



**TOWN OF OLD SAYBROOK  
Architectural Review Board**

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[www.oldsaybrookct.org](http://www.oldsaybrookct.org)

**Executive Board**

*Emily Grochowski, Chairman*  
*Edward Armstrong, Vice Chairman*  
*Vacancy*  
*Donna Leake*  
*Kathryn Toolan*

**Alternate Members**

*Tine Rupp*  
*Andre Laferriere*

**REGULAR MEETING MINUTES  
HYBRID MEETING**

Monday, August 22, 2022 at 7:00 p.m.  
Town Hall, 2<sup>nd</sup> Floor Conference Room  
302 Main Street, Old Saybrook

**I. REGULAR BUSINESS**

**A. ROLL CALL**

E. Grochowski called the meeting to order at 7:00 p.m.

Attendant Members – E. Grochowski, A. Laferriere (seated for E. Armstrong),  
Donna Leake, Kathryn Toolan

Absent Members – E. Armstrong, Tina Rupp

Attendant Staff – Brenda Condren, Clerk

No members of the public present with two more via Zoom.

**B. MINUTES**

The Chair moves to hear the agenda item “Minutes” after “Referrals.”

**II. SIGN APPLICATIONS**

None

**III. CONTINUED DESIGN REVIEW APPLICATIONS**

**A. “STOP & SHOP” Discussion for Design Review for Façade Renovation**  
665 Boston Post Rd, Map 36/Lot 103, Shopping Center Business B-2 District,  
Coastal Area Management Zone, Pedestrian Node

*Applicant: Stop & Shop Supermarkets*

*Agent: N. Nitschke, ALA*

The board discussed colors of façade. Applicant to send 2 additional samples of Tuscan Villa and Clay for the next meeting.

**MOTION to CONTINUE “STOP & SHOP” for Design of Façade Renovation** 665 Boston Post Rd, Map 36/Lot 103, Shopping Center Business B-2 District, Coastal Area Management Zone, Pedestrian Node. **MADE:** E. Grochowski; **SECONDED:** A. Laferriere; **VOTING IN FAVOR:** A. Laferriere, D. Leake, E. Grochowski, K. Toolan **OPPOSED:** None **APPROVED:**4-0-0.

#### IV. DESIGN REVIEW APPLICATIONS

**A. “Hartford HealthCare” Application for Design Review for Site Plan Modification** 215 Elm Street, Map 38/Lot 2, I-1 Industrial District, Coastal Management Zone.

*Architect/Agent: John Matthews*

*Attorney: Marjorie Shansky (via zoom)*

*ARB board reviewed 2<sup>nd</sup> floor center window size not to be larger than 1<sup>st</sup> floor entry door, 2<sup>nd</sup> floor small window above to be removed, center 2<sup>nd</sup> floor window to be raised. Architect J. Matthews mentioned the basement was eliminated and also the door at the rear of building.*

**MOTION to APPROVE Design for Site Plan Modification “Hartford Healthcare” as presented** with the following conditions to remove LED lights at the cupola, screen on backside of building to be raised to conceal HVAC unit, main door transoms and side lights all have divided lights, remove small window on 2<sup>nd</sup> floor above the center window and add simulated divided lights to center pane, no signage was reviewed or approved at this time in reference to building 1 located at 215 Elm Street, Map 38/Lot 2, Industrial District, Coastal Management Zone. **MADE:** E. Grochowski **SECONDED:** K. Toolan **VOTING IN FAVOR:** E. Grochowski, K. Toolan A. Laferriere, D. Leake **OPPOSED:** None **ABSTAINING:** None **APPROVED:** 4-0-0.

#### V. REFERRALS

None

#### VI. MINUTES

##### A. MINUTES

E. Grochowski added to August 8, 2022 minutes “STOP & SHOP” The applicant to send in samples for the next meeting.

**MOTION to APPROVE** the Minutes of August 8, 2022 as presented **MADE:** E. Grochowski **SECONDED:** A. Laferriere **VOTING IN FAVOR:** E. Grochowski, A. Laferriere, K. Toolan, D. Leake, **OPPOSED:** None **ABSTAINING:** None **APPROVED:** 4-0-0.

## A. ADJOURNMENT

**MOTION** to adjourn the meeting of August 22, at 8:46 p.m. to the next regular meeting scheduled for Monday, September 12, 2022 at 7:00 p.m. **MADE:** E. Grochowski  
**SECONDED:** A. Laferriere **VOTING IN FAVOR:** D. Leake, E. Grochowski, A. Laferriere, K. Toolan, **OPPOSED:** None **ABSTAINING:** None **APPROVED:** 4-0-0.

Respectfully submitted,

*Brenda Condren*

Recording Clerk

NEXT REGULARLY SCHEDULED  
HYBRID MEETING  
**Monday, September 12, 2022 at 7:00 P.M.**  
Town Hall, 1<sup>st</sup> Floor Conference Room  
302 Main Street, Old Saybrook

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