

Darien Architectural Review Board
MINUTES of the REGULAR MEETING
January 20, 2008
8 PM ROOM 213

Present: Lawrence, Castell, Gadsden, Hughes, Macdonald, Brown
Staff: Keating

1. ARB #46-2008
Penny Glassmeyer
Proposed additional signage for Grove Street businesses.

A revised directional sign was presented by Penny Glassmeyer and Richard Kent. The new design was considered an improvement, but Chairman Lawrence explained that the ARB is reluctant to support a ZBA variance to the regulation prohibiting Billboard (Off Premise) Signs because of major precedent it would be for all Darien's future development and the significant repercussions that would result because of the frequent Board's past denials of all Off Premises Signs, as well as the many problems resulting of placement of signs on other owner's property. It was noted that Darien, through the efforts of DRI, has been trying to clean up and remove extraneous signs for the last several years for aesthetic purposes. Because of these reasons the ARB would not be able to support this application for a variance. However there is no reason why a variance could not be requested by the applicant without the Board's support. Since the creation of brick crosswalks that are also included in this application are not part of the ARB's purview, this cannot be commented upon until crosswalks changes are permitted. Susan Lawrence mentioned that ARB is going to support a proposed the creation of a Blade Sign regulation.

2. ARB #3 2008
St. Luke's Church, Boston Post Road
Details regarding the previously approved two proposed clergy houses.

Wilder Gleason, Attorney and Chris Koch from St. Luke's Church presented the revised design for the clergy houses. The house has been rotated to display the best elevation on the primary approach. The drive circle as well as the roof pitch have been reduced with an improved look. The 2nd floor windows have been aligned, and an additional window added on the gable end elevation. It was suggested that the Palladian window should be 6" narrower to relieve the crowded space, and the sills should be level with the adjacent windows. The pane size and trim board should also match adjacent windows. The revised design was approved.

3. ARB #5-2008
Weed Beach, Nearwater Lane
Review of revised plans

Architect Neil Hauck presented the revised Weed Beach bathhouse plans that will hopefully conform to an acceptable estimate. The new construction estimate is expected on Feb. 1, 2009. The changes from the former plan include: a foundation system that is now a flow through design; in the attic the scissor trusses have replaced with a gang nail truss above an installed ceiling; the roof pitch was lowered and is relieved by the addition of triangle vents; and one gazebo was removed. The material is white cedar clapboard treated with bleaching oil, and 50/50 Weathered Gray stain; the roof is Weathered Wood blend; and the soffit board will be V joint pine, tongue and groove; and there will be Trek decking on the main building with treated wood decking for the warming hut. The foundation will be split face concrete rusticated block five blocks (16x8x8) with matching

mortar. ARB suggested moving the roof vents to evenly frame the main gable. The revised design was approved with ARB's roof vent suggestion.

4. ARB #1-2009

Darien Diner 71 Boston Post Road

Proposed awnings and signs on awnings and proposed enclosure of front porch areas.

Theodoros Giapoutzis presented the design showing the enclosure and slight addition to the front porch utilizing glass block to create an airlock for the diner. Four maroon awnings are proposed with the lettering Breakfast, Lunch and Dinner on the edges. The requested awning lettering was denied. The front entry is to be painted the same yellow with all trim in the existing maroon. The proposed sign above the front door is to be white with black letters. This is to be lighted by two maroon gooseneck lamps. This was all approved except the lettering on the awning.

5. ARB # 2-2009

975 Boston Post Road

Megan Farley, signs

Two green metal wall signs with white vinyl letters with Optima (sans serif) typeface were proposed by Megan Farley. ARB asked that signs over the front door be reduced to the width of the door. A mockup of the rear wall sign was requested. The street number is to be added to the sign to be installed on the front door. The designs for the smaller front wall sign and the door sign were approved. After seeing the mock up of the rear wall sign, the Board will discuss that item in February.

6. ARB # 3

93 Boston Post Road

Sunoco Station conversion of signs, canopy and building from Exxon

The request for Sunoco Horizon graphics was denied on the canopy and kiosks fascia. The ARB approved only using solid blue on the canopy and kiosk. One Sunoco sign is to be placed on the Boston Post Road side of the canopy. It was requested that the existing Exxon double pole sign would be removed and replaced with a larger, single pole sign. The ARB denied that request. The existing double pole structure shall be used as the basis to be converted to Sunoco using the rectangular blue background with gold Sunoco logo style. The size of the replacement sign shall remain unchanged.

The pumps' base and valances will done in the small Horizon graphic. The fuel price sign will be resubmitted because what was proposed was much larger than what the Zoning Regulations allow.

The December 16th, 2008 minutes were approved as written.

Respectfully submitted,

Marian Castell