



WESTPORT™

**JOINT COMMITTEE PUBLIC MEETING**  
(Historic District Commission and Architectural Review Board)

**NOTICE AND AGENDA**  
**Tuesday, April 6, 2021, 7:00 PM**

Meeting ID: 830 2712 2751  
Passcode: 996366  
One tap mobile  
+16468769923, 83027122751# US (New York)

Notice is hereby given that the Joint Committee of the Historic District Commission and the Architectural Review Board will hold a public meeting on **Tuesday, April 6, 2021** at 7:00 p.m. for the following purpose:

1. To approve minutes from the February 2, 2021 meeting.
2. To review and comment on the proposed exterior awning, lighting and signage at **26 Main Street** (PID# C09//138/000) submitted by Larry Bourque, ABC Sign Corp, for property owned by KZ Associates LLC. Comments offered at the meeting will be considered in anticipation of further zoning review and approvals.
3. To review and comment on the proposed exterior signage at **33 Elm Street** (PID# C10//143/000) submitted by Rachel Liverman, Glowbar, for property owned by Old Hill Elm LLC. Comments offered at the meeting will be considered in anticipation of further zoning review and approvals.

Comments from the public will be received during the meeting. A copy of the application and Joint Committee agenda for the meeting is available on-line at [www.westportct.gov](http://www.westportct.gov), on the Town Calendar web page under April 6, 2021. Due to the closing of Town Hall to the public during the COVID-19 emergency, the Legal Notice, Agenda and application materials for the Historic District Commission hearing cannot be viewed in the Westport Town Clerk's Office or the Westport Historic District Commission Office at this time.

If you would like to give your Public Hearing comments by participating by video in the meeting, please send an email by noon on April 6, 2021, to [ddouglass@westportct.gov](mailto:ddouglass@westportct.gov) stating your name and address and the Public Hearing agenda item to which your comments will relate, and video meeting participation details will be emailed to you to enable you to participate by video in the Public Hearing.

Bill Harris  
HDC Chairman  
March 29, 2021

Ward French  
ARB Chairman  
March 29, 2021

*It is the policy of the Town of Westport that all Town-sponsored public meetings and events are accessible to people with disabilities. If you need assistance in participating in a meeting or event due to a disability as defined under the Americans with Disabilities Act, please contact Westport's ADA Coordinator at 203-341-1043 or [eflug@westportct.gov](mailto:eflug@westportct.gov) at least three (3) business days prior to the scheduled meeting or event to request an accommodation.*



**JOINT COMMITTEE**  
(Historic District Commission and Architectural Review Board)  
**DRAFT MINUTES**  
**Tuesday, February 2, 2021**

**Members Present:**

**Ward French, Co-Chair**  
**Vesna Herman, ARB Member**  
**Jon Halper, ARB Member**  
**David Mann, ARB Member**

**Bill Harris, Co-Chair**  
**Francis Henkels, HDC Member**  
**Scott Springer, HDC Member**  
**Martha Eidman, HDC Member**

**Staff Present:**

**Donna Douglass, HDC Coordinator**

Notice is hereby given that the Joint Committee of the Historic District Commission and the Architectural Review Board held a public meeting on **Tuesday, February 2, 2021** at 7:00 p.m. for the following purpose:

1. To approve minutes from the December 1, 2020 meeting.

**The members unanimously voted to approve the minutes from the December 1, 2020 meeting.**

2. To review and comment on the proposed exterior signage at **40 Post Road East/23 Jesup Road** (PID# C09//153/000) submitted by Linda Hopper for property owned by WinWest Post LLC/Win Properties Inc. Comments offered at the meeting will be considered in anticipation of further zoning review and approvals.

**The members unanimously voted to approve the application as submitted with consideration of reducing the size of the sign.**

3. To review and comment on the proposed exterior signage at **143 Post Road East** (PID# C09//145/000) submitted by William Achilles, Achilles Architects for property owned by Westport Pizzeria Too LLC Carmelo Mioli. Comments offered at the meeting will be considered in anticipation of further zoning review and approvals.

