



Town of Greenwich
 Planning & Zoning Department /
 Town Hall - 101 Field Point Road, Greenwich, CT 06830-2540
 Phone: (203)622-7894 - Fax: (203)622-3795

APPLICATION FOR SIGN / AWNING REVIEW

Name of Project: The Country Table

Address of Project: 1 Glenville Street

Tax ID: 111/049 Building Zone: LBR 2

Proposed Use of Floor Space: _____

Previous Occupant: _____ Previous Use: _____

Other tenants/uses in the building: Restaurant

Changes to the floor area (GSF): Existing: N/A Proposed: _____

Site plan been submitted to Planning and Zoning for this site/project? NO YES: unknown

Has this project been reviewed by ARC prior to this submission? NO YES: _____

| | | | |
|--|---|--|---|
| Building Frontage | <u>31 ft.</u> | Number of Proposed Signs | <u>2 wall signs - 1 freestanding sign</u> |
| Size of sign(s) | <u>Wall Signs: 18.3 sq. ft. & 15.02 sq. ft. freestanding: 15.9 sq. ft.</u> | Size of awning(s) | <u>N/A</u> |
| Is sign illuminated? | <input type="checkbox"/> NO <input checked="" type="checkbox"/> YES: (method of illumination) | <u>Wall Signs - Internally illuminated freestanding sign - indirect illumination</u> | |
| Is the sign free standing? | <input type="checkbox"/> NO <input checked="" type="checkbox"/> YES: (dimensions of post) | _____ | |
| Total Area of all signs: | | <u>49.22 sq. ft.</u> | |
| Zoning Enforcement preliminary review (initials): <u>J</u> 9/20/21 | | | |

Will there be any site work? NO YES: (describe) _____

Will there be any changes to exterior of the building? NO YES: (describe) New Signage

Name of Property Owner: Riversglen LLC

Signature of Property Owner: [Signature]

Name of Applicant: ARTfx Signs

Email: *This email address will be used to contact you.* lynda@artfxsigns.com

Daytime Phone: 860-242-0031

Applicant Signature: [Signature]

Sign/Awning Company: ARTfx Signs

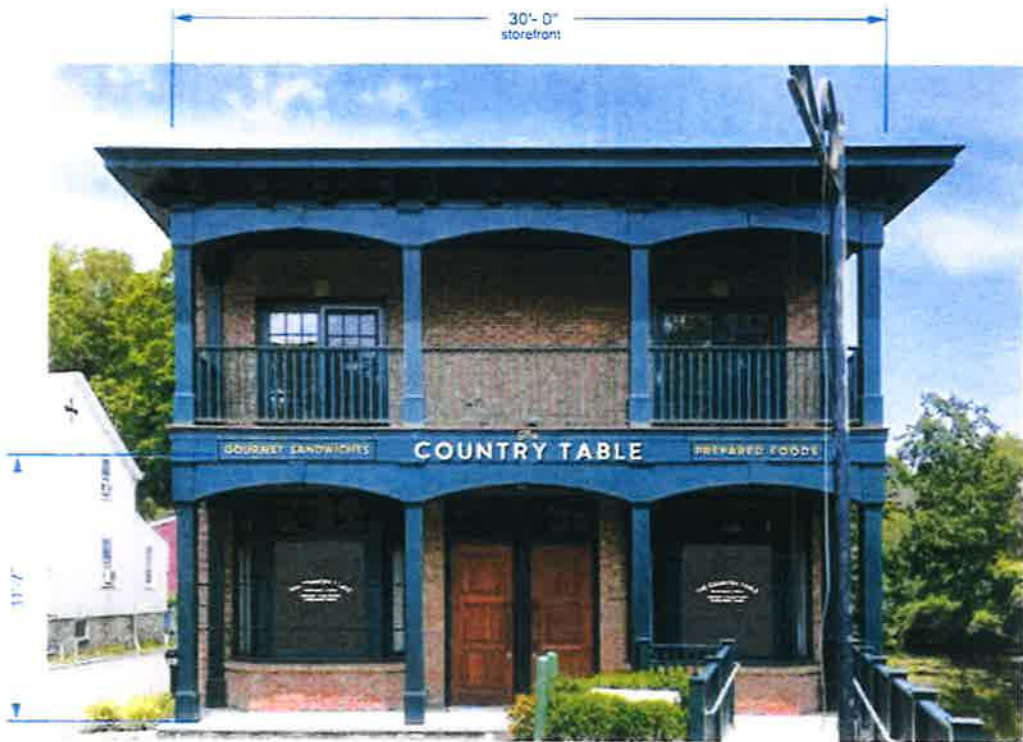
Sign/Awning Company's Phone Number: 860-242-0031

