

**MINUTES**  
**ARCHITECTURAL REVIEW BOARD**  
**January 28, 2021**

The Wyoming Architectural Review Board (ARB) met on Thursday, January 28, 2021 via Zoom. The meeting was called to order at 6:00 PM by Chair Gene Allison. Attendance was as follows:

**MEMBERS:**

Gene Allison, Chair  
Mark Browning  
Scott Kyle  
Dean Lutton, Alternate

**STAFF:**

Megan Statt Blake, Community Development Director  
Tana Pyles, Community Development Specialist

**OTHERS:**

Sara Aschliman, Wyoming Community Coffee business owner

**APPROVAL OF PRIOR MEETING MINUTES – NOVEMBER 4, 2020 HPC-ARB MEETING**

Mr. Browning moved to approve the minutes of the November 4, 2020 HPC-ARB meeting, seconded by Mr. Lutton. The motion passed unanimously.

**WYOMING COMMUNITY COFFEE, 434 SPRINGFIELD PIKE, DEVELOPMENT PLAN  
EXEMPTION - REVIEW OF REAR COURTYARD GAZEBO**

Ms. Statt Blake explained that a Development Plan Exemption is being sought by Sara Aschliman, architect and owner of Wyoming Community Coffee in order to erect a 12'x16' semi-permanent rectangular gazebo in the former employee parking area to the rear of the building. The gazebo would be placed on the north side of a courtyard area measuring approximately 25'x20'. 2 parking spaces would remain behind the coffee shop and the Edward Jones office just north of the gazebo, in addition to the 2 parking spaces which serve Edward Jones that are located behind the Rod Sidley Architect office. The gazebo would be constructed of wood with a metal roof, as detailed in the submittal. The building permit would be issued by Hamilton County.

Members discussed whether separation from the Robinson's Cleaners exterior wall would be required from a fire safety standpoint and it is believed that since the structure is open-sided, it would be permitted to be built at the property line, however, if not, the applicant is amenable to shifting the structure to the west in order to provide any required separation. Members inquired how vehicles would maneuver into/out of the parking spaces behind Edward Jones and alongside the west wall of Robinson's Cleaners. Ms. Aschliman explained that it is a tight space, and the Edward Jones employees back into their spaces to aide with visibility and maneuverability. She shared that the Edward Jones tenant and Rod Sidley support the concept.

Mr. Browning moved to approve the Development Plan Exemption as submitted, with the option for the gazebo to shift as needed for compliance with the building code. Mr. Kyle seconded the motion, and it passed unanimously.

### **MISCELLANEOUS**

Mr. Allison noted that Bobbie McTurner, who served as Chair of the Historic Preservation Commission, has stepped down from the Commission and a new chairperson is being sought.

Ms. Statt Blake provided an update on the residential redevelopment of 305 Crescent Avenue. It has engineering approval and the water, sanitary, and storm sewer taps are being installed, as well as the storm water detention system on the site.

The Housing Infill Project is underway with the construction of 220 Crescent Avenue. The builder will move to the 637-641 Oak Avenue lots next.

Mr. Lutton inquired about the status of the performance pavilion proposed for the Village Green. Ms. Statt Blake explained that fundraising is ongoing, preliminary engineering is being conducted, and it's possible that it will be constructed in 2022.

### **ADJOURNMENT**

Mr. Allison moved to adjourn the meeting, seconded by Mr. Lutton. The motion passed unanimously. The meeting adjourned at 6:25 PM.

Respectfully submitted,

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Megan Statt Blake,  
Community Development Director  
Secretary of the January 28, 2021 Meeting

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Gene Allison,  
Chair of the Architectural Review Board