Architectural Design Review Board
January 2, 2024 @ 4:00 p.m.
Council Chambers
First Floor, 345 High Street
Hamilton, Ohio 45011

NOTE: Agenda and Reports may be amended as necessary or as required.
Applicants, please review your proposal for accuracy.

Board Members

Bloch (Torgersen)	Combs (Powell)	Essman (O'Neill)	Jacobs (Wieland)	Moeller (Vaughn)
Vacant	Sandlin (White)	Schneider (Vacant)	Spurlock (Mills)	Weltzer (Ripperger)

I. Roll Call:

II. Swearing in of Those Providing Testimony to the Board:

1. Notary Public – Liz Hayden

III. Conflict of Interest
Prior to consideration of the following agenda items, each member should examine the agenda to determine whether he or she has any conflict of interest with any agenda item. If so, please note the agenda item for which you intend to abstain or recuse yourself as an exception to the upcoming motion. You may not discuss or vote on any item you have a conflict of interest with or act in any way to influence the deliberation or vote.

Motion: I move that a note be made upon the minutes that each member of the ADRB was furnished a copy of the agenda prior to its being considered at this meeting, and that, with the exception of the items so noted, no member has identified any conflict of interest regarding any agenda item.

IV.   New Business – Properties Seeking COAs

1. 940 Campbell Ave- Window Infill- Work without a COA

Motions:

- ADRB move to approve the COA request to infill the east side window as proposed after determining it maintains compliance with Section 2600 of the Hamilton Zoning Ordinance and ADRB Policies & Guidelines.

- ADRB move to deny the COA request as proposed, as it is not compliant with Section 2600 of the Hamilton Zoning Ordinance and/or ADRB Policies & Guidelines.

V.   Administrative Approvals

1. 16-24 N 7th St (Dayton-Campbell) - Completion of the Certificate of Appropriateness as issued by the ADRB on April 20, 2021 for 16-24 N 7th St as follows. The applicant may use LP SmartSide engineered wood siding instead of the Diamond Kote engineered wood siding originally approved, as long as all exposures are maintained, smooth finish lap is used, and shake siding is straight edge as previously approved by the Board.

    - Removal of wood lap siding on first floor to replace with Diamond (Kote) lap siding, with a smooth finish and 7" exposure on the body of the home.
    - Removal of cedar shake siding on the third floor gables to be replaced with Diamond (Kote) straight edge shake siding, with a 9" exposure.
    - Like-for-Like Repair and Replacement of Cedar Shake Siding to Maintain Architectural Flare from the bottom of the flare to the bottom of the second story windows.
    - Approved trim and detail replacement with like wood materials to be painted white.

2. 244 Main St (Rossville-Main) - Installation of exterior stairs along the approved addition on the rear of Building A (along Main St). The stair railing must match the patio railing already approved. No new construction materials may be utilized, other than what was already approved for construction of the addition. No part of the stairs can be affixed to or alter the historic structure.

3. 239 S Edgewood Ave (OHI) - Like-for-Like repair and replacement of white TPO membrane roof. Emergency roof repair, active leak due to storm damage.

4. 323 Park Ave (Rossville-Main)- Remove horizontal siding on the front façade of the structure and install brick to match OHI sheet and existing sides of the structure. Front façade brick must match the original brick on the side facades in size and color.

5. 207 Ross Ave (Rossville-Main)- Like-for-Like repair and replacement of dimensional shingles with GAF Timberline HDZ dimensional shingles in Weathered Wood color (same color and material). Replace ice/water shield, flashing, drip edge, gutter apron, and damaged wood as needed with matching material.

VI. <u>Approval of Meeting Minutes:</u>
   - December 19, 2023

VII. Adjourn