



**BUILDING DEPARTMENT  
23035 BROADWAY AVENUE SUITE B  
OAKWOOD VILLAGE, OHIO 44146 (440) 232-9980**

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**REVISED ARCHITECTURAL BOARD OF REVIEW AGENDA**

**MONDAY, MAY 2, 2022**

**MEETING LOCATION: VILLAGE COUNCIL CHAMBERS  
24800 BROADWAY AVENUE**

**6:30 PM – WORK SESSION  
7:00 PM - MEETING**

**Members:** Pat Christian, Chairperson  
Jackie McDonald  
Rand Broadstreet  
Georgia Moore

**Law Department:** Ross Cirincione  
**Chief Building Official:** Daniel Marinucci  
**Board Secretary:** Deborah Stoffl  
**Recording Secretary:** Cynthia Hines

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**OLD BUSINESS:**

**ABR22-03**                    ARGO NAVIS ASSETS LLC ,                    GREGORY J. SPINOS  
7375 MACEDONIA ROAD                    PP# 795-19-041  
OAKWOOD VILLAGE, OHIO 44146

MR. SPINOS IS COMING BEFORE THE BOARD TO REQUEST APPROVAL TO DEMO EXISTING 3200SF BUILDING AND ERECT A NEW 3,600SF PRE-ENGINEERED STEEL BUILDING. (SECTION 1101, 1169 & 1140 OF THE CODIFIED ORDINANCE)

**NEW BUSINESS:**

**ABR22-06**                    OWNER: RONNIE SEARS  
7250 KENTUCKY DRIVE                    PP# 795-07-078, 795-07-079, ½ of 795-07-080  
OAKWOOD VILLAGE, OHIO 44146

MR. SEARS IS COMING BEFORE THE BOARD TO REQUEST APPROVAL FOR A 2623SF SINGLE FAMILY HOME WITH ATTACHED 2 CAR GARAGE. (SECTION 1101, 1165 & 1140 OF THE CODIFIED ORDINANCE)

**ABR22-07**                    OWNER: SCOTT GENTRY  
22103 WEBER PARK DRIVE                    PP# 795-03-060, 03-061, 03-062  
OAKWOOD VILLAGE, OHIO 44146

MR. GENTRY IS COMING BEFORE THE BOARD TO REQUEST APPROVAL FOR A 896SF ADDITION TO EXISTING HOME. (SECTION 1101, 1165 & 1140 OF THE CODIFIED ORDINANCE)

ABR22-08

**APPLICANT: CHRIS WESTBROOK, LANGAN ENGINEERING**  
**BUSINESS OWNER - KROGER FULFILLMENT NETWORK, LLC.**  
**SE QUAD. OF ALEXANDER RD AND IR 480/271 PP#795-28-016**  
**OAKWOOD VILLAGE, OHIO 44146**

*PROJECT – 200,00SF GROCERY FULFILLMENT CENTER WITH ANCILLARY FUELING AND VEHICLE WASH BUILDINGS.*

MR, CHRIS WESTBROOK, ENGINEER AND AGENT FOR OWNER KROGER FULFILLMENT NETWORK, LLC IS COMING BEFORE THE BOARD TO REQUEST APPROVAL FOR PRELIMINARY SITE PLAN WHICH INCLUDES:

1. PRELIMINARY SITE UTILITY PLAN
2. PRELIMINARY SITE GRADING PLAN
3. PRELIMINARY SITE DRAINAGE PLAN
4. PRELIMINARY SITE LINE STUDY PLAN
5. PRELIMINARY SITE LANDSCAPE PLAN
6. PRELIMINARY EXTERIOR ELEVATION PLAN

SUBJECT TO FINAL REVIEW OF APPROVED ENGINEERING DRAWINGS. (SECTION 1101,1176.08,301.26,1139.06,1140 OF THE CODIFIED ORDINANCE)

ABR22-09

**APPLICANT: MATTRESS WAREHOUSE RICHARD COOK**  
**BUSINESS OWNER – ROBERT DEFRANCO**  
**22949 BROADWAY AVENUE PP#795-06-004**

MR. COOK IS COMING BEFORE THE BOARD TO REQUEST APPROVAL TO REPLACE CURRENT WALL SIGN ON FRONT OF BUILDING WITH A 3' X 6' (18SF) AND INSTALL A 3' X 6' (18SF) SIGN TO SIDE OF BUILDING. (SECTION 1101, 1185.02 & 1140 OF THE CODIFIED ORDINANCE)