



ARCHITECTURAL ADVISORY COMMITTEE

DATE: April 26, 2016

APPLICANT: 90 Danbury Road

4 Seasons Ice Cream

MEETING LOCATION: Town Hall Annex
Back Lower Level Conference Room

AAC MEMBERS:

(Place check next to those who attended)

☒ S. Benton ☐ J. Clements ☒ J. Heyman ☒ J. Hupy
☒ J. Kinnear ☒ L. Lavelle ☒ G. Lounsbury ☐ L. Taft

ALSO PRESENT:

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 applicant's signage vendor came to the meeting. We appreciate that the applicant is using individual letters which will make the signage compatible with the signage of the other tenants in the building. We reviewed the sign and have the following comments:

- 1) This is a corner location, and we need to see two elevations and the sign proposed for each.
- 2) We need scaled drawings showing the sign panel and the proposed size of the lettering.
- 3) We recommend that the sign all be one font. We recommend that it be the font used for "Four Seasons".
- 4) We recommend that the lettering not be as tall as proposed, to make the sign more readable.

Vote

For approval of recommendations: 6

Against approval of recommendations: 0

BY: John Kinnear



VILLAGE DISTRICT CONSULTANT

DATE: April 26, 2016

APPLICANT: 412 Main Street

Urstadt Biddle Properties

MEETING LOCATION: Town Hall Annex
Back Lower Level Conference Room

VDC MEMBERS:

(Place check next to those who attended)

☒ S. Benton ☐ J. Clements ☒ J. Heyman ☒ J. Hupy
☒ J. Kinnear ☒ L. Lavelle ☒ G. Lounsbury ☐ L. Taft

ALSO PRESENT: Sean O'Kane

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 commends the owner and applicant for proposing storefront improvements to this group of concrete block buildings. We recommend approval of the project with the following comments:

- 1) This recommendation does not include any signage. Individual tenants will have to apply for their signs.
- 2) We requested the architect to resolve the detail where the new façade will meet with the existing façade to the south.

Vote

For approval of recommendations: 6

Against approval of recommendations: 0

BY: John Kinnear