



Village of South Russell  
5205 Chillicothe Road  
South Russell, Ohio 44022  
440-338-6700

**ARCHITECTURAL REVIEW BOARD  
MINUTES  
January 17, 2023, 5:30pm**

**Members Present:** Gary Neola, Chairman, Ryan Parsons, Denis Marino

**Other Officials:** Mayor Bill Koons, Ruth Griswold, Board Secretary

**Visitors:** Ray Mason and Kellie Stewart of Fluent Solar LLC; Dave Mader, 132 Southwyck Drive

Gary Neola called the meeting to order at 5:32 p.m.

Board Secretary Ruth Griswold conducted roll call.

**Mr. Parsons motioned to approve the minutes of December 20, 2022. Mr. Neola seconded. With unanimous vote, motion carried.**

**AGENDA ITEM 1: ARB CASE #23-01: 6 Circle Drive-Solar Panel Installation.** Presented by Kellie Stewart of Fluent Solar LLC, Applicant for Property Owned by Jeanie Gaither.

Mr. Neola asked the applicant to begin her presentation. Ms. Stewart said they are proposing the installation of a 4.8 kilowatt system, it will be a single string of twelve solar panels on the front of the house.

Mr. Neola said this is a fairly straightforward project. He asked board members for comments. There were none.

**Mr. Neola made a motion to approve the solar panels as submitted. Mr. Parsons seconded. With unanimous vote, motion carried.**

Mr. Marino arrived at 5:35pm.

**AGENDA ITEM 2: ARB CASE #23-02: 132 Southwyck Drive-** Closet Addition. Presented by David Mader, Applicant and Property Owner.

Mr. Neola asked the applicant to begin his presentation. Mr. Mader said the closet addition will provide additional space to hang clothing. He was able to cut a portion of the original house and then use a cantilever system to enlarge the area and use most of the existing materials. He said by doing so it looks as though the small closet addition has always been there.

Mr. Neola asked if there had been a window on the original house. Mr. Mader said yes, but he intends to side over that area when the weather gets better, and also remove the door, which he only installed to bring drywall in.

**Mr. Neola said he has no issues with this project, and asked board member for comments. There were none. Mr. Parsons made a motion to approve the project as presented. Mr. Marino seconded. With unanimous vote, motion carried.**

**Old Business: None**

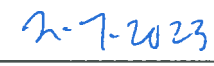
**New Business: None**

There being no further business, Mr. Neola adjourned the meeting at 5:43pm.

  
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Gary Neola, Chairman

  
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Date

  
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Ruth Griswold, Board Secretary

  
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Date