



Design Review Board
Tuesday, October 8, 2024 - 5:00 PM
MINUTES

1. Call to Order/Roll Call

Board Chair Heather Green called the Design Review Board to order for October 8, 2024 at 5:05 pm

Present - Heather Green, Franz Stein, Craig Bohning

Absent - Candice Evans, Andrew Hale

Staff present - Sean Stanearth - City Manager, Teresa Monroe - Clerk of Council

Public present - Bradley Waite, Josh Overmyer, Bev Overmyer, Aaron Shira, Cris Geiser, John Rinard, Dan Toland, Storm Strout, Jamie McNally

2. Public Comments on Items Not on the Agenda

No comments

3. Action on Minutes

a. August 27, 2024

ACTION: Heather Green moved to approve; Franz Stein seconded and the vote was as follows:

AYES: Heather Green, Franz Stein

NOES: None

ABSTAIN: Craig Bohning, absence

Passed 2 - 0

4. TABLED - Application #7-2-5 Certificate of Appropriateness; 169 Stone Hedge Row Dr. - Sun Room

No new materials submitted, remains tabled.

5. TABLED - Application #7-8-15 Certificate of Appropriateness; 82 Meadow Lane - Solar Panels

a. Application

ACTION: Craig Bohning moved to take from the table; Heather Green seconded and all were in favor.

AYES: Heather Green, Franz Stein, Craig Bohning

NOES: None

ABSTAIN: None

Passed 3 - 0

Previously, the board expressed their desire not to see solar panels from the road in front of the house. Applicant requests to install solar panels, new elevations were provided. Discussion on location of panels, two proposals were presented, one illustrating their

preferred placement on the front and the other as requested on the back. Some conversation by the applicant on the loss of productivity/efficiency if placing panels on the rear of the house. Continued expression by the board that they do not want to see solar panels on the front of homes.

Based on the board's discussion on a desired outcome, Sean Staneart provided wording for a motion; "To approve the application which would allow for solar panels to be located on the back of the house, not visible from the front facing street view; aside from the three panels on the north side of the house."

ACTION: Heather Green moved to approve with the conditions as stated by Sean for the revision dated 10/5/2024, Revision A with the solar panels on the back of the house and the three on the side (sheet pv2) ; Franz Stein seconded and the vote was as follows:
AYES: Heather Green, Franz Stein, Craig Bohning
NOES: None
ABSTAIN: None

Passed 3 - 0

6. Application # 9-10-20 Certificate of Appropriateness; 24 S. Main Street - Sign

a. Application

Applicant requests approval of a window sign for their downtown business located at 24 S. Main Street. Review of an updated rendering provided with measurements.

ACTION: Heather Green moved to approve the Overmyer Jewelers signage on the right storefront window with dimensions of 37.473" x 22" as provided at the meeting; Craig Bohning seconded and the vote was as follows:
AYES: Heather Green, Franz Stein, Craig Bohning
NOES: None
ABSTAIN: None

Passed 3 - 0

7. Application # 9-18-5 Certificate of Appropriateness; 356 S. Main Street - Shed Demolition

a. Application

No applicant present. Board review of the application and shed images presented, no objection or concerns about the demolition.

ACTION: Craig Bohning moved to approve; Heather Green seconded and the vote was as follows:
AYES: Heather Green, Franz Stein, Craig Bohning
NOES: None
ABSTAIN: None

Passed 3 - 0

8. Application # 9-18-15 Certificate of Appropriateness; 215 De Rosa Dr. - Residential addition

a. Application

Cris Geiser with Schlabach homes and the homeowner were present for the application. This is a room addition to an existing home, to enclose a swimming pool. All exterior materials will match the existing house. Board review of architectural and site plans submitted.

