

**DESIGN REVIEW BOARD
MINUTES
REMOTE MEETING**

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2021 SEP 27 AM 10:35

Design Review Board
Waterford Town Hall

August 10, 2021
4:00 PM

Members Present: Chairman - John O'Neill, Robert Nye, Joy Merrill,
Members Absent: William McNulty, Edward Pellegri
Staff Present: Abby Piersall, AICP, Planning Director
Mark Wujtewicz, Planner

ITEM #1 CALL TO ORDER AND APPOINTMENT OF ALTERNATES

Chairman O'Neill called the meeting to order at 4:00 p.m.

ITEM #2 PLAN REVIEW

#PL-21-7 – Request of Walter John Senkow, owner, Safe Futures, Inc., applicant for site plan approval to locate a Business Office and Class Rooms at 994 Hartford Tpke, I-G zone, in accordance with Sections 11 and 22 of the Zoning Regulations and as shown on plans entitled "Safe Futures, Inc. 994 Hartford Turnpike, Waterford, Connecticut".

Project Engineer Ellen Bartlett of CLA Engineers presented an overview of the project and site design.

Architect Peter Springsteel identified the various functions of Safe Futures. He reviewed the floor plan layout of the building and the locations within the building of those functions. He described the architectural elevations of the building. He detailed the use materials on the roof, windows and exterior walls. The exterior light fixtures were also described.

J. Merrill inquired as to the color scheme of the building.

P. Springsteel described the use of various textures and colors used throughout the exterior of the building in a way to reduce the appearance of massing and reduce the impression of the size of the building.

J. Merrill requested clarification regarding the proposed plantings at the southeast corner of the building. She noted that one of the drawing sheets identified the plantings as trees, however the planting scheduled indicated foundation plantings. E. Bartlett stated that the trees identified on the plan sheet were in error and that the plans would be revised to indicated foundation plantings in that area.

MOTION: Motion made by R. Nye, seconded by J. Merrill, to forward to the Planning and Zoning Commission a positive recommendation of approval of #PL-21-7, Request of Walter John Senkow, owner, Safe Futures, Inc., applicant for site plan approval to locate a Business Office and Class Rooms at 994 Hartford Tpke, I-G zone, in accordance with Sections 11 and 22 of the Zoning Regulations and as shown on plans entitled "Safe Futures, Inc. 994 Hartford Turnpike, Waterford, Connecticut"., with the recommendation that the final plans indicate consistency of landscape plantings with the planting schedule.

VOTE: 3-0

ITEM #3 APPROVAL OF THE March 9, 2021 MEETING MINUTES

MOTION: Motion made by R. Nye, seconded by J. Merrill, to approve the minutes of the March 9, 2021 meeting as written.

VOTE: 3-0

ITEM #4 ADJOURNMENT

MOTION: Motion made by J. Merrill, seconded by R. Nye, to adjourn the meeting at 4:25 pm.

VOTE: 3-0

Respectfully Submitted,

Mark Wujtewicz
Planner