Email address of the sign Company: lynda@artfxsigns.com

Check # _____ Check Amount: _____ PLPZ _____

artfx

1 Glenville Street - The Country Table | Greenwich, CT
September 17, 2021



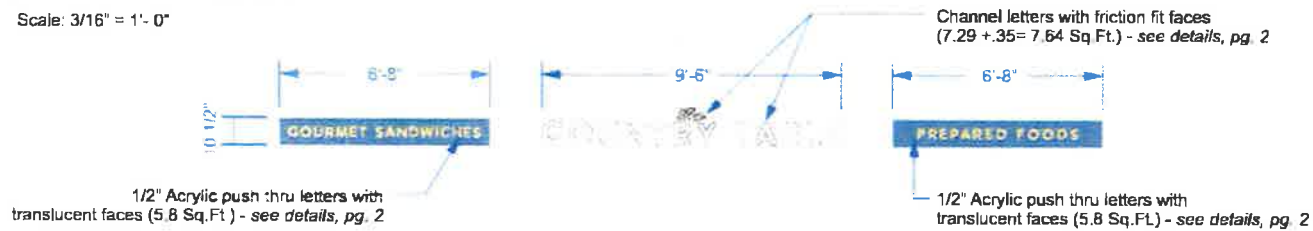
Storefront Elevation 18.3 Sq.Ft.

Scale: 3/16" = 1'-0"



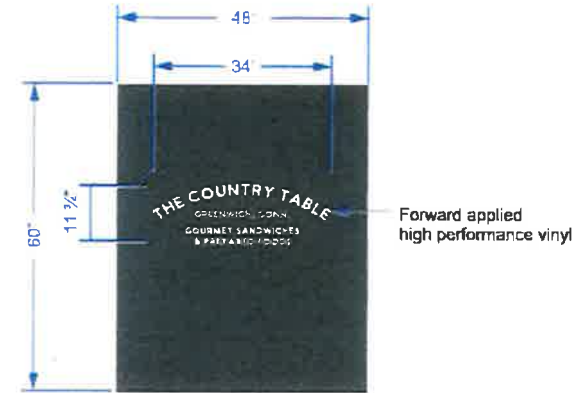
Night View - Option 2

NTS



Layout Details

Scale: 1/4" = 1'-0"



Window Vinyl - (2)req.

Scale: 1/2" = 1'-0"



27 Britton Drive, Bloomfield, CT 06002 | 860.242.0031 | 800.456.4278 |42.2898 | artfxsigns.com
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Project Name:

1 Glenville Street - The Country Table

Job#:

58381

Scale:

As Noted

Date:

9/17/21

Artist:

PNH

Sales Person:

CB

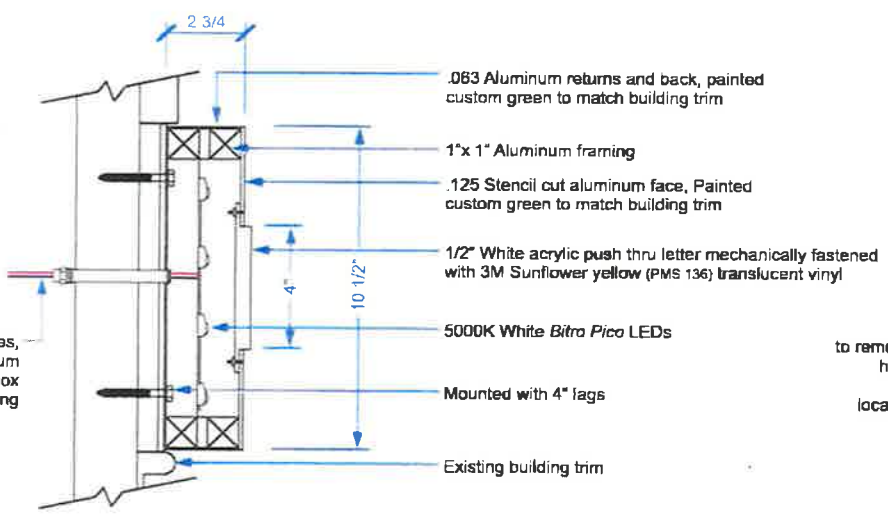
Page:

