# **MINUTES** HISTORIC AREAS BOARD OF REVIEW June 13, 2017

MEMBERS PRESENT:

William Walther

Larry Bucciarelli Scott Wheatley Margaret Raso Carol Schelin Wayne Garrison Thano Schoppel

ABSENT:

None

ALSO PRESENT:

Deborah Arbolino,

Administrative Aide Deputy Town Attorney

Rick Pakola,

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:

**APPLICANTS** 

**DECISION** 

HABR#

**NEW ITEMS:** 

PECK FENCE

**APPROVED** 

HABR#17-06

26 Woods Road, Palisades, NY

AS PRESENTED

AS PRESENTED

78.18 / 1 / 41; R-40 zoning district

**ANDRIANOS** 

**APPROVED** 

HABR#17-07

46 Closter Road

Palisades, NY

80.05 / 1 /20; R-40 zone

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 8:00 P.M.

DATED: June 13, 2017

HISTORIC AREAS BOARD OF REVIEW

BY:

Deborah Arbolino Administrative Aide

DISTRIBUTION:

APPLICANT TOWN ATTORNEY DEPUTY TOWN ATTORNEY
BUILDING INSPECTOR (Individual Decisions) TOWN BOARD MEMBERS SUPERVISOR



### **DECISION**

### APPROVED AS PRESENTED

TO: Steven Peck
26 Woods Road PO Box 604
Palisades, New York 10964

HABR # 17-06 June 13, 2017 Permit # 46303

FROM: HISTORIC AREAS BOARD OF REVIEW, TOWN OF ORANGETOWN

HABR#17-06: Application of Steven Peck and Karpui Caprice Yu for review of a split rail fence at an existing single-family residence located at 26 Woods 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 / 1 / 41; R-40 zoning district

Heard by the HISTORIC AREAS BOARD OF REVIEW at a meeting held on Tuesday, June 13, 2017 at which time the Board made the following determination:

Karpui Caprice Yu appeared.

The following documents were presented:

- 1. Survey dated January 18, 2017 for Peck/Yu by Sparaco & Youngblood, PLLC, signed and sealed by William D. Youngblood, L.S.
- 2. Four pictures of the proposed fence and gate.
- 3. A proposal for the work from Yaboo Fence Company, dated March 16, 2017.

Karpui Caprice Yu stated that they moved into their house in early March; that two side of the property have a split rail fence; that they have a dog and would like to match the fence on the other two sides of the property; that they are going to install a black mesh fence inside the split rail to keep the dog in and the fence will be left natural wood.

### **PUBLIC COMMENT:**

No public comment.





Peck Fence HABR# 17-06 Page 2 of 3

Permit # 46303

### FINDINGS OF FACT:

The Board, after personal observation of the property, hearing all the testimony and reviewing same, found as fact, that: The application as presented, would not adversely affect the Historic District and the surrounding area. The design and materials for the proposed split rail fence is approved.

- 1. The exiting fencing consists of two rail split-rail fences, and the same style fence will be added to the other two sides of the property.
- 2. A black wire mesh will be applied to the fence at the same height of the fence on the interior of the fence to keep the dog in.
- 3. A gate in matching style will be added to enclose the driveway.

THIS APPROVAL/DECISION, AND ANY MODIFICATIONS OR CONDITIONS SET FORTH HEREIN, IS GRANTED BY THE HISTORICAL AREA BOARD OF REVIEW AND IS LIMITED TO THE SPECIFIC RELIEF REQUESTED AND SUBJECT TO THE CONDITIONS OR MODIFICATIONS, IF ANY, SET FORTH HEREIN.

\*\* PRE-1918 CONSTRUCTION: PLEASE BE ADVISED: IN THE HISTORIC AREA, ALL CONSTRUCTION REQUIRING A BUILDING PERMIT OR ANY EXTERIOR CHANGES (INCLUDING PAINT COLOR) TO BUILDINGS CONSTRUCTED PRIOR TO 1918, REQUIRES APPROVAL FROM THE HISTORIC AREAS BOARD OF REVIEW.

PRIOR APPROVAL OF THE HISTORICAL AREA BOARD OF REVIEW IS REQUIRED PRIOR TO ANY CHANGE OR MODIFICATION OF THE REQUIREMENTS AND/OR CONDITIONS SET FORTH IN THIS DECISION, INCLUDING, BUT NOT LIMITED TO:

- ROOFING SHINGLES (IF CHANGING COLOR)
- SIDING
- DECORATIVE SIDING
- SOFFITS & FASCIA
- GUTTERS AND LEADERS
- WINDOWS
- TRIM
- SHUTTERS
- DOORS
- LIGHTING
- LOCATION