

**SITE PLAN AND APPEARANCE REVIEW COMMITTEE (SPAARC)
MEETING NOTES
January 10, 2007**

Attendees:

Committee Members: Frank Aguado, Carolyn Brzezinski, John Burke, Jeff Cory, Paul D'Agostino, Rajeev Dahal, Dale Fochs, Dennis Marino, James Pickett, James Wolinski

Citizen Member: Tad Cook

Other Staff: Brian Barnes, Ingrid Eckersberg, Bobbie Newman, Morris Robinson

Chair Brzezinski called the meeting to order at 2:35 p.m.

Projects Reviewed:

SPAARC 709 Custer Avenue **Recommendation to ZBA**
Construct covered porch and deck

PROJECT PRESENTED BY: David and Lorinda Di Gioia Owners

GENERAL PROJECT PRESENTATION/DISCUSSION:

Ms. Di Gioia presented photos of the property. The following was discussed:

- They are requesting a variance of 12', which would give the porch a 3' side yard set back, which is inset from their existing non-conforming house, which is set back 1'.
- A letter of approval from their neighbor is forthcoming.

ACTION:

The Committee voted unanimously to approve recommendation to the ZBA.

SPAARC 2123-2127 Dewey Avenue **Final**
Convert warehouse to commercial/light industrial uses, Phase 3

PROJECT PRESENTED BY: Andrew Spatz Developer
Matt Berry

GENERAL PROJECT PRESENTATION/DISCUSSION:

Mr. Spatz presented materials and a model of the development. The following was discussed:

- Formerly a stamp factory, the development is called "The Stamp Factory."
- Requesting an additional curb cut on Dewey. They are not eliminating any parking spots on the street.

- Adding 4 additional interior parking spaces.
- Distance between the two driveways is to be 10', separated by a planting strip.
- Mr. Spatz proposes to plant in the parkway. A permit is to be applied for.
- Materials:
 - Garage doors: Solid, silver color to match metal.
 - Bottom 7' of building: Black ceramic tile.
 - Corrugated metal with kynar finish above that.
 - Intermittent natural brick.
 - Decorative perforated metal (silver tone) on balcony and inside window treatments.
- Extensive exterior lighting and strategically placed security cameras.
- Easement overhangs 2'6" beyond allowance; Permission for extension to be applied for.

ACTION:

The Committee voted unanimously to approve final plans on the following conditions:

- Permission for easement is granted (has been applied for).
- A permit for planting on the parkway is applied for.
- A driveway permit is applied for.
- The width between driveways will be 10'.

Other Business:

The meeting notes of the December 20, 2006 meeting were unanimously approved.

The meeting adjourned at 3:20 p.m.

Respectfully submitted,

Bobbie Newman
Exec. Sec., Planning Division