

**MINUTES
HISTORIC AREAS BOARD OF REVIEW
OCTOBER 9, 2007**

MEMBERS PRESENT: Scott Wheatley
 Henry Shradly
 Ralph Delorenzo
 Margaret Raso
 William Walther
 Thano Schoppel
 Ronald Krumm

ABSENT: None

ALSO PRESENT: Deborah Arbolino, Administrative Aide
 William Reddy, Deputy Town Attorney

Margaret Raso, Chair, called the meeting to order at 7:30 p.m. Hearings on this meeting's agenda, which are made a part of this meeting, were held as noted below:

PUBLISHED ITEMS:

<u>APPLICANTS</u>	<u>DECISION</u>	<u>HABR</u>
<u>NEW ITEM:</u>		
CHANG 77.07 / 1 / 38.4; R-15 zone	APPROVED	HABR#07-14
OUR LADY OF THE SACRED HEART SIGN 77.11 / 1 / 1; R-15 zone	APPROVED	HABR#07-15
HYDE 78.18 / 2 / 8; R-22 zone	APPROVED	HABR#07-16
BUTERBOUGH 78.17 / 2 / 40; R-40 zone	APPROVED	HABR#07-17

THE DECISIONS RELATED TO THE ABOVE HEARINGS are inserted herein and made part of these minutes.

There being no further business to come before the Board, on motion duly made, seconded and carried, the meeting was adjourned at 9:30 P.M.

DATED: October 9, 2007

HISTORIC AREAS BOARD OF REVIEW

Deborah Arbolino
Administrative Aid

DISTRIBUTION:

APPLICANT
TOWN ATTORNEY
DEPUTY TOWN ATTORNEY
ASSESSOR
HIGHWAY DEPARTMENT
SUPERVISOR
TOWN BOARD MEMBERS
BUILDING INSPECTOR (Individual Decisions)
DEPT. of ENVIRONMENTAL MGMT. and ENGINEERING

DECISION

APPROVED AS PRESENTED

TO: Chia-Hu Chang
250 Kings Highway
Tappan, New York 10983

HABR # 07-13
October 9, 2007

FROM: HISTORIC AREAS BOARD OF REVIEW, TOWN OF ORANGETOWN

HABR# 07-13: Application of Chia-Hu Chang for review of a front yard garden wall to be constructed at an existing single-family residence located at 250 Kings Highway, in the Town of Orangetown, Hamlet of Tappan, New York. Chapter 12, Section 12-4(A), Historic Areas Board of Review.

Tax Numbers: 77.07 / 1 / 38.4; R-15 zoning district.

Heard by the HISTORIC AREAS BOARD OF REVIEW at a meeting held on Tuesday, October 9, 2007 at which time the Board made the following determination:

Chia-Hu Chang appeared and testified.

The applicant presented the following:

1. A survey.
2. Hand drawn picture of the proposed garden wall.

Chia-Hu Chang stated that he would like to install a two-foot high garden wall in the front of the house; that it would be 30' back from the center of Kings Highway as the Building Inspector told him it needs to be; that the pillars on either side of the driveway would be 42" high' that the stone would be Cambrien blend with the rough side showing out; that the top of the wall would be limestone; that the lights would be inside the pillars and there would be glass facing the road and the driveway for the light to shine through; and that he is before the this Board because the wall will have footings and therefore is considered a structure.

PUBLIC COMMENT:

No public comment.

FINDINGS OF FACT:

The Board, after personal observation of the property, hearing all the testimony and reviewing same, found as fact, that:

1. The application as presented would not adversely affect the Historic District and the surrounding area. The design and materials for the proposed building are complimentary to the District.

DECISION: In view of the foregoing and the testimony before the Board, the application is APPROVED as submitted and presented with the following conditions:

1. The mortar between the stones shall be no more than ½ to 1 inch in thickness.

2. The mortar shall be colored buff.
3. The glass block for the lights shall be on the front and inside of the driveway only.

The foregoing resolution was presented and moved by Thano Schoppel, seconded by Ronald Krumm; and carried as follows; Henry Shrady, aye; Thano Schoppel, aye; Margaret Raso, nay; William Walther, aye; Ronald Krumm, aye; Scott Wheatley, aye; and Ralph Delorenzo aye.

The Administrative Aid to the Board is hear by authorized, directed and empowered to sign this decision and file a certified copy thereof in the office of the Town Clerk.

Dated: October 9, 2007

**HISTORIC AREAS BOARD OF REVIEW
TOWN OF ORANGETOWN
Deborah Arbolino, Administrative Aide**

DISTRIBUTION:

APPLICANT	TOWN CLERK
TOWN BOARD MEMBERS	HIGHWAY DEPARTMENT
HABR MEMBERS	TOWN HISTORIAN
SUPERVISOR	DEPT. OF ENVIRONMENTAL
TOWN ATTORNEY	ENGINEERING
DEPUTY TOWN ATTORNEY	HABR, PB, FILE
OBZPAE	PB, ZBA, ACABOR CHAIRMAN
BUILDING INSPECTOR-J.P.	

