

TOWN OF ORANGETOWN ARCHITECTURE AND COMMUNITY APPEARANCE BOARD OF REVIEW - MEETING OF FEBRUARY 17, 2009

MEMBERS PRESENT: Jack Messina, Chairperson;
Larry Vail; Dan Sherman; Jill Fieldstein; Thomas Miggie and Paul Papay

MEMBER ABSENT: James Dodge; Vice Chairperson;

ALSO PRESENT: Barbara Gionta, Deputy Town Attorney; Ann Marie Ambrose, Stenographer and Gina Raymond, Clerk

Jack Messina, Chairperson, called the meeting to order at 7:30 p.m.
Mr. Messina read the agenda. Hearings as listed on this meeting's agenda which are made a part of these minutes were held as noted below.

Aluf Plastics Building Signage Plans	ACABOR #09-03
Review of Sign Plans	Approved
70.18/2/15; LI zoning district	with Conditions

Route 9W Golf Subdivision-Lot 3.3	ACABOR #09-04
Review of Site Plans	Continued;
78.13/1/3.3; R-40 zoning district	Submit Landscaping Plan

130 Central Avenue Stairway Plans	ACABOR #09-05
Review of Plans	Approved
68.20/2/6; CS zoning district	with Conditions

A motion was made to adjourn the meeting by Jack Messina and seconded by Thomas Miggie and agreed by all in attendance. The Decisions on the above hearings, which Decisions are made by the Board before the conclusion of the meeting and are mailed to the applicant. The verbatim minutes are not transcribed, but are available. As there was no further business before the Board, the meeting was adjourned at 9:00 p.m. The next ACABOR Meeting is scheduled for **March 3, 2009**.

Dated: February 17, 2009
Cheryl Coopersmith, Chief Clerk

**TOWN OF ORANGETOWN
ARCHITECTURE AND COMMUNITY APPEARANCE BOARD OF REVIEW
DECISION
TOWN OF ORANGETOWN
ACABOR #09-03
Aluf Plastics Building Signage Plan - Approved Subject to Conditions
February 17, 2009
Page 1 of 2**

TO: Donald Brenner, 4 Independence Avenue, Tappan, New York 10983
FROM: Architecture and Community Appearance Board of Review
RE: **Aluf Plastics, Inc. Building Signage Plans:** The application of Aluf Plastics, applicant, for Aluf Real Property, Inc., owner, for review of Building Signage Plans at a site known as "Aluf Plastics, Inc. Building Signage Plans", in accordance with Article 16 of the Town Law of the State of New York and Chapter 2 of the Code of the Town of Orangetown. The site is located at 2 Glenshaw Street, Orangeburg, Town of Orangetown, Rockland County, New York and as shown on the Orangetown Tax Map as Section 70.18, Block 2, Lot 15 in the LI zoning district.

Heard by the Architecture and Community Appearance Board of Review of the Town of Orangetown at a meeting held **Tuesday, February 17, 2009**, at which time the Board made the following determinations:

Donald Brenner appeared and testified.

The Board received the following items:

1. Plans prepared by Marv'les Signs.

FINDINGS OF FACT:

1. The Board found that the applicant proposed to install the following: Wall sign 46 inch high "A" logo sign in Black and Yellow with Black letters in 23 inches spelling out "Aluf Plastics", spanning for 362 inches across. Under that, will be "API Industries, Inc. for 175 inches across, as noted on the submittal. Also on the structure will be the words: "Base Plastics" with a stripped orange and blue colored logo, with inches and dimensions as noted on the submittal. Pantone is the manufacturer. There will be no lights and no illumination of the signage.
2. The Board found that the application has been reviewed by the Building Inspector prior to appearing in front of ACABOR and determined that only ACABOR would review the application.

The hearing was then opened to the Public. There being no one to be heard from the public, the Public Hearing portion of the meeting was closed.

**TOWN OF ORANGETOWN
ARCHITECTURE AND COMMUNITY APPEARANCE BOARD OF REVIEW
DECISION
TOWN OF ORANGETOWN
ACABOR #09-03
Aluf Plastics Building Signage Plan - Approved Subject to Conditions
February 17, 2009
Page 2 of 2**

DECISION: In view of the foregoing and the testimony before the Board, the application was **APPROVED SUBJECT TO THE FOLLOWING CONDITION:**

1. The applicant shall install the following as presented at the meeting:
Wall sign - 46 inch high "A" logo sign in Black and Yellow with Black letters in 23 inches spelling out "Aluf Plastics", spanning for 362 inches across. Under that, will be "API Industries, Inc. for 175 inches across, as noted on the submittal. Also on the structure will be the words: "Base Plastics" with a stripped orange and blue colored logo, with inches and dimensions as noted on the submittal. Pantone is the manufacturer. There will be no lights and no illumination of the signage.

