

MINUTES OF THE REGULAR MEETING
WORTHINGTON ARCHITECTURAL REVIEW BOARD
WORTHINGTON MUNICIPAL PLANNING COMMISSION

October 27, 2011

The regular meeting of the Worthington Architectural Review Board and the Worthington Municipal Planning Commission was called to order at 7:30 p.m. with the following members present: James Sauer, Vice-Chair; Kathy Holcombe, Secretary; Chris Hermann, Mikel Coulter and Amy Lloyd, and Jo Rodgers. Also present were Scott Myers, Worthington City Council Representative for the Municipal Planning Commission; Lynda Bitar, Development Coordinator and Clerk of the Municipal Planning Commission; and Melissa Cohan, Paralegal. Board member Richard Hunter, Chair, was absent.

A. Call to Order – 7:30 p.m.

1. Roll Call
2. Pledge of Allegiance
3. Approval of minutes of the meeting of October 13, 2011.

Mr. Coulter moved to approve the October 13, 2011 minutes. Mrs. Rodgers seconded the motion. All members voted “aye” to approved the minutes.

4. Affirmation/swearing in of witnesses.

B. Architectural Review Board

1. Unfinished

- a. Fencing – **6740 N. High St.** (KZF Design Inc.) **AR 64-11**

Discussion:

Mrs. Bitar said that she has not heard any further news from the applicant so this item will remain tabled.

2. New

- a. New Windows & Entry Door – **104 W. Clearview Ave.** (Charles & Anne Hyland)
AR 88-11

Discussion:

Mrs. Bitar reviewed the facts from the application.

Mr. Sauer asked if the applicant was present. Mrs. Anne Hyland approached the microphone and stated she lives at 104 W. Clearview Ave., Worthington, Ohio. Mrs. Hyland said the windows are the original windows from 1959 when the house was built. Mrs. Hyland said the new windows will look exactly like the old windows but will be more energy efficient. She said the new door will be a big improvement over what they have now.

Mr. Sauer asked if there was anyone present that wanted to speak either for or against this application and no one came forward.

Findings of fact:

1. The homeowners would like to replace all of the existing wood windows in the house with aluminum clad wood windows of the same size, style and color.
2. The front door will be changed from a plain door with one side light, to a six panel door with side lights on both sides.

Conclusion:

1. The proposed changes are appropriate.

Mrs. Holcombe moved:

THAT THE REQUEST BY CHARLES & ANNE HYLAND FOR A CERTIFICATE OF APPROPRIATENESS TO REPLACE THE WINDOWS AND DOOR AT 104 W. CLEARVIEW AVE. AS PER CASE NO. AR 88-11, DRAWINGS NO. AR 88-11, DATED OCTOBER 7, 2011, BE APPROVED BASED ON THE FINDINGS OF FACT AND CONCLUSIONS IN THE STAFF MEMO AND PRESENTED AT THE MEETING.

Mrs. Rodgers seconded the motion. Mrs. Bitar called the roll. Mr. Sauer, aye; Mrs. Holcombe, aye; Mr. Hermann, aye; Mr. Coulter, aye; Mrs. Lloyd, aye; Mrs. Rodgers, aye. Mr. Sauer said it has been approved.

Other Business:

Mrs. Bitar explained the developer for the Vet Clinic project would like to make some minor changes to the signage, and wanted to get the Board's opinion before going forward with the design. Mr. Sauer asked if the applicant was present. Mr. Joel Mazza approached the microphone and stated he is one of the owners of 5617 N. High Street. Mr. Mazza said The Vet Clinic plans to open by mid November. Mr. Mazza explained the desire for black signs with white illuminated lettering. He said the font style is still being worked on. Mr. Coulter asked if

the addresses will be on the businesses as required by the code, and Mr. Mazza said yes, and it will also be on the main shopping center sign pole with three inch numbers.

Mrs. Holcombe said she really liked the paw print on the sign, but felt the wording underneath the title was not necessary. Mr. Sauer agreed it would look better without the additional wording below. Mr. Mazza thanked the Board members for their time and input.

Mrs. Bitar asked if the Board members wanted to discuss any other matters and Mrs. Holcombe said the emergency clinic sign was never correctly centered in the window. Mrs. Bitar said she would check into the matter.

Mr. Coulter moved to adjourn the meeting. Mrs. Holcombe seconded the motion. The meeting adjourned at 7:48 p.m.