

THE CITY OF MAYFIELD HEIGHTS  
ARCHITECTURAL BOARD OF REVIEW

MINUTES

January 21, 2016

Mr. Miller, Chairman called the meeting to order at 5:30 p.m.

PRESENT: Mr. Philip Miller, Mr. Steven Ciciretto, Mr. David Spehar

ABSENT: Mr. Christopher Panichi

Also present was Tom Jamieson, Director of Building and Anne Weiland, Secretary.

Mr. Spehar, seconded by Mr. Miller moved to suspend reading the minutes of the December 17, 2015 meeting and approve as written. All in favor, except Mr. Ciciretto who abstained as he was absent from that meeting. Motion carried.

**2016-00023 Barr Bros. Construction  
6646 Hidden Woods Trail S/L 67  
New Single Family Dwelling**

Present was Dave Barr, Barr Bros. Construction and Tom Kelley, Property Owner. After review and discussion, Mr. Ciciretto, seconded by Mr. Spehar moved to approve the drawings with the following notations: wrap front door with an 8" header and 6" side trim, add capitals to columns on each side of front door. All in favor, motion carried. Drawings approved as noted.

Dr. Debbie Irvine, 1052 SOM Center Road, adjacent property owner to the south, was present. Dr. Irvine informed the Board that she has had some drainage issues in the past. She was promised, when the original plans were approved, the elevations would remain. She presented photos showing that the grade has been raised by the detention basin. Mr. Jamieson mentioned that the City Engineer has reviewed and approved all the houses in that phase and will review this one also. Dr. Irvine does not want water on her property. She wants the elevations respected. She asked that her written statement be included with the minutes in the permanent record. The Board Members thought that, according to the elevations listed on the site plan, it appears to work out.

**2015-02141 A. Perrino Construction  
Kevin & Isabel Pritchett  
31317 Cedar Road  
Addition (re-submittal)**

Present were Brian Perrino, Contractor, Chris Greenwalt, Architect, Kevin and Isabel Pritchett, Homeowners and Irwin Frank, Attorney. After review and discussion, Mr. Spehar, seconded by Mr. Miller moved to approve the drawings with the following notations: siding and trim to match existing, brick to grade to match existing, windows on side elevation to match those shown on the floor plan, re-roof front of the main house. All in favor, motion carried. Drawings approved as noted.

As there was no further discussion or other business, the meeting was adjourned at 6:30 p.m.

APPROVED:



Philip Miller  
Chairman

Respectfully submitted,



Anne Weiland  
Secretary

Dr. Debbie <drdebbie@roadrunner.com>  
To: Deborah Irvine <drdebbie@roadrunner.com>  
ARB 01/21/16 (S/L #67)

January 21, 2016 12:19 PM

5 Attachments, 795 KB

I ask that these documents be made as part of the permanent record Mayfield Heights City Architectural Review Board Meeting of January 21, 2015

My name is Dr. Deborah L. Irvine.

My husband and I own 1052 SOM Center Road and the property immediately to the north of our residence.

(PP#862-20-013)  
(PP#862-20-014)

I understand that tonight's meeting is about the "aesthetics only" on S/L #67, however, I do wish to make a statement for the record.

I have stated in numerous Planning Commission and City Council Meetings, I was not opposed to the Phase III development, the consolidation of...

(PP#862-20-015) formerly known as 1032 SOM Road  
(PP#862-20-034) known as "Block C"

however, I have expressed our concerns regarding any **GRADE CHANGES** due to flooding issues on our properties in the past.

In those various Mayfield Heights Meetings I provided detailed history and documents of precisely what happened - how my family suffered from being inundated with water from the Hidden Woods Phase I Development and I explained we did not want a repeat of that with the Hidden Woods Phase III Development.

We were assured that there would be no patios, and no storage buildings to prevent the natural flow of water and the drainage easement would be a conduit for water to the retention basin along SOM.

