

**DESIGN REVIEW BOARD  
CITY OF WILLOUGHBY  
REGULAR MEETING MINUTES  
NOVEMBER 6, 2019**

**PRESENT:** Dan Volpe; Bill Henrich; Paul Garcia, Vice Chairman  
**ABSENT:** Adam Brown; John Perkovich, Chairman  
**OTHERS:** Vicki Grinstead, Secretary

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Vice Chairman Garcia called the meeting to order at 6:55 p.m.

**OLD BUSINESS**

**None**

Vice Chairman Garcia let the applicants know there were only three of the five members present this evening and they needed all three votes to approve their applications. All of the applicants wished to proceed.

**NEW BUSINESS**

**Andy & Mary Ann Miller**  
4352 Center St.

**One-story, two-car garage**

Mr. Miller is representing his application for 4352 Center St., Willoughby, OH 44094.

Mr. Miller said he would like to construct a basic one-story two-car garage in the rear yard per the renderings he submitted. The siding and roofing will match the home. Vice Chairman Garcia asked if the driveway will extend all the way to the garage and Mr. Miller said yes. He showed the board a sample of the siding (light gray). The board had no concerns or questions.

Mr. Henrich moved to approve the application for the Miller residence as submitted, with the color of the garage to match the house, light gray, 4352 Center St., Willoughby, OH and Mr. Volpe seconded.

**ROLL CALL:**       Yeas:   Mr. Henrich; Mr. Volpe; Mr. Garcia, Vice Chairman  
                      Nays:   None  
                      Absent: Mr. Brown; Mr. Perkovich

**Motion Carried:   Approved**

**Simbo Properties Building**  
38000 Euclid Ave.  
(Rep.- Mark Simms, Owner)

**Paint front building to match  
back building**

Mr. Simms, Owner is representing his application for the property at 38000 Euclid Ave., Willoughby, OH 44094.

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Mr. Simms presented the Board with a color chip by Sherwin Williams (SW 7020, Black Fox) which would be the color he would paint his building.

Vice Chairman Garcia asked if this is the front building, which was the former salon and Mr. Simms said this was correct. The beige color would be painted the Black Fox color presented. He has had some interest in the building and would like to improve it. He would like the whole property to look uniformed.

Vice Chairman Garcia said the south side of the Bar Athletic is still beige and wondered if it would be painted and Mr. Simms said no. Vice Chairman Garcia asked why he is not painting this portion of the building and Mr. Simms said economics. Mr. Simms said he wants to paint just the sides of the salon (east and west or the side facing the parking lot and the side facing the church will be painted) and remove the awning. He said in three months he would like to proceed forward with the rest of his project to renovate these into one-bedroom apartments.

Vice Chairman Garcia asked Mr. Simms if he would consider painting the Bar Athletic side to be consistent with the rest of the building and Mr. Simms said it would be too costly at this time. He wants to just do a basic improvement until his architect brings his renovation project to fruition and he can present it to the Board.

Vice Chairman Garcia would like to impose a time limit on his approval to repaint the building and then he will need to come before the Board with his future plans. Mr. Simms said he has issues with his plans and would like a three-year extension. Mr. Garcia said Mr. Simms just jumped from three months to three years and if this is just a temporary fix until his plans come before the Board, then he approves of this, but he does not want this to go on indefinitely and leave the building only half painted.

Vice Chairman Garcia said he would impose a year expiration on his approval. He would either have to paint the rest of the property or come before the Board with the plans to renovate the building he had discussed previously. Mr. Simms is concerned with the weather and time constraints. Mr. Garcia said they are looking to put a definitive cap on what Mr. Simms is saying is a temporary fix. They are giving approval for the paint chip that was submitted with a year expiration. In twelve months from now Mr. Simms would either have to petition the Board to paint the rest of the building the same color or have a new plan. Mr. Simms said he agreed with this approval.

Mr. Volpe moved to approve the application as submitted for the paint color for the Simbo Properties Building, 38000 Euclid Ave., Willoughby, OH, with the stipulation that the project be completed within one year from this approval date or Mr. Simms must come back before the Design Review Board as stated in the minutes of November 6, 2019 and Mr. Henrich seconded.

