



ARCHITECTURAL ADVISORY COMMITTEE

DATE: March 28, 2023

APPLICANT: 901 Ethan Allen Highway

Multi Family Development – 13 Buildings

MEETING LOCATION: Town Hall Annex
Back Lower Level Conference Room

AAC MEMBERS:

(Place check next to those who attended)

<input checked="" type="checkbox"/> M. Ascher	<input type="checkbox"/> S. Benton	<input type="checkbox"/> J. Goldfluss	<input checked="" type="checkbox"/> J. Heyman
<input checked="" type="checkbox"/> J. Kinnear	<input checked="" type="checkbox"/> G. Lounsbury	<input type="checkbox"/> P. Maggi	<input checked="" type="checkbox"/> S. Schrager

ALSO PRESENT: Mr. Stein, Architect

APPLICATION:

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

ACTION:

<input type="checkbox"/> AAC recommends design approval as noted
<input type="checkbox"/> AAC does not recommend design approval
<input checked="" type="checkbox"/> Additional design studies/information requested
<input type="checkbox"/> Other: _____

COMMENTS, EXCEPTIONS AND/OR RECOMMENDED CONDITIONS

First Review by AAC

The AAC will request the applicant to attend a future meeting after the AAC has reviewed the submission in detail.

Initial comments from this meeting:

- 1) Parking provided seems insufficient, especially for guest parking.
- 2) (71) 3-bedroom units will lead to children living here. Provisions should be made for grass play areas.

(cont'd)

(initial comments – cont'd)

- 3) There are elevations of some of the buildings which require further study of fenestration details, dormers, and material selections, especially Building 9.
- 4) There are many retaining walls called for at an average height of 10'. We would like to see an elevation of the project from Route 7 across the pond to the development. It may appear to be walled city. Landscaping to be reviewed at the next meeting.

<u>Vote – about comments</u>
For approval of recommendations: 5
Against approval of recommendations: 0

BY: John Kinnear



VILLAGE DISTRICT CONSULTANT

DATE:

March 28, 2023

APPLICANT:

470 Main Street

Saint Germain Restaurant

MEETING LOCATION:

Town Hall Annex
Back Lower Level Conference Room

RIDGEFIELD, CT

AAC/VDC

Approved

AS NOTED

Date:

3-28-23

Signature

Note:

VDC MEMBERS:

(Place check next to those who attended)

☒ M. Ascher

☐ S. Benton

☐ J. Goldfluss

☒ J. Heyman

☒ J. Kinnear

☒ G. Lounsbury

☐ P. Maggi

☒ S. Schrager

ALSO PRESENT:

Mr. Massari

APPLICATION:

☐ Special Permit – *New Building*

☐ Site Plan Approval

☐ Special Permit – *Addition*

☒ Sign

☐ Exterior Renovation

☐ Other: _____

ACTION:

☒ VDC recommends design approval as noted

☐ VDC does not recommend design approval

☐ Additional design studies/information requested

☐ Other: _____

COMMENTS, EXCEPTIONS AND/OR RECOMMENDED CONDITIONS

The VDC recommends approval as submitted.

Vote

For approval of recommendations: 5

Against approval of recommendations: 0

BY:

John Kinnear



ARCHITECTURAL ADVISORY COMMITTEE

DATE:

March 28, 2023

APPLICANT:

58 Ethan Allen Highway

Everest Rustic Wood Design

RIDGEFIELD, CT

AAC/VDC

Approved

AS NOTED

Date:

3-28-23

Signature

Note:

MEETING LOCATION:

Town Hall Annex
Back Lower Level Conference Room

AAC MEMBERS:

(Place check next to those who attended)

☒ M. Ascher

☐ S. Benton

☐ J. Goldfluss

☒ J. Heyman

☒ J. Kinnear

☒ G. Lounsbury

☐ P. Maggi

☒ S. Schrager

ALSO PRESENT:

Mr. Martinez

APPLICATION:

☐ Special Permit – *New Building*

☐ Site Plan Approval

☐ Special Permit – *Addition*

☒ Sign

☐ Exterior Renovation

☐ Other: _____

ACTION:

☒ AAC recommends design approval as noted

☐ AAC does not recommend design approval

☐ Additional design studies/information requested

☐ Other: _____

COMMENTS, EXCEPTIONS AND/OR RECOMMENDED CONDITIONS

The AAC recommends the sign be made of wood with a mahogany frame. The logo we suggest could be burned into the wood.

Vote

For approval of recommendations: 5

Against approval of recommendations: 0

BY: John Kinnear



ARCHITECTURAL ADVISORY COMMITTEE

DATE:

March 28, 2023

APPLICANT:

43 Briar Ridge Road

Pool in front yard

MEETING LOCATION:

Town Hall Annex
Back Lower Level Conference Room

RIDGEFIELD, CT

AAC/VDC

Approved

AS NOTED

Date:

3-28-23

Signature

Note:

AAC MEMBERS:

(Place check next to those who attended)

☒ M. Ascher

☐ S. Benton

☐ J. Goldfluss

☒ J. Heyman

☒ J. Kinnear

☒ G. Lounsbury

☐ P. Maggi

☒ S. Schragar

ALSO PRESENT:

The property owner

APPLICATION:

☐ Special Permit – *New Building*

☒ Site Plan Approval

☐ Special Permit – *Addition*

☐ Sign

☐ Exterior Renovation

☒ Other: In ground swimming pool

ACTION:

☒ AAC recommends design approval as noted

☐ AAC does not recommend design approval

☐ Additional design studies/information requested

☐ Other: _____

COMMENTS, EXCEPTIONS AND/OR RECOMMENDED CONDITIONS

The AAC recommends approval as submitted. The pool will be in the rear of the property behind the house, and is screened from the adjacent road and neighbors.

Vote.

For approval of recommendations: 5

Against approval of recommendations: 0

BY: John Kinnear