

BY
TOWN CLERK
2017 APR -5 P 12:31
RECEIVED FOR RECORD
KENT TOWN CLERK

**TOWN OF KENT
ARCHITECTURAL REVIEW BOARD
KENT VILLAGE DISTRICT**

41 Kent Green Boulevard
P.O. Box 678
Kent, CT 06757
Phone (860) 927-4625 Fax (860) 927-4541

APRIL 4, 2017 REGULAR MEETING MINUTES

The Architectural Review Board for the Kent Village District held a regular meeting on April 4, 2017 at 5:30 p.m. at the Town Hall, 41 Kent Green Blvd., Kent, CT.

1. CALL TO ORDER:

The meeting was called to order at 5:30pm by Chairperson Ellen Corsell.

2. ROLL CALL AND APPOINTMENT OF ALTERNATES IF REQUIRED:

Board Members Present: Ellen Corsell, John Milnes Baker, Greg St. John, and James Mauri attended

3. READING AND APPROVAL OF MINUTES:

3.A. Regular Meeting Minutes, March 7, 2017

The minutes of the March 7th meeting were approved.

4. APPLICATIONS:

4.1. Application #003-17, 24 South Main Street Kent, LLC, 24 South Main Street, construction of detached 3 bay pole barn/garage, Map 19 Block 13 Lot 44.

Application #003-17 for the construction of a detached 3 bay pole barn/garage was presented by John Gleason. Photos of the existing building on the site, occupied by the Wasabi Restaurant, and a photo of a building that is similar to, but not exactly like the building which is contemplated, were presented. After considerable discussion, it was determined that more information was needed for the members of the board to comment further. Mr. Baker was particularly interested in the window sill height, and the direction of the ridge beam and roof pitches. Mr. Gleason stated that the building would be 32' wide along the front elevation facing Route 7, and 40' deep from front to rear. The principal use of the proposed building is to be a 3 bay garage with a potential upstairs storage area.

**ARCHITECTURAL REVIEW BOARD
KENT VILLAGE DISTRICT**

REGULAR MEETING MINUTES FOR APRIL 4, 2017

These are draft minutes. Corrections may be made by the Commission at the subsequent meeting. Please refer to subsequent meeting minutes for possible corrections and approval of these minutes.

The applicant was asked to provide a dimensioned floor plan, a front elevation, and framing details so that the board members could more accurately understand the actual building contemplated. The members stressed that professionally prepared architectural construction documents were not required.

More detailed information about exterior finish materials, the garage doors, and placement of the light fixtures were also requested.

The application was tabled until this information is available.

It was agreed that the applicant would not necessarily have wait until the next regularly scheduled meeting on May 2nd for a final review. A special meeting would be considered, depending on a date or dates that at least three board members could attend, Mr. Baker to be one of the three.

5. OTHER BUSINESS:

5.1. Update on Town of Kent Visitor Center, 3 Railroad Street.

There was no discussion about the Visitor Center.

5.2. Replacement of Member Scot Samuelson.

The discussion about a replacement for Scot Samuelson was tabled.

6. ADJOURNMENT:

The meeting was adjourned at 6:18pm.

Respectfully submitted,

James Mauri

RECEIVED FOR RECORD
KENT TOWN CLERK
2017 APR -5 P 12:31
BY [Signature] TOWN CLERK

ARCHITECTURAL REVIEW BOARD KENT VILLAGE DISTRICT

REGULAR MEETING MINUTES FOR APRIL 4, 2017

These are draft minutes. Corrections may be made by the Commission at the subsequent meeting. Please refer to subsequent meeting minutes for possible corrections and approval of these minutes.