DECISION

SIGN APPROVED

TO: George Torok
120 Kings Highway
Tappan, New York 10983

HABR # 07-15
October 9, 2007

FROM: HISTORIC AREAS BOARD OF REVIEW, TOWN OF ORANGETOWN

HABR# 07-15: Application of Our Lady of the Sacred Heart Church for review of a 16 sq. ft. sign located at 120 Kings Highway, in the Town of Orangetown, Hamlet of Tappan, New York. Chapter 12, Section 12-4(A), Historic Areas Board of Review. Tax Numbers: 77.11 / 1 / 1; R-15 zoning district.

Heard by the HISTORIC AREAS BOARD OF REVIEW at a meeting held on Tuesday, October 9, 2007 at which time the Board made the following determination:

appeared and testified.

The applicant presented the following:

1. Color drawing of the proposed sign and posts.
2. Site plan with location of proposed sign marked.

Father George Torok stated that the proposed sign would be 67" wide and 34" high; that it would be single sided PVC material; that the background of the sign is blue; that the sign would have a gold border and raised white letters; that it would be blue on both sides but lettered on only one side; that it would be placed 25' from the edge of the road; that the sign would be hung from white PVC posts ; that the posts would be square with a knob on top; and that the sign would be placed inside the planted area at the entrance/ exit to the property.

PUBLIC COMMENT:

No public comment.

FINDINGS OF FACT:

The Board, after personal observation of the property, hearing all the testimony and reviewing same, found as fact, that:

1. The application as presented would not adversely affect the Historic District and the surrounding area. The design and materials for the proposed sign are complimentary to the District.

DECISION: In view of the foregoing and the testimony before the Board, the application for the sign is APPROVED as submitted and presented with the following conditions:

4. The background for the sign shall be royal blue.
5. The raised letters shall be white.
6. The outline of the sign shall be gold.
7. The sign and posts shall be made of PVC.

The foregoing resolution was presented and moved by Ronald Krumm, seconded by Thano Schoppel; and carried as follows; Henry Shrady, aye; Thano Schoppel, aye; Margaret Raso, aye; William Walther, aye; Ronald Krumm, aye; Scott Wheatley, aye; and Ralph Delorenzo, aye.

The Administrative Aid to the Board is hereby authorized, directed and empowered to sign this decision and file a certified copy thereof in the office of the Town Clerk.

Dated: October 9, 2007

HISTORIC AREAS BOARD OF REVIEW
TOWN OF ORANGETOWN
Deborah Arbolino, Administrative Aide

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HABR MEMBERS
SUPERVISOR
TOWN ATTORNEY
DEPUTY TOWN ATTORNEY
OBZPAE
BUILDING INSPECTOR-L.P.

TOWN CLERK
HIGHWAY DEPARTMENT
TOWN HISTORIAN
DEPT. OF ENVIRONMENTAL
ENGINEERING
HABR, PB, FILE
PB, ZBA, ACABOR CHAIRMAN

DECISION

APPROVED WITH CONDITIONS

TO: Henry Shrady (Hyde)
63 Washington spring Road
Palisades, New York 10964

HABR # 07-16
October 9, 2007

FROM: HISTORIC AREAS BOARD OF REVIEW, TOWN OF ORANGETOWN

HABR# 07-16: Application of Tad Hyde for review of an enlargement for the front

entrance porch on an existing single family residence and addition of storage space to an existing garage located at 127 Washington Spring Road, in the Town of Orangetown, Hamlet of Palisades, New York. Chapter 12, Section 12-4(A), Historic Areas Board of Review.

Tax Numbers: 78.18 / 2 / 8; R-22 zoning district.

Heard by the HISTORIC AREAS BOARD OF REVIEW at a meeting held on Tuesday, October 9, 2007 at which time the Board made the following determination:

Henry Shrady appeared and testified.

The applicant presented the following:

3. Architectural plans dated June 26, 2007 signed and sealed by Robert Strong, Registered Architect, pages A-0, A-5 and A-6.

Henry Shrady stated that there have been seven changes from the original approval; the first was the expanded entrance porch which added 139 sq. ft. and an oval window; the dormer was removed from the bedroom and changed to awning windows; the downstairs window dimensions were changed; the garage was extended by six feet to add storage and the cupola was lowered; that a flared skirt was added to the foundation to accept the facial stone; the entrance doors were changed to Dutch doors hopefully antique wooden doors; and four outside lights from the Charleston Collection were added to the side of the doors and gooseneck lights will be added to the garage.

PUBLIC COMMENT:

No public comment.

FINDINGS OF FACT:

The Board, after personal observation of the property, hearing all the testimony and reviewing same, found as fact, that:

1. The application as presented would not adversely affect the Historic District and the surrounding area. The design and materials for the proposed building are complimentary to the District.

