



Design Review Board

Regular Meeting
<http://www.roswellgov.com/>
~Minutes~

Chair Jeffrey Green
Vice Chair Mark Stovall
Board Member Ian Atkinson
Board Member Michael Guobaitis
Board Member Arie Kohn
Board Member Phiffer Reed

Tuesday, March 3, 2026

6:30 PM

City Hall - Council Chambers

**** Possible Quorum of Mayor and City Council ****

Welcome

I. Call to Order

The meeting was called to order at 6:34 PM by Chair Jeffrey Green.

Chair Jeffrey Green: Present, Vice Chair Mark Stovall: Present, Board Member Ian Atkinson: Present, Board Member Michael Guobaitis: Present, Board Member Arie Kohn: Present, Board Member Phiffer Reed: Absent, Planner II Kristen Thomasberger: Present, Planning and Zoning Director Jeannie Peyton: Present.

II. Initial

1. ZDRB-1125-000008 - 10471 Alpharetta Street - New construction

This item was heard as an initial only. The Design Review Board asked the applicant to submit the following to city staff for review prior to being placed on the agenda as a final:

1. Revised site plan showing the following:

1. Required streetscape as determined by the transportation department.
2. A landscape plan showing the recommended screening of the parking lot.
3. The distance the proposed building is set back from the front property line.
4. Existing parking spaces - show the striping and the number of spaces.
5. Show where the stormwater infiltration trench will be located.

2. Revised exterior elevations of all four sides of the building showing the following:

1. Remove the third service door from the side elevation.
2. Address the lack of transparency on the rear elevation and show how the building will meet the transparency requirement.
3. Include all building details on both the rendering and elevations.

3. *Revised color rendering of all four sides of the building showing the following:*
 1. *Resubmitted color rendering must exactly match the proposed elevations.*
 2. *The rendering must accurately match proposed material samples provided.*
 3. *Provide all building details on the exterior including gutters and down spouts, lighting, as well as service doors, entry doors, planters, landscaping etc.*
 4. *The resubmitted color rendering must be of all four sides of the building and accurately depict the proposed design.*
4. *The board would like the applicant to bring a physical material sample board to the next meeting.*

Additionally, the Design Review Board suggested to the applicant that a meeting with the DRB architect, Arie Kohn, and staff should take place prior to resubmitting the required items.

RESULT: NO VOTE TAKEN

III. Election of Chair and Vice Chair

2. Motion to: Elect Board Member Ian Atkinson as DRB Chair for 2026

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Michael Guobaitis, Board Member
SECONDER:	Mark Stovall, Vice Chair
IN FAVOR:	Green, Stovall, Atkinson, Guobaitis, Kohn
ABSENT:	Phiffer Reed

3. Motion to: Elect Board Member Arie Kohn as DRB Vice Chair for 2026

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Mark Stovall, Vice Chair
SECONDER:	Michael Guobaitis, Board Member
IN FAVOR:	Green, Stovall, Atkinson, Guobaitis, Kohn
ABSENT:	Phiffer Reed

IV. Approval of Minutes

4. January 6, 2026 DRB Minutes

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Michael Guobaitis, Board Member
SECONDER:	Mark Stovall, Vice Chair
IN FAVOR:	Green, Stovall, Atkinson, Guobaitis, Kohn
ABSENT:	Phiffer Reed

V. Adjournment

There being no further comments or discussion, the meeting was adjourned at 7:06 PM.