



WESTPORT™

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

NOTICE AND AGENDA
Tuesday, July 6, 2021, 7:00 PM
AGENDA

Meeting ID: 872 7412 1685
Passcode: 313972
Dial by your location
+1 646 876 9923 US (New York)

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

1. To approve minutes from the June 1, 2021 meeting.
2. To approve minutes from the June 22, 2021 special meeting.
3. To review and comment on the proposed Downton street furniture and street-scape at **various locations downtown** located throughout the Village District Overlay submitted by Pete Ratkiewich, for property owned by Town of Westport. Comments offered at the meeting will be considered in anticipation of further zoning review and approvals.
4. To adjourn the meeting.

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, on the Town Calendar web page under July 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 July 6, 2021, to 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
June 24, 2021

Ward French
ARB Chairman
June 24, 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 at least three (3) business days prior to the scheduled meeting or event to request an accommodation.



WESTPORT™

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

Tuesday, June 1, 2021, 7:00 PM
DRAFT MINUTES

Members Present:

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

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

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, June 1, 2021** at 7:00 PM for the following purpose:

1. To approve minutes from the May 4, 2021 meeting.
MOTION (made by Frency): To approve the minutes of the May 4, 2021 public meeting.
SECOND: Henkels
SEATED: French, Halper, Herman, Harris, Henkels, Springer, Eidman
VOTE: Unanimously approved.
2. To review and comment on the proposed signage at **125 Main Street** (PID# C10//079/000) submitted by Marc Cohen, Arnco Sign Inc, for property owned by Campana 125 LLC and Stuart L Bell. Comments offered at the meeting will be considered in anticipation of further zoning review and approvals.
No motion taken. Application held open for pending alterations and further review.
3. To review and comment on the proposed signage and mural **33 Jesup Road** (PID# C09//150/000) submitted by CPG Architects for property owned by Fine Arts Realty LLC offered at the meeting will be considered in anticipation of further zoning review and approvals.
MOTION (made by Harris): To approve the proposed signage and mural at 33 Jesup Road (PID# C09//150/000).
SECOND: Halper
SEATED: French, Halper, Herman, Harris, Henkels, Springer, Eidman
VOTE: Unanimously approved.

4. To review and comment on the proposed redesign of the Baldwin Parking Lot at **35 Elm Street** (PID# C10//143/000) submitted by Peter Ratkiewich for property owned by Town of Westport offered at the meeting will be considered in anticipation of further zoning review and approvals.

MOTION (made by Harris): To approve the proposed redesign of the Baldwin Parking Lot at 35 Elm Street (PID# C10//143/000).

SECOND: Henkels

SEATED: French, Halper, Herman, Harris, Henkels, Springer, Eidman

VOTE: Unanimously approved.

5. To adjourn the meeting.

Meeting Adjourned at 8:27 PM

Bill Harris
HDC Chairman
June 2, 2021

Ward French
ARB Chairman
June 2, 2021



WESTPORT™

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

Tuesday, June 22, 2021, 7:00 PM
DRAFT MINUTES

Members Present:

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

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

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 special public meeting on **Tuesday, June 22, 2021** at 7:00 PM for the following purpose:

1. To review and comment on the proposed signage at **125 Main Street** (PID# C10//079/000) submitted by Marc Cohen, Arnco Sign Inc, for property owned by Campana 125 LLC and Stuart L Bell. Comments offered at the meeting will be considered in anticipation of further zoning review and approvals.

MOTION (made by French): To approve the proposed signage at 125 Main Street (PID# C10//079/000).

SECOND: Henkels

SEATED: French, Halper, Herman, Harris, Henkels, Springer, Eidman

VOTE: Unanimously approved.

2. To adjourn the meeting.
Meeting Adjourned at 7:11 PM

Bill Harris
HDC Chairman
June 23, 2021

Ward French
ARB Chairman
June 23, 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

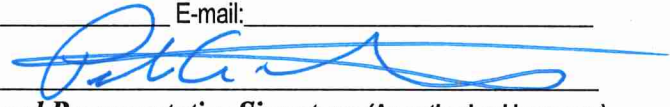
PROPERTY ADDRESS: Various locations throughout the Downtown Area
OWNER OF RECORD: Town of Westport CT Daytime Tel #: 203 341 1120
OWNER'S ADDRESS: 110 Myrtle Ave, Westport CT E-mail: pratkiewich@westportct.gov

