

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:

Steve Jennings, Member
Kiera Szytec, Member
Christina Schmitz, Member

1. AMC

Sign review

21605 Center Ridge Rd

Present – Pete Hatcher, AMC Representative

- Internally illuminated channel letters – No raceway
- Black matte finish

Mr. Jennings motioned to approve as submitted. Mrs. Szytec seconded.

3 Ayes – 0 Nays
APPROVED

2. Alter Residence

Garage addition

48 Collver Rd

Present – Laura Bair, Hurst Design

- Matching the existing materials – a material selection sheet was included
- Rolled roof edges on the addition to match the existing home
- The mudroom door will be brown – the other man doors will be white
- The garage door on the front will be white with a top row of glass, and the rear garage door will be black with full glass
- Vinyl windows – matching sills
- The covered patio will have the same header height, and gutters will align
- Columns will be wrapped in smooth composite, and they will have a cap and crown

Mr. Jennings motioned to approve with the condition that the final structure details for the rear porch be submitted. Mrs. Szytec seconded.

3 Ayes – 0 Nays
APPROVED

3. Goecke Residence

Third-floor dormer addition

20987 Morewood Pkwy

Present – Steve Schill, Schill Architecture

- Expand the existing attic for additional bedrooms
- Using thin brick on the addition
- The single window having no shutter looks a little odd
- Second and third floor windows are the same sizes
- The Board would like the dormer to be siding rather than brick – some sort of material change to break up the heaviness

Mrs. Schmitz motioned to table this item. Mr. Jennings seconded.

3 Ayes – 0 Nays

TABLED

4. O'Brien Residence

Front porch addition

21227 Avalon Dr

Present – Greg O'Brien, Property Owner

Bob Kilbane, Brother-in-Law

- Existing sandstone patio that they want to cover permanently
- Matching the existing sandstone accents for the piers of the porch
- Matching the shingles of the existing house
- Building a covering above the front door out to the front gable
- Timber for the porch over the front door – staining it to match the existing timber
- Lower the wall height to match the windowsill height – maybe 6 inches
- Side elevation of the porch should be stucco and timber

Mrs. Szytec motioned to approve with the conditions that they do stucco and timber on the side elevation of the house to match the existing home and lower the knee wall height of the front porch to match the windowsill height of the front bay window. Mr. Jennings seconded.

3 Ayes – 0 Nays

APPROVED

5. BKB Properties INC

Repairing existing roof

21808 Center Ridge Rd

Present – Leslie Jia, Property Owner

Craig Dixon, Architect

Jim, Contractor from S&K Construction

Chong Jia, Translator

- Replace metal panels that were blown off and damaged to match existing and will be painted to match
- White vertical will match as well and be repainted in an off-white color
- Replacement shingles will match the dimensions of the existing
- Replacing the existing standing seam on the front elevation to match
- Replacing/repairing the flat portion of the roof as well
- The Board said they should repaint the existing shingles and vertical pieces a brown color to match
- The Board said where the standing seam is, they should consider making it a mansard to match the rest of the building

Mrs. Szytec motioned to approve with the condition that they paint the white accent pieces brown to match the color of the shingles and consider making the center standing seam section of the roof a mansard to match the rest of the building. Mr. Jennings seconded.

3 Ayes – 0 Nays

APPROVED

The meeting adjourned at 6:00 pm.

Respectfully submitted,



Steve Jennings, Chairman



Kiera Szytec, Member



Christina Schmitz, Member