

ARCHITECTURAL REVIEW COMMITTEE

Wednesday, June 3, 2009
FINAL AGENDA- revised

CONE ROOM

at
7:30 PM
Greenwich Town Hall,
SECOND Floor
101 Field Point Road, Greenwich, CT 06830

DISCUSSION ITEMS

- a) Approval of May 6, 2009 Meeting Minutes

DECISION STATUS:

APPROVED AS SUBMITTED APPROVED AS NOTED RETURN DENIED

APPLICATIONS

1. 177 West Putnam Avenue
SA 09-050

Coldwell Banker Realty

Type: Sign

Proposed Use: Real Estate

Previous Use: Real Estate

Zone: CGB

Description: Awning

Authorized Agent/ Architect/ Sign Co:

Status: NEW

DECISION STATUS:

APPROVED AS SUBMITTED APPROVED AS NOTED RETURN DENIED

2. 285 Sound Beach Avenue, Old Greenwich
SA 09-049

Old Greenwich School

Type: Sign

Proposed Use: Educational

Previous Use: Educational

Zone: R-20

Description: façade sign on rear of building

Authorized Agent/ Architect/ Sign Co: L. Eisenman

Status: RETURN

DECISION STATUS:

APPROVED AS SUBMITTED APPROVED AS NOTED RETURN DENIED

3. 107 Greenwich Avenue
SA 09-052

Diamond Nail Salon

Type: Sign

Proposed Use: Salon

Previous Use: Salon

Zone: CGBR

Description: Awning and Sign

Authorized Agent/ Architect/ Sign Co: Frank Napolitano

Status: NEW

Note: *Use was approved by Zoning Enforcement Officer.*

DECISION STATUS:

APPROVED AS SUBMITTED

APPROVED AS NOTED

RETURN

DENIED

4. 103 Greenwich Avenue
SA 09-052

CozyNail Salon

Type: Sign

Proposed Use: Salon

Previous Use: Salon

Zone: CGBR

Description: Awning and Sign

Authorized Agent/ Architect/ Sign Co:

Status: NEW

Note: *Use was approved by Zoning Enforcement Officer. May be subject to further approvals such as a variance.*

DECISION STATUS:

APPROVED AS SUBMITTED

APPROVED AS NOTED

RETURN

DENIED

5. 103 Greenwich Avenue

Christopher Fischer, LTD

SA 08-377

Type: Sign

Proposed Use: Retail

Previous Use: Retail

Zone: CGBR

Description: Awning

Authorized Agent/ Architect/ Sign Co: Creative Image Design, Inc.

Status: RETURN

Note: *Applicant was directed in 2008 to return to ARC with a different shade of orange awning. The applicant has returned with an updated color proposal.*

DECISION STATUS:

APPROVED AS SUBMITTED

APPROVED AS NOTED

RETURN

DENIED 5.

6. 253 East Putnam Avenue, Cos Cob

SA 09-047

Rose Nail's

Type: Sign

Proposed Use: Retail

Previous Use: Retail

Zone: LB

Description: Sign

Authorized Agent/ Architect/ Sign Co:

Status: NEW

Note: Existing signs to be brought into compliance. Subject to Town Planner evaluating use.

DECISION STATUS:

APPROVED AS SUBMITTED

APPROVED AS NOTED

RETURN

DENIED

7. 444 East Putnam Avenue, Cos Cob

SA 09-055

First Bank of Greenwich

Type: Sign

Proposed Use: Retail, Bank

Previous Use:

Zone: LB

Description: Sign

Authorized Agent/ Architect/ Sign Co: Rudy Ridberg

Status: NEW

DECISION STATUS:

APPROVED AS SUBMITTED

APPROVED AS NOTED

RETURN

DENIED

8. 205 East Putnam Avenue, Cos Cob, Mill Pond Shopping Center

SA 09-058

Creative Framing

Type: Sign

Proposed Use: Retail-

Previous Use: Retail

Zone: LBR-2

Description: Sign

Authorized Agent/ Architect/ Sign Co: C. Masi

Status: NEW

DECISION STATUS:

APPROVED AS SUBMITTED

APPROVED AS NOTED

RETURN

DENIED

Note: Existing sign to be brought into compliance with approvals.

