

# VILLAGE OF CHAGRIN FALLS

## ARCHITECTURAL REVIEW BOARD MINUTES

### October 2, 2012

Members present: Koepf, Fredrickson, Barclay, and Clemens  
King absent

Also present: Edwards

Meeting called to order at: 8:34 AM

#### APPROVAL OF MINUTES

Motioned by Mrs. Fredrickson seconded by Mr. Barclay to approve minutes held September 18, 2012. Motion passed.

<u>ARB No</u>	<u>Applicant</u>	<u>Address</u>	<u>Scope</u>
12-063	CG II Development	105 Bell St	Addition
Mr. Barclay opened the floor for public hearing for demolition of detached garage. No comments heard. Motioned by Mrs. Fredrickson, seconded by Mr. Barclay to accept Mr. Sande HSR report. Motion passed. Rick Siegfried AIA and Craig Gemmill property owner presented plans for addition. Motioned by Mr. Barclay, seconded by Mrs. Fredrickson to approve with the condition that to extend the overhang on the right garage. Motion passed.			
12-071	CG II Development	105 Bell St	Demolition – Acc struc.
Motioned by Mr. Barclay, seconded by Mrs. Fredrickson to approve demolition of detached garage. Motion passed			
12-064	Welder	272 Bell	Alteration
Motion by Mrs. Fredrickson, seconded by Mr. Barclay to accept Mr. Sande HSR report motion passed. Motioned by Mrs. Fredrickson, seconded by Mr. Barclay. Motioned passed.			
12-065	Sugar me Desserterie	49 W. Orange	Signage
Hanging sign on the coach house sign pole, and post sign. Motioned by Mr. Barclay, seconded by Mrs. Fredrickson to approve as submitted. Motion passed.			
12-066	Breden	106 W. Washington St	New dwelling - Preliminary
George Clemens, AIA presented preliminary plans for new dwelling, Harry Edwards, Building & Zoning inspector reminded the board that the applicant will be applying to the BZA for three variances; 1) height variance, 2) variance to the river buffer since the proposed accessory structure in the buffer area.3) variance on both the square footage of accessory structures since the historic significant Williams office building and accessory building combined are over 700 SF. Linda & Vincent Shuster, 92 W. Washington adjacent property owner to the east of the applicant voiced concerns about the proposed fill, grading and drainage runoff towards their property. Mr. Edwards mentioned that those issues will be reviewed by the village engineer once the applicant submits for final. Motioned by Mr. Barclay, seconded by Mrs. Fredrickson to give preliminary approval with consideration be given to the mix of materials on the front elevation sticking with stone on the base of the front elevation, and review 2 <sup>nd</sup> story window elevations, and the board endorses the cupola. Motion passed.			

**12-067     Martin**

**132 Cleveland St**

**New Dwelling - FINAL**

Phil Koepf, AIA submitted final plans for new dwelling. Motioned by Mrs. Fredrickson, seconded by Mr. Barclay to approved with consideration of a hip roof on 2<sup>nd</sup> floor of the south elevation. Motion passed.

**12-069     Coffey**

**80 Kenton**

**Addition**

Tim Olland, AIA presented revised elevations for addition. Motioned by Mrs. Fredrickson, seconded by Mr. Barclay to approve as submitted. Motion passed.

**12-070     Panzica**

**235 Falls Walk Way**

**New dwelling**

Neil Safran, AIA and Gary Spath developer presented final plans for new dwelling. Motioned by Mrs. Fredrickson, seconded by Mr. Barclay to approve as submitted. Motion passed.

**WALK- IN:** John Brown, AIA presented renderings for an addition for Schulman, 104 Center Street for informational purposes only. No formal action taken.

Meeting adjourned at 9:55 AM

  
Robert Barclay, Chairman

Date