

DESIGN ADVISORY COMMITTEE
TOWN OF GREAT BARRINGTON
TOWN HALL
SELECTMEN'S MEETING ROOM
THURSDAY, DECEMBER 8, 2011
4:00 P.M.

PRESENT: CRAIG OKERSTROM LANG
STEPHAN GREEN
STEPHEN DIETEMANN
JONATHAN HANKIN

EDWIN A. MAY, STAFF LIAISON NON-VOTING MEMBER

I. **CALL TO ORDER:**

Mr. Okerstrom Lang called the meeting was called to order at 4:00 P.M.

II. **MINUTES: NOVEMBER 18, 2011**

MOTION: Mr. Hankin to approve the minutes of November 18, 2011

SECOND: Mr. Green

VOTE: 4-0

III. **PERMITS FOR REVIEW:**

The Committee had a special permit application to review for Tina Schwartz and Mark Firth to convert a retail space into a restaurant at 178 Main Street. The applicants were present with their architect Gaetan LaChance.

Mr. LaChance explained there would be handicap access to the building from the back connecting to the front porch. There will be four access points two - will be ADA accessible. One of them will be through the historic door at the front of the building. The door will not be modified nor will it be for public use.

Mr. LaChance said there will be work done in the parking lot. Some of the curbing will be removed. There are 28 parking spaces available adequate for the projected 80 seats. The restaurant will open with 50 seats. He said the spaces would be marked and the parking would be open for municipal parking for the Town outside of business hours.

Mr. LaChance said there will be a cooler in an alcove on the corner of the building. The cooler would be screened with evergreen currently there with more landscaping to be added.

Mr. Hankin asked where the dumpster would be located and where the deliveries would be made?

Mr. LaChance said the dumpster would be located on the edge of the parking lot and the deliveries would be made in the parking lot.

Mr. Hankin suggested they might want to consider where the dumpster would be located.

Mr. May said it would have to be at least 10 feet from the building.

It was suggested the dumpster be screened.

Mr. LaChance said there will be a terrace for Al Fresco dining.

Mr. May said there would be some separate conditions for outdoor dining. He said the area would need to be delineated.

Mr. Green suggested a garden path to the terrace area would be nicer than a ramp.

Mr. Lang asked if there would be illumination of the signs.

The applicants said yes.

Mr. LaChance said there will be three signs on the property.

Mr. Lang said the lighting on the signs would have to be shielded and downward directed. He asked if there would be lighting in the parking lot.

Mr. LaChance said there would be three poles with lights in the parking lot.

There was brief discussion of the building color. The applicants indicated they might go with a dark color on the building. The Committee suggested dark colors absorb light and suggested they might want a light color.

Mr. Lang asked if they would allow the new Main Street trees to be planted on the top of their sloping bank versus in the slope. Mr. LaChance said yes they would allow this.

The Committee indicated they were excited about the project.

MOTION: Mr. Hankin made a favorable recommendation on the project.

SECOND: Mr. Dietemann

VOTE: 4-0

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IV. **NEW BUSINESS:**
None

V. **OLD BUSINESS:**
There was no old business discussed.

VI. **GENERAL:**
There was a brief discussion of the new Open Meeting Law.

VII. **ADJOURNMENT:**
MOTION: Ms. Dietemann to adjourn.
SECOND: Mr. Hankin
VOTE: 4-0

The meeting was adjourned at 5:08 P.M.

Respectfully Submitted,



Kimberly L. Shaw
General Office Assistant