

Greenwich Board of Education Minutes of the GHS Front Entry Committee Meeting

DATE: January 12th, 2022

LOCATION: Virtual via Google Meet

TIME: 8:00 am

Committee Members Present:

Stephen Walko - Chairman

Jake Allen- Vice Chairman

Maureen Bonanno-Secretary

Ashley Cole

Louis Contadino

Stephanie Cowie

Christina Downey (BOE)

Megan Galleta

Leslie Moriarty (BET)

Ex-Officio Members Present:

Craig Amundson (RTM)

Ralph Mayo (GHS Principal)

Will Schwartz (DPW)

Dennis Yeskey (P&Z)

Lauren Rabin (Board of Selectmen)

Others Present:

David Stein (Silver Petrucelli)

Tim Nanzer (Silver Petrucelli)

Not Present:

Steven Swidler (BOE Staff)

Tom Bobkowski (BOE - Central Office)

Dan Watson (BOE- Central Office)

- **Call to Order:** Meeting was called to order by Mr. Walko at 8:20 a.m
- **Presentation of Proposed Architectural Changes by Silver Petrucelli:**
 - Mr. Walko noted that the presentation today is a follow up from the last meeting with ARC. Mr. Walko stated that the comments from ARC revolved around lighting, landscaping and some design elements, including the use of concrete relative to the columns and softening of the roofline.
 - Mr. Stein began the presentation with the architectural aspects discussed by ARC. ARC appreciated that the overall volume was lowered. They noted that by lowering by 4 feet, the scale is appropriate in context to the overall building.
 - Mr. Stein continued that although ARC appreciated the design intent, they asked for S&P to soften up the overhang at top. ARC felt that the design appeared top

heavy and needed more articulation. They also noted the absence of concrete and asked to add an element of concrete back in.

- S&P presented 2 Options for the columns and rafters. With both designs, they introduced a concrete base for the beams. Additionally, Mr. Stein stated the wood could be changed to a different material, such as zinc. Option 2 would eliminate some of the intermediary beams to soften the look. Mr. Stein noted that structurally, they can work around the elimination of the beams.
- With approval from the committee, Mr. Stein would like to propose changing the design to simplifying/softening the top, putting a subtle angle on the tail end of the rafters and elevating rafters with concrete base. He noted that the window pattern would remain the same.

- **Discussion of Proposed Architectural Changes:**

- Ms. Cole stated that she attended the ARC meeting and felt that everyone loved the elegance of the glass cube, but the problem was what to do with the top.
- Ms. Moriarty also attended the meeting and noted that the new designs presented today address the major concerns of ARC.
- Mr. Contadino agreed that the concerns of ARC are being addressed with the new design. He noted that in some parts of the building, there is a color metal that can be matched here. Mr. Stein noted that they were considering a more monochromatic look to keep it warmer in tone.
- Ms. Downey stated that she is in favor of the new design to get approval from ARC.
- Ms. Bonanno asked whether the new design would cost less from a maintenance perspective. Mr. Stein noted that the concrete base will help with maintenance.
- Mr. Walko noted that the committee would need to vote on whether to (A) stick with the original design, despite ARC's concerns, (B) Option 1 presented today, which adds the concrete bases, and softening the top without the elimination of beams or (C) Option 2 which is the same as Option 1 with the elimination of the intermediary beams.

- **Approval of Design Adjustment:**

Motion was made by Leslie Moriarty and seconded by Jake Allen to approve Column and Rafter Option 2, to be presented to ARC.

The motion was approved. *The Motion Passed 8-0-0*

- **Presentation on Landscaping and Lighting:**

- Mr. Stein stated that by doing this project, it gives the opportunity to rethink the plaza and redo landscaping. The project scope focuses only intended for the addition and what is affected by the addition.
- Mr. Stein presented a rendering which shows a linear connection between the existing columns, the new columns and the brick pattern in the plaza. The proposal would be to keep the mature trees in place, but in certain areas, re-landscape and come up with a carefully designed planting schedule to provide for more height, more density and possibly more trees for privacy. The addition would require some elimination of the concrete benches. Mr. Stein stated that

they could clear out some of the existing planting to allow for more balanced materials. Pavers would need to be added or replaced.

- Mr. Stein noted that they can use natural vegetation that does not require irrigation.
 - Mr. Stein summed up the presentation by noting they could keep the structures in place while improving the existing landscaping and adding some more structure in terms of trees. He noted that they would choose low maintenance materials.
 - The pavers could be moved up against the building.
 - Mr. Stein then discussed lighting. They would remove the traditional light poles and replace them with bollards. This would push the lighting downward which would help from the neighbors perspective. They would provide enough lighting around the perimeter to get to the sidewalk. From a code and safety perspective, this is required.
 - Mr. Walko noted that there are no bollards or other impediments shown and asked what we are doing for vehicular safety. Mr. Walko and Mr. Stein are working with Mr. Bobkowski, and others to get a better understanding of what is needed regarding bollards. Mr. Stein noted that they are considering some built in planters.
- **At 9:00am, THE MEETING ENDED DUE TO A TECHNICAL ISSUE.** In a follow up email, Mr. Walko stated that the meeting will be continued on **FRIDAY** January 14th at 8am.

Submitted by Maureen Bonanno on January 13th, 2022