1



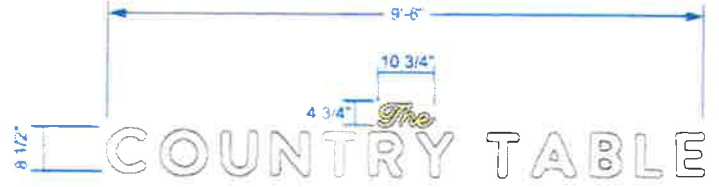
Cabinet Layouts
Scale: 1/2" = 1'-0"

Fabricated aluminum cabinet painted custom green to match building trim
1/2" White acrylic push thru letter with translucent yellow vinyl on face

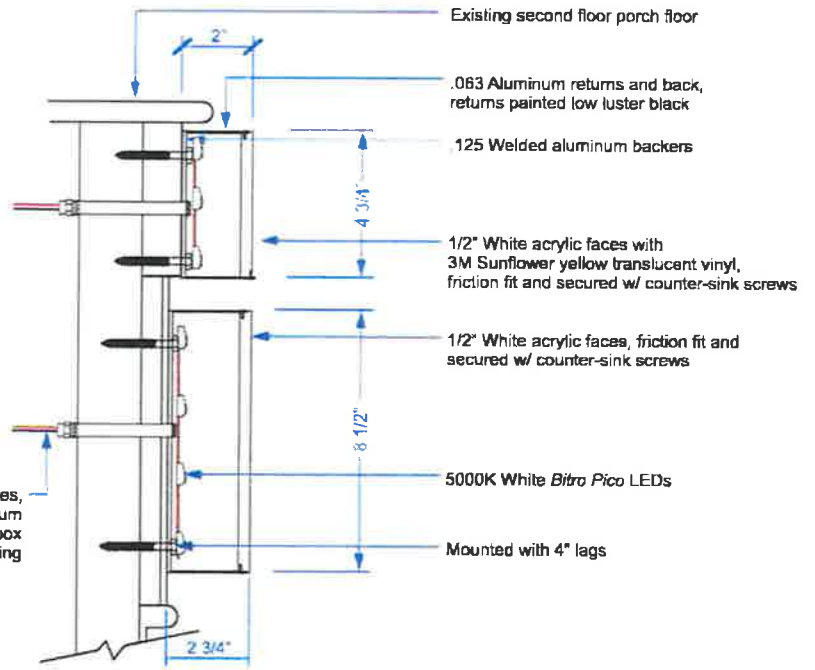


remote power supplies, housed in aluminum containment box located in porch ceiling

Typical Cabinet Section
Scale: 1/4" = 1"

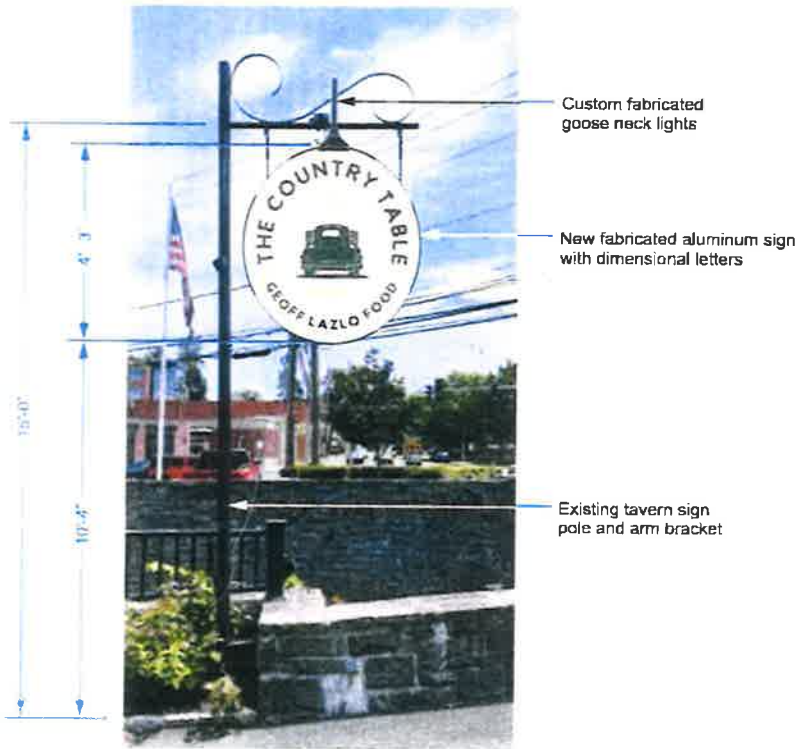


Channel Letter Layout
Scale: 1/2" = 1'-0"



to remote power supplies, housed in aluminum containment box located in porch ceiling

Channel Letter Section Detail
Scale: 1/4" = 1"



