

**ARCHITECTURAL REVIEW BOARD
CITY OF TOWN AND COUNTRY
MONDAY, FEBRUARY 8, 2016**

REGULAR MEETING

The regular meeting of the Architectural Review Board of the City of Town and Country was held at 5:30 PM on Monday, February 8, 2016, in the Assembly Room at the Municipal Center, 1011 Municipal Center Drive.

ROLL CALL

The 5:31 PM roll call indicated Members Angelo Arzano, Mary Beth Benes, Elizabeth Proost, Carl Scheibal, Fazil Sutcu and Jim Woodworth to be present.

In the absence of a Chairman, Mr. Arzano presided.

Craig Wilde, Planning and Public Works Director, was also present.

MINUTES – 01/11/16

Chairman Benigas called for corrections or amendments.

Hearing none, Mrs. Proost moved for approval, seconded by Mr. Woodworth.

A voice vote was taken and carried unanimously.

ARCHITECTURAL REVIEW(S)

NEW BUSINESS

13354 Thornhill Drive – New Home (Continued from 1/11/16)

Mike Schneider, MS Design, was present on behalf of the request.

Mr. Schneider requested a continuance to further coordinate with the neighbors regarding this project.

Mr. Arzano called for public comment.

Louis Forbringer, 1823 Woodmark Road, thanked the Board for being engaged with the issues addressed. He requested the project include mature landscaping to maintain the country lifestyle and be harmonious with the neighborhood.

Ann Hamilton, 13050 Thornhill Drive, stated the current plan is contemporary compared to the neighborhood and shows very little landscaping. Utilizing a PowerPoint presentation she displayed existing homes within Thornhill Subdivision highlighting the architecture, mature landscaping and grading.

Betsy Parato, 12950 Thornhill Drive, expressed concern regarding damage done to streets due to construction.

In response, Mr. Wilde stated the City collects a street escrow deposit to ensure the street is returned to the condition before construction.

James Debnam, 1845 Nettlecreek Drive, questioned the planned stormwater mitigation and possible runoff to neighboring properties or the street.

Steve Hamilton, 13050 Thornhill Drive, inquired about the time frame for residents to view the revised plans. In response, Mr. Wilde stated the plans should be submitted in a few weeks; however the Board can continue the proposal again if it is deemed that not enough time was provided for residents to view.

Mr. Schneider explained the stormwater mitigation meets City requirements and no water should runoff the site.

Mrs. Proost moved to continue the proposal for revisions. Mr. Woodworth seconded the motion.

The motion to continue carried unanimously by voice vote.

247 Sunway Lane – Home Addition

Jeff Day, Jeff Day and Associates, was present on behalf of the request.

Mr. Day described the project as an exterior renovation of a 1970's ranch.

Mr. Woodworth inquired about a floor plan. In response, Mr. Day stated the addition only included two porches and the interior was currently being renovated.

Mr. Arzano called for public comment.

Hearing none, Mr. Scheibal moved for approval, seconded by Mrs. Proost.

A voice vote was taken on the motion to approve and the Board unanimously approved the architectural review and authorized the issuance of a building permit when the requirements of all applicable codes and ordinances have been met.

2100 South Mason Road – Building Addition

Ilya Eydelman, Raintree School, was present on behalf of the request.

Mr. Eydelman described the project as a 2,700 sq. ft. addition with matching materials to the existing building. Samples of the brick and cedar siding to be used were shown.

In response to Mr. Woodworth, Mr. Eydelman stated the siding has to be replaced every two years.

Mr. Arzano called for public comment.

Hearing none, Mrs. Proost moved for approval, seconded by Mr. Scheibal.

A voice vote was taken on the motion to approve and the Board unanimously approved the architectural review and authorized the issuance of a building permit when the requirements of all applicable codes and ordinances have been met.

OTHER

Discussion was held regarding the application requirements for the Architectural Review Board.

ADJOURN

There being no additional business, Mr. Scheibal moved to adjourn the meeting, seconded by Mr. Woodworth. The meeting was adjourned at 6:08 PM.



Laura Lowell
Administrative Assistant