

ARC – June 1, 2026 Reviews

MEMEBERS PRESENT: Chair Melanie Baker, Vice Chair Jason Boltz, Curt Smock, Bill Weber, Michael Ackermann and Steve Moore.

ARC-26-12 – Taylor Hannah – L3Sign & Image, for Gentle Vet, 3700 Ira Road, Sign Review, B-5. Applicant was not present. After minimal discussion the Commission elected to table the case until the applicant can attend. Mr. Funk to relay Commission comments to applicant that included: No lighting assumed/approved unless specifically requested and reviewed. Consider reducing length/scale and adding more “Hamlet-appropriate” details (e.g., federal-style post caps).

ARC-26-13 – Steve Robinson with Copley-Fairlawn City Schools, for Herberich Primary School, 2645 Smith Road, Site Plan Review, R-3.

Zoning Comments: Property is located on the north side of Smith Road at the northeast corner of the Smith Road and Bath Hills Boulevard. The property is surrounded by single-family residences and there is the Akron Gospel Hall located to the west of the proposed parking expansion. The proposal meets the requirements of the Zoning Resolution.

Mr. Jeremy Ousley with Environmental Design Group, representing Copley-Fairlawn City Schools, presented to the Commission a proposal to add parking spaces to the existing parking field in front of the school adjacent to Smith Road. Mr. Ousley stated that the school has been experiencing issues with parent drop off in the parking lot. The queue length is too short, and it is all one big giant sea of asphalt causing some issues between pedestrians and vehicles. So, the proposal is to add a small asphalt addition to the south allowing them to add a third drive lane. This will lengthen the queuing length for parent drop off and open the parking up a little bit better. Mr. Ousley added that they are also proposing to add grass islands on the north end of the parking lot and also on the sides of the middle aisle to help define that drive a little bit better, provide a little more safety for the pickup and drop off, and to separate the parking and the drop off lane a bit more. Additionally, the rest of the pavement at the school will be milled, overlaid and resurfaced to provide a fresh new coat of pavement for the school. Mr. Ousley said it is fairly straightforward and simple and asked for questions from the Commission.

Commission Discussion: Questions were raised on traffic flow and separation of bus and parent drop-off routes. Mr. Ousley explained that buses use a different route and are operating effectively and that the main issues are with parent drop-off queuing and pedestrian interaction. The Commission asked for clarification of curb details and Mr. Ousley presented them via his drawings. Some parking spaces repurposed for daycare drop-off result in a net of approximately 1 added parking space, though more usable capacity due to reconfiguration. Regarding lighting & drainage, Mr. Ousley explained that some new lighting is expected near the expansion area but that was not fully included in the initial submittal. He also shared that Summit County Engineering reviewed the plan and did not require additional stormwater measures as an existing basin to the southeast handles runoff. He noted that the grass islands will be lawn grass and are expected to be curbed (vertical curbs) to prevent cut-through traffic.

The Commission members had no further comments or questions.

Motion to approve the application as presented, with the conditions that the applicant submit detailed lighting plan (including any new poles/fixtures) to zoning staff for review and approval, by Mr. Boltz; seconded by Mr. Weber. Roll Call: Mr. Ackermann, Mr. Boltz, Mr. Smock and Mr. Weber. Vote: 4 – 0 approved.

ARC-26-14 – Michael A. Ruth with FastSigns Akron, for Spark Physical Therapy, 87 Springside Drive, Sign Review, B-3.

Zoning Comments: Property is located on the east side of Springside Drive, roughly 650' north of the Medina Road and Springside Drive intersection. To the north is the Goddard School, to the east is Temple Israel, to the south is Barnes & Nobles and Shell, and to the west are hotels. The proposed sign complies with the Zoning Resolution.

Mr. Michael Ruth presented to the Commission a proposal to install a new wall sign for Spark Physical Therapy. It is comprised of a 24" x 19" logo and a 12" x 78" "Spark" sign. The overall sign is 17 sq. ft. and is internally illuminated. Mr. Ruth stated that the sign letters are illuminated channel letters, which are pretty common, individually mounted. They will also replace existing tenant panel in the multi-tenant monument with Spark's logo and copy (same location/design format as existing panel). He felt that it complies with everything that they are doing and noted that the space itself kind of confined them. They couldn't get too fancy or too big. Mr. Ruth stated that the new tenant is very excited to get the sign up and really eager to make an impact there. He said they were a pretty impressive young group of Physical Therapist.

Discussion ensued by the Commission, and the members asked about the monument sign and Mr. Ruth stated they will replace existing the tenant panel in the multi-tenant monument with Spark's logo and copy (same location/design format as existing panel). He also submitted a full handout showing the replacement. It was noted this is to be reviewed internally if acceptable to the Board. When asked about the door graphics, Mr. Ruth explained that he anticipates they will have the typical door sign, like the previous tenant, with the logo and hours on it.

The Commission had no other questions or concerns with the proposal.

Motion to approve the wall sign and the monument sign as presented, with the condition that the monument sign has final review by the Zoning staff, by Mr. Weber; seconded by Mr. Ackermann. Roll Call: Mr. Boltz, Mr. Smock, Mr. Weber and Mr. Ackermann. Vote: 4 – 0 approved.

ARC-26-15 – Corky Davis – Buckeye Neon & Electric Signs, for Bruton Chisnell Advisors, 481 N. Cleveland-Massillon Road, Sign Review, B-1.

Zoning Comments: Property is located on the east side of N. Cleveland Massillon Road, approximately 350' south of the N. Cleveland Massillon Road and Embassy Parkway intersection. S&T Bank is located to the north and I-77 is located to the east. The Crystal Arthritis Center is located to the south and offices on Embassy Parkway are located to the west. The proposed monument sign complies with the Zoning Resolution.

Mr. Corky Davis presented to the Commission a proposal to install a new monument sign for Bruton Chisnell Advisors. The monument sign is a 2' 4" x 8' 6" panel on a base. The overall area of the sign is 20 sq. ft. and the height of 4', the sign is externally illuminated. Mr. Davis stated that this monument sign will align with the adjacent neighbors' signs, with the setback of 10 feet off the right of way. He explained that there will be an aluminum skirt with the street address on it and landscaping of stone and brick going around the base. The sign is an aluminum extruded cabinet with flat faces with embossed copy and will be externally illuminated by ground mounted floodlights on each side aimed up at the faces.

Discussion ensued by the Commission and the members inquired on how bright the floodlights would be and Mr. Davis explained that they have not selected them yet. Mr. Ackermann stated that we look at 3000 K color temperature or lower. Mr. Davis noted that. Mr. Moore inquired of Mr. Funk if there were regulations on the timing of when this is allowed to be lit and Mr. Funk stated that currently there are no zoning requirement to shut off lighting by a specific time; but if the board would like to make a recommendation that would be appropriate. Mr. Davis anticipated dusk-to-dawn (photo sensor); not yet confirmed whether on a timer or photocell-only. He did not see a reason why the lights would be on 24-7.

The Commission member had no further comments or questions.

Motion to approve the signage as presented, with the note that flood lighting shall be 3000 K color temperature or lower, by Mr. Ackermann; seconded by Mr. Smock. Roll Call: Mr. Smock, Mr. Weber, Mr. Ackermann and Mr. Boltz. Vote: 4 – 0 approved.