**The members unanimously voted to approve the application as submitted.**

**Meeting Adjourned at 7:26 PM**

Bill Harris  
HDC Chairman  
February 3, 2021

Ward French  
ARB Chairman  
February 3, 2021

**Village District Overlay (VDO) Zone Westport Center §36:**

The purpose of this Village District Overlay (VDO) is to protect the distinctive character, landscape, and historic structures and development pattern within this Village District while encouraging a mixed use, walkable district that is attractive to residents, employees, and visitors. New construction or substantial rehabilitation in the Village District should be compatible with the existing character of the district and reinforce both the existing development patterns and connections to the Saugatuck River. (See copy of Westport Regulations §36-2 attached 9pgs)

**JOINT COMMITTEE  
REVIEW and RECOMMENDATION**

PROPERTY ADDRESS: 26 MAIN STREET

OWNER OF RECORD: KZ ASSOCIATES LLC

Daytime Tel #: 203-222-7000

OWNER'S ADDRESS: 410 Bayberry Property - 420 Post Rd. W  
Westport, CT 06880

E-mail:

APPLICANT'S NAME (if different): Larry Bourque / ABC SIGN CORPORATION Daytime Tel #: 203-337-3403

If the applicant is unable to obtain property owner's signature, submit a letter of authorization signed by the property owner with this application, as per §43-3.3.

APPLICANT'S ADDRESS: 125 Front St, Bridgeport, CT 06606 E-mail: larry@abcsigncorp.com

*[Handwritten Signature]*

**Property Owner's Signature**

**Legal Representative Signature (As authorized by owner)**

**Required Review and Approvals for Properties Located in the VDO Zone:**

- Certificate of Appropriateness (if property is located within a local historic district or designated a local historic property)
- Joint Committee Review and Recommendation of proposed design plans
- Compliance Alternative for Joint Committee Review (if applicant requests consideration of an alternative approach that satisfies the intent of the design principles but is not in compliance with design standards)
- Site Plan Approval by the Planning and Zoning Commission

**Prior to Joint Committee Review and Recommendation Meeting, please submit the following: (Call for Meeting dates)**

This application completed and the following required materials to Historic District Commission Office, Room 108 203-341-1184.

- Submit a narrative, describing the project, including construction details, proposed materials and how the improvements are consistent with the style or how the improvements vary, a rationale of why the variation should be, approved under Sec 36-2.2.
- Seven (7) copies of the Historic Resources Inventory Form if the property is listed; (Available in HDC Office)
- Seven (7) copies of Site Plan (11" x 17").
- Seven (7) copies of Existing Style of the Building and
- Seven (7) copies of scaled Building Plans, including Existing Conditions Plans and Proposed Plans. (11" x 17").
- Seven (7) complete sets of photos showing the original Building(s) (if applicable), include photos of the Buildings to either side of the proposed project and the view from across the street. A contrasting demonstration of the Existing Building in current Streetscape and the Proposed Building within context of its surroundings.
- Also, submit such other material deemed appropriate by applicant to enable the Joint Committee to evaluate the design.
- E-mail an Electronic Version of ALL your submitted materials to [ddouglass@westportct.gov](mailto:ddouglass@westportct.gov)

**Joint Committee Recommendations to P&Z Commission are:** \_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**Joint Committee Chair's Signature:** \_\_\_\_\_

**Date:** \_\_\_\_\_

# unsubscribed

Store #7302 – Westport, CT



50 Halstead Blvd.  
Suite 17  
Zelienople, PA 16063

Tel 724.452.8699  
Fax 724.452.8629

[www.signinnovation.com](http://www.signinnovation.com)