ACTION: Craig Bohning moved to approve; Franz Stein seconded and the vote was as follows:

AYES: Craig Bohning, Heather Green, Franz Stein

NOES: None

ABSTAIN: None

Passed 3 - 0

9. Application # 8-27-5 Certificate of Appropriateness; 101 Recreation Dr. - Exterior material change

a. Application

Applicant Storm Strout was present for the application. He said he wants to re-roof the existing garage and remove the plywood from the sides to turn a dilapidated garage into a shelter house. Board review of plans submitted, new roof will be corrugated metal. The columns will be stained to match the columns on the primary building. Discussion on the spacing of the building posts; review by applicant on what will stay and what will go for even spacing.

ACTION: Heather Green moved to approve with conditions that the front and back gables will be covered with the same corrugated metal roofing material, that another post will be added within the existing door that will allow the look to match the back of the building and that the posts are stained to match the main building; Craig Bohning seconded and the vote was as follows:

AYES: Heather Green, Franz Stein, Craig Bohning

NOES: None

ABSTAIN: None

Passed 3 - 0

10. Application # 9-30-5 Certificate of Appropriateness; 324 Buena Vista - Pool Demolition

a. Application

No applicant present. Application to demolish an existing in-ground pool. Board review of application and images presented. Discussion on the concrete surrounding the pool and whether that will be removed, discussion on the applicants' plan for fence removal and concern that removal will open up the back yard view to the neighbors. With some unknowns, board discussion on tabling this application until the applicant can answer some further questions.

ACTION: Heather Green moved to table the application; Franz Stein seconded and

the vote was as follows:
AYES: Heather Green, Franz Stein, Craig Bohning
NOES: None
ABSTAIN: None

Passed 3 - 0 TABLED

11. Application # 9-24-20 Certificate of Appropriateness; 145 S. Main St. - Roof material/color change

a. Application

Applicant and contractor present. Applicant requests to re-roof his home on S. Main Street with standing seam red metal. The contractor said the goal is to do the red roof, white gutters and downspouts and eventually do gray horizontal and vertical siding later in the spring or summer. He added that this metal is already cut and sitting in the garage, he was unaware that he needed this application, the metal cannot be returned. Applicant cited other properties throughout town that have red roofs, the sewer plant, the shelter house at the American Legion and that the water towers are red. Heather Green said looking at the surrounding houses on Main Street, she is not opposed to a metal roof but not a fan of the bright red roof. She asked if the applicant had gotten any feedback from his neighbors on the color, he listed those he spoke with and said they were all good with it.

ACTION: Craig Bohning moved to approve; Franz Stein seconded and the vote was as follows:
AYES: Franz Stein, Craig Bohning
NOES: Heather Green
ABSTAIN: None

Passed 2 - 1

Sean Staneart expressed concern for whether or not this was a passing vote. Staff to check the city ordinance to confirm, the applicant will be notified.
In the following days, the passage was confirmed by 1187.05(b) "A majority of those voting shall prevail", Mr. Staneart notified the applicant they could proceed.

12. Application # 9-24-5 Certificate of Appropriateness; 178 S. Williams St. - Deck

a. Application

Applicant present, he requests to complete a screened in porch with a roof, he stated this was previously approved by the Zoning Inspector, Terry Wymer. Mr. Wymer stated that he did not approve anything other than a deck, when he saw an installed wall and the elevation of the roof, he stopped their work and notified them of the application requirement for this board. Board questions for the applicant on the roof, materials, pitch and elevation; satisfactory explanations by the applicant.

ACTION: Craig Bohning moved to approve; Heather Green seconded and the vote was as follows:
AYES: Craig Bohning, Heather Green, Franz Stein
NOES: None
ABSTAIN: None

Passed 3 - 0

13. Other Business

1. Heather Green said that she had sent the City Manager a concern that the newly installed brick for the monument sign at 670 W. Coshocton was not the brick approved by them. Mr. Stanearth agreed that it was wrong and an email has been sent to the contractor asking how they planned to resolve the issue.

14. Adjourn

ACTION: Heather Green moved to adjourn; Craig Bohning seconded and all were in favor.

AYES: Heather Green, Franz Stein, Craig Bohning

NOES: None

ABSTAIN: None

Passed 3 - 0

The meeting ended at 7:04 pm.