

A meeting of the Design and Construction Board of Review was held at 5:00 PM at the Rocky River City Council Chambers, with the following members present:

Kiera Szytec, Member
Christina Schmitz, Member

1. Corrigan Residence

Rear two-story addition

18716 Inglewood Ave

Present – Ross Andrysko, Brandt Architecture
Staci Corrigan, Homeowner

- Reversed the roof gable from the previous submission – a lot less mass on the side elevations – no change to the program, only the roof changed
- The addition is much more consistent with the rest of the neighborhood
- The board said this is a big improvement over the previous submission

Mrs. Szytec motioned to approve as submitted. Mrs. Schmitz seconded.

2 Ayes – 0 Nays
APPROVED

2. Loizos Residence

Front porch alteration

21755 Lake Rd

Present – Ed Slusarski, Cornerstone Design-Build Company
Stacey Loizos, Homeowner

- Expanding and adding a roof to the existing front stoop to make a covered front porch
- Painted fiberglass columns, metal roofing, and brick facing
- The Board said the porch is shallower – the front setback is driving that
- Railing on the stairs but not on the porch itself – complies with the building code
- Stamped concrete for porch floor with a rockface at the edge
- The Board said it would be nice to eliminate the rear columns where the double columns exist – it would help open that space up, and the applicant agreed

Mrs. Szytec motioned to approve with the comment that they investigate removing the double columns. Mrs. Schmitz seconded.

2 Ayes – 0 Nays
APPROVED

3. University Hospitals
19332 Detroit Rd

New signage

Present – Brad Petro, Cesco Imagining

- Flush-mounted channel letters for the wall sign with no raceway
- Replacing two panels on the monument sign – matching the other tenants
- The wall sign will be internally illuminated

Mrs. Schmitz motioned to approve as submitted. Mrs. Szytec seconded.

2 Ayes – 0 Nays
APPROVED

4. Crow Residence
21515 Aberdeen Rd

Rear single-story addition

Present – Kara Shelley, Hurst Remodel

- One-story rear kitchen addition – will have a shed roof – project 8 feet further than the current home
- Matching the existing siding, windows, roofing, and brick foundation
- Replacing the bay window – not affecting any of the structure around it
- Added a transom window in the playroom – removed one due to the new utility closet
- Replacing the stone on the rear of the home with the siding to match

Mrs. Szytec motioned to approve as submitted. Mrs. Schmitz seconded.

2 Ayes – 0 Nays
APPROVED

5. Mays Residence
21051 Avalon Dr

Two-story garage addition

WITHDRAWN

6. Kilbane Residence
20715 Stratford Ave

Rear two-story addition

Present – Bob Kilbane, Homeowner

- Matching the existing brick, windows, and roofing
- The Board is concerned that the brick may be hard to match, and they will need to find a good mason – the applicant said they will dye the mortar and go to Bruder to find a match
- Will have brick soldiers on the addition
- The Board said to investigate the addition of windows

Mrs. Szytec motioned to approve with the comment that they investigate adding additional windows on the side elevations towards the rear. Mrs. Schmitz seconded.

2 Ayes – 0 Nays
APPROVED

7. Greco Building Group
3433 Wooster Rd

New single-family residence

Present – Mike Lewis, Greco Building Group
Dan Greco, Greco Building Group

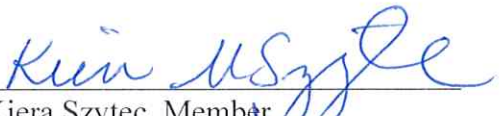
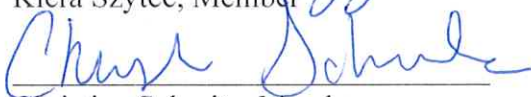
- New single-family home on a vacant lot
- Vinyl board and batten on the front – vinyl lap siding on the sides and rear – bone color
- Cultured stone on the front
- Raised panel Hardie Board detail on the right side – charcoal color
- Asphalt charcoal roofing
- Black fiberglass windows
- The Board is concerned with the lack of windows on both the left and right elevations
- The Board said to add transom windows in the den and windows in the stair landing

Mrs. Szytec motioned to approve with the condition that two transom windows be added in the den and a window be added at the stair landing. Mrs. Schmitz seconded.

2 Ayes – 0 Nays
APPROVED

The meeting adjourned at 6:00 pm.

Respectfully submitted,


Kiera Szytec, Member

Christina Schmitz, Member