

**CITY OF TWINSBURG**  
**ARCHITECTURAL REVIEW BOARD**  
**MINUTES**  
**June 18, 2015**

In Don Spice's absence, Mike DiCillo 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  
Absent: Don Spice  
Others in attendance: Dan Cegelka

**II. Approval of Minutes: June 4, 2015**

**Motion: Approve the minutes of June 4<sup>th</sup>.**

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

**III. Excuse Absent Members**

**Motion: Excuse Don Spice from this evenings meeting**

Mike DiCillo moved and Marge Gantous seconded, upon roll call the motion passed unanimously.

**IV. Public Participation: None**

**V. Review:**

**1. Case 15-04-18 -- 10900 Ravenna Rd., electronic planter sign for Real Gospel Church by Ellet Neon Sales**

Tom Yankovich with Ellet Sign Company informed the Board their request for variances from the Zoning and Development regulation by the Board of Building and Zoning Code Appeals was denied and he is here this evening with a new plan that complies with the City of Twinsburg's Building and Zoning Codes. The applicant presented plans for a 5'3" high by 8' wide double faced ground sign with two 20" wide masonry columns in brick to match the existing building with limestone caps. The existing sign and masonry columns will be removed and replaced. This electronic sign was modeled after the sign at the Library. The sign will be 37.75 sq. ft. and the percentage of electronic display will also be less than what code permits. The sign will be an internally illuminated cabinet with translucent faces in plum and gray. John Midlik pointed out he liked the address on the column. Mike DiCillo inquired as to the frequency of the changeable copy. The applicant responded the copy will change in accordance with the code.

The Board is requiring:

1. The sign will now be a conforming sign within the set-back.
2. Must follow the electronic sign ordinance of the City of Twinsburg.
3. Use new columns instead of existing.

**Motion: Approve as noted**

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

**2. Case 15-06-40 – 9137 Darrow Rd. Demolition, by John Farinacci**

John Farinacci petitioned the Board to grant a Certificate of Appropriateness for the demolition of the home and garage at 9137 Darrow Rd. Dan Cegelka stated the Board visited the site a week ago Friday and will make their recommendations today.

**A. Garage**

The Board saw no historical significance to the garage. Mike DiCillo commented the garage building is in very bad shape. The Historic Preservation Worksheet was completed.

**Motion: Allow for the Certificate of Appropriateness for the garage**

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

**B. House**

Marge Gantous commented the house is in deplorable condition, everything is falling down, and it is uninhabitable. Safety issues are involved; everything is in a deteriorated condition. Mike DiCillo commented this is deterioration by neglect. The Historic Preservation Worksheet was completed.

**Motion: Allow for the Certificate of Appropriateness for the house as well**

Mike DiCillo moved and Marge Gantous seconded, Jennifer Frazier abstained because she did not enter the home, upon roll call the motion passed.

**3. Case 15-06-41 – 11317 Heritage Dr., deck with cover, by homeowner Tammy Zigman Myers**

Rick Bloom representing his daughter and son-in law, Tammy and Brian Myers, presented plans for a porch addition that will replace a small 6' x 6' shed roof over the front door. The existing will be removed and replaced with a roof and a trex deck. The rail system will be a vinyl product. The posts will be a 4" x 4" wood with a vinyl wrapping. The house and new porch will be painted; and the applicant provided a brochure from Behr exteriors custom color collection. Jennifer Frazier questioned the color that will be used on the vertical siding in the peak on the new porch. The homeowner clarified the vertical siding on the porch will be painted the same color as the house.

The Board is requiring:

1. Vertical siding will be painted to match the house
2. Add caps and bases to the posts
3. Roof on addition to match the existing

**Motion: Approve as noted**

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

**4. Case 15-06-42 – 2275 Gary Dr., garage addition by homeowner Karen Hillman**

Homeowner, Karen Hillman, presented plans for a garage addition and an overhang over the front door. The current garage will be transformed into living space. The shingles, windows and siding will match the existing. The roof pitch on the proposed addition will match the existing roof pitch. Ledgerstone will be added to the front. The existing garage door will be moved forward on the addition and there will be a man door on the side elevation. Storage space will be above the proposed garage addition. The siding will be the same color as the trim. The applicants will be replacing an existing asphalt driveway with a new concrete driveway. On May 13, 2015 the Board of Building and Zoning Code Appeals granted a nine foot variance to the front set back requirements.

The Board is noting and/or requiring:

1. Stone will be used on the front and sides. The right side elevation stone will extend the entire length of the new and existing home. Not full height but approximately 32" in height. On the left side of the garage the stone will be full height all the way back to the porch.
2. Vinyl wrap columns
3. Shutters beside each new window
4. Add walkway to driveway

**Motion: Approve as noted**

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

**VI. Work Session:**

**Case 14-09-84 – 2982 Mathers Way change garage door color**

Dan Cegelka reported the homeowners association did not want a black garage door therefore there is a color change to desert tan for both the garage door and the man door. The Board agreed to the color change.

**VII. Adjournment:** As there was no further business before the Board Marge Gantous moved and John Midlik seconded and upon roll call the meeting was unanimously adjourned at 6:30 p.m.

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Mike DiCillo, Acting Chairman

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Marilyn L. Freed, Secretary