

**CITY OF CLEVELAND HEIGHTS
ARCHITECTURAL BOARD OF REVIEW
MINUTES OF THE MEETING
DECEMBER 17, 2019**

MEMBERS PRESENT: Melissa Fliegel, Chair
Joseph Strauss

STAFF PRESENT: Brian Iorio, City Planner

CALL TO ORDER

Mr. Iorio called the meeting to order at 7:01 PM with the above listed ABR members present.

APPROVAL OF THE DECEMBER 3, 2019, MINUTES

Members had no comments or questions so the minutes were approved as submitted and signed by Ms. Fliegel.

**PUBLIC HEARING
DECEMBER 17, 2019**

ABR 2019-810: James Lang, 3358 Lownesdale Road, requests to install vinyl siding on the home without matching the existing siding.

- Donald Baughs, 4350 Renaissance Parkway, 44128, stated that the manufacturer no longer makes 6" vinyl lap siding so they are using 5".
- Melissa Fliegel stated she has questions about the front entryway's fascia, soffit and supports. Mr. Baughs said that they are only capping the fascia and not covering soffit and the supports. Ms. Fliegel asked how they plan to cap the fascia board since it projects out on the sides. Mr. Baughs said that he assumes that they will cut the fascia back to allow it to be wrapped.
- Joseph Strauss asked about the color. Mr. Baugh said that the color will be either "fired brick red" or "English red."

ACTION: Ms. Fliegel moved to approve the siding as shown in the application submitted by Window Nation, received November 25, 2019. Seconded by Mr. Strauss, the motion was unanimously approved.

ABR 2019-811: Metro Health Systems, 10 Severance Circle, request to install wayfinding and hospital identification signage.

- Margaret Hewitt, 2500 MetroHealth Drive, 44109, and Benny Chew, 3200 Euclid Avenue, 44115, presented the request for signage. Ms. Hewitt stated that MetroHealth has made significant improvements to the property and the next step is ample identification and wayfinding signage.

- Mr. Chew said that they have presented their sign plan in the past, however, there have been some revisions to improve the wayfinding and entrance signage in order to better serve patients. Mr. Chew described the signage and described how they have come in compliance with zoning and design guidelines.
- Mr. Strauss asked if the monument signs are two sided. Mr. Chew responded affirmatively.
- Mr. Strauss asked how the monument signs are illuminated. Mr. Chew said that the letters and logo are backlit. He added that the spherical bollards are not lit.

ACTION: Mr. Strauss moved to approve the signage as shown on the plans prepared by City Architecture, received December 2, 2019. Seconded by Ms. Fliegel, the motion was unanimously approved.

ABR 2019-812: Pete Evangelista, 972 Cambridge Road, requests to install 14 solar PV panels and associated equipment on the south facing roof of his home.

- Stuart Lipp, 3821 Prospect Ave, 44115, presented the request to the board.
- Mr. Lipp stated that the panels will be installed on the south side of home with the conduit running through the roof and down the opposite side of the home to meet the electric meter and then on to the basement to the inverter.
- Ms. Fliegel noted that the site plan does not correctly depict the location of the electrical meter and asked that the site plan be revised before submitting it to the Building Department.

ACTION: Mr. Strauss moved to approve the solar panels as shown on the plans prepared by Better Together Solar, received December 3, 2019, on the condition that the site plan be revised to indicate the proper location of the electrical meter and conduit. Seconded by Ms. Fliegel, the motion was unanimously approved.

ABR 2019-813: Sharon Shumaker, 2924 Edgehill Road, requests to install 20 solar PV panels and associated equipment on the rear roof of her home.

- Stuart Lipp, 3821 Prospect Ave, 44115, presented the request to the board.
- Mr. Lipp stated that the conduit will go through the roof out to the exterior wall near the roof and down to the meter.
- Ms. Fliegel asked if the conduit will be exposed and/or painted. Mr. Lipp said that it will be painted to match the trim of the home.
- Ms. Fliegel noted that the location of the electrical meter and the change in roof elevation is not correctly depicted in the site plan. She asked that the site plan be revised, correcting the shape of the roof, correctly locating the

electrical meter and showing that the conduit will run down the west façade of the home to the meter.

ACTION: Ms. Fliegel moved to approve the solar panels as shown on the plans prepared by Better Together Solar, received December 3, 2019, on the condition that the site plan be revised to indicate the change in elevation of the roof and the proper location of the electrical meter and conduit. Seconded by Mr. Strauss, the motion was unanimously approved.

Old Business

No old business was raised.

New Business

No new business was raised.

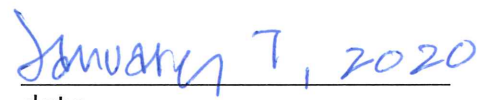
Adjournment

The meeting was adjourned at 7:45 PM.

Respectfully Submitted,



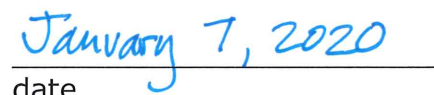
Melissa Fliegel, Chair



date



Richard Wong, Secretary



date

