarama**
Joe Berdine of Signarama in Macedonia representing Sure Staff presented plans for two non-illuminated wall signs. West elevation will be 42" high by 132" wide, South elevation will be 42" high by 204" wide. The signs will use the existing 040 yellow aluminum sign blanks that are on the building now and Signarama will install cast exterior grade black vinyl letters on existing sign panels. The south elevation will have 20" high letters and the west elevation will have 15 3/4" high letters. Don Spice mentioned he thought there was not enough space above and below the letters on the west elevation. John Midlik suggested making the letters on the west elevation sign 15" high. Jennifer Frazier and John Midlik suggested the sign panel could be painted a more appealing color.

The Board noted the new measurements on the plans:

The letters will be 15" high, the overall height of the letters from top to bottom will be 34 1/2" and there will be 3 3/4" above and below.

Motion: Approve as noted

Mike DiCillo moved and John Midlik seconded, Jennifer Frazier voted no, upon roll call the motion passed.

VI. Work Session: None

VII. Adjournment: As there was no further business before the Board John Midlik moved and Jennifer Frazier seconded and the meeting was unanimously adjourned at 7:05 p.m.

Donald R. Spice
Donald R. Spice, Chairman *MLF*

Marilyn L. Freed
Marilyn L. Freed, Secretary