

ARCHITECTURAL REVIEW BOARD
DARIEN, CONNECTICUT
MINUTES
JANUARY 20, 2015

Board Members Present: Lawrence, Macdonald, Brown, Greene, Castell, Gadsden

Staff Present: Keating

ARB 02-2015

Knobel Hill LLC R-1 Zone
40 Locust Hill Road

Penny Glassmeyer, Bob Maslan, Robert Cardello, Daniel Marins, and Wesley Stout presented the proposed project on Locust Hill Road. The project is for four single family cottages and a single estate house that will contain two units built in the Active Senior Overlay Zone. The dwellings will be built for empty nesters 62 years of age and older. The grounds were the previous site of Knobel Brothers Hardware.

The units will be built around a central courtyard. Driveways for each dwelling will be hidden in the back of each structure. A conservation easement is also planned on the property. The entrance will be accessed from Settler's Trail.

Architect Robert Cardello designed the structures to reflect an old English cottage aesthetic. Two units will be in the estate structure. Four individual units, 2,300 square feet each including basements, will be mirror images of each other facing the courtyard.

Material choices include hand split wood roof, cedar shake siding painted cream, heavily mortared stone veneer, lead coated copper windows with dark sash and muttons for a leaded window effect. The exterior trim will be painted cream. A solid stone base is also planned.

A lengthy discussion by the ARB focused on the proposed style presented as well as the materials selected. Extensive discussion also centered on the landscaping plan presented. Concern was expressed, lead by Marian Castell, about the overly ornate style of the buildings. Suggestions were also made about the landscaping focusing on the wetlands and adding shade trees to soften and shade the courtyard.

ARB asked for revised elevations to be presented.

Architectural Review Board
Darien, Connecticut
Minutes
January 20, 2015

ARB-01 2015

Darien Diner SB-E & R-1/2 Zone
275 Boston Post Road

Proposed façade change, including additions and alterations.

Theodos Giapoutzis, owner of the Darien Diner, outlined his plans for moving the Darien Diner to the location previously known as Friendly's Restaurant. His plans are to reface the existing building to reflect the classic style of a New England diner. The materials proposed will incorporate a teal and burgundy color scheme. Polished stainless steel in a sunburst pattern will be used on the exterior gables. The stucco will be replaced with glass and stainless steel in a matte finish. The interior of the diner will also be in their signature color scheme of teal and burgundy incorporating their boomerang logo. The vestibule will be colored plexi glass.

ARB approved the plans as presented.

Additional Business:

Wilder Gleason presented the proposed changes to the façade of Trader Joe's. Trader Joe's is enlarging their space and expanding into space presently occupied by Orvis.

Various options were discussed to reconfigure the façade as well as the proposed entrance. ARB asked to have the proposed colors lightened to cream and gray and the awning made in either a neutral gray or black.

The minutes of the December 9, 2014 meeting were approved.

Respectfully submitted,

Cherie Greene

Arb\alm\01.20.2015