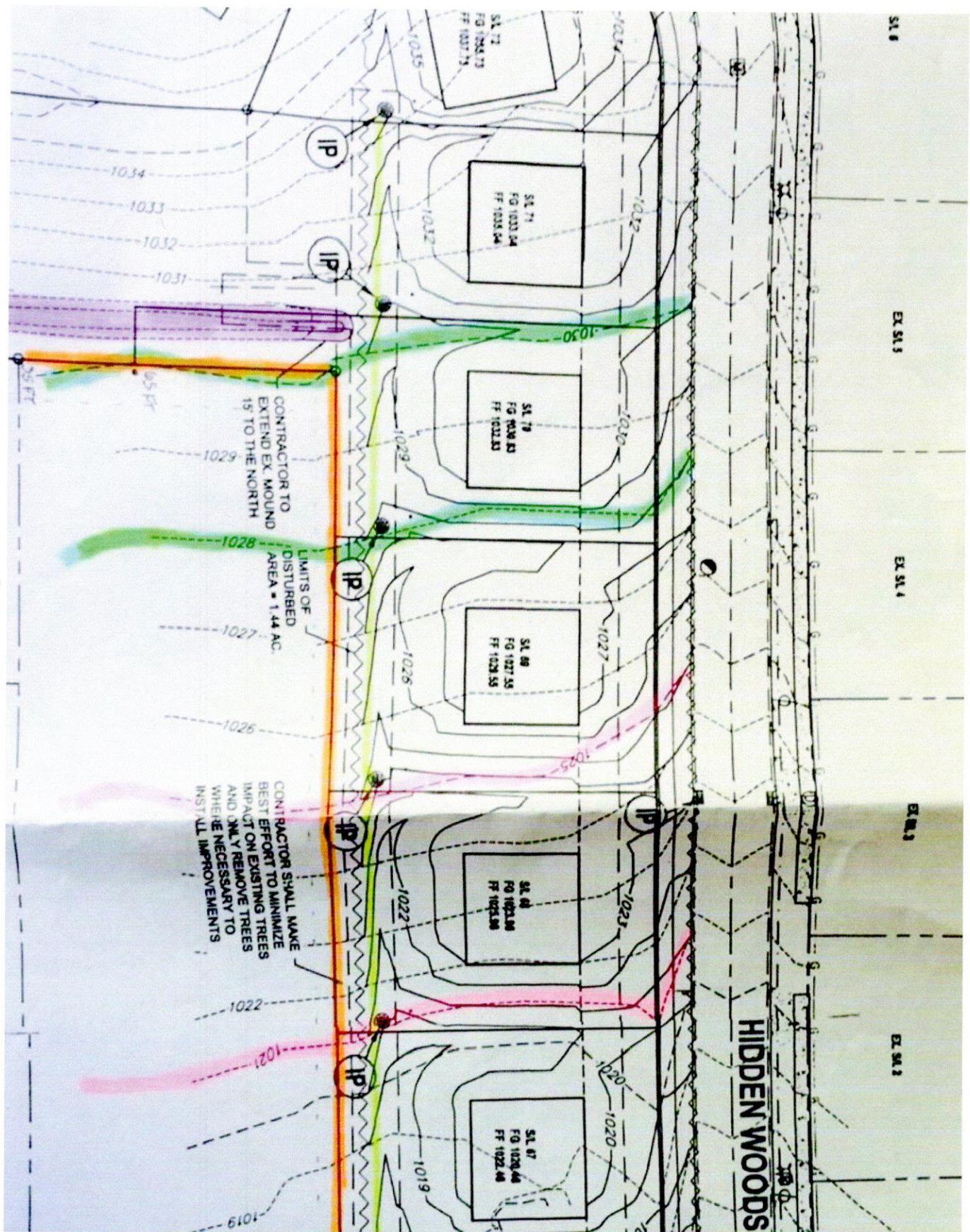
And, we were constantly reassured that we would NOT get any water incursion, and when I spoke at EACH of the Architectural Review Board Meetings regarding the building of each new home...

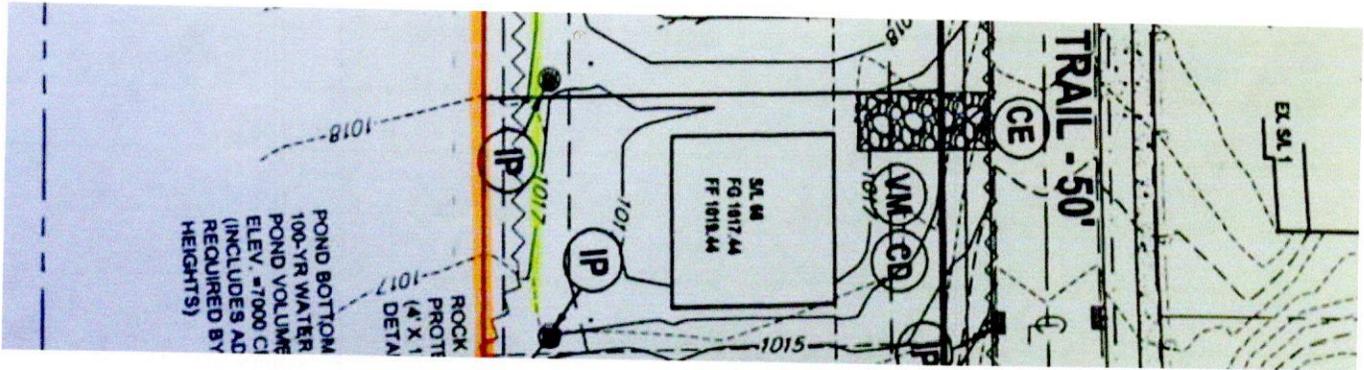
Sublot 69 (05/15/14)  
Sublot 68 (06/19/14)  
Sublot 70 (03/19/15)

...and that FINAL GRADE would return to the elevations that were indicated on the **PLAT PLANS**.



