



Village of  
**Glenwillow**  
Honoring the Past - Welcoming the Future

## Architectural Review Board

May 17, 2023 – 6:00 pm.

Mr. Hauptert called the meeting to order at 6:00 pm.

Present: Mayor Cegelka, Barb DiBacco, Tim Hauptert, Roberto Pinedo

Absent: Jerry Eisen

Others Present: Law Director, Mark Marong; Building Official, Braden Thomas via Teams; Engineer, Mike Henry

Barb DiBacco, seconded by Roberto Pinedo, moved to approve the April 19, 2023, Architectural Review Board meeting minutes.

**Roll call to approve the minutes: Yeas: DiBacco, Hauptert, Pinedo**

**3 Yeas, 0 Nays.**

**Abstain: Cegelka**

**Absent: Eisen**

**Motion carried**

**Citizen comments on agenda items only.**

No comments.

### Old Business

None.

### New Business

- 1) Matthew W. Logan, Carole Logan  
0 Pettibone Road, Permanent Parcel #991-10-006  
Requests design approval of a new single-family home.

Mr. Thomas introduced the application. The Logan's are requesting design approval for a new single-family home. Color renderings are in the packets in front of the board members.

Carole Logan was present at the meeting. Ms. Logan presented a sample of the siding. The trim is an azek material, white color, and a cultured gray stone will also be used. There is a two-car garage. Mrs. DiBacco asked if they are doing the covered porch as it was not on the landscape design. Yes, they are doing the covered porch. Mrs. DiBacco also asked about the fireplace, it is gas, not woodburning.

Mr. Pinedo stated that it is a nice house with the culture stone being brought all the way around.

Barb DiBacco, seconded by Tim Hauptert, moved to approve the design approval for the Logans, 0 Pettibone Road, PP# 991-10-006, new single-family home.

**Roll call to approve the minutes: 4 Yeas: Cegelka, DiBacco, Hauptert, Pinedo**

**0 Nays.**

**Absent: Eisen**

**Motion carried**

- 2) Robert Schwind  
7272 Austin Powder Drive, #17  
Requests design approval of a new cottage.

Mr. Thomas stated that the pictures included in the packet are what the new structure will look like. A picture is included in the packet with an example showing the siding and the trim surrounding the siding, both will be white. There are a few issues with the envelope that Mr. Thomas will work out with Mr. Schwind. It is a basic floor plan.

Robert Schwind, 9210 Liberty Road, Twinsburg, was present at the meeting. Many of the structures in the camp are deteriorating, he does not want to put money into existing structure to have it deteriorate. Mr. Schwind wants to rebuild using the same footprint. The cottage cannot be seen from the street. He has approval from the camp to rebuild.

Mr. Marong stated that it is code compliant for the camp and legally camp approval is required, which has been submitted.

Mr. Henry commented that all sanitary connections must be clean as well as downspouts connected and tested for proper functioning.

Mrs. DiBacco clarified that it is a cinderblock foundation, not on a pad.

Mayor Cegelka commented that Mr. Schwind will work with Braden Thomas on permitting.

Tim Hauptert, seconded by Roberto Pinedo, moved to approve the demolition and new building of cottage for Robert Schwind, 7272 Austin Powder Drive, #17.

**Roll call to approve the minutes: 4 Yeas: Cegelka, DiBacco, Hauptert, Pinedo**

**0 Nays.**

**Absent: Eisen**

**Motion carried**

3) Dan Beeman – Wagner Electric Sign Co.

RIZE

31050 Diamond Parkway

Requests design approval of signage

Mr. Thomas introduced the application. There is a slight change in color to the sign and adding "Home" underneath RIZE.

Dan Beeman, Wagner Electric Sign, 7135 Westrich Road, Elyria, Ohio, was present for the meeting.

Mr. Beeman stated that they are going through a branding change due to a merger. Existing sign was approved a few years ago. New sign is similar.

Mark Spector, 29956 Bollingbrook Road, Pepper Pike, Ohio, was present for the meeting. Mr. Spector is the president of RIZE Home. They are in the furniture business. They merged with their largest competitor, business going well. Keeping all facilities, have a facility in St. Louis. This will remain the headquarters. They sell to Mattress Firm who is their largest customer. They also sell to Sam's, BJ's, Big Lots, Value City Furniture, Levin. They want to rebrand as part of the merger. He expressed his gratitude to the Village for being so welcoming.

Tim Hauptert, seconded by Barb DiBacco, moved to approve the signage for RIZE, 31050 Diamond Parkway.

**Roll call to approve the minutes: 4 Yeas: Cegelka, DiBacco, Hauptert, Pinedo**

**0 Nays.**

**Absent: Eisen**

**Motion carried**

**Miscellaneous**

Mr. Thomas discussed roof replacement for the housing along Austin Powder Drive. He stated that he is hoping that the board will give a blanket approval on a couple of different types of shingles that they look to use in order that applicants will not have to wait to proceed to ARB for approval. Mr. Thomas will take pictures of what is there now and send to the members. He would like the Village to have a default pre-approved standard for the shingles; this way applications would not have to go to ARB. He will send the board members an email with options.

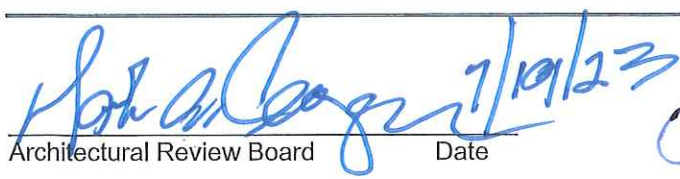
Mr. Marong stated that the shingles should have a similar look as it cannot always be exactly the same due to the age of some of the roofs. He stated that ARB can by motion give approval to Mr. Thomas to use his judgement when he receives applications. This would apply to residential and commercial for the area.

Mr. Pinedo will weigh in on the options for the pre-approved designs.

**Adjournment**

There being no further business to come before the Architectural Review Board, Hauptert, seconded by Pinedo, moved to adjourn the May 17, 2023, Architectural Review Board meeting. All in favor.

The meeting was adjourned at 6:34 pm.

7/19/23

Architectural Review Board

Date



Lori Kovach, ARB Secretary