

CITY OF TWINSBURG
ARCHITECTURAL REVIEW BOARD
Minutes
November 03, 2016

In Donald 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 and John Midlik

Absent: Don Spice

Others in attendance: Dale Steppenbacker, Building Department; Brian Steel, City Council

II. Approval of Minutes: Not Available

III. Excuse Absent Members:

Motion: Excuse Don Spice from this evenings meeting

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

IV. Public Participation: None

V. Review:

1. Case 16-11-121 – 10084 Ravenna Rd, Maintenance shed for Twinsburg's Fitness Center

Dale Steppenbacker explained to the Board this proposed 16' x 20' metal structure will be Sierra tan with a green roof. This is a wood frame structure with a metal roof and metal siding. The location of the storage building was discussed and the building will line up with the side weight room. This maintenance shed will be placed on a concrete slab and have a concrete driveway leading to the overhead door. The location and orientation of the building was discussed. As presented there is the possibility of a blind corner and the possibility of blocking a fire lane. Jennifer Frazier stated that based on the site plan she did not feel she could approve the submission at this time. Jennifer Frazier stated the Board would need a dimensioned site plan for this building so they can see the size of the building, how it aligns knowing that it faces the library and is part of the school campus.

The Board is requesting:

- A. A dimensioned site plan

Motion: Table for a future meeting and requesting further information

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

2. Case 16-11-122 – 2716 Hunters Ridge S/L 25, new single family dwelling by Ryan Homes

Jeremy Feehan with Ryan Homes presented plans for a 4,400 sq. ft., two story, "Naples" model single family dwelling. The siding will be sage brook; trim, white; front door, pewter green; shutters, terra brown; stone, aspen buckeye and the roof will be weathered wood. This is a new stone with green highlights.

The Board is requiring:

- A. Page A-1 – Add garage man door to right elevation approximately two feet off front
- B. Page A-1 – Add basement window to right elevation to align with window above
- C. Page A-1 – Add basement window to left elevation to align with window above

Motion: Approve as noted

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

3. **Case 16-08-084 – 2214 Whitewood Pkwy S/L 1, revised new single family dwelling by Ryan Homes**
Jeremy Feehan presented plans for a 4,882 sq. ft., two story, “Rome” model single family dwelling. The siding will be island pearl; trim, white; front door, maroon; shutters, wine stone; brick, falls canyon and the roof will be weathered wood. This is a re-submittal of building plans for this lot.

The Board is requiring:

- A. Page A-1 – Add garage man door to right elevation approximately two feet off front
- B. Page A-1 – Add basement window to left elevation to align with window above

Motion: Approve as noted

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

4. **Case 16-11-123 – 10171 Corbetts Ln S/L 84, new single family dwelling by Pulte Homes**
Jamie Heinzman with Pulte Homes presented plans for a 5,459 sq. ft. two story, “Crestwood” model single family dwelling. The siding will be maple; trim, natural linen; front door, well-bread brown; shutters, musket brown; brick, signature blend and the roof will be weathered wood.

Motion: Approve as submitted

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

5. **Case 16-11-124 – 2450 Edison Blvd Ste 3, Signage for Model Uniforms by Wagner Electric Sign**

A. Double Sided, non-illuminated planter sign (1)

Dan Beeman of Wagner Electric Sign Company stated his company would cut and apply vinyl graphics to one of the three tenant slots on the existing double sided ground sign. The company colors are process blue and process yellow. Jennifer Frazier suggested making the sign a little bit smaller to get a gap at the bottom and top because the copy is pushing the limits of the sign frame too much.

The Board is requiring:

- a. The letters be 1’ tall

Motion: Approve it as noted

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

B. Illuminated wall sign (2)

This is a single face wall sign with channel letters mounted on a raceway, internally illuminated with LED lights. The raceway will be painted to match the building with black trim cap and black returns. The face of the letters will be process blue and process yellow. Jennifer Frazier cautioned that because this is a large illuminated wall sign that the level of light emitted meets the lumen limitations set by the City.

Motion: Approve as submitted

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

C. Door vinyl – front entrance (3)

High performance vinyl in process blue and process yellow identifying the front entrance to Model Uniform.

Motion: Approve as submitted

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

D. Door vinyl – rear entrance (4)

High performance vinyl in process blue and process yellow identifying an employee’s only entrance.

Motion: Approve as submitted

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

E. Wall sign – receiving dock (5)

This is a non-illuminated flat aluminum panel with applied vinyl graphics to identify the receiving dock on the back of the building.

Motion: Approve as submitted

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

F. Door graphics (6, 7, & 8)

Door vinyl on back of building in white vinyl shown black for clarity

Motion: Approve them

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

G. Wall sign – loading docks (9, 10, & 11)

These are three non-illuminated flat aluminum panels with applied vinyl graphics to identify the loading docks.

Motion: Approve it

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

6. Case 16-11-125 – 8820 Commons Blvd., Illuminated wall sign rear elevation for University Hospitals by Dave Pusti – Withdrawn from agenda

7. Case 16-11-126 – 8870 Darrow Rd F-105, illuminated wall sign for Play it Again Sports by North Coast Sign

The applicant stated this is a relocation of an existing sign in Macedonia to the new location in Twinsburg. These are individual letters that will be mounted on a raceway that will be painted to match the building. The acrylic faces will be red; trim caps, black; and 5" returns will be black.

Motion: Approve as submitted

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

VI. Work Session:

Chamber House 9044 Church Street, review handicapped ramp

Dale Steppenbacker explained to the Board that the handicapped ramp is in need of maintenance and the City is looking for comments and suggestions from the Board. John Midlik inquired into the extent of the problems. Dale stated there is rot and the deck boards are uneven and shifted. John Midlik further inquired who built the existing ramp and how long it has been in place. Dale stated he did not know. The Board agreed the spindles and rails should match the porch. Upon further discussion it appears the posts and decking on the ramp are the most deteriorated. Jennifer Frazier noticed the hand rails are missing. To be ADA compliant handrails are required, this has porch railing only. If this ramp is going to be replaced, and the city wants the ramp to be ADA compliant now is the time to do it. As far as character goes Jennifer Frazier recommended keeping the same spindle style and painting scheme. Jennifer Frazier recommended the city check the width and railing height requirements if this ramp is going to be made ADA compliant. Jennifer Frazier also recommended staying with wood for the ramp to match the wooden floor on the porch. John Midlik thought a trex product for the ramp would be preferable.

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VII. Adjournment: As there was no further business before the Board Mike DiCillo moved and Jennifer Frazier seconded and the meeting was unanimously adjourned at 6:43 p.m.

Mike DiCillo, acting Chairman

Marilyn L. Freed, Secretary