APPLICANT'S NAME (if different): _____ 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: _____ E-mail: _____



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, Room108 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

Joint Committee Recommendations to P&Z Commission are; _____

Joint Committee Chair's Signature: _____ Date: _____



DEPARTMENT OF PUBLIC WORKS

TOWN HALL, 110 MYRTLE AVE.
WESTPORT, CONNECTICUT 06880
(203) 341 1120

WESTPORT™

June 21, 2021

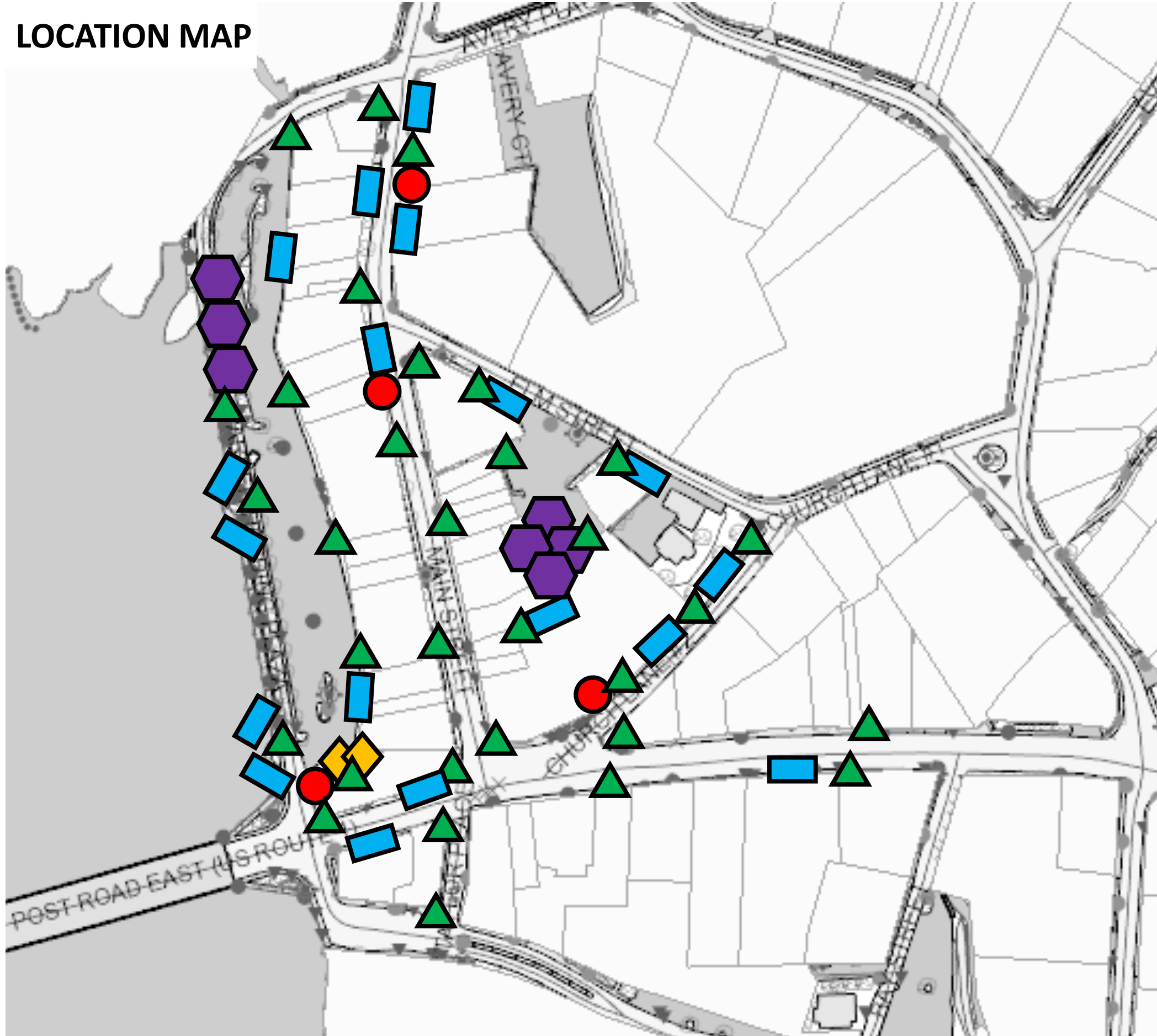
Westport Downtown Streetscape:

Street Furniture Submission to the Village District Overlay, (VDO), Joint Committee

In 2019 a subcommittee of the Downtown Plan Implementation Committee formed a Streetscape Review subcommittee to review and, make recommendations for a standard set of Street Furniture to be used throughout the Downtown area. Now two years hence the sub-committee has finalized their recommendation in the form of the attached map and cut sheets on the proposed street furniture. Street furniture includes benches, trash and recycling receptacles, tables and chairs, and bicycle racks.