DECISION: In view of the foregoing and the testimony before the Board, the application (Plans dated 6/26/07 signed and sealed by Robert Strong, Registered Architect) is **APPROVED** as submitted and presented with the following conditions:

1. The front porch has been expanded by 139 sq. ft. and an oval window has been added.
2. Awning windows have been added to the bedroom where the dormer was removed.
3. The dimensions of the downstairs windows have been changed as shown on the plans submitted dated June 26, 2007.
4. The garage has been expanded by six feet.
5. A flared skirt has been added to the foundation to accept the stone previously approved.
6. The entrance doors shall be true Dutch Doors.
7. There shall be four outside lights from the Charleston Collections (black and glass) added to either side of the doors.
8. The garage shall have gooseneck lighting.

The foregoing resolution was presented and moved by Ronald Krumm, seconded by Ralph Delorenzo; and carried as follows; Thano Schoppel, aye; Margaret Raso, aye; William Walther, aye; Ronald Krumm, aye; Scott Wheatley, aye; and Ralph Delorenzo, aye. Henry Shrady recused himself.

The Administrative Aid to the Board is hear by authorized, directed and empowered to sign this decision and file a certified copy thereof in the office of the Town Clerk.

Dated: October 9, 2007

HISTORIC AREAS BOARD OF REVIEW
TOWN OF ORANGETOWN
Deborah Arbolino, Administrative Aide

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TOWN ATTORNEY	ENGINEERING
DEPUTY TOWN ATTORNEY	HABR, PB, FILE
OBZPAE	PB, ZBA, ACABOR CHAIRMAN
BUILDING INSPECTOR- B.vw.	

DECISION

APPROVED WITH CONDITIONS

TO: Keith and Sarah Buterbaugh
47 Closter Road
Palisades, New York 10964

HABR # 07-17
October 9, 2007

FROM: HISTORIC AREAS BOARD OF REVIEW, TOWN OF ORANGETOWN

HABR# 07-17: Application of Keith and Sarah Buterbough for review of an addition to an existing single family residence located at 47 Closter Road, in the Town of Orangetown, Hamlet of Palisades, New York. Chapter 12, Section 12-4(A), Historic Areas Board of Review.

Tax Numbers: 78.17 / 2 / 40; R-40 zoning district.

Heard by the HISTORIC AREAS BOARD OF REVIEW at a meeting held on Tuesday, October 9, 2007 at which time the Board made the following determination:

Sara Buterbaugh and Wayne Garrison appeared and testified.

The applicant presented the following:

4. Architectural plans dated 9/26/07 signed and sealed by Robert E. Silarski, Registered Architect.

Wayne Garrison stated that the proposal is for a one story addition to the rear of the house; that the Buterbaugh's would like to add a family room, extend the laundry room and add a shower to the existing bathroom; that the 8' addition will square off the back of the house; that the rubble stone foundation will be carried out on the addition; that the clapboard will match the existing; that the windows will be Marvin wood ultimate double hung singular divided lights painted to match the rest of the house; that the French doors will be Marvin #WUDH6070; that the rear steps will match the front steps and be mahogany; that the back door will be similar to the front door and have coach lights like

the front door; that the roof as proposed is a “hot roof” that will match the existing roofing; and that they will check into the possibility of lowering the ceiling height and increasing the slope of the roof and using shingles to match the rest of the house.

PUBLIC COMMENT:

No public comment.

FINDINGS OF FACT:

The Board, after personal observation of the property, hearing all the testimony and reviewing same, found as fact, that:

1. The application as presented would not adversely affect the Historic District and the surrounding area. The design and materials for the proposed building are complimentary to the District.

DECISION: In view of the foregoing and the testimony before the Board, the application (Plans dated 9/26/07 signed and sealed by Robert Silarski, Registered Architect) is APPROVED as submitted and presented with the following conditions:

1. The siding shall be clapboard to match existing 4-5” exposure.
2. The windows shall be Marvin ultimate double hung painted to match existing.
3. The French door shall be in-swing WUDH6070.
4. Foundation walls shall match the existing.
5. The rear stairs shall be mahogany to match front steps.
6. The applicant has the option of changing the ceiling height in the proposed addition and increasing the slope of the roof or keeping it as proposed using a “hot roof”.

The foregoing resolution was presented and moved by Thano Schoppel, seconded by Ronald Krumm; and carried as follows; Henry Shrady, aye; Thano Schoppel, aye; Margaret Raso, aye; William Walther, aye; Ronald Krumm, aye; Scott Wheatley, aye; and Ralph Delorenzo, aye.

The Administrative Aid to the Board is hereby authorized, directed and empowered to sign this decision and file a certified copy thereof in the office of the Town Clerk.

Dated: October 9, 2007

HISTORIC AREAS BOARD OF REVIEW
TOWN OF ORANGETOWN
Deborah Arbolino, Administrative Aide

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HABR MEMBERS
SUPERVISOR
TOWN ATTORNEY
DEPUTY TOWN ATTORNEY
OBZPAE
BUILDING INSPECTOR- B.vw.

TOWN CLERK
HIGHWAY DEPARTMENT
TOWN HISTORIAN
DEPT. OF ENVIRONMENTAL
ENGINEERING
HABR, PB, FILE
PB, ZBA, ACABOR CHAIRMAN

