

November 29, 2017

Lyndhurst, Ohio
November 29, 2017

The Architectural Board of Review of the City of Lyndhurst met in Special Session on Wednesday, November 29, 2017 at 7:30 p.m., in the Conference Room of the Lyndhurst Municipal Center, 5301 Mayfield Road.

Members Present: Eric Newland, Chairman
David Bader, Mayor Patrick Ward
Councilman Frey

Member Absent: Nicholas DeBaltzo

Others Present: John Maichle, Building Commissioner

It was moved by Mayor Ward, seconded by Mr. Bader that the minutes of the Regular Meeting held August 17, 2017, copies of which were mailed to all members, be dispensed with and said minutes stand approved as circulated.

The question was put to a voice vote and passed unanimously.

Motion carried.

1377 Brainard Road

Review proposed new front patio/porch, which will include a roof to be constructed that will extend outward from the house over the new area.

Mr. Justin Ulrich, McNulty Roofing, presented proposed plans at 1377 Brainard Road and photographs of homes in the area with similar porches/patios in the front. He further stated that most houses in the area have a front roof ridge line, and this particular house is the only one with a little metal awning, which will be replaced if approved.

In answer to Mr. Newland's question, Mr. Maichle stated that this proposal required a variance, which the Board of Zoning Appeals recommended to Council to grant the requested variance, and approval by Council was received on November 20, 2017.

Mr. Newland recommended that all the four by four (4" x 4") posts shown, be increased to six by six (6" by 6").

Mr. Bader recommended that the posts be painted instead of installing aluminum wrap.

Mr. Ulrich stated that it is his intent to install a six (6) inch vinyl soffit that will match the house, as well as matching existing siding and roofing shingles.

November 29, 2017

After discussion, it was moved by Mr. Newland, seconded by Councilman Frey that the proposed new front porch/patio to include a roof which will extend outward from the house over the new area, be approved with six by six inch (6" by 6") inch columns, and that the soffit overhangs match existing, to be in line with the desired view.

The question was put to a voice vote and passed unanimously.

Motion carried.

5402 Mayfield Road

Review proposed plans for exterior façade renovation.

Mr. Robert Oravets on behalf the property owner, presented proposed plans and materials and color samples to the Board. He stated that that the owner would like to renovate the storefront to bring new life to the building. He further stated the standing seam metal roofing is proposed, along with stone at the base, and four and a half (4 ½') feet will be added to the sign band, to allow for a larger area for signage. He then stated that the owner would like to keep and maintain the canopy on the side, which was used for drive through banking, which has recently moved from that location.

Mr. Oravets stated that all lighting will be replaced with LED lighting, and the existing soffit panel will be replaced with a whiter panel; gutters will be added to the front as well. He also stated that the building will be power washed.

In reference to the proposed color samples, the Board recommended more muted, earthy colors; military blue/slate colors as shown on the color board presented.

Mr. Oravets stated that this project will be back for sign approval.

It was moved by Mr. Newland, seconded by Mr. Bader that the proposed plans for the exterior façade renovation located at 5402 Mayfield Road be approved pending the colors to be used are muted and earthy as shown on the pack clad color chart presented.

The question was put to a voice vote and passed unanimously.

Motion carried.

Mayfield Road

Adopt Resolution ARB-2017-001

A Resolution of the Board supporting the City of Lyndhurst using grant funding to positively influence further storefront improvement within the Mayfield Road Commercial Business Corridor.

November 29, 2017

Mayor Ward explained that Lyndhurst was awarded a grant this year for storefront renovation assistance in the target improvement area that the County had designated; the plaza at the 5100 block of Mayfield Road. He further stated that he would like to apply for another storefront grant.

In answer to Mr. Newland's question, Mayor Ward stated the amount of the grant is fifty thousand (50,000) dollars.

It was moved by Mayor Ward, seconded by Councilman Frey that Resolution No. ARB-2017-001 be adopted.

Roll Calls: Yeas: Newland, Bader, Ward, Frey
Nays: None.

Motion carried.

It was moved by Mr. Newland, seconded by Mr. Frey that the meeting be adjourned.

The question was put to a voice vote and passed unanimously.

Motion carried, meeting
at 8:05 p.m.

Chairman

Approved: _____

Attest: _____