

floor, northern-most window to create a door to the second floor. Both first floor doors on the Wolfe Street facade will be replaced and will match. The new door will also have a granite step to match the other Wolfe Street door.

Doors - 4 panel wood

Door and surround paint colors: - either white or gray as existing

Decision: Approved

7:20 pm 402 Bank St.

**Beans and Bread
Matthew Compton, architect**

This is a concept review revisit for a planned building to be added to the currently existing Beans and Bread complex. The architects have redesigned the building and incorporated some, but not all of the requests made by CHAP and DRC.

The building has been redesigned with a flat roof and a clear story with a 15 foot set back from the edge on Dallas St. and the southern building edge. The architect has extended the northern boundary of the building to the Bank Street property line, but did not shift the southern boundary of the building away from the neighboring property line, as per DRC and CHAP request.

DRC members had comments about the relationship of the west end of the Frederick Ozanan House and the planned building. DRC suggested that the architects reexamine this area and try to arrive at a more cogent design.

In the submitted plans, the main entrance has not been relocated to Bond Street as requested by both CHAP and DRC. The current design still has the main entrance located on the Bank Street facade.

The architect plans to use a suspended pendant light in the clear story so that no light will shine out and disrupt the neighboring properties. The height of the clear story on top of the roof is 8 feet. The height of the wall at Dallas St. is 15 feet. The total building height is 23 feet. The building will have a gutters and downspouts, with no parapet and no scuppers.

Neighborhood has concerns about the first floor windows at the southern end of the building.

The Design Review Committee still requests the following changes:

1. A 25 foot set back on the southern facade of the new building. This set back is recommendad to increase the separation from the residential properties on Dallas Street. The Design Review Committee suggests a courtyard with landscaping and trees in this area.
2. The facility entrance should remain on Bond Street. There will be less impact on the fragile historic residential area of Dallas Street, if the more commercial Bond Street is used for the entrance by the large number of people that frequent Beans and Bread.

Decision: Resubmit Concept Plan