



TOWN OF OLD SAYBROOK  
**Architectural Review Board**

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**Executive Board**

*Emily Grochowski, Chairman*  
*Edward Armstrong, Vice Chairman*  
*Donna Leake*

*Kathryn Toolan*  
*Andre Laferriere*

**Alternate Members**

*Tina Rupp*  
*Kate Caldarella*

**REGULAR MEETING MINUTES**  
**HYBRID MEETING**

Monday, October 24, 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**

The Chair E. Grochowski called the meeting to order at 7:00 pm

Members Present – E. Grochowski, E. Armstrong, K. Toolan, A. Laferriere, T. Rupp  
(seated for D. Leake)

Members Absent – D. Leake, K. Caldarella

Staff – Carolina Maharbiz, Recording Clerk

**B. Minutes**

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

**II. REFERRALS**

**A. “Curry Queen” Application for Special Exception Use for 32 seat indoor restaurant, 12 outdoor seats and 315 s.f. of retail area below 2 existing residential apartments.**

93 Elm Street, Assessor’s Map 36, Lot 91

Shopping Center Business B-2 District, Pedestrian Node

Applicant: NS Enterprises, LLC, Contract Purchaser

Agent: Attorney Edward Cassella

*ACTION: Review signs & design and report to Zoning Commission for their 11/7/2022 public hearing.*

Attorney E. Cassella presented. He explained that the owner will not be completing any additions or modifications to the building, but will be converting the rear of the building into an Indian restaurant. One side will be a sit-down restaurant and the other side will be prepared food/take-out. No changes are proposed to the façade and

no dumpster is proposed. Rather, the owner will use roll away carts stored in the garage and emptied on trash day. Mr. Cassella also reviewed the landscaping plan and parking. Bob Burke discussed the signs.

Commission members asked questions and discussed various issues including illumination of the signs, lighting color temperature, sign colors, umbrellas for outdoor seating, landscaping, handicap access, parking for dwelling units, the freestanding sign, and power-washing.

**MOTION** to recommend approval of “**Curry Queen**” Application for Special Exception Use for 32 seat indoor restaurant, 12 outdoor seats and 315 s.f. of retail area below 2 existing residential apartments, 93 Elm Street, Assessor's Map 36, Lot 9, Shopping Center Business B-2 District, Pedestrian Node with the following conditions: that there is accessibility to both the dining lounge and the to-go doors continuous from the parking space; that there is enhanced landscaping in the front with additional shrubs including a planting bed around the freestanding sign; that the building is power washed; that the posts for the freestanding sign are painted black; that the sign will be on a timer that goes off one hour after closing; that two residential parking spots will be marked with a small sign; that the island will have additional shrubs shown; and that if umbrellas are used at the outdoor tables that they will be uniform in color and without any advertising. **MADE:** E. Grochowski; **SECONDED:** A. Laferriere; **VOTING IN FAVOR:** E. Grochowski, E. Armstrong, K. Toolan, A. Laferriere, T. Rupp; **OPPOSED:** None; **ABSTAINING:** None. **APPROVED:** 5-0-0.

#### Agenda Item I.B. Minutes:

**MOTION** to approve the Minutes of August 22, 2022 as presented. **MADE:** A. Laferriere; **SECONDED:** K. Toolan; **VOTING IN FAVOR:** E. Grochowski, E. Armstrong, K. Toolan, A. Laferriere, T. Rupp; **OPPOSED:** None; **ABSTAINING:** None. **APPROVED:** 5-0-0.

### III. ADJOURNMENT

**MOTION** to adjourn the meeting of October 24, 2022, at 7:51 p.m. to the next regular meeting scheduled for Monday, November 14, 2022. **MADE:** E. Grochowski; **SECONDED:** K. Toolan; **VOTING IN FAVOR:** E. Grochowski, E. Armstrong, K. Toolan, A. Laferriere, T. Rupp; **OPPOSED:** None; **ABSTAINING:** None. **APPROVED:** 5-0-0.

Respectfully submitted,  
Carolina Maharbiz, Recording Clerk

NEXT REGULARLY SCHEDULED  
HYBRID MEETING  
**Monday, November 14, 2022 at 7:00 P.M.**  
Town Hall, 2<sup>nd</sup> Floor Conference Room  
302 Main Street, Old Saybrook

check our website for dial in information and additional  
meeting documents.

[Architectural Review Board web page](#)