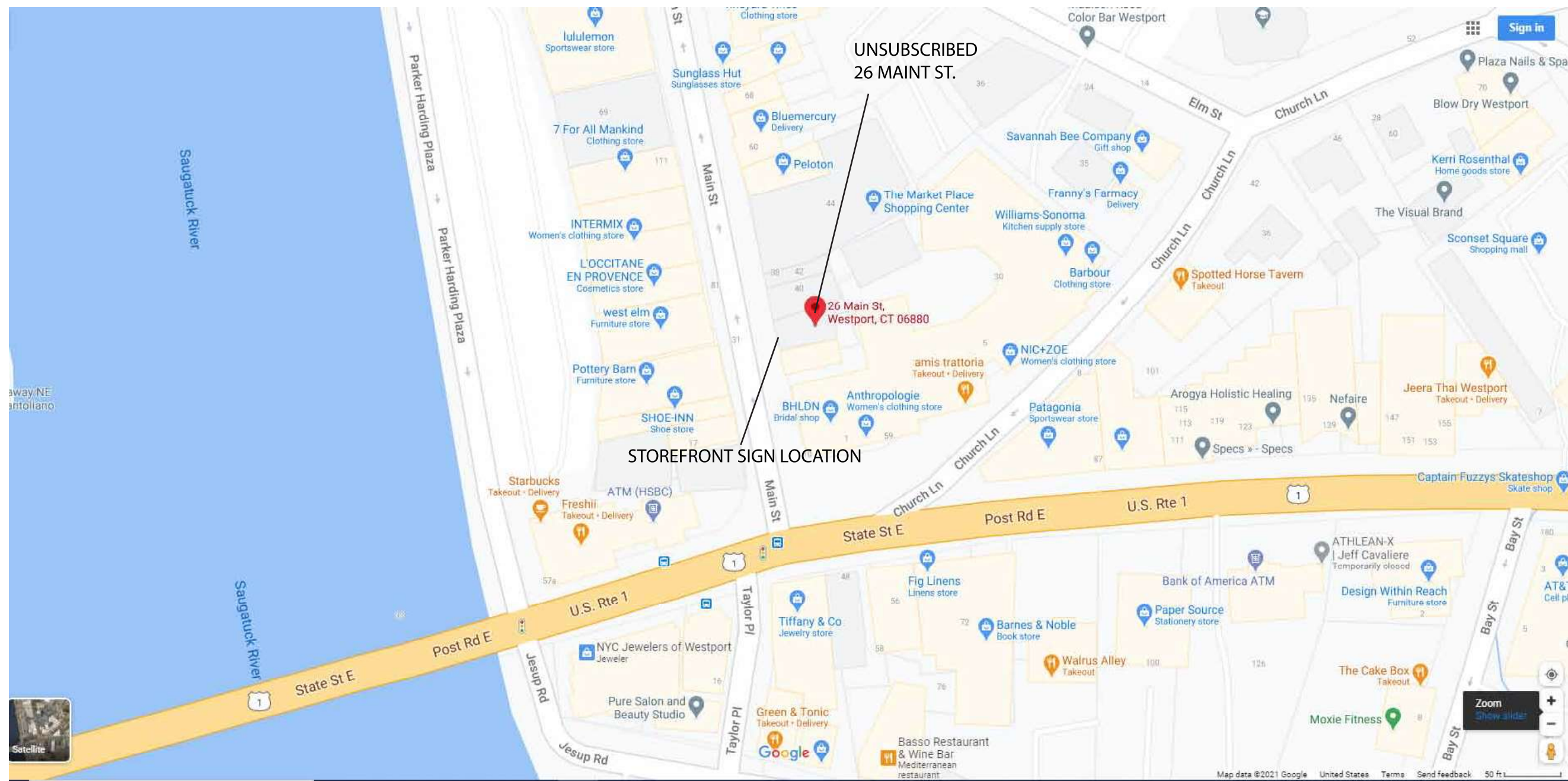
John Koenig, Project Manager  
[Johnk@SignInnovation.com](mailto:Johnk@SignInnovation.com)



- 1 Cover Page
- 2 Site Plan
- 3 Storefront Elevations
- 4 Storefront Sign Details



