

**SITE PLAN AND APPEARANCE REVIEW COMMITTEE (SPAARC)
MEETING NOTES
May 2, 2007**

Attendees:

Committee Members: Frank Aguado, Jeff Cory, Paul D'Agostino,
Rajeev Dahal, Walter Hallen, James Pickett

Citizen Member: Tad Cook

Other Staff: Brian Barnes, Carl Canova, Bobbie Newman,
Carlos Ruiz, Ann Stuart

Chair Hallen called the meeting to order at 2:37 p.m.

Projects Reviewed:

SPAARC 1603 Orrington Avenue Preliminary and Final
Install two roof mounted antennas for "Sirrius Satellite Radio"

POSTPONED UNTIL MAY 16, 2007

SPAARC 528 Dempster Street Recommendation for Sidewalk Café
Review application for sidewalk café for Type II restaurant "Starbucks"

PROJECT PRESENTED BY: Joseph Wiener

AND

SPAARC 1740 Sherman Avenue Recommendation for Sidewalk Café(Liquor)
Review application for sidewalk café for Type II restaurant "Cosi"

PROJECT PRESENTED BY: Adrian Lon

AND

SPAARC 1710 Orrington Avenue Recommendation for Sidewalk Café(Liquor)
Review application for sidewalk café for a Type I restaurant "Globe Café & Bar"

PROJECT PRESENTED BY: Kenneth Freebairn

GENERAL PROJECT PRESENTATION/DISCUSSION:

Mr. Canova read the sidewalk café regulations to the applicants.

Mr. Barnes distributed the A.D.A. “Do’s and Don’t’s” brief regarding service animals and sidewalk cafes.

All three applicants agreed to abide by all of the regulations presented.

ACTION:

The Committee voted unanimously to recommend approval for all three sidewalk cafes.

SPAARC 234 Greenwood Street Recommendation to ZBA

Install A/C condensing unit less than 10.00’ from lot line

PROJECT PRESENTED BY: Remco Derckson Husband of owner

GENERAL PROJECT PRESENTATION/DISCUSSION:

Mr. Derckson presented a site plan showing where the proposed A/C unit would be placed.

The following was discussed:

- House is in Historic District
- There is 70’ between the proposed location of the unit and the nearest neighbor
- Tree and some bushes would obscure view and sound
- Unit is 70 decibels with proposed cover
- Applicant willing to put extra bushes around unit
- Neighbor does not object, per applicant (no documentation from neighbor)
- An addition to the house is to be built within a couple of months, which will have an A/C unit on the roof

ACTION:

The Committee voted unanimously to deny recommendation for approval given the fact that the addition is to be built within the next couple of months and the unit can be placed on the roof along with the other unit with no need for a zoning variance.

Other Business:

The Committee voted by majority with one abstaining to approve the meeting notes of the April 25, 2007 SPAARC meeting with one revision: Regarding 2170 Campus Drive, “Parking report to be provided to verify off-street parking compliance.”

The meeting adjourned at 3:30 p.m.

Respectfully submitted,

Bobbie Newman
Executive Secretary, Planning Division