

## ITALIAN VILLAGE COMMISSION AGENDA

Tuesday, August 21, 2018  
6:00 p.m.

111 N. Front St., 2nd Floor, Room 204 (Hearing Room)

Applicants or their representatives must attend this hearing. If applicants are absent it is likely that the application will be continued until the Commission's next meeting. Meeting Accommodations: It is the policy of the City of Columbus that all City-sponsored public meetings and events are accessible to people with disabilities. If you need assistance in participating in this meeting or event due to a disability as defined under the ADA, please call the City's ADA Coordinator at (614) 645-7206, or email raisbell@columbus.gov, at least three (3) business days prior to the scheduled meeting or event to request an accommodation.

- I. CALL TO ORDER
- II. NEXT COMMISSION MONTHLY BUSINESS MEETING – 12:00 pm (Noon), Tuesday, September 11, 2018 – 111 N. Front St., 3rd Floor, Room 313.
- III. NEXT COMMISSION HEARING –Tuesday, September 18, 2018.
- IV. SWEAR IN STAFF
- V. APPROVAL OF MINUTES – Tuesday, July 17, 2018.
- VI. PUBLIC FORUM
- VII. STAFF APPROVALS
- VIII. STAFF RECOMMENDED APPLICATIONS
- IX. APPLICATIONS FOR CERTIFICATES OF APPROPRIATENESS

### STAFF RECOMMENDATIONS

*(The following applicants do not need to attend.)*

1. **18-8-10**  
86 Warren Street  
John Holsinger (Owner)  
MOVED TO STAFF APPROVAL

### NEW APPLICATIONS

2. **18-8-9**  
310 Neruda Avenue  
Nick Ciminillo (Owner)  
*An application, photos, drawings, site plan, and specs have been submitted.*
  - Install wall mounted canopy on 3<sup>rd</sup> Floor patio.
  - Canopy to be 18' wide by 10'9" deep.
  - 2 Retractable side curtains.
  - Mounts on 11' high poles.
3. ~~18-8-11~~  
~~1112 N. High Street~~  
~~Jeffrey Parenteau (Applicant) ————— Giannopoulos Properties, LTD (Owner)~~  
~~An application, photos, and drawings have been submitted.~~
  - ~~Install 72" x 30" temporary banner per submitted drawing.~~
  - ~~Banner to be removed by a date yet to be determined.~~**WITHDRAWN – 8/20/2018**

**IT IS ESTIMATED THAT THE FOLLOWING APPLICATIONS WILL NOT BE HEARD BEFORE 6:30 P.M.**

**4. 18-8-12**

**324 E. Second Avenue**

**Avenue Partners, Snyder Barker, Elford Development (Applicant)**

**Station 324 Holdings, LLC (Owner)**

*An application, drawings, and site plan have been submitted.*

- Revision to previously approved application (COA #18-6-23).
- Total replacement of East and South walls.
- Replacement with 8" CMU on East wall.
- Replacement with 8" CMU with Brock Veneer on the South wall.
- Additional window to be reopened on the West bay.

**CONTINUED APPLICATIONS**

**5. 18-7-16**

**Neruda Ave. (Jeffrey Park) – The Mason**

**Michael Maistros (Applicant)**

**Windsor Lofts II, LLC (Owner)**

Continue Application to allow the applicant time to submit revised information:

- Construct a new 3-story condominium as per submitted plans.

*The following is taken from the July 2018 Italian Village Commission meeting minutes:*

*Continue Application to allow the applicant time to submit revised information:*

*MOTION: Cooke/Boyer (5-0-0) CONTINUED.*

Commissioner Comments

- Commissioner Boyer – Likes the new earth tone of the wood samples. Concern over the new proposed railing. Wants a less heavy railing with less heavy verticals. Would like the applicant to submit more details for the railings.
- Commissioner Cooke – No on any black brick mixed into the sample. Likes the horizontal railings. Wants to make sure the applicant knows not to include any brake metal. Would like the applicant to submit new renderings with the new materials and a lighting and landscaping plan.
- Commissioner Fergus – Concern over the height of the rooftop railings for safety reasons. Applicant said that the heights of the railings meet safety standards.
- Commissioner Goodman – Concern over the design and it having no relationship to the historic character of the area. Concern over the rhythm of the architecture and the band around the building. Reminded the applicant that no swingout style casements would be appropriate, but could use hopper or awning style. Wants the applicant to provide street context.

**6. 18-7-17**

**174 E. Fourth Ave.**

**Philip Herren (Applicant)**

**David Betz (Owner)**

*An application, drawings, and site plan have been submitted.*

- Demolish existing concrete block residence and garage constructed in 1957.
- Construct two 2-Family buildings per submitted drawings and site plans.

