ARCHITECTURAL REVIEW COMMITTEE
ACTION AGENDA Regular Meeting

Wednesday, March 17, 2021, 7:00 pm – 7:57 pm
Zoom Virtual Meeting

Members Present: Richard Hein, Chairperson; John Conte, Vice-Chairperson (arrived 7:15 pm); Graziano Meniconi, Secretary; Peter Boldt; Heidi Brake-Smith; Leander Krueger; Katherine LoBalbo; Paul Pugliese

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

I. Sign/Awning application reviewed by Sign Subcommittee members only:
   1. Zadig & Voltaire, 271 Greenwich Ave., Application PLPZ202100069 for Sign/Awning review for façade and window signage on a property located at 271 Greenwich Avenue in the CGBR zone.

   Decision Status: Approved as submitted
   Motion: Hein Second: Cohen Vote: unanimous 4-0 (Hein; Brake-Smith; Cohen; Pugliese;)

   Notes:
   1. Applicant confirmed that the façade sign does not have a drop shadow, letters are 1” channel acrylic letters.
   2. Window signage is 4” x ¼” vinyl letters.
   3. Façade will be painted entirely black, Sherwin Williams 6258 black.
   4. Existing bronze plaque showing address will remain in place.

II. Exterior Alteration reviews:
   1. Collins 53 Forest LLC, 53 Forest Avenue; Application PLPZ202000365 Exterior Alteration review for new driveway, parking area, resurfacing of existing stairs plus associated landscaping and lighting at a property located at 53 Forest Avenue in the GB-IND-RE zone. Last reviewed at the 1-20-21 meeting at which members Hein, Conte, Meniconi, Krueger; Pugliese, Boldt were present.

   Decision Status: Return to a Meeting
   Motion: Hein Second: Meniconi Vote: unanimous 8-0 (Hein; Conte; Meniconi; Boldt; Brake-Smith; Krueger; LoBalbo; Pugliese;)
The applicant shall submit revised plans that reflect the following:

1. The applicant to study alternatives to the straight stair - ARC finds that the straight stair is in conflict with building.
2. Straight stair should instead be split at the bottom, or shifted asymmetrically to the left with a greenscape element added, or other alternatives.
3. ARC is satisfied with the proposed color scheme and materials.
4. ARC is comfortable with lighting but recommends lowering the pole lights to less than 14”.
5. ARC recognizes that the asymmetry of parking lot due to DPW is not logical, but recommends exploiting the asymmetry and adding low level planting to soften visual impact from street.
6. ARC finds the materials of paving and building façade, and lighting satisfactory.
7. The new stone pillars need to be more articulated and more sympathetic to building material – consider adding metal or more details.
8. Applicant will submit sign application once details are finalized.

III. Committee Business:
1. Any Business. None.

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.