The VDO Regulations do not give a lot of guidance on style in general, so the subcommittee chose styles that were compatible with each other and that do not clash with the general aesthetics of the Downtown area. The furniture has simple lines, concentrating on practicality of function. A color chart is included at the end of the package and should be part of the discussion.

LOCATION MAP



LEGEND

FORMS+SURFACES®

-  Receptacles
-  Benches
-  Bike Racks (4 per location)
-  Fixed Table and (6) Chairs
-  Café Table and (4) Chairs

QUANTITIES

- (18) Benches
- (32) Receptacles
- (16) Bike Racks
- (7) Fixed Tables with (6) Chairs per Table
- (2) Café Tables with (4) Chairs per Table

Benches: **Page 2**

Receptacle: **Page 3**

Bike Racks: **Page 4**

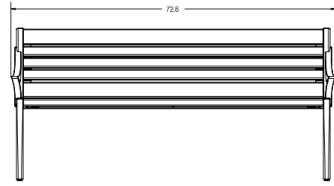
Fixed Table & Chair: **Page 5**

Café Table & Chair: **Page 6**

Powder Coat Colors: **Page 7**

BENCHES

Cordia



QTY: 18

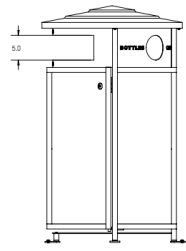
FORMS+SURFACES®

6' Backed Bench
Cast Aluminum Frame and Slats



RECEPTACLES

Urban Renaissance



QTY: 32

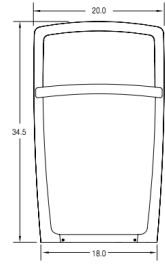
FORMS+SURFACES®

45-gallon split-stream for Litter and Recycling
Stainless Steel Frame and Body



BIKE RACKS

Cordia



QTY: 16 (at 4 locations)



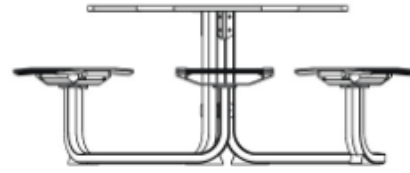
FORMS+SURFACES®

Cast Aluminum Frame



FIXED TABLE & CHAIR

Tangent Ensemble



QTY: 7

FORMS+SURFACES®

6-Seat Configuration with Backless Aluminum Seat
Stainless Steel Table Top



CAFÉ TABLE & CHAIRS

Avivo



QTY: (2) Tables with (4) Chairs ea.

FORMS+SURFACES®

36"dia. Aluminum Table Top
Perforated Aluminum Seats and Seat-Backs



POWDER COAT COLOR OPTIONS

STANDARD TEXTURES



ALUMINUM TEXTURE



ARGENTO TEXTURE



BLACK TEXTURE



BLUE TEXTURE



CREAM TEXTURE



DARK BRONZE METALLIC TEXTURE



DARK GREY METALLIC TEXTURE



EVERGREEN TEXTURE



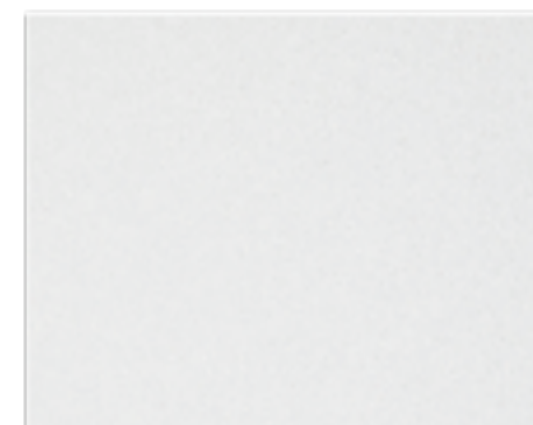
INK BLUE TEXTURE



SILVER TEXTURE



SLATE TEXTURE



WHITE TEXTURE