*The following is taken from the June 2018 Italian Village Commission meeting minutes:*

*MOTION: Cooke/Goodman (5-0-0) CONTINUED.*

Commissioner Comments

- Commissioner Boyer – Remove the gable on the porch on building A. Concern over the height between the 2<sup>nd</sup> and 3<sup>rd</sup> floors on both buildings. Suggested that the applicant drop the 2<sup>nd</sup> floor about 1’ and re-scale the windows on the 2<sup>nd</sup> floor.
- Commissioner Sudy – Reminded the applicant to keep the permeable pavers.
- Commissioner Cooke – Thinks that the new design is moving in a positive direction. Lose the “eyebrows” over the entrance on building A. There should not be double lights by each door on the entrance. Concern over too many railing options. Suggested that building A use all solid panels for the railing and building B use metal railings.
- Commissioner Fergus – N/A
- Commissioner Goodman – Likes the project and the building separation. The windows on the 2<sup>nd</sup> floor on 4<sup>th</sup> Avenue on building A are too small. Need re-scaled. Agrees with Commissioner Cooke’s concern over the multiple railings. Thinks that the post/beam ratio is off on the porch stoop on Hamlet. Requests that the applicant provide ½”=1’ porch details.

**STAFF APPROVED APPLICATIONS**

(The following applicants do not need to attend.)

• **18-8-1**

**1065 Say Avenue**

**Ed Schiebel (Applicant/Owner)**

Approve Application 18-8-1, 1065 Say Avenue, as submitted with any/all clarifications noted:

Remove and Install New Asphalt Shingle Roof

- Remove all asphalt shingles on the main roof, down to the sheathing. Dispose of all debris according to Columbus City Code.
- Replace any/all damaged, deteriorated, and missing sheathing with wood of appropriate dimension, as necessary.
- Install new, 30 lb. felt paper on all sheathing according to manufacturer’s specifications.
- Replace any/all damaged and deteriorated metal valleys with new metal valleys of appropriate dimension, as necessary. Valleys are to be smooth not a “W” channel to maintain the appropriate historic appearance and profile.
- Replace any/all damaged metal flashing on all existing chimneys.
- Install new 235 lb., class C, self-sealing 3-tab shingles. Manufacturer and color to be selected by the owner from the following approved shingles list:

<u>Manufacturer:</u>	<u>Style:</u>	<u>Color:</u>
<input type="checkbox"/> CertainTeed	Carriage House (dimensional)	<input type="checkbox"/> Stonegate Gray
<input type="checkbox"/> GAF	Slateline (dimensional)	<input type="checkbox"/> English Gray Slate <input type="checkbox"/> Weathered Slate
<input type="checkbox"/> Certain Teed	(standard 3-tab)	<input type="checkbox"/> Nickel Gray
<input type="checkbox"/> GAF	Royal Sovereign (standard 3-tab)	<input type="checkbox"/> Nickel Gray
<input type="checkbox"/> Owens Corning	(standard 3-tab)	<input type="checkbox"/> Estate Gray
<input type="checkbox"/> Tamko	(standard 3-tab)	<input type="checkbox"/> Antique Slate

- All ridges to be capped with galvanized metal ridge roll, in lieu of cut shingle tabs, and painted “Tinner’s Red.”
- Upon completion, all metal valleys and flashing are to be painted “Tinner’s Red.”
- Any/all necessary venting is to be performed on the roof ridge, underneath the metal ridge roll via CobraVent, VentSure, or comparable, in lieu of hat-vents and/or soffit vents.

• **18-8-2**

**102 Warren St.**

**Ashley Manella (Owner)**

Approve Application 18-8-2, 102 Warren St., as submitted with any/all clarifications noted:

- Tuckpoint all mortar joints due to deterioration of the original mortar and substandard prior restoration work.
- Replace two (2) cracked sandstone lintels to match existing, in-kind like-for-like.

Solid Tuck Point

- Check all mortar joints for soundness on all elevations.
- Use hand tools to remove all mortar to a depth of 3/4".
- Moisten surface with water and solid point with mortar of matching color, texture, hardness, and joint profile. New mortar must be softer than the masonry, and no harder than the historic mortar, to allow for expansion and contraction of the masonry. Original mortar mix was composed of 1 part lime to 2 parts sand. White portland cement may be substituted for up to (but no more than) 20 percent of the lime content. (The owner is advised to use the approved 12 parts sand-4 parts lime-1 part white portland cement formula approved by the National Trust For Historic Preservation. Please refer to Preservation Brief 2- "Repointing Mortar in Historic Brick Buildings", available at <http://www.cr.nps.gov/hps/tps/briefs/brief02.htm>).