Double Face Hanging Sign

15.9 Sq.Ft.

Scale: 3/8" = 1'- 0"

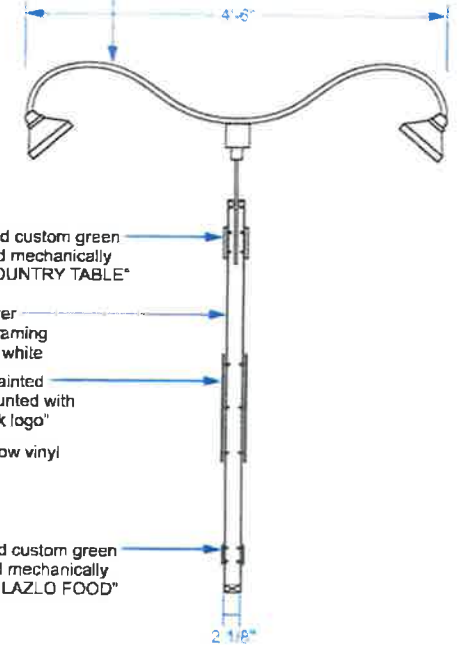


Hanging Sign Layout

Scale: 3/4" = 1'- 0"

Custom gooseneck lighting with 60 watt/ 2800K LED's, finished in low luster black

Primary electrical feed and final hook-up by others



Hanging Sign Section

Scale: 3/4" = 1'- 0"



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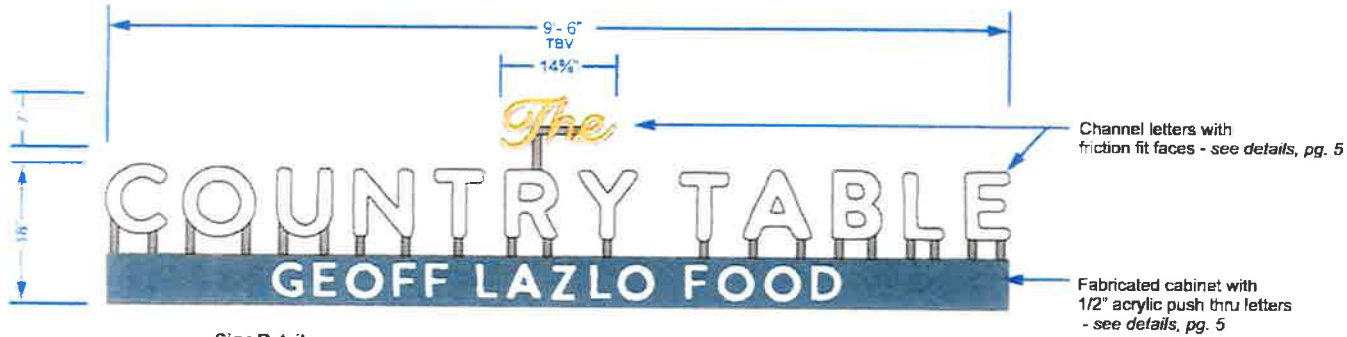
CB

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Side Elevation 15.02 Sq.Ft.
Scale: 1/8" = 1'- 0"



Sign Details
Scale: 3/4" = 1'- 0"



Night View
NTS



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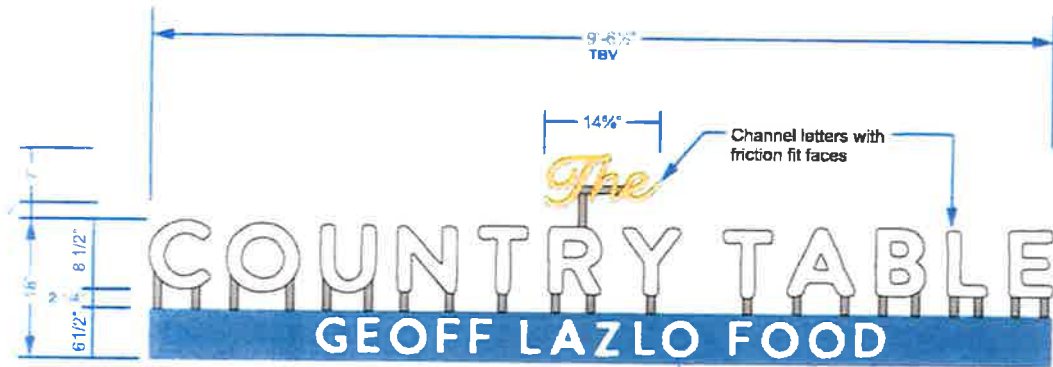
PNH

