

CITY OF TWINSBURG
ARCHITECTURAL REVIEW BOARD
MINUTES
December 4, 2014

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

I. Roll Call:

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

Absent: None

Others in attendance: Dan Cegelka, Bob McDermott

II. Approval of Minutes:

November 6, 2014

Motion: Approve the minutes of November 6th meeting

Marge Gantous moved and John Midlik seconded, upon roll call the motion passed unanimously.

November 20, 2014

Motion: Approve them

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

III. Excuse Absent Members: All members present

IV. Public Participation: None

V. Review:

1. Case 14-11-108 – 8988 Birchwood Dr., Two story addition to single family dwelling by Perfect Construction, LLC for Kevin & Leah Kleppinger

Chad Stone of Perfect Construction and Kevin Kleppinger, homeowner, presented the new drawings for the Board to review. This will be a two story 13' x 15' rear addition. The peak will match; the whole house will be re-sided. They will match up the grade, block, and basement. The basement will have a sump pump. There will be a side entrance, cathedral ceilings, custom bench seat window in rear wall. The windows will be new and will match the existing, and the roofing, gutters, will match. The ridge on the addition will meet the ridge on the rest of the house. All the eaves and overhangs will match. The roof on the addition will have either a 7/12 or 8/12 pitch. The windows on the south facing wall will not be centered because there will be a built-in with room for a TV in the future. The construction material for the handrail has not been determined at this time, Don Spice suggested vinyl. Mike DiCillo complemented the applicant for producing professional prints and now everyone knows what you are going to get.

Motion: Approve as submitted

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

2. Case 14-12-113 – 3219 Cannon Rd., Detached garage by Han D Man LLC for Theresa Ross

Joe Nyeste presented plans for a 20' x 20' post foundation garage. This structure is a vinyl sided structure when finished with boxed in overhangs it will have a 16' wide by 7' high door that will face the road. This structure will be built on top of the new cement driveway. The roof will have pre built common trusses. The height should not exceed 15'. The siding will be gray vinyl and will match the gray aluminum siding on the house as close as possible. There is a dimensional shingle on the roof of the house and the builder is planning on matching the roof of the garage to the roof of the house. The garage door and trim on the garage will be white. There will be a service entrance door on the side that is toward the house (west side) more toward the back half of the garage. The size and location of the garage in relation to the size of the house as discussed. The view of the house and proposed garage from both directions of travel on Cannon Rd. was discussed.

The Board of Building and Zoning Code Appeals granted a variance to the side yard setback requirement and a variance to the required distance from the house (Appeal # 22-2014)

The Board is requiring:

1. The man door shall be located where the existing side walk will meet the new structure.
2. Add 1 windows at each side faces in the front 1/3 of the garage. A basic vinyl window with a minimum size of 28' x 42'.

Motion: Approve as noted

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

3. **Case 14-12-114 -- 9785 Ravenna Rd., Non-illuminated wall sign by North Coast Sign For State Farm**
Jim Briola of North Coast Sign and Lighting is proposing a replacement wall sign that will feature the new logo for State Farm Insurance. The new sign will be 8' long and 1'9" high and made from 1/2" thick PVC with premium vinyl letters and a UV coating. This will be a new face for a non-illuminated sign.

The Board is requiring:

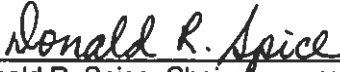
1. Round the corners of the sign, match the profile of the other signs with the rounded, or with crescent, edges.

Motion: Approve as noted

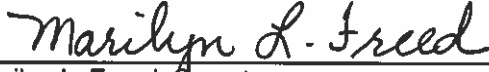
John Midlik moved and Mike DiCillo seconded, upon roll call the motion passed unanimously.

VI. Work Session: None

VII. Adjournment: As there was no further business before the Board Mike DiCillo moved, Marge Gantous seconded and the meeting was unanimously adjourned at 6:15 p.m.



Donald R. Spice, Chairman *MLF*



Marilyn L. Freed, Secretary