The foregoing resolution was presented and moved by Jack Messina and seconded by Larry Vail and carried as follows: James Dodge, absent; Dan Sherman, aye; Thomas Miggie, aye, Jack Messina, aye, Jill Fieldstein, aye; Paul Papay, aye and Larry Vail, aye.

The Clerk to the Board is hereby authorized, directed and empowered to sign this Decision and file a certified copy in the Office of the Town Clerk and the Office of the Architecture and Community Appearance Board of Review.

**Dated: February 17, 2009
Architecture and Community Appearance Board of Review.**

**TOWN OF ORANGETOWN
ARCHITECTURE AND COMMUNITY APPEARANCE BOARD OF REVIEW
DECISION
TOWN OF ORANGETOWN
ACABOR #09-05
130 Central Avenue Stairway Plans Approved Subject to Conditions
February 17, 2009
Page 1 of 2**

TO: Thomas Brennan, 10 Venter Lane, Nanuet, New York 10954
FROM: Architecture and Community Appearance Board of Review
RE: **130 Central Avenue Stairway Plans:** The application of Thomas Brennan, owner, for review of Stairway Plans at a site known as "130 Central Avenue Stairway Plans", in accordance with Article 16 of the Town Law of the State of New York and Chapter 2 of the Code of the Town of Orangetown. The site is located at south side of East Central Avenue, 165 feet east of the intersection of John Street, at 130 East Central Avenue, Pearl River, Town of Orangetown, Rockland County, New York and as shown on the Orangetown Tax Map as Section 68.20, Block 2, Lot 6 in the CS zoning district.

Heard by the Architecture and Community Appearance Board of Review of the Town of Orangetown at a meeting held **Tuesday, February 17, 2009**, at which time the Board made the following determinations:

Thomas Brennan appeared and testified.

The Board received the following items:

1. Plans prepared by Albert Dattoli, R.A., dated September 12, 2009:

Sheet 1: Site Plan and Elevations

Sheet 2: Foundation, Partial First Floor and Partial Second Floor

Sheet 3: Cross Section

2. Submitted at the meeting; photographs of the site and existing stairway

FINDINGS OF FACT:

1. The Board found that the applicant proposed to construct an enclosed stairway to the rear of an existing structure. The exterior of the structure will match the material on the existing building; white vinyl siding in 4 inch clapboard. The two windows on the bottom building elevation will be boarded up. There will be two new doors added to the building. Down lighting will light the site.

The hearing was then opened to the Public. There being no one to be heard from the public, the Public Hearing portion of the meeting was closed.

**ARCHITECTURE AND COMMUNITY APPEARANCE BOARD OF REVIEW
DECISION
TOWN OF ORANGETOWN
ACABOR #09-05
130 Central Avenue Stairway Plans Approved Subject to Conditions
February 17, 2009
Page 2 of 2**

DECISION: In view of the foregoing and the testimony before the Board, the application was **APPROVED SUBJECT TO THE FOLLOWING CONDITION:**

1. The applicant shall construct an enclosed stairway to the rear of an existing structure. The exterior of the structure will match the material on the existing building; white vinyl siding in 4 inch clapboard. The two windows on the bottom building elevation will be boarded up. There will be two new doors added to the building. Down lighting will light the site.
2. Trees to be saved shall be protected with snow fencing to the drip line during construction
3. No grading is to take place within five feet of any property line, except as specified on the approved site plan.

The foregoing resolution was presented and moved by Jack Messina and seconded by Thomas Miggie and carried as follows: James Dodge, absent; Dan Sherman, aye; Thomas Miggie, aye, Jack Messina, aye, Jill Fieldstein, aye; Paul Papay, aye and Larry Vail, aye.

The Clerk to the Board is hereby authorized, directed and empowered to sign this Decision and file a certified copy in the Office of the Town Clerk and the Office of the Architecture and Community Appearance Board of Review.

**Dated: February 17, 2009
Architecture and Community Appearance Board of Review.**