Date: September 5, 2017
Place: City Hall Main Level Conference Room
Time: 7:00 P.M.

Board Members Present: Michael Chiodini, Don Anderson, Curt Rafferty, Matt Bivens, Dick Gordon, and Rob Forney

Staff Member Present: Jack Schenck, Building Commissioner

Approval of Minutes: August 21, 2017, Curt Rafferty made a motion to approve as submitted. Dick Gordon seconded motion. Unanimously approved

Sign Review - New Business

Case No. 25-17S – 10855 Manchester Rd – NTB Tire & Service Centers, Zoning B-3 – Piro Signs. applicant. MSWCP Clayton, LLC., owner. Two (2) wall signs, sides 38.50” x 135”=36.09. Total signage 72.18 sq. ft. Existing sign 38.50” x 135” total 36.09 sq. ft. = Total 72.18 sq. ft. – Curt Rafferty made a motion to approve. Dick Gordon seconded motion. Unanimously approved

Case No. 30-17S – 1237 S Kirkwood Rd. – Pure Hockey, Zoning B-5 – Dale Sign Service, applicant. Kimpco Realty, owner. One (1) 4’4” x 25’1 3/8” total signage=108.8 sq. ft. – Matt Bivens made a motion to approve as submitted. Don Anderson seconded motion. Unanimously approved

Residential Review - New Business

Case No. 125-17R – 429 Saratoga St – Zoning R-4 – Edin Biberovic, applicant. Edin Biberovic, owner. New single family residence. – continued to September 18, 2017 meeting

Case No. 126-17R – 436 S Van Buren Ave – Zoning R-4 – Matt Edwards, applicant. Matt Edwards, owner. Addition of front porch & new shed roof. – Don Anderson made a motion to approve for final review with the following required changes to be submitted to the Building Commissioner’s office for cursory review/approval: 1) Side and front elevations with corrected dimensions and heights 2) Frame the lattice with 1 X trim materials creating panel effects. 3) Submit details/cut sheets for the railings at the front and side steps stating material types 4) Widen the front stairs to the front entry door. Curt Rafferty seconded motion. Unanimously approved

Case No. 128-17R – 1020 Romine Dr – Zoning R-4 – Patriot Sunroom, applicant. MaryAnn Hoeman, owner. Addition- Sunroom – Don Anderson made a motion to approve as submitted for final review. Matt Bivens seconded motion. Unanimously approved

Case No. 129-17R – 408 E Bodley Ave – Zoning R-3 – David & Jaime Moran, applicant. David & Jaime Moran, owner. Addition- 2nd story & detached garage – Don Anderson made a motion to continue with the following changes: 1) Submit larger scaled elevation drawings with more detail and dimensions of the addition and detached garage. 2) Revise the front elevation to reflect the actual construction details. Rob Forney seconded motion. Unanimously approved

Case No. 130-17R – 370 Nelda Ave – Zoning R-3 – Matthew Woods, applicant. Matthew Woods, owner. New single family residence – Don Anderson made a motion to approve for final review with the following changes to be submitted to the Building Commissioner’s office for cursory review/approval: 1) Frame the lattice with 1 X trim materials creating panel effects. 2) Submit cut sheets on railings and garage door 3) Add windows to garage- north side elevation 4) foundation coverage to comply with code. Curt Rafferty seconded motion. Unanimously approved

Case No. 131-17R – 936 Cleveland Ave – Zoning R-4 – Chris Unland Construction, applicant. Unland Construction, owner. New single family residence – Don Anderson made a motion to approve for final review with the following changes: 1) Change the loft window to a 3’x4’ double hung type. 2) Shutters must be sized proportionate to the window size- if closed; they would cover the entire window. 3) All window mutton patterns must match on all elevations. 4) Add detail to deck columns; install trim at the top and bottom. Michael Chiodini seconded motion. Unanimously approved

Case No. 132-17R – 409 Nelda Ave – Zoning R-3 – Benchmark Homes, applicant. Benchmark Homes, owner. New single family residence – Don Anderson made a motion to approve for final review with the following changes: 1) Double front porch column thinner with a single base 2) move small dormer over approx. 12 inches to the right 3) Return the stone on left side elevation two feet. 4) Make right side window larger to match left side 5) Add detail to deck columns; install trim at the top and bottom. 6) Add double hung window to the left elevation 7) Add windows to basement rear level-both sides 8) Add window to garage 9) Add detail to rear dormers – shake shingles to match the front gables. 10) Submit rear elevations showing the deck and windows to the Building Commissioner’s office for cursory review/approval. Rob Forney seconded motion. Unanimously approved

C: Bill Bensing, Director of Public Services
Betty Montaño, City Clerk
Tim Griffin, Mayor
Paul Ward, Liaison
Donna Poe, SBD
Elizabeth von Behren, Public Information Officer
Jonathan Raiche, City Planner
Amy Lowry, Landmarks Liaison