• **18-8-3**

**199 E. Second Ave.**

**Dianna E. Zweig (Owner)**

Approve Application 18-8-3, 199 E. Second Ave., as submitted with any/all clarifications noted:

- Remove nine (9) deteriorated wood windows per submitted specifications.
- New windows to be Marvin Integrity Wood Ultrex, sized exactly to fit the existing openings.

Replace Deteriorated Windows

- Replace all deteriorated/non-original, non-contributing windows per City Staff site visit determination.
- Install new, 1-OVER-1, double-hung windows of appropriate dimension and profile and sized exactly to fit the original openings. Per submitted window brochure or cutsheets.
- Any/all necessary brick mold is to match existing in-kind, like-for-like.
- Replace any/all damaged, deteriorated, and missing casing and/or sill with new wood of appropriate dimension and profile.
- Prepare, prime, and paint all casings and sills in accordance with industry standards.

• **18-8-4**

**729 Hamlet St.**

**Campbell Builders (Applicant)**

**Ultican Holdings, LLC (Owner)**

Approve Application 18-8-4, 729 Hamlet St., as submitted with any/all clarifications noted:

- Remove deteriorated asphalt shingle roof.
- Install new CertainTeed standard 3tab asphalt shingle roof; color to be "Nickel Gray".
- Install new metal ridge roll, valleys, and flashing; to be painted "Gray".

Remove and Install New Asphalt Shingle Roof

- Remove all asphalt shingles on the main roof, down to the sheathing. Dispose of all debris according to Columbus City Code.
- Replace any/all damaged, deteriorated, and missing sheathing with wood of appropriate dimension, as necessary.
- Install new, 30 lb. felt paper on all sheathing according to manufacturer's specifications.
- Replace any/all damaged and deteriorated metal valleys with new metal valleys of appropriate dimension, as necessary. Valleys are to be smooth not a "W" channel to maintain the appropriate historic appearance and profile.
- Replace any/all damaged metal flashing on all existing chimneys.
- Install new 235 lb., class C, self-sealing 3-tab shingles.
- All ridges to be capped with galvanized metal ridge roll, in lieu of cut shingle tabs, and painted "Tinner's Red" or "Gray."

- Upon completion, all metal valleys and flashing are to be painted “Tinner’s Red” or “Gray.”
- Any/all necessary venting is to be performed on the roof ridge, underneath the metal ridge roll via CobraVent, VentSure, or comparable, in lieu of hat-vents and/or soffit vents.

- **18-8-5**  
**783 Summit Street**

**Ingrid Navarro (Owner)**

Approve Application 18-8-5, 783 Summit Street, as submitted with any/all clarifications noted:

- Install 4’ wood fence from the existing 6’ wood fence on the north side of the property to the sidewalk.
- New fence to match style of existing wood fence.

Install New Privacy Fence

- Install new 4’ wood privacy fence per submitted design and siteplan. Fence to be painted or stained within one (1) year. Stain/paint color for all fence to be submitted to the Historic Preservation Office staff for final review and approval.

- **18-8-6**  
**821 Summit Street**

**John Chmielewski (Applicant)                      Pat McCormack (Owner)**

Approve Application 18-8-6, 821 Summit Street, as submitted with any/all clarifications noted:

- Install 6’ wood privacy fence in the rear of the property per submitted siteplan.
- New fence to be “dog ear” style fence.

Install New Privacy Fence

- Install new 6’ wood privacy fence per submitted design and siteplan. Fence to be painted or stained within one (1) year. Stain/paint color for all fence to be submitted to the Historic Preservation Office staff for final review and approval.

- **18-8-7**  
**826 Kerr Street**

**Arrow Roofing, Inc. (Applicant)                      Gursen Sidhu (Owner)**

Approve Application 18-8-7, 826 Kerr Street, as submitted with any/all clarifications noted:

Remove and Install New Asphalt Shingle Roof

- Remove all asphalt shingles on the main roof, down to the sheathing. Dispose of all debris according to Columbus City Code.
- Replace any/all damaged, deteriorated, and missing sheathing with wood of appropriate dimension, as necessary.
- Install new, 30 lb. felt paper on all sheathing according to manufacturer’s specifications.
- Replace any/all damaged and deteriorated metal valleys with new metal valleys of appropriate dimension, as necessary. Valleys are to be smooth not a “W” channel to maintain the appropriate historic appearance and profile.
- Replace any/all damaged metal flashing on all existing chimneys.
- Install new 235 lb., class C, self-sealing 3-tab shingles. Manufacturer and color to be selected by the owner from the following approved shingles list:

<u>Manufacturer:</u>	<u>Style:</u>	<u>Color:</u>
<input type="checkbox"/> CertainTeed	Carriage House (dimensional)	<input type="checkbox"/> Stonegate Gray
<input type="checkbox"/> GAF	Slateline (dimensional)	<input type="checkbox"/> English Gray Slate <input type="checkbox"/> Weathered Slate
<input type="checkbox"/> Certain Teed	(standard 3-tab)	<input type="checkbox"/> Nickel Gray
<input type="checkbox"/> GAF	Royal Sovereign (standard 3-tab)	<input type="checkbox"/> Nickel Gray
<input type="checkbox"/> Owens Corning	(standard 3-tab)	<input type="checkbox"/> Estate Gray
<input type="checkbox"/> Tamko	(standard 3-tab)	<input type="checkbox"/> Antique Slate

- All ridges to be capped with galvanized metal ridge roll, in lieu of cut shingle tabs, and painted “Tinner’s Red.”

- Upon completion, all metal valleys and flashing are to be painted “Tinner’s Red.”
- Any/all necessary venting is to be performed on the roof ridge, underneath the metal ridge roll via CobraVent, VentSure, or comparable, in lieu of hat-vents and/or soffit vents.

• **18-8-8**

**1171 Say Avenue**

**Woodrow Amos (Applicant)**

**Heels Homes LTD (Owner)**

Approve Application 18-8-8, 1171 Say Avenue, as submitted with any/all clarifications noted:

Remove and Install New Asphalt Shingle Roof

- Remove all asphalt shingles on the main roof, down to the sheathing. Dispose of all debris according to Columbus City Code.
- Replace any/all damaged, deteriorated, and missing sheathing with wood of appropriate dimension, as necessary.
- Install new, 30 lb. felt paper on all sheathing according to manufacturer’s specifications.
- Replace any/all damaged and deteriorated metal valleys with new metal valleys of appropriate dimension, as necessary. Valleys are to be smooth not a “W” channel to maintain the appropriate historic appearance and profile.
- Replace any/all damaged metal flashing on all existing chimneys.
- Install new 235 lb., class C, self-sealing 3-tab shingles. Manufacturer and color to be selected by the owner from the following approved shingles list:

<u>Manufacturer:</u>	<u>Style:</u>	<u>Color:</u>
<input type="checkbox"/> GAF	Royal Sovereign (standard 3-tab)	<input type="checkbox"/> Nickel Gray

- All ridges to be capped with galvanized metal ridge roll, in lieu of cut shingle tabs, and painted “Tinner’s Red.”
- Upon completion, all metal valleys and flashing are to be painted “Tinner’s Red.”
- Any/all necessary venting is to be performed on the roof ridge, underneath the metal ridge roll via CobraVent, VentSure, or comparable, in lieu of hat-vents and/or soffit vents.

Exterior Painting

- Repair and/or replace all damaged, deteriorated, and missing wood trim elements, as necessary. All replacement wood to be of exact same dimension and profile as the original wood trim; like-for-like, according to industry standards.
- Prepare all exterior, wooden surfaces on the main house for repainting using the appropriate hand tools.
- Glaze and caulk as necessary.
- Prime all new and bare wood surfaces with the appropriate exterior primer according to manufacturer’s specifications. Paint color chips for finish coat are to be submitted to Historic Preservation Office staff for final review and approval, prior to application of the paint.
- **Any previously unpainted, masonry (i.e., brick/stone/concrete sills, lintels, porch columns, etc.) is to remain unpainted.**
- **Any previously painted masonry is to be left as is, or be painted to match the original color of the unpainted masonry as closely as possible.**
- Paint color chips for any previously painted masonry are to be submitted to Historic Preservation Office staff for final review and approval, prior to application of paint.

• **18-8-10**

**86 Warren Street**

**John Holsinger (Owner)**

Recommend approval of application 18-8-10, 86 Warren Street, as submitted with any/all clarifications noted:

Variance Recommendation

- Previously approved garage requires a side yard variance.
- 3332.26: Minimum side yard permitted- The minimum side yard shall be the least dimension between any part of the building or structure and the side lot line, which least dimension shall be as follows:
  - (C)In R-2F and R-4 districts:

Italian Village Commission  
Tuesday, August 21, 2018 – Agenda

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- (1) For a single-family dwelling on a lot 40 feet wide or less, no less than - three feet;
- (2) For a single-family dwelling on a lot more than 40 feet wide, no less than - five feet;
- (3) For a two-, three-, or four-family dwelling on a lot 50 feet wide or more, no less than - five feet.

- X. OLD BUSINESS**
- XI. NEW BUSINESS**
- XII. ADJOURNMENT**