

TO: Town Plan & Zoning Commission
FROM: Alter & Pearson, LLC
DATE: September 22, 2022 (*revised November 10, 2022*)
RE: 2951 Main Street (Shops on Main) – §12.9 Minor Change for Limited
Architectural Changes to Building 3 (Planned Business and Development Zone)

The Applicant, SHOPS ON MAIN, LLC, is proposing limited architectural changes to the approved plan of Building 3 as a result of a change in the locations of the demising walls between the three tenant spaces.

The Applicant will return to the Town Plan and Zoning Commission in December for a §12.8 Change of Use for Buildings 2, 3 and 4 to track the changes in the tenant uses which have occurred since approval. The Site and its current uses continue to meet the parking requirements.

September 19, 2022

Architectural Site & Design Review Committee
Town Hall
2155 Main Street
Glastonbury, CT 06033

Re: The Shops on Main, 2951 Main Street, Building 3

To whom it may concern,

The Project is submitting for review, the revised elevations for Building 3, 2951 Main Street.

The previous Building elevations reflected a layout which provided space and signage for a large corner tenant, and two smaller tenants. The new East (Front) elevation has been revised to allow for a more flexible occupancy that will be able to accommodate different size tenants. A continuous signband across the middle of the front allows for the adjustment of signage above the appropriate area of entry. Additionally, rear doors have been relocated to correspond with the new layout and awnings have been removed. The neutral color palette and overall materials remain the same.

Sincerely,



Thomas P. Scott, AIA