ROLL CALL:           Yeas:    Mr. Volpe; Mr. Henrich; Mr. Garcia, Vice Chairman  
                          Nays:   None  
                          Absent: Mr. Brown; Mr. Perkovich

**Motion Carried:    Approved**

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**Bangerter Law**  
4124 Erie St.  
(Rep.- Matt Bangerter, Owner)

**(4) Non-illuminated vinyl window signs**

Mr. Bangerter is representing his application for Bangerter Law, 4124 Erie St., Willoughby, OH 44094.

Mr. Bangerter said he would like to put vinyl windows signs on his front windows with his business name, logo and contact information.

Vice Chairman Garcia said his only issue was there is signage on every window and asked if Mr. Bangerter would consider less signage and more window.

Mr. Bangerter said they based the signage on the city's requirements. Mr. Henrich agreed with Mr. Garcia that it was busy. Mr. Bangerter wanted the signage to say what he business does and said it seems in line with other storefronts in the area. Mr. Bangerter said he has had people walk into his business thinking it was something else. His awning also says Bangerter Law Office which matches the other business font that is next door.

Mr. Volpe has no issues with the signage.

Mr. Henrich moved to approve the sign application for Bangerter Law, 4124 Erie St., Willoughby, OH as submitted and Mr. Volpe seconded.

ROLL CALL:        Yeas:    Mr. Henrich; Mr. Volpe; Mr. Garcia, Vice Chairman  
                      Nays:    None  
                      Absent: Mr. Brown; Mr. Perkovich

**Motion Carried:    Approved**

**Joy Cross**  
38269 Wilson Ave.  
(Rep.- Chuck Kortovich, Contractor)

**Vinyl siding & new overhead door for  
existing shed in rear yard**

Mr. Kortovich, Contractor is representing the application for the Cross residence, 38269 Wilson Ave., Willoughby, OH 44094

Mr. Kortovich said he had previously installed a new roof on this shed. He said the shed was heavily racked to one side and had fallen off the foundation. They had conversations about removing the structure and constructing a new building. When they figured the cost of the project, it was not economically feasible for Ms. Cross. They decided to see if they could save he structure instead, which they did. They want to vinyl side the shed to match the house as well as install a new overhead door.

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Mr. Henrich asked if the house is vinyl clad and Mr. Kortovich said it is not. Mr. Henrich asked if they could do the wood clap instead of the vinyl. Mr. Kortovich said he is used to working with old structures, but unfortunately the wood is in disrepair and would be too costly to replace. They will keep the dutch lap look that is on the garage currently with the new siding. They are using two companies (Certainteed and ProVia) to get an exact match for the siding on the house. They will leave the eaves angled and keep the older integrity and look of the structure.

Vice Chairman Garcia commended Mr. Kortovich on the letter of intent he included with his packet and understands the cost to replace a structure like this. Mr. Kortovich said the siding would also be 100% maintenance free for his client.

Mr. Volpe said this shed is in the rear yard and is not a focal point that can be seen from the street and if it were sided it would improve the aesthetics.

Mr. Volpe moved to approve the application for the renovations for the shed for Joy Cross, 38269 Wilson Ave., Willoughby, OH as submitted and Mr. Henrich seconded.

ROLL CALL:        Yeas:    Mr. Volpe; Mr. Henrich; Mr. Garcia, Vice Chairman  
                      Nays:    None  
                      Absent: Mr. Brown; Mr. Perkovich

**Motion Carried:    Approved**

**MINUTES**

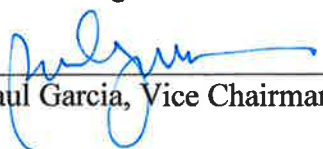
**October 2, 2019**

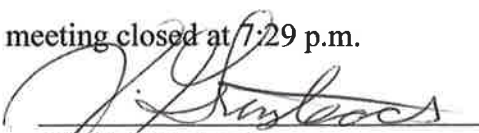
Mr. Volpe moved to approve the regular meeting minutes as submitted for October 2, 2019 and Mr. Henrich seconded.

ROLL CALL:        Yeas:    Mr. Henrich; Mr. Volpe; Mr. Garcia, Vice Chairman  
                      Nays:    None  
                      Absent: Mr. Brown; Mr. Perkovich

**Motion Carried:    Approved**

There being no further business the regular meeting closed at 7:29 p.m.

  
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Paul Garcia, Vice Chairman

  
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Vicki Grinstead, Secretary