



### Copley Township Architectural Review Board

Monday, January 5, 2026

6:00 PM

Attendees may participate in person, 1540 S. Cleveland Massillon Road. Participants may view the preservation online at <https://www.copley.oh.us/419/Board-Commission-Meeting-Videos>

#### Board of Trustees

Scott D. Dressler  
Bruce D. Koellner  
James M. Schulte

#### Administrator

Janice L. Marshall

#### Fiscal Officer

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#### Fire Department

Chris Bower, Chief  
330.666.6464

#### Police Department

Michael Mier, Chief  
330.666.6464

#### Service & Development

Greg Tracy, Director  
330.666.0365

330-666-0108

Shawna Gfroerer, MPA

Zoning & Zoning  
Inspector

Jeff Newman

Code Enforcement  
Officer

I. OPEN

II. INTRODUCTION OF MEMBERS

III. REVIEW MINUTES

- August 4, 2025
- December 1, 2025

IV. NEW BUSINESS

a. **Case #:** **ARB202601**

Applicant:

Jeremy Simmons

On Behalf of:

Graves Lumber Company

Landowners:

Graves Lumber Co/Buy Rite Co/33/30 Corp Ltd/Buy Rite Lumber

Property Address:

1315 S Cleveland Massillon Rd

Property Location:

Parcel 1508656

Zoning District:

Industrial

Proposal:

Major Site Plan-New Unenclosed Lumber Shed

b. **Case #:**

**ARB202602/VAR202604**

Applicant:

Jared T Kiehl

On Behalf of:

Kiehl Construction

Landowners:

1660 Collier Rd LLC

Property Address:

1660 Collier Rd

Property Location:

Parcel 1505169

Zoning District:

Industrial

Proposal:

Major Site Plan-Commercial Addition/Variance Required

c. **Case #:**

**ARB202603/VAR202601**

Applicant:

David Smith

On Behalf of:

Autobahn Service Center

Landowners:

Copley Holdings LLC

Property Address:

1330 S Cleveland Massillon Rd

Property Location:

Parcel 1508677

Zoning District:

Industrial

Proposal:

Major Site Plan-Addition/Variance Required



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330.666.0365

**Community &  
Economic Development**

330.666.0108

Director

Shawna Gfroerer, MPA  
Zoning & Zoning  
Inspector

Jeff Newman  
Code Enforcement  
Officer

d. **Case #:** **ARB202604/VAR202602**  
**Applicant:** MSA Montrose LP, c/o Hampton Properties, Inc  
**On Behalf of:** MSA Montrose  
**Landowners:** MSA Montrose LP  
**Property Address:** 4014 Medina Rd  
**Property Location:** Parcel 1507109  
**Zoning District:** Commercial General Retail  
**Proposal:** Major Site Plan-Redevelopment (former Regal Cinemas Building)/Variance Required

e. **Ongoing review of Site Plan Proposals as requested:**

- Pigeon Creek MUCD
- Swan Lake Phases V & VI
- Rothrock MUCD

V. **BUSINESS FROM THE DEPARTMENT OF COMMUNITY & ECONOMIC DEVELOPMENT**

- Professional Development-APA Zoning Practice
- Design Guidelines-Draft Document
- Tree Board Meeting: February 2, 2026 5:00 PM

VI. **BUSINESS FROM THE FLOOR**

VI. **NEXT MEETING: February 2, 2026**

VII. **ADJOURNMENT**