

**VILLAGE OF CHAGRIN FALLS
ARCHITECTURAL REVIEW BOARD MINUTES
July 17, 2018**

Members present: Barclay, Clemens, King, Koepf, Naylor

Also Present: Edwards,

Meeting called to order at: 8:30 AM

The following minutes are a summation of comments and discussions relative to each agenda item, rather than a full recitation.

APPROVAL OF MINUTES

Motion by King, second by Naylor to approve July 3, 2018 meeting minutes. Motion passed.

1. Knez Homes East Washington Street Preliminary Approval - New Townhomes

Architect Rick Siegfried, David Jenson and developer William Sanderson, Knez Homes presented revised plans for Townhome complex across from Post Office. Clemens asked for study of west elevations to make bump-outs work together, as well as break up of east elevation, and was otherwise complimentary of the design.

Public Comment: Neighbor Al Beasley, 177 East Washington Street, asked to review the plans with concerns about airflow, height and light.

Motion by King for Preliminary Approval of plans as presented, incorporating east and west elevation Board comments. Second by Naylor. Motion passed.

2. Daughtery-Gault 154 Bradley Street Final Approval – Window Alteration

Architect George Clemens presented proposed plans for window removal and replacement with wood siding to match, which were met with positive comment from the Board.

Motion by Naylor to approve plans as presented, second by King. Motion passed.

3. Smith 276 North Street Final Approval – Vinyl Siding

No Historical Significance Report was prepared, but verbal communication from Mr. Sande was reviewed by Board, stating no historic significance and no adverse effect.

Motion by King that Historic Significance verbal determination was reviewed Board, second by Naylor. Motion passed.

Contractor Robert Frank represented owner. Clemens and Koepf specified that siding installation conform with the following details: 5" vinyl Dutch lap siding; 3 ½" window trim with 2" wrapped sill; 3 ½" corner boards; 3 ½" rake board.

Motion by Naylor to approve plans as presented with specifications stated by Board, second by King. Motion passed.

4. Click-It 16 South Main Street Preliminary Approval – Awning Font

Tenant Al Harlow presented plans and photographs stating that proposed awning font over his storefront is to match existing. The Board had positive comment.

Motion by Naylor for Final Approval of font plans as presented, second by King. Motion passed.

5. D.O. Summers 129 Maple Street Final Approval – Plans & Sign

Architect Mark Cohen presented plans and photographs addressing Board comments, including signage, which were met with positive comment. Clemens requested sub sills to match existing. Koepf requested exposed masonry at foundation to protect against water damage.

Motion by Naylor for Final Approval of plans as presented, with Board comments, second by King. Motion passed.

6. Strauss 23 Water Final Approval-Addition

Architect Joseph Parks and owner Susan Strauss presented plans for addition incorporating Board comments, which were met with positive comment. Parks stated that notes in drawings specify retention of 2' lengths of existing trim to use for exact match to new trim. Board stated brick foundation at rear addition could be done at option of owner.

Motion by Naylor for Final Approval of plans as presented, second by King. Motion passed.

7. Bell Tower 114,115,116 Bell Court Preliminary Approval - New Dwellings

Architect Rick Siegfried presented proposed plans for new townhomes. The Board viewed the new townhomes as compatible and requested modification of right side elevation to create 8" break in wall where gables meet.

Motion by Naylor for Preliminary Approval of plans as presented with 8' side elevation wall break, second by King. Barclay voted no. Motion passed.

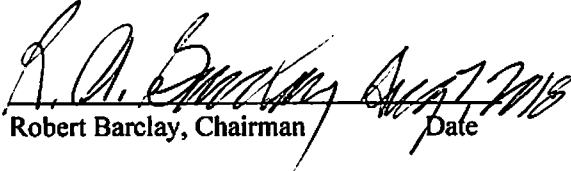
8. Budin

295 N. Cleveland Street

Demolition

Architect Phil Koepf presented plans for alteration with discussion about potential incoming demolition. The Board discussed determination of historic significance under new Code sections, for 100+ years old house lacking architectural integrity. No motion was made.

Adjourned at 9:45 AM


Robert Barclay, Chairman Date