

MINUTES
HISTORIC AREAS BOARD OF REVIEW
MARCH 8, 2011

MEMBERS PRESENT: Thano Schoppel
 Scott Wheatley
 Wayne Garrison
 Margaret Raso
 William Walther
 Thomas Quinn
 Larry Bucciarelli

ABSENT: NONE

ALSO PRESENT: Deborah Arbolino, Administrative Aide
 Denise Sullivan, Deputy Town Attorney
 Ann Marie Ambrose, Official Stenographer

Margaret Raso, Chairperson, 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:

<u>APPLICANTS</u>	<u>DECISION</u>	<u>HABR #</u>
9 W FILLING STATION 78.18 / 1 / 2; R-80 zone	SIGNS APPROVED WITH CONDITION AS MODIFIED BY ZBA DECISION # 11-18	HABR#11-03

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 8:30 P.M.

DATED: March 8, 2011

HISTORIC AREAS BOARD OF REVIEW

DECISION

APPROVED AS MODIFIED WITH COLORS AS PRESENTED

TO: Steve Galanis 745 Route9W South Nyack, New York 10960	HABR # 11-03 March 8, 2011
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FROM: HISTORIC AREAS BOARD OF REVIEW, TOWN OF ORANGETOWN

HABR# 11-03: Application of 9W Filling Station for the review of two proposed signs to

be located at an existing business located at 243 Route 9W, 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 / 1 / 2; R-80 zoning district.

Heard by the HISTORIC AREAS BOARD OF REVIEW at a meeting held on Tuesday, March 8, 2011 at which time the Board made the following determination:

Steve Galanis and Burt Dorfman, Attorney, appeared and testified.

The applicant presented the following:

1. Site plan.
2. One page elevations of existing buildings showing proposed placement of signs.
3. Color pictures of two signs and proposed lights.
4. Copy of picture of the original building with Indian Motorcycle sign on building.
5. Seven color swatches of the colors for the proposed signs.

Burt Dorfman, Attorney, testified that the application is for two signs; that the applicant appeared before the Zoning Board of Appeals; that the Zoning Board approved the proposed "The Market" sign as modified from 19.5 sq. ft. to 18 sq. ft. per side and approved "The Filling Station" sign as modified from 21 sq. ft. to 15 sq. ft.; that the Zoning Board agreed that the signs were necessary for a business to be noticed on the highway with a speed limit of 45 m.p.h.; that the lights will be down lights directed onto the sign only; and that the lights will not be on after business hours.

Steve Galanis, lessee of the property and owner of the proposed business, testified that the lighting for the signs would be black matt gooseneck lighting with low intensity incandescent bulbs; that the lights would be on only during operating hours of the business; that they plan to open at 7 A.M. and during the spring and summer will be open to 11:00 P.M. the latest; that there will be no additional outside lighting other than that which has already been approved by the HABR in prior decisions; that "The Market" sign will be a carved sign with a background color of mocha madness (brown) (Benjamin Moore color), lettering in Provence crème (off white) (Benjamin Moore color) and a Navajo red (red) (Benjamin Moore color) border; that the "Filling Station" sign will have a Provence crème (off white) (Benjamin Moore color) background, Navajo red (red) (Benjamin Moore color) border, and lettering in black panther (black) (Benjamin Moore color) and gray shower (gray) (Benjamin Moore color); that the lettering on this sign will be carved but the images will be printed; and that he will use either two or three lights to light each sign; and that if he can use less than three lights he will.

PUBLIC COMMENT:

Phillip Bauman, 236 Route 9W, testified that he lives across the street since 1991; that he has seen the long evolution of the site; that he is concerned with the directional lighting and the timing of the lights; and he questioned the height of the sign that will be above the building.

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 signs as modified by the ZBA Decision #11-18 dated March 2, 2011; are complimentary to the District.

DECISION: In view of the foregoing and the testimony before the Board, the application for (2) signs as modified by ZBA#11-18 dated March 2, 2011, and wherein Sign 1 “The Market” sign shall have carved lettering, and shall have a Mocha Madness background, letters in Provence crème and a Navajo red outline; and wherein Sign 2 “The Filling Station” sign shall have carved lettering, printed images, and shall have a Provence crème background, Navajo red outline with gray shower and black panther lettering is APPROVED AS SUBMITTED with the SPECIFIC CONDITIONS that: (1) there will be a maximum of three (3) black matte finish gooseneck downward facing lights on the sign fro “The Market and for “The Filling Station; and that the block lettering sign which reads “The Market”, presently attached to the front of the market store building, shall be removed.

The foregoing resolution was presented and moved by Scott Wheatley, seconded by Thano Schoppel; and carried as follows: Scott Wheatley, aye; William Walther, aye; Thomas Quinn, aye; Thano Schoppel, ay;. Margaret Raso, aye; Larry Bucciarelli, aye; and Wayne Garrison, aye.

The Administrative Aide 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: March 8, 2011

HISTORIC AREAS BOARD OF REVIEW
TOWN OF ORANGETOWN

BY: _____
Deborah Arbolino, Administrative Aide

DISTRIBUTION:

APPLICANT
TOWN BOARD MEMBERS
HABR MEMBERS
SUPERVISOR
TOWN ATTORNEY
DEPUTY TOWN ATTORNEY
OBZPAE
BUILDING INSPECTOR- J.P.

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

