

## **MINUTES**

Orange Village Planning & Zoning Commission  
Architectural Board of Review  
Tuesday, April 18, 2023 – 6:30 pm

Brian Hitt, Pro-tem called the meeting to order at 6:35pm

Members Present: Anthony Lazar, Kathy Moran, April Skurka, Scott Lewis, Brian Hitt, Jud Kline,  
Amanda Kurland (Council President – Acting Mayor)

Members Absent: Mayor Kathy Mulcahy

Others Present: Steve Byron, Law Director  
Robert McLaughlin, Chief Building Official  
Brandon Hughes, Building Inspector  
Staci Vincent, Councilwoman  
Karen Morocco, PZ/ABR Secretary

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### **#1                      28450 PIKE DRIVE – NEW HOUSE**

**Present:** Michael Khmelnitsky, Homes on Demand

#### **PZ/ABR Discussion:**

The project has been approved by the Village Architect and not approved by the Village Engineer. A revised site plan has been submitted to the Village Engineer and is currently under review. The previous house was demolished several years ago. The lot has been approved for a discharging NPDES septic system per the Cuyahoga County Health Department. The two (2) story house is 3,580 square feet and has 4 bedrooms and 3.5 bathrooms. The basement will be finished and has a bathroom. Mr. Jud Kline stated the stoop off the side of the garage should be 3 feet. He also said a gable should be added on the rear elevation – master bedroom. It will add to the value and look of the house. It will give the opportunity to add a high ceiling in the master bedroom. Mr. Michael Khmelnitsky agreed to do the changes. The exterior selections are as follows:

#### **Product:**

Double Straight Lap Vinyl Siding  
Board & Batten Vinyl Siding  
Band Board, Freeze, Window Trim & Fascia  
Asphalt Shingles  
Gutters –Downspouts - Soffits  
Front View Window Headers & Columns  
Front Porch Roof  
Brick Veneer  
Windows

#### **Color:**

Cast Iron  
Cast Iron  
Black  
Charcoal  
Black  
Cedar  
Black Metal  
Polar White w-White Grout  
Black

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A Joint Motion was made to approve the new house at 28450 Pike Drive subject to:

1. Village Engineer's approval
2. The extension of the side entrance stoop out to the face of the house
3. Add gable above the master bedroom extension

was made by Mr. Jud Kline; Seconded by Ms. Kathy Moran.

Ayes: Lazar, Moran, Skurka, Lewis, Hitt, Kline, Kurland

No:

The Joint Motion was approved 7 to 0.

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#2

**CHIEF BUILDING OFFICIAL'S REPORT**

- Items on the May 2, 2023 PZ/ABR agenda:
  - 3928 W Meadow Lane – Addition
  - 150 Valencia Circle – Addition
  - 31000 Emery Road – Fence – Variance Request
  - 4009 Orange Place – RH – Exterior Changes

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#3

**ANY OTHER TOPIC FOR DISCUSSION**

- Mr. Jud Kline stated he is continuing to have discussions about the management of naturalized landscaping criteria for the Village.

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#4

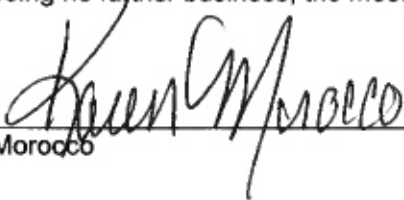
**MINUTES FROM APRIL 4, 2023 TO BE APPROVED**

A Motion was made to approve the minutes of April 4, 2023 meeting was made by Mr. Scott Lewis; Seconded by Mr. Jud Kline.

Ayes: Lazar, Moran, Skurka, Lewis, Hitt, Kline, Kurland  
Abstain:  
No: None

The Motion was approved 7 to 0.

There being no further business, the meeting was adjourned at 7:00 pm

  
\_\_\_\_\_  
Karen Morocco

  
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Date