Sales Person:

CB

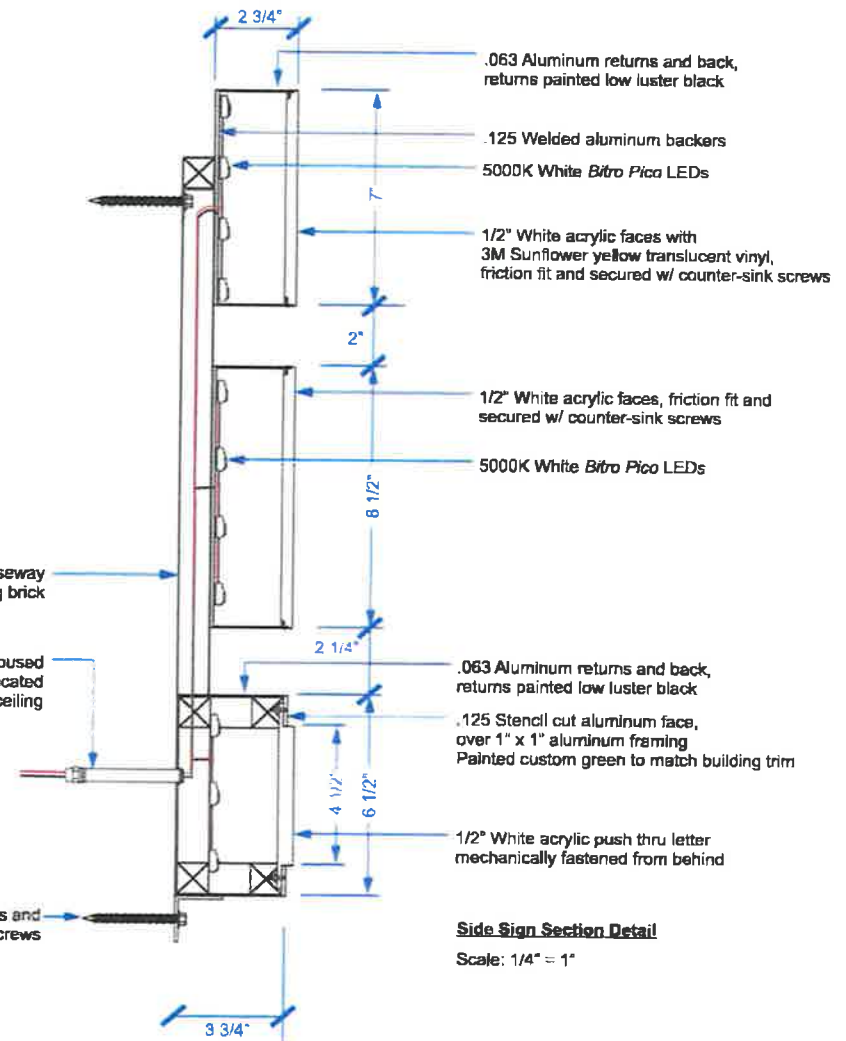
Page:

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Side Sign Layout
Scale: 3/4" = 1'-0"

Fabricated cabinet with
1/2" acrylic push thru letters



Side Sign Section Detail
Scale: 1/4" = 1"

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Sales Person:

CB

Page:

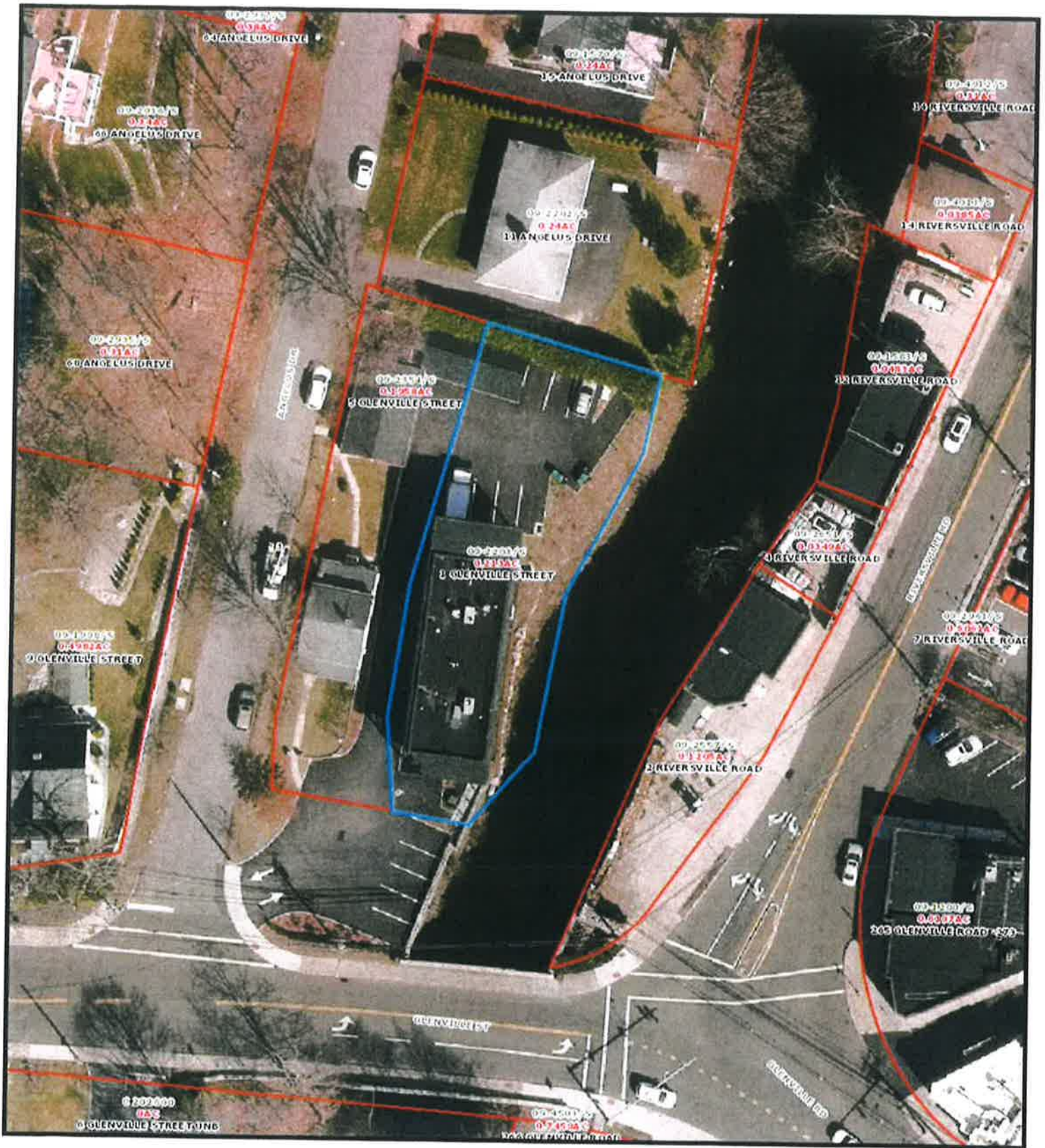
5

ADA SIGNS ▪ AERIAL SERVICES ▪ ART & CONSULTING ▪ **AWNINGS** ▪ BANNERS ▪ BLADE SIGNS ▪ CAD-CAM ▪ CANOPIES ▪ CAST PLAQUES
CHANNEL LETTERS ▪ CORPORATE ART ▪ **CRANE SERVICE** ▪ CRATING ▪ CUSTOM LIGHTING ▪ CUT METAL LETTERS ▪ CUT PLASTIC LETTERS
DECORATIVE GLASS ▪ DECORATIVE IRONWORK ▪ DISPLAY PRODUCTS ▪ DONOR WALLS ▪ EDGE LIGHTING ▪ **ELECTRONIC MESSAGE CENTERS**
ETCHED PLAQUES ▪ EXHIBITION GRAPHICS ▪ **FAUX FINISHES** ▪ FEATURE WALLS ▪ FLAGS ▪ FOUNDATIONS ▪ GLASS SIGNS ▪ GOOSE NECK
LIGHTS ▪ **HIGH RISE WORK** ▪ LARGE FORMAT PRINTING ▪ LED ARCHITECTURAL LIGHTING ▪ LED RETROFITS ▪ LIGHTING SYSTEMS ▪ LOGOS
MARQUEES ▪ MASONRY WORK ▪ MENUS ▪ MONUMENT SIGNS ▪ MURALS ▪ MUSEUM DISPLAYS ▪ NATIONAL SIGN PROGRAMS ▪ **NEON** ▪ PAINTING
PARKING LOT LIGHTS ▪ PENNANTS ▪ PERMITS ▪ PRIVACY BANDS ▪ PUSH THROUGH LETTERS ▪ **PYLON SIGNS** ▪ RENDERINGS ▪ RESTORATION
ROPE LIGHTING ▪ **SAND BLASTING** ▪ SCULPTURE ▪ SCREEN PRINTING ▪ SHIPPING ▪ SIGN CABINETS ▪ SIGN SERVICES ▪ SIGNAGE SYSTEMS
SPRAY PAINTING ▪ STORE FRONT RENOVATION ▪ STOREFRONT DESIGN ▪ STRUCTURAL ENGINEERING ▪ SURVEYS ▪ **TAVERN SIGNS** ▪ TIMELINES
VEHICLE GRAPHICS ▪ VIDEO MENUS ▪ VINYL LETTERS ▪ WASH LIGHTING ▪ **WAY-FINDING SYSTEMS** ▪ WINDOW GRAPHICS ▪ WOODWORK