Unsubscribed  
26 Main St  
Westport, CT 06880  
Store # 7302



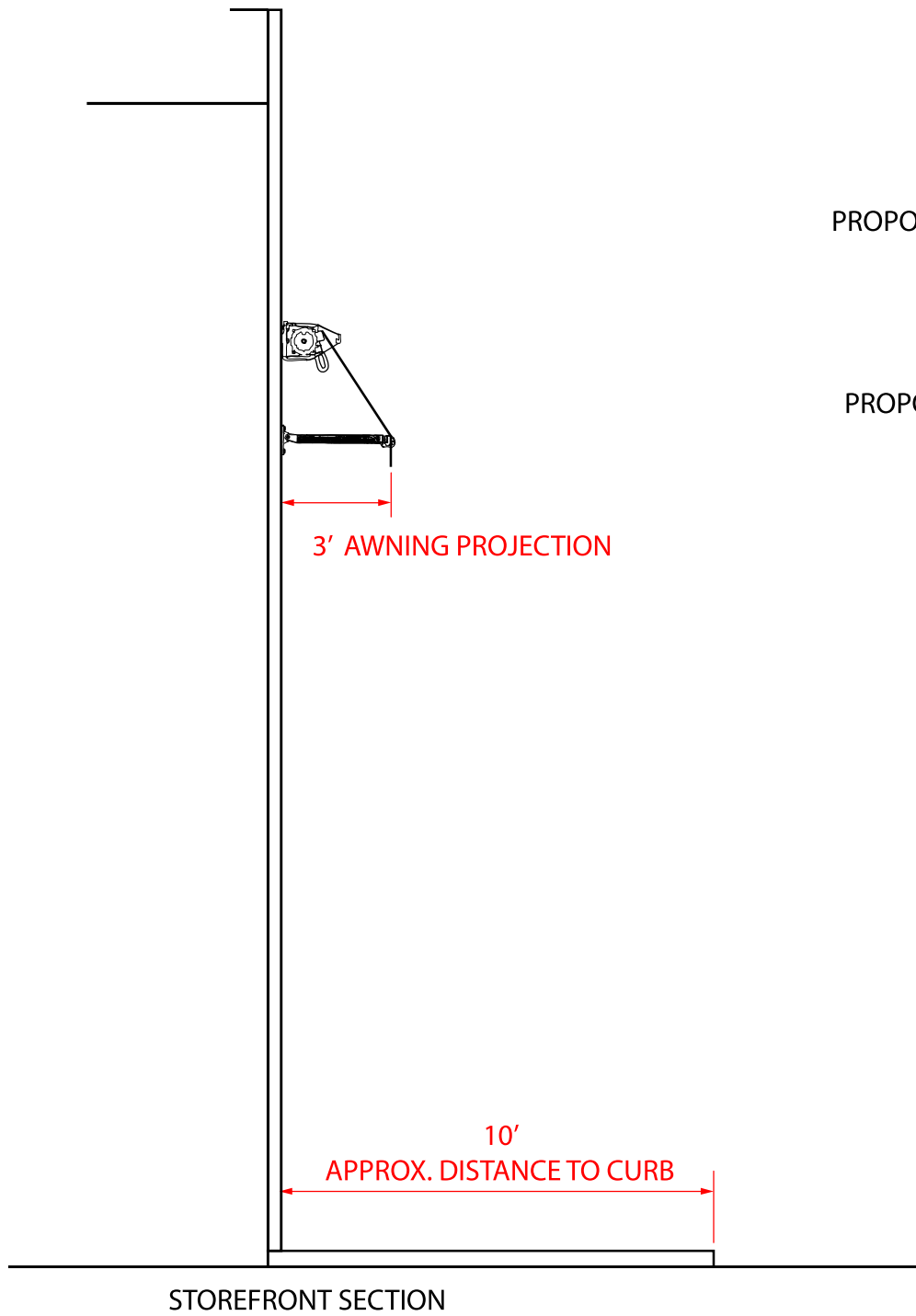
# SIGNINNOVATION

✉ 50 Halstead Blvd.  
Suite 17  
Zelienople, PA 16063  
  
Tel 724.452.8699  
Fax 724.452.8629

👤 John Koenig, Project Manager  
Johnk@SignInnovation.com

- 📄 1 Cover Page
- 📄 2 Site Plan
- 📄 3 Storefront Elevations
- 📄 4 Storefront Sign Details

