



ARCHITECTURAL ADVISORY COMMITTEE

DATE: May 12, 2026

APPLICANT: 66 Grove Street, Unit 1

Tribeca Community School Ridgefield

MEETING LOCATION: Town Hall Annex
Back Lower Level Conference Room

AAC MEMBERS:

(Place check next to those who attended)

- | | | | |
|---|--|---|--|
| <input checked="" type="checkbox"/> S. Benton | <input checked="" type="checkbox"/> J. Goldfluss | <input type="checkbox"/> J. Heyman | <input checked="" type="checkbox"/> J. Kinnear |
| <input checked="" type="checkbox"/> P. Maggi | <input checked="" type="checkbox"/> K. Olsen | <input checked="" type="checkbox"/> S. Schrager | <input checked="" type="checkbox"/> E. Zieman |

ALSO PRESENT: Sarah Dirsa

- APPLICATION:**
- | | |
|---|--|
| <input type="checkbox"/> Special Permit – <i>New Building</i> | <input checked="" type="checkbox"/> Site Plan Approval |
| <input type="checkbox"/> Special Permit – <i>Addition</i> | <input checked="" type="checkbox"/> Sign |
| <input type="checkbox"/> Exterior Renovation | <input type="checkbox"/> Other: _____ |

- ACTION:**
- AAC recommends approval as noted
 - AAC does not recommend design approval
 - Additional design studies/information requested
 - Other: _____

COMMENTS, EXCEPTIONS AND/OR RECOMMENDED CONDITIONS

The AAC has the following comments on the application:

- 1) We do not see a need for two freestanding signs on the property. The AAC recommends a 2-sided sign with maximum of 12 Sq.Ft. of signage each side as per regulations, to be located at the entrance to the parking lot.

Two freestanding signs if approved by the ZBA would be precedent-setting in Town and could lead to many businesses requesting the same, especially gas stations which would add signage to their canopies.

(cont'd)

- 2) The 'Core 10 Steel' specified for the signage does rust, and the rust drips on adjacent surfaces and the ground. Also it is dark brown, not red. Other materials are available to consider.
- 3) We approve the graphics of the building sign and the freestanding sign.
- 4) We approve the aluminum railing-style fencing, no more than 4" between balusters. The finish should be black as shown in the photo.
- 5) We recommend planting low light tolerant non-evasive bushes between the road and parking for screening. Submit a planting plan.

Vote

For approval of recommendations: 7

Against approval of recommendations: 0

BY: _____ John Kinnear _____