1. Final Agenda
   Documents:
   5-6-2020 ARC REGULAR MEETING, FINAL AGENDA.PDF

2. ARC_Agenda_2020_05_06
   Documents:
   5-6-20 ARC REGULAR MEETING, FINAL AGENDA REV.PDF

3. ARC_Agenda_2020_05_06
   Documents:
   5-6-20 ARC REGULAR ACTION AGENDA DRAFT.PDF

4. ARC_Agenda_2020_05_06
   Documents:
   5-6-20 ARC REGULAR ACTION AGENDA FINAL.PDF
ARCHITECTURAL REVIEW COMMITTEE
Regular Meeting
FINAL AGENDA

Wednesday, May 6, 2020, 7:00pm

VIRTUAL MEETING to be held via Zoom

Please click the link below to view, listen, and/or participate in this meeting:
https://greenwichct.zoom.us/j/94858869969?pwd=L2ZqUGQvaUZ0NEFlUEEpYK2d0dWNIUT09
Password: 0819355

Or you may listen, and/or participate in this meeting by calling the following: By Telephone: +1 646 518 9805; Webinar ID: 948 5886 9969; Password: 0819355

I. Committee Business:

2. Any other Business.

II. Exterior Alteration Applications:

1. Greenwich Water Club, 50 River Road: Application: PLPZ201900510 for an Exterior Alteration review for proposed landscaping and lighting at the Squash House on a property located at 50 RIVER ROAD COS COB in the R-7-HO Zone.

2. Innis Arden, 120 Tomac Avenue; Application PLPZ202000084 for an Exterior Alteration for a new clubhouse on the East side of Tomac Avenue with revised landscaping and lighting on a property located at 120 Tomac Avenue in the R-12 zone.

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
Regular Meeting
FINAL AGENDA revised

Wednesday, May 6, 2020, 7:00pm

VIRTUAL MEETING to be held via Zoom

Please click the link below to view, listen, and/or participate in this meeting:
https://greenwichct.zoom.us/j/94858869969?pwd=L2ZqUGQvaUZ0NEFlUEpYK2d0dWNIUT09

Password: 0819355

Or you may listen, and/or participate in this meeting by calling the following: By Telephone:
+1 646 518 9805; Webinar ID: 948 5886 9969; Password: 0819355

I. Committee Business:

   2. Any other Business.

II. Exterior Alteration Applications:

   1. Greenwich Water Club, 50 River Road; Application: PLPZ201900510 for an Exterior Alteration review for proposed landscaping and lighting at the Squash House on a property located at 50 RIVER ROAD COS COB in the R-7-HO Zone.

   2. Innis Arden, 120 Tomac Avenue; Application PLPZ202000084 for an Exterior Alteration for a new clubhouse on the East side of Tomac Avenue with revised landscaping and lighting and construction of a new warming hut and paddle tennis platforms on the West side of Tomac Ave, on a property located at 120 Tomac Avenue in the R-12 zone.

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
Regular Meeting
FINAL AGENDA

Wednesday, May 6, 2020, 7:00pm – 9:50pm

Zoom Virtual Meeting

Members Present: Richard Hein, Chairperson (left at 9:20pm); Mark Strazza, Vice-Chairperson; Rhonda Cohen, Peter Boldt, Heidi Brake-Smith; John Conte; Leander Krueger; Graziano Meniconi, Paul Pugliese.

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

I. Committee Business:

1. Review of Minutes of 4-15-2020 meeting. Motion - Hein 2nd – Strazza
   Unanimous Approved with corrections:
   i. Crush Table Tennis – item bi. Add “or squares” as a pattern option.
   ii. 1075 East Putnam Ave – change “master plan” to “color study in relation to buildings adjacent to the subject building proposed to be painted.”

2. Other Business.
II. Exterior Alteration Applications:

1. **Greenwich Water Club, 50 River Road:** Application: PLPZ201900510 for an Exterior Alteration review for proposed landscaping and lighting at the Squash House on a property located at 50 RIVER ROAD COS COB in the R-7-HO Zone.

   Decision Status: Submit revisions electronically (email: manastasio@greenwichct.org).
   Motion: Conte Second: Hein
   Vote: 8-0-1 (Hein, Strazza, Boldt, Brake-Smith, Cohen, Conte, Krueger, Meniconi / recused: Pugliese.)

   The applicant shall submit revised plans to reflect the following:
   i. Reallocate previously approved trees along the driveway to a location in front to break up the mass of the new wing;
   ii. Add 3 new 10-12’ river birch to the front and 7 new 5-gal endless summer hydrangea next to the row of arbor vitae (or L.A. can propose other species);
   iii. Add 3 more hydrangea in rear next to handicapped ramp (or L.A. can propose other species);

2. **Innis Arden, 120 Tomac Avenue:** Application PLPZ202000084 for an Exterior Alteration for a new clubhouse on the East side of Tomac Avenue with revised landscaping and lighting and construction of a new warming hut and paddle tennis platforms on the West side of Tomac Ave. on a property located at 120 Tomac Avenue in the R-12 zone.