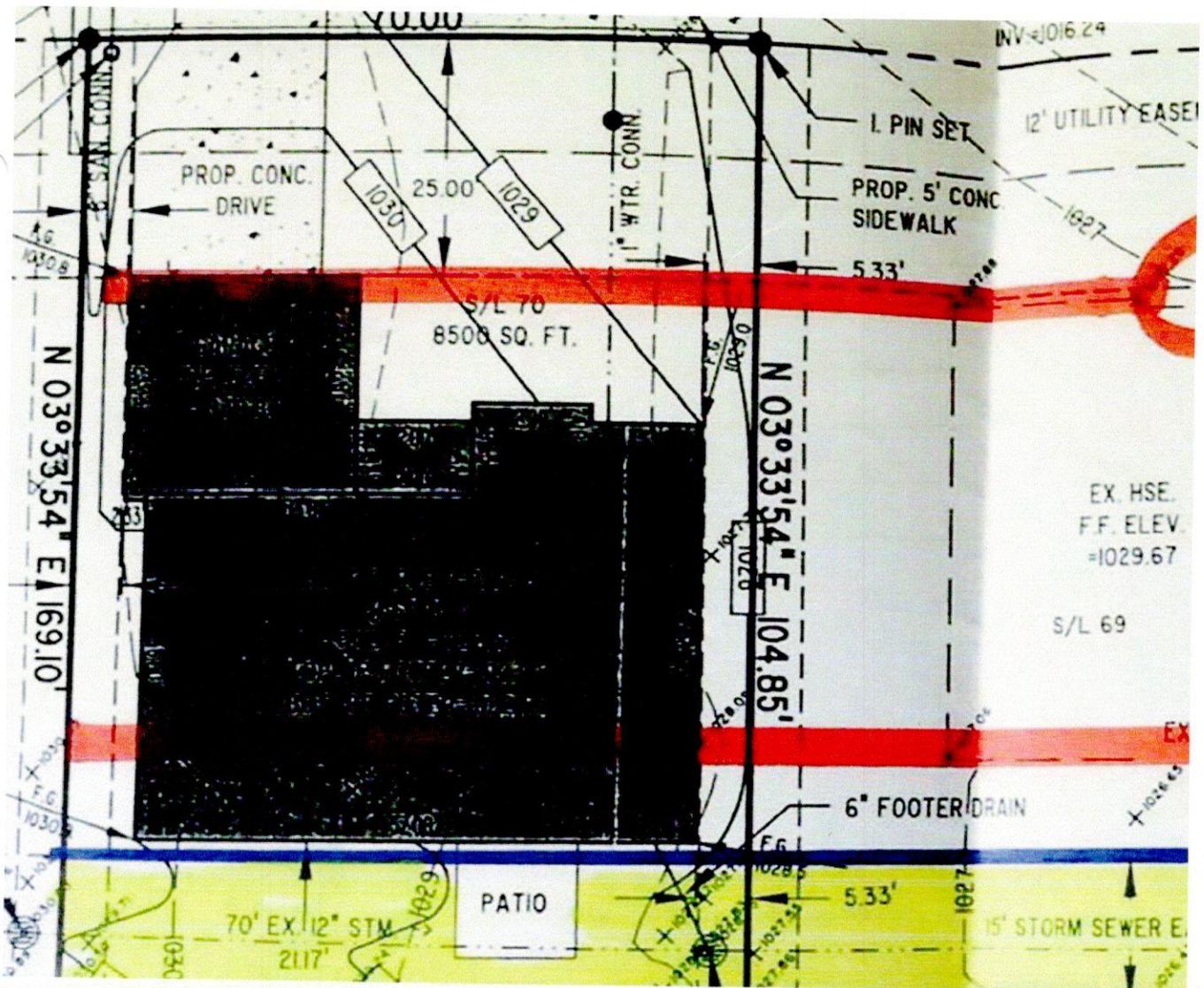
1/21/16 ABR 2016-00023

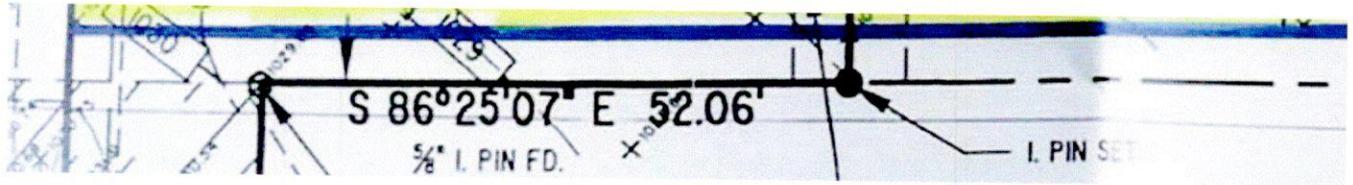




However, that is NOT the case.

The Sublot 70 plans were approved one way and the final project was completely different.









I asking that a moratorium be placed until the approved plans are strictly followed and it be made abundantly clear there is to be **NO GRADE CHANGE** and **NO ADVERSE DRAINAGE** to my properties.

Respectfully submitted,

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