

**DESIGN REVIEW BOARD
DRAFT MINUTES
August 1, 2018**

Members Present: Jeff Bendis, Don Olson, Jack Rossi, Nancy Sevckenko
Members Absent: Beverly Humpstone
Others Present: Rodney Croft, Michael Brands

I. CALL TO ORDER

Chair Bendis called the meeting to order at 4:00 p.m.

II. PUBLIC HEARING

A. V-3392-18 Ora Paul Post 24

The application is for Design Review approval to replace attic windows. The property is located at 59 Central Street and zoned Central Commercial / Design Review.

Mr. Croft, representing Ora Post 24, presented the application.

The Board reviewed numerous photographs and a cutsheet of the proposed window.

The attic windows are very old and need replacement.

The selected replacement unit is built by Strafford. It has the appearance of a 6:6 double hung window but in reality is a single fixed unit. The upper portion protrudes further out than the lower portion as does a standard double hung window.

The window would not be operable. There is no access to the attic and no way to open or close the window. The existing window has been painted shut for years.

There are two attic windows, one in each gable end.

The Board noted that the look of the building is the important element of Design Review, as long as the proposed unit looks like the existing window it can be approved.

After discussion, the Board agreed the request meets the standards for approval as a minor application with the permit to be issued administratively.

B. V-3394-18 David Laughlin/Janet Mayberry

The application is for Design Review approval to replace five windows. The property is located at 5 Mountain Avenue and zoned Residential Low Density / Design Review.

The Town Planner presented the application, as the applicants are out of town.

The Board reviewed numerous photographs of existing windows and a cutsheet of the proposed windows.

The owners wish to upgrade five existing windows in their condominium apartment. There would be two windows on the north elevation and three windows on the south elevation. The condo is a first floor apartment.

Double glass Pella energy efficient units have been selected. The Board reviewed the cutsheets of each window.

All units would be 6:6 double hung units which match the existing units to be replaced.

Only the windows, not the frames would be replaced.

The Board did question how other condo unit windows in the building would be dealt with. There are 5 condos in the building.

The replacement windows would be required match the existing grid pattern and thereby maintain conformity with the rest of the building.

After discussion, the Board agreed the request meets the standards for approval as a minor application with the permit to be issued administratively.

III. OTHER BUSINESS

A. Bar Harbor Bank

At the last meeting, it was noted that the required vegetative screening on the northwest corner of the Bar Harbor Bank had been removed. Earlier this week new vegetation (Arborvitae bushes) was planted to replace that removed. A plastic fence had been proposed but was not applied for.

VI. NEXT MEETING

The next meeting is scheduled for August 15, 2018.

V. ADJOURNMENT

The Board adjourned at 4:30 pm.

Respectfully submitted,

Michael Brands, AICP
Town/Village Planner