   Decision Status: Return to a meeting.
   Motion: Strazza Second: Brake-Smith
   Vote: 8-0 (Strazza, Boldt, Brake-Smith, Cohen, Conte, Krueger, Meniconi, Pugliese.)

   Applicant to submit revised plans to address the following:
   i. Provide elevations of clubhouse building and elevation drawings that tie warming hut and existing buildings to the campus;
   ii. Submit drawings “zoomed in” around the pool, paddle house, existing clubhouse and proposed clubhouse;
   iii. Review vehicle and pedestrian flow, including the location of the pedestrian walkway and crosswalk and parking areas, and provide a grand entrance;
   iv. Show the alignment of the proposed clubhouse building to the existing pool facility building;
   v. Submit contextual photos and drawings of campus and prioritize which elements will be used;
vi. Place the Innis Arden gate in a more prominent location;
vii. Revisit line of arborvitae on the east side and update to a more naturalistic buffer;
viii. Confirm the height of the Paddle Tennis court lights;
ix. Submit photometric plan;
x. Submit material samples and glass color for windows;
xi. Need screening material on the east side. Applicant needs to study the lower level along the east side of the building;

xii. Show full extent of new landscaping for entire scope of project;
xiii. Submit a perspective drawing of main building;
xiv. Submit roof material with color sample;

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.
Members Present: Richard Hein, Chairperson (left at 9:20pm); Mark Strazza, Vice-Chairperson; Rhonda Cohen, Peter Boldt, Heidi Brake-Smith; John Conte; Leander Krueger; Graziano Meniconi, Paul Pugliese.

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

I. Committee Business:

1. Review of Minutes of 4-15-2020 meeting. Motion - Hein 2nd – Strazza Unanimous Approved with corrections:
   i. Crush Table Tennis – item bi. Add “or squares” as a pattern option.
   ii. 1075 East Putnam Ave – change “master plan” to “color study in relation to buildings adjacent to the subject building proposed to be painted.”

2. Other Business.
II. Exterior Alteration Applications:

1. Greenwich Water Club, 50 River Road; Application: PLPZ201900510 for an Exterior Alteration review for proposed landscaping and lighting at the Squash House on a property located at 50 RIVER ROAD COS COB in the R-7-HO Zone.

   Decision Status: Submit revisions electronically (email: manastasio@greenwichct.org).
   Motion: Conte Second: Hein
   Vote: 8-0-1 (Hein, Strazza, Boldt, Brake-Smith, Cohen, Conte, Krueger, Meniconi / recused: Pugliese.)

   The applicant shall submit revised plans to reflect the following:
   i. Reallocate previously approved trees along the driveway to a location in front to break up the mass of the new wing;
   ii. Add 3 new 10-12’ river birch to the front and 7 new 5-gal endless summer hydrangea next to the row of arbor vitae (or L.A. can propose other species);
   iii. Add 3 more hydrangea in rear next to handicapped ramp (or L.A. can propose other species);

2. Innis Arden, 120 Tomac Avenue; Application PLPZ202000084 for an Exterior Alteration for a new clubhouse on the East side of Tomac Avenue with revised landscaping and lighting and construction of a new warming hut and paddle tennis platforms on the West side of Tomac Ave. on a property located at 120 Tomac Avenue in the R-12 zone.

   Decision Status: Return to a meeting.
   Motion: Strazza Second: Brake-Smith
   Vote: 8-0 (Strazza, Boldt, Brake-Smith, Cohen, Conte, Krueger, Meniconi, Pugliese.)

   Applicant to submit revised plans to address the following:
   i. Provide elevations of clubhouse building and elevation drawings that tie warming hut and existing buildings to the campus;
   ii. Submit drawings “zoomed in” around the pool, paddle house, existing clubhouse and proposed clubhouse; full landscaping, and show alignment of proposed clubhouse building to the existing pool facility;
   iii. Review vehicle and pedestrian flow, including the location of the pedestrian walkway and crosswalk and parking areas, and provide a grand entrance;
   iv. Show the alignment of the proposed clubhouse building to the existing pool facility building;
v. Submit contextual photos and drawings of campus and prioritize which elements will be used;
vi. Place the Innis Arden gate in a more prominent location;
 vii. Revisit line of arborvitae on the east side and update to a more naturalistic buffer;
viii. Confirm the height of the Paddle Tennis court lights;
 ix. Submit photometric plan;
x. Submit material samples and glass color for windows;
 xi. Need screening material on the east side. Applicant needs to study the lower level along the east side of the building;
 xii. 
 xiii. Submit a perspective drawing of main building;
 xiv. Submit roof material with color sample;

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.