

**DESIGN REVIEW BOARD  
CITY OF WILLOUGHBY  
REGULAR MEETING MINUTES  
MARCH 2, 2022 7:00 p.m.**

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

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Vice Chairman Garcia called the meeting to order at 6:59 p.m. He said in the interest of time the board will hear the New Business item first.

**NEW BUSINESS**

**My Mindful Market** **(1) Non-illuminated wall sign**  
4128 Erie St.  
(Rep.- Brittany Allen, Owner)

Ms. Allen, Owner of My Mindful Market is representing this application for signage.

Ms. Allen said her sign is a cedar wood sign with engraved lettering that is painted with the company name and logo which will be installed by Fast Signs. There is no existing signage. The sign is 1" x 12" and will have vacant areas on each side and will be within approximately 2" inside the sign band for height. The sign is a wood color with 8 ½" green lettering and will be centered over the door.

Mr. Henrich moved to approve (1) non-illuminated wall sign for My Mindful Market, 4128 Erie St., Willoughby, OH as submitted and Mr. Brown seconded.

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

**Motion Carried: Approved**

**OLD BUSINESS**

**Social Tavern DTW** **Storefront and rear patio**  
4027 Erie St. **renovations**  
(Rep.- Joseph Hanna, Architect)

Mr. Volpe moved to untable Old Business for Social Tavern DTW, 4027 Erie St., Willoughby, OH 44094 and Mr. Henrich seconded.

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

**Motion Carried: Untabled**

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Mr. Hanna, Architect, 2425 North Park Blvd., Cleveland Hts., OH 44106 is representing this application for storefront and rear patio renovations for Social Tavern DTW.

Mr. Hanna said they are proposing a new café/bar concept and plan to restore the storefront as well as expanding the back patio approximately the size of two additional parking spaces. There will be an outdoor patio with a canopy so in case of inclement weather there is cover from the elements. He said the plan includes fire features so their patrons can utilize the patio into the colder seasons. They will regrade the area and install stamped concrete and new fencing and will also have built in planters. He entered into record (Exhibit "A") which showed color examples of the rear patio elements. He said there will be a combination of built-in planters, urns and hanging plants.

Mr. Hanna said for the front of the building there are two existing storefront entryways, and they will consolidate them into one. They are proposing to do operable bi-fold café doors so you will be able to see through the restaurant all the way to the back patio. In the rear there is a concrete block addition which will be opened up and they will install a garage style door; this will provide a nice indoor/outdoor flow. He said they are still experimenting with the theme, name, and graphics. The signs will be above the awnings and possibly a projecting sign to demarcate the entryway for the storefront.

Mr. Hanna said there is a faded mural on the side of the building, and they would like to install some type of artwork or mural that demarcates their business. They are willing to work with the city's art committees and possibly do something seasonal as well. He said there are gooseneck lights on the front of the building that will be refurbished. They will also remove and replace the existing awnings and showed the board a sample of the style and material which was black with a gold/tan strip. The finish of the new storefront will be an enamel finish which will be a bronze/gray. He said the existing stone will be a warm gray; they are using a three-color scheme using muted colors. The storefront will be a satin finish and for the stone the two other shades of gray will be a matte finish.

Mr. Hanna said when they did the demolition work and opened the space on the inside, they found some transom windows which they will restore. There will install ribbed opaque glass for the bulkheads on the storefront. The front door and vestibule will be mahogany.

Mr. Hanna said the decorative lighting for the rear patio will be custom designed and powder coated, and the banquettes have will have built in lighting. There will be step/wall lighting to light up the patio level and LED tape lighting or indirect lighting that will be inside the fence to accent the plantings. There will install string lights for overall ambient lighting. The furniture will be custom made teak which is durable for outdoors. The outdoor bar top will be a rustic concrete.

Vice Chairman Garcia complemented Mr. Hanna on his presentation and package. He asked if what is presented in the rendering on page A-2 is what they envision for the overall look and if the name shown is just a place holder. Mr. Hanna said yes to the overall look and the name Social Tavern DTW will most likely be the name, but they have not made a final determination. The signage will come before the board at a later date. Vice Chairman Garcia said the Willoughby Arts Collaborative, of which he is a member, would like to collaborate with them as far as the mural.

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He asked if the garage door in the rear is part of the plan, and Mr. Hanna said yes. He said there is also a window off to the side that is in rough shape which will be made into an operable service window for the bar. Mr. Hanna showed the board all of the material samples.

Mr. Brown asked if there will be three awnings over the transom windows as shown in the rendering and Mr. Hanna said yes.

Mr. Henrich asked about the block step and the unlevel sidewalk in the front of the building. Mr. Hanna said the step will be removed and replaced when they lower the inside floor. He said their target date for opening will be late summer.

Mr. Brown moved to approve the application for storefront and rear patio renovations for Social Tavern DTW, 4027 Erie St., Willoughby, OH 44094 as submitted and Mr. Henrich seconded.

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

**Motion Carried:    Approved**

**MINUTES**

**February 9, 2022**

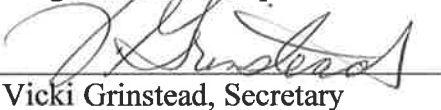
Mr. Henrich moved to approve the Design Review Board meeting minutes, as submitted for February 9, 2022 and Mr. Volpe seconded.

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

**Motion Carried:    Approved**

There being no further business the regular meeting closed at 7:35 p.m.

  
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Paul Garcia, Vice Chairman

  
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Vicki Grinstead, Secretary