SIGNS & AWNINGS | ARCHITECTURAL FABRICATION | ART & DESIGN

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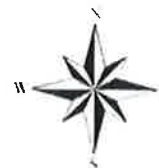
9/17/2021 3:30:06 PM

Scale: 1"=50'

Scale is approximate

This map was produced from the Town of Greenwich Geographic Information System. The Town expressly disclaims any liability that may result from the use of this map. Aerial: 4/2016. Topo: 4/2016 Property Data: 10/1/19.

Map Printed Date: 9/17/2021 3:30:06 Copyright © 2000 by the Town of Greenwich.



ADMINISTRATIVE INFORMATION

ARCEL NUMBER
09-2203/S
arent Parcel Number

roperty Address
GLENVILLE STREET 0001

ighborhood
2600 GLENVILLE

roperty Class
235 Mixed - Use

TAXING DISTRICT INFORMATION

Jurisdiction 57 Greenwich, CT

Area 001

Corporation 057

District 09

Section & Plat 064

Routing Number 3080N0002

Site Description

Topography:

Public Utilities:
Sewer, Electric

Street or Road:

Neighborhood:

Zoning: LBR-2 Local Business 1 Primary Commercial

Legal Acres: 0.2130

OWNERSHIP

RIVERSGLEN LLC
1187 YONKERS AVENUE
YONKERS, NY 10704

LOT NO 1 GLENVILLE ST N 2

Tax ID 111/049

TRANSFER OF OWNERSHIP

| Date | | |
|------------|--|----------|
| 03/20/2013 | RIVERSGLEN LLC F WALTERS ET AL Bk/Pg: 6532, 205 | \$733334 |
| 03/20/2013 | ONE GLENVILLE LLC ET AL Bk/Pg: 6532, 201 | \$366666 |
| 03/19/2013 | ONE GLENVILLE LLC Bk/Pg: 6531, 114 | \$0 |
| 08/27/2002 | SMURLO EST FRANK E ET AL Bk/Pg: 3941, 150 | \$0 |
| 01/22/1993 | SMURLO FRANK E SR EST, MARY, JENNIE ET Bk/Pg: 2343, 192 | \$0 |

COMMERCIAL

VALUATION RECORD

| Assessment Year | 10/01/2015 | 10/01/2015 | 10/01/2016 | 10/01/2017 | 10/01/2018 | 10/01/2019 | 10/01/2020 |
|-------------------|-------------|------------|------------|------------|------------|------------|------------|
| Reason for Change | 2015 Prelim | 2015 Final | 2016 List | 2017 List | 2018 List | 2019 List | 2020 List |
| VALUATION L | 628000 | 628000 | 628000 | 628000 | 628000 | 628000 | 628000 |
| Market B | 1206000 | 1206000 | 1299200 | 1299200 | 1323700 | 1323700 | 1323700 |
| T | 1834000 | 1834000 | 1927200 | 1927200 | 1951700 | 1951700 | 1951700 |
| VALUATION L | 439600 | 439600 | 439600 | 439600 | 439600 | 439600 | 439600 |
| 70% Assessed B | 844200 | 844200 | 909440 | 909440 | 926590 | 926590 | 926590 |
| T | 1283800 | 1283800 | 1349040 | 1349040 | 1366190 | 1366190 | 1366190 |

LAND DATA AND CALCULATIONS

| Rating | Measured | Table | Prod. Factor | Base | Adjusted | Extended | Influence | Value |
|-----------|-----------|-----------|--------------|---------|----------|----------|-----------|--------|
| Soil ID | Acreage | | -or- | Rate | Rate | Value | Factor | |
| -or- | -or- | Effective | Depth Factor | | | | | |
| Actual | Effective | Depth | -or- | | | | | |
| Frontage | Frontage | Depth | Square Feet | | | | | |
| Land Type | | | | 9278.00 | 67.69 | 67.69 | 628000 | 628000 |

