

TOWN OF BRANFORD  
STONY CREEK ARCHITECTURAL REVIEW BOARD  
1019 Main Street, PO Box 150, Branford, CT 06405  
Tel: (203) 488-1255, Fax: (203) 315-2188

---

**MEETING MINUTES**  
**STONY CREEK ARCHITECTURAL REVIEW BOARD**

Wednesday, September 2, 2020  
Meeting Held By Remote Technology  
7:00 P.M.

- **Meeting Called to Order** by Chairman Ames at 7:02pm.
- **Roll Call:**
  - **Members Present:**  
Greg Ames, Elizabeth Wieland, John Herzan and William Murray
  - **Staff Present:**  
Harry Smith, Town Planner and Kaitlin Piazza, Assistant Town Planner
  - **Others Present:**  
David D'Atri, Owner/Applicant and Edwin de Cossy, Architect
  
- **Minutes 6-3-20**
  - **John Herzan moved to approve the minutes.**
  - **E. Wieland seconded the motion which passed unanimously.**
  
- **Formal Review: 4 Three Elm Road**– The applicant/owner David D'Atri is proposing minor alteration to a previously approved Special Exception and Coastal Area Management application for a multi-family residence. Proposed changes include minor architectural modifications as well as the addition of handicapped parking and landscaping to the western property line. In addition the applicant is proposing a change to the roofing and siding material to instead be cement roof tile and North American White Cedar respectively.
  - The applicant's architect, Edwin de Cossy briefly explained the proposed materials which included using the North American White Cedar that was previously agreed upon by the Board. He then explained that after a discussion with the owner the roofing material would be an architectural shingle rather than the cement tile roof that was originally discussed. He stated that while it was visually appealing it was not in character with the materials commonly used in the area. The Board asked about the trim and detail materials which de Cossey explained would also be the white cedar.
  - The applicant and property owner, David D'Atri explained the minor exterior alterations to the building which included the addition of an enclosed staircase, necessitated by current building code requirements. He then explained the proposed handicapped parking area which was required based on the existing building code. He stated that the orientation of the parking would prevent headlights from disturbing the neighboring properties and that the screening would visually buffer the area. He also stated that the addition of the parking

would likely allow for the elimination of some of the existing proposed parking. There was a brief discussion regarding vegetation, fencing and property line locations.

- **E. Wieland made a motion to approve.**
- **J. Herzan seconded the motion which passed unanimously.**
  
- **Other Business**
  - J. Herzan mentioned that the owner of 285 Thimble Islands Road agreed to informally meet with the Board to discuss the proposed changes to the building.
    - The Board asked staff if it would be appropriate to do so.
    - H. Smith explained that they may review it informally and that it would be non-binding.
    - The Board continued a brief discussion and then agreed that it would be conducted informally and it was agreed that Chairman Ames would follow up with the property owner to schedule a meeting.
  - H. Smith informed the Board that the Governors Executive Order allowing for remote meetings to continue until February.
  
- **Adjournment**
  - **Elizabeth Wieland made a motion to adjourn**
  - **John Herzan seconded the motion which passed unanimously**

**Meeting adjourned at 7:45pm**