9. 207 East Putnam Avenue, Cos Cob, Mill Pond Shopping Center
SA 09-057

S and S Jewelers

Type: Sign

Proposed Use: Retail

Previous Use: Retail

Zone: LBR-2

Description: Sign

Authorized Agent/ Architect/ Sign Co: C. Masi

Status: NEW

Note: *Existing sign to be brought into compliance with approvals.*

DECISION STATUS:

APPROVED AS SUBMITTED

APPROVED AS NOTED

RETURN

DENIED

10. 122 River Road Ext.
SA 09-054

Little Luigi's

Type: Sign

Proposed Use: Retail, Pizza

Previous Use: River Road Pizza (*sign never approved*)

Zone: LB

Description: Sign

Authorized Agent/ Architect/ Sign Co:

Status: NEW

DECISION STATUS:

APPROVED AS SUBMITTED

APPROVED AS NOTED

RETURN

DENIED

11. 646 and 660 Steamboat Road
EA 09-053

The Anchorage

Type: Sign

Proposed Use: Office

Previous Use: Office

Zone: WB

Description: Freestanding sign, building identification

Authorized Agent/ Architect/ Sign Co:

Status: NEW

Note: *660 Steamboat Road was constructed circa 1971 and 646 Steamboat Road was constructed circa 1965. The applicant has stated that the mixed office use has remained unchanged from that time.*

DECISION STATUS:

APPROVED AS SUBMITTED

APPROVED AS NOTED

RETURN

DENIED

12. 411 Riversville Road
EA 09-051

Boy Scouts

Type: Exterior Alteration.

Proposed Use: Residential structure

Previous Use: Residential structure

Zone: RA-4

Description: Replacement of existing housing with new.

Authorized Agent/ Architect/ Sign Co: Tim Peck.

Status: NEW

DECISION STATUS:

APPROVED AS SUBMITTED APPROVED AS NOTED RETURN DENIED

13. 100 Western Junior Highway
EA 09-

100 Western Junior Highway

Type: Exterior Alteration

Proposed Use: multi-family

Previous Use: multi-family (f.n.a. Putnam Green)

Zone: GB

Description: Lighting plan for parking and walkway area.

Authorized Agent/ Architect/ Sign Co:

Status: NEW

DECISION STATUS:

APPROVED AS SUBMITTED APPROVED AS NOTED RETURN DENIED

14. 165 Mason Street
EA 09-007

165 Mason Street

Type: Exterior Alteration

Proposed Use: fitness room for office users

Previous Use: mechanicals and storage.

Zone: CGB

Description: Changing the existing penthouse from a storage area to a recreation area for office tenants of the building.

Authorized Agent/ Architect/ Sign Co:

Status: NEW

DECISION STATUS:

APPROVED AS SUBMITTED APPROVED AS NOTED RETURN DENIED

15. 265 Greenwich Avenue
SA 09-
Ralph Lauren
Type: Sign, awning window decals
Proposed Use: Retail
Previous Use: Retail
Zone: LBR-2
Description: Tone façade sign, one awning, window decals, roof top mechanicals
Authorized Agent/ Architect/ Sign Co: Chip Haslun
Status: NEW
Note: *Façade changes to be approved by the Historic District Commission.*

DECISION STATUS:APPROVED AS SUBMITTED APPROVED AS NOTED RETURN DENIED

16. 359 West Putnam
EA 08-458
BMW of Greenwich
Type: Exterior Alteration.
Proposed Use: Automotive
Previous Use: Gas Station/parking
Zone: GB
Description: to review lighting plan.
Site Plan application.
Authorized Agent/ Architect/ Sign Co: William I. Haslun, Esq.
Status: RETURN
Note: *The applicant will return with the final working drawings prior to building department sign-off. In this application the ARC will review in detail the proposed lighting plan.*

DECISION STATUS:APPROVED AS SUBMITTED APPROVED AS NOTED RETURN DENIED

18. 644 West Putnam Avenue
EA 09-041
644 West Putnam Avenue
Type: Exterior Alteration
Proposed Use: Mixed Use
Previous Use: Undeveloped
Zone: GBO/LB
Description: New mixed use structure.
Authorized Agent/ Architect/ Sign Co: Design Development
Status: RETURN

DECISION STATUS:APPROVED AS SUBMITTED APPROVED AS NOTED RETURN DENIED

NOTE

Copies of previous meeting agendas and minutes for the Architectural Review Committee are available for review at the Planning and Zoning Department or at www.greenwichct.org

NOTICE TO APPLICANTS

Applicants or their representatives must be present at the meeting for which their item is scheduled. If unable to attend, the applicant must submit a written request for continuance prior to the meeting.

Following approval from the Architectural Review Committee, the applicant or his/her representative must pick up the approved, stamped and signed plans from the Planning and Zoning Department and apply to the Building Division of the Department of Public Works for a building permit. No sign approved by the Architectural Review Committee shall be erected, relocated or altered until a building permit has been issued per Section 6-175 of the Building Zone Regulations. Any changes from approved plans require Architectural Review Committee review and approval. Applicants are requested to contact the Building Division for building permit requirements.