: 1-1-1, 2-1-2
S: 15-1097 nvc \$3,000 sign
P: 8662
: Watson Catering
D: Area chg frm 8742.49 to 9278 sf per V6531 P115.
6 spcs
E: 3/19/13 trnsfr (V6531P114) separated members of llc frm llc for
s of 1031xchg on 2/3 of prop. 3/20/13 trnsfrs reprsnt 1/3
2/3 int trnsfrs respectively for total sale price of
100,000. Sale sbjct to seller obtaining final site plan
vl for rvtn/chgs. Sale verified AL.
: 5/29/13 vol 6574 pg 105

Permit Number FilingDate Est. Cost Field Visit
Type Est. SqFt

Supplemental Cards

TRUE TAX VALUE 628000

Supplemental Cards
TOTAL LAND VALUE

628000

PHYSICAL CHARACTERISTICS

ROOFING

WALLS

| | | | | |
|-------|---|---|---|---|
| Frame | B | 1 | 2 | U |
| Brick | | | | |
| Metal | | | | |
| Guard | | | | |

FRAMING

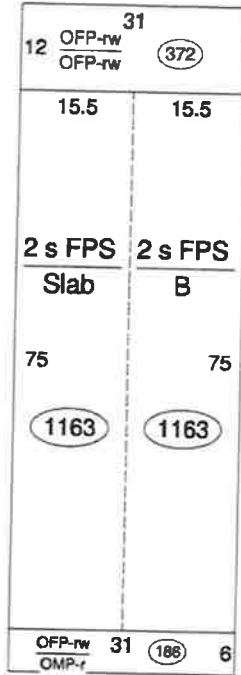
| | | | | | |
|--------|------|------|---|------|---|
| F Res | B | 0 | 1 | 2 | U |
| R Conc | 1163 | 0 | 0 | 2326 | 0 |
| F Prf | 0 | 2326 | 0 | 0 | 0 |

HEATING AND AIR CONDITIONING

| | | | | | | |
|------|---|------|---|------|---|---|
| Heat | B | 1163 | 1 | 2326 | 2 | U |
| | | | | | | 0 |

IMPROVEMENT DATA

01



| Item Description | Units | Cost | Total |
|-----------------------------------|-------|--------|----------------|
| M & S Cost Database Date: 01/2015 | | | |
| Base Cost | | | |
| Exterior Walls | 4652 | 100.87 | 469224 |
| Heating & Cooling | 4652 | 32.33 | 150422 |
| Basic Structure Cost | 4652 | 21.92 | 101995 |
| Unfinished Basement | 4652 | 155.12 | 721641 |
| Heating & Cooling | 1163 | 80.08 | 93133 |
| Building Cost New | 1163 | 2.05 | 2384 |
| Physical | 4652 | 175.66 | 817158 |
| Depreciated Cost | 0 | 0.00 | 8171 |
| Rounded Total | 4652 | 173.90 | 808987 |
| | 0 | 0.00 | 809000 |
| OFF-RW | 372 | 37.55 | 13970 |
| OFF-RW/ | 372 | 37.55 | 13970 |
| OMP-R | 186 | 41.18 | 7660 |
| OFF-RW/ | 186 | 46.13 | 8580 |
| Total Exterior Features Value | | | |
| Depreciated Ext Features | | | 43740 |
| Total Before Adjustments | | | 852740 |
| Neighborhood Adjustment | | | 426360 |
| TOTAL VALUE | | | 1279100 |

SPECIAL FEATURES

Description Value

01 : Remod 2013

SUMMARY OF IMPROVEMENTS

| ID | Description | Use | Stry Hgt | Const Type | Grade | Year Const | Eff Year | Cond | Base Rate | Feat-ures | Adj Rate | Size or Area | Computed Value | Phys Depr | Obsol Depr | Market Adj | % Comp | Value | |
|----|-------------|-----|----------|------------|-------|------------|----------|------|-----------|-----------|----------|--------------|----------------|-----------|------------|------------|--------|-------|---------|
| C | MIXEDR | | 0.00 | | | Avg | 2013 | 2013 | GD | 0.00 | N | 0.00 | 2326 | 0 | 0 | 0 | 150 | 100 | 1279100 |
| 01 | DETGAR | | 8.00 | 1 | | Good | 1933 | 2010 | GD | 61.24 | N | 137.78 | 18x 20 | 49600 | 0 | 0 | 100 | 90 | 44600 |

(LCM: 150.)

Data Collector/Data

Appraiser/Data

Neighborhood

Supplemental Cards

MWO 05/01/2000

TOG 10/01/2015

Neigh 2600 AV

TOTAL IMPROVEMENT VALUE

1323700