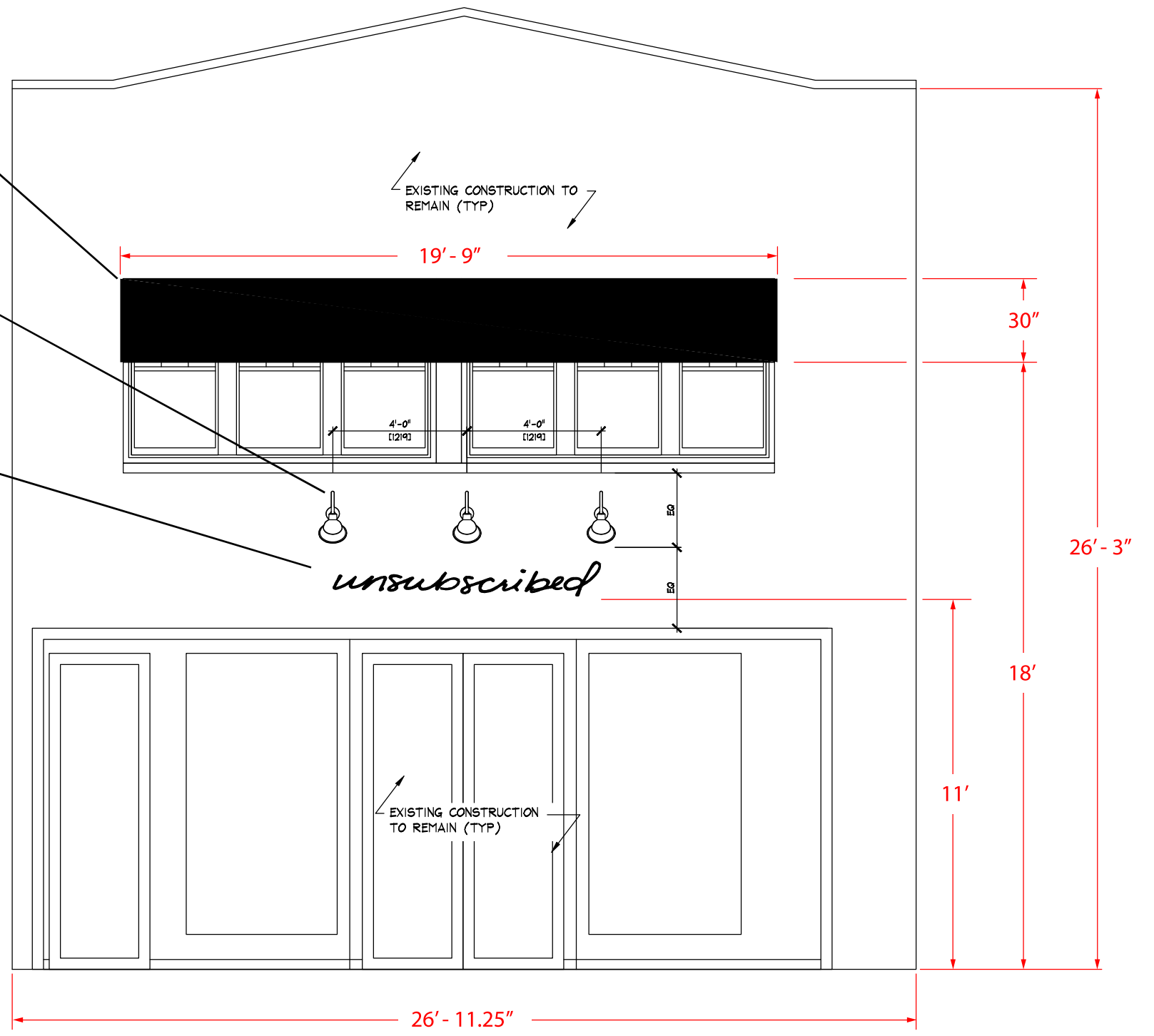
📍 Unsubscribed  
26 Main St  
Westport, CT 06880  
  
Store # 7302



PROPOSED RETRACTABLE AWNING, BLACK FABRIC

PROPOSED GOOSE NECK LIGHTING

PROPOSED SIGNAGE



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Tel 724.452.8699  
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www.signinnovation.com

John Koenig, Project Manager  
Johnk@SignInnovation.com

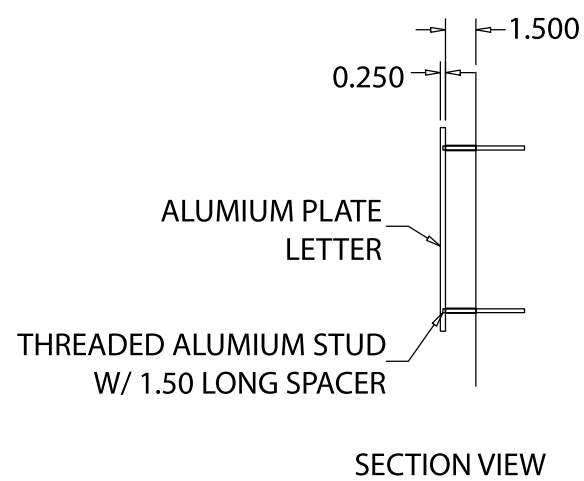
- 1 Cover Page
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Unsubscribed

26 Main St  
Westport, CT 06880

Store # 7302





1/4" Thick Aluminum Letters Painted Black



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John Koenig, Project Manager  
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**JOINT COMMITTEE  
REVIEW and RECOMMENDATION**

PROPERTY ADDRESS: 33 Elm Street Unit 2

OWNER OF RECORD: OLD HILL ELM, LLC Daytime Tel #: 203-221-8148

OWNER'S ADDRESS: c/o David Adam Realty 57 Wilton Road Westport CT 06880 E-mail: david@davidadamrealty.com

APPLICANT'S NAME (if different): GLOWBAR CT WESTPORT, LLC Daytime Tel #: \_\_\_\_\_

If the applicant is unable to obtain property owner's signature, submit a letter of authorization signed by the property owner with this application, as per §43-3.3.

APPLICANT'S ADDRESS: 287 Park Avenue South, Suite 419, New York, New York 10010 E-mail: \_\_\_\_\_

*Property Owner's Signature* David A. Waldman,  
Manager

*Legal Representative Signature (As authorized by owner)*

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Joint Committee Chair's Signature: \_\_\_\_\_ Date: \_\_\_\_\_