



**Architectural Review Board Meeting Minutes
Thursday, November 4, 2021
6:00 p.m.**

Board President, Jennifer Frazier, called to order the regularly scheduled meeting of the Architectural Review Board for the City of Twinsburg at 6:05 p.m.

Roll Call – All Members

Present: Jennifer Frazier, John Midlik, Don Spice

Absent: David Marcovitz, Viraj Sharma

Others in attendance: Maureen Stauffer, Council Rep., Jason Pastorius, Building Department

Excuse Absent Members

Motion: Approve absent members

John Midlik motioned and Don Spice seconded, upon roll call the motion passed unanimously.

Approval of Minutes: October 21, 2021

The Board is Noting: None

Motion: Approve as submitted

Don Spice motioned and John Midlik seconded, upon roll call the motion passed unanimously.

Public Participation: None

Review:

- **Case 21-11-80 10735 Ravenna Road, Twinsburg Pharmacy Signage-Gilbert Macias, Easy Sign**
 - Mr. Macias came before the board requesting approval to update the existing signage for Twinsburg Pharmacy. The current sign is not very bright or easy to read and the tenant has requested the sign be livened up so that it can be seen from the road. The sign will be changed from a cabinet sign to an internally laminated channel letter sign with a logo in the middle.
 - The board questioned how long the existing has been in place. Mr. Macias responded that he had no idea, but the business has been around a while and unless you are doing business with them it is hard to miss. The pharmacy is located in the plaza section with the El Campesino Restaurant. Mr. Macias stated the sign is really hard to see unless you are right in front of it

in the parking lot. There is currently a lot going on with the sign with multiple different colors and text sizes making it is really hard to read even when right next to it.

- Mr. Macias confirmed with the board that any facia or touch up repairs will be completed if needed.

The Board is Noting: None

Motion – Approved as submitted

Jennifer Frazier moved and Don Spice seconded, upon roll call the motion passed unanimously.

- **Case 21-11-81 9314 Hellen Lane, Roofed Deck-Kevin Candio, Northeast Ohio Deck**
 - Mr. Candio came before the board requesting approval of the construction of a deck with a shed style roof at 9314 Hellen Lane. Mr. Candio stated they are tearing down the old deck and will be rebuilding the new deck in the same location. The post will be wrapped in a vinyl, white sleeve and the beam will be wrapped in white also. The trim will be white both outside and under side of the roof. The rails will be white with antique leather color for the decking. There will be no walls and the siding will match the existing house.
 - The ARB board confirmed that anything with a roof must come before them for approval.
 - The board verified that there was going to be a 1' overhang with seamless gutters and downspouts tied down. Mr. Candio confirmed that the downspouts will be pitched to grade and will not be tied into the system.
 - The board voiced concerns that the drawings are inaccurate, not drawn to scale, the roof will cut off the view out window and not look spot on. The issue arose from the where the new roof of the deck will meet the existing structure. Will it butt into the sunroom on the back of the house or end before the window. The current plans show that it butts into the morning room, but it can't be the same height because if you follow the siding line over it hits about 8-12 inches above the window sill while the elevation shows the roof hitting 1 foot below the window. The board suggested that another roof at the same pitch, below the existing roof could be an option. The plan also shows a window, is it extra or is just drawn in the location. Additional, the roof coming in below it will extended out further than the existing sunroom roof line therefore the gutter line will be about 3 feet below the existing gutter line because it is already 2 feet below to begin with.
 - Additional roof concern was over the correct pitch of the roof. Plans currently show two different pitches of a 5/12" and a 4/12".
 - The board also raised concerns about the steps of the deck. The plans call for a continuous stair case of close to 14 steps. The board felt that was too long a run and recommended placing a landing about ½ way or keeping the pitch shallow.
 - The board believed that the plans if corrected would be approvable, but the drawings need to be corrected for an actual approval by the board. The board stated they liked the wrapping the post, the colors, roof pitch, gutters and felt it will be an attractive addition.
 - Post discussion after Mr. Candio left. The board believed that the stair detail is just a standard detail and was not specific to the job.
 - **The Board is Noting:** Table to secure new drawings of rear and side elevations that show where the roof lines meet and where the windows will be located

Motion – Approved as Noted

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

Adjournment: As there was no further business before the Board, Jennifer Frazier moved and John Midlik seconded. The meeting was unanimously adjourned at 6:21 p.m.

Jennifer Frazier, Chairman

Sonya Pennington, Administrative Assistance