

1. ARC_Agenda_2020_11_04

Documents:

[11-4-2020 ARC MEETING, FINAL AGENDA.PDF](#)

2. ARC_Agenda_2020_11_04

Documents:

[11-4-2020 ARC MEETING, ACTION AGENDA DRAFT.PDF](#)

**ARCHITECTURAL REVIEW COMMITTEE
FINAL AGENDA Regular Meeting**

Wednesday, November 4th, 6:30 pm

Zoom Virtual Meeting

Webinar ID: 820 4574 2693

Password: 3068727

Please click the link below to join the webinar:

<https://greenwichct.zoom.us/j/82045742693?pwd=NFdaeXRuelJqOG9BTXE5ZXkwOVJKUT09>

Or iPhone one-tap :

US: +16465189805,,82045742693#,,1#,3068727# or
8884754499,,82045742693#,,1#,3068727# (Toll Free)

Or Telephone:

Dial(for higher quality, dial a number based on your current location):
US: +1 646 518 9805 or 888 475 4499 (Toll Free) or 833 548 0276 (Toll Free) or 833 548 0282 (Toll Free) or 877 853 5257 (Toll Free)

I. Exterior Alteration Applications:

1. **Miller Motorcars, 321 East Putnam Avenue, Applications PLPZ202000299 and PLPZ202000300** for Exterior Alteration and Sign / Awning review **for loading dock infill, rear addition, new front window, paint, landscaping, lighting, and new signage** on a property located at 321 East Putnam Avenue in the GB zone.

[View sign plans here.](#)

[View exterior plans here.](#)

2. **1549 East Putnam Avenue, Application PLPZ2020** for an Exterior Alteration review of the **landscaping and lighting of a new building partially located in Stamford** on a property partially located at 1549 East Putnam Avenue in Old Greenwich in the GB zone.

[View plans here.](#)

3. **Old Greenwich Car Wash, 1429 East Putnam Ave.** Application **PLPZ202000286**, for an Exterior Alteration review **to add a concrete island and install automatic gate system on an existing car wash access lane** on a property located at 1429 East Putnam Ave. in Old Greenwich in the GB zone.

[View plans here.](#)

II. Committee Business:

1. Annual Election
2. 2021 Meeting Schedule
3. Any other Business.

The Town complies with all applicable federal and state laws regarding non-discrimination, equal opportunity, affirmative action, and providing reasonable accommodations for persons with disabilities. If you require an accommodation to participate, please contact the Commissioner of Human Services at 203-622-3800 or alan.barry@greenwichct.org as soon as possible in advance of the event.

ARCHITECTURAL REVIEW COMMITTEE FINAL AGENDA Regular Meeting

Wednesday, November 4th, 6:30 pm – 9:12 pm
Zoom Virtual Meeting

Members Present: Richard Hein, Chairperson; John Conte, Vice-Chairperson; Peter Boldt; Heidi Brake-Smith; Louis Contadino; Leander Krueger; Graziano Meniconi; Paul Pugliese.

Staff Present: Marisa Anastasio, Senior Planner; Bianca Dygert, Planner II

I. Exterior Alteration Applications:

1. **Miller Motorcars, 321 East Putnam Avenue, Applications PLPZ202000299 and PLPZ202000300** for Exterior Alteration and Sign / Awning review **for loading dock infill, rear addition, new front window, paint, landscaping, lighting, and new signage** on a property located at 321 East Putnam Avenue in the GB zone.
[View sign plans here.](#)
[View exterior plans here.](#)

Decision Status: **Return to a Meeting**

Motion: Hein Second: Boldt Vote: unanimous (Hein; Conte; Boldt; Brake-Smith; Contadino; Krueger; Meniconi; Pugliese)

The applicant shall submit updated plans to reflect the following:

- a. **ARC unanimously objects to the painting of the brick as there is inherent value and an historic feel to the building, and if painted, will be detrimental to the neighborhood character;**
- b. **The slate roof accentuates the leaded windows and the timbering and those elements shall be preserved as they are the strongest and most central elements;**
- c. **Glazing on first floor must relate to the two gables and central panel – ARC recommends maintaining the historic archway door as single entry way and using a nana wall for the showroom as a possible solution for the first floor;**
- d. **Signage as proposed is not acceptable –timbering or brick elements shall not be covered/obscured by signage as currently proposed. The applicant can explore the option of moving signage to the lower fascia band;**
- e. **Add Greenspace along the front such as a grass strip, planting, and/or a walkway to the front door;**

2. **1549 East Putnam Avenue, Application PLPZ2020** for an Exterior Alteration review of the **landscaping and lighting of a new building partially located in Stamford** on a property partially located at 1549 East Putnam Avenue in Old Greenwich in the GB zone.

[View plans here.](#)

Decision Status: **Return to a Meeting**

Motion: Hein Second: Conte: unanimous (Hein; Conte; Boldt; Brake-Smith; Contadino, Krueger; Meniconi; Pugliese)

The applicant shall submit updated plans to reflect the following:

- a. **Applicant needs to confirm with town records where the curb cut is currently and where it has been historically – has there been an expansion or relocation?**
- b. **Provide a landscape buffer along West Putnam Avenue, preferably a 18-24" hedge along front of the property;**
- c. **ARC has concerns for the double curb cut –the applicant should consider one large curb cut with a parking space in front;**
- d. **Applicant shall address the aesthetics of the wall and chain link fence on the side property line;**
- e. **Planting plan was well thought out but there is an absence of shade trees or ornamental trees;**
- f. **Confirm compliance with the Building Zone Regulations Division 17 “Screening and Planting”, Sec. 6-180, type E planting for more than 10 parking spaces.**

3. **Old Greenwich Car Wash, 1429 East Putnam Ave.** Application **PLPZ202000286**, for an Exterior Alteration review **to add a concrete island and install automatic gate system on an existing car wash access lane** on a property located at 1429 East Putnam Ave. in Old Greenwich in the GB zone.

[View plans here.](#)

Decision Status: **Does Not Return**

Motion: Hein Second: Brake-Smith: unanimous (Hein; Conte; Boldt; Brake-Smith; Contadino, Krueger; Meniconi; Pugliese)

The applicant shall submit updated plans to reflect the following:

- a. **ARC sees this as a low impact application**

- b. Applicant suggested color of RFID readers can be more neutral instead of the yellow**
- c. ARC takes the opportunity to encourage additional landscaping along East Putnam Avenue, possibly convert to hedge or shade trees to contribute to character of the Post Road and represents a welcome to Greenwich from the east.**

II. Committee Business:

- 1. Annual Elections will be held next meeting.
- 2. 2021 Meeting Schedule – Change start time to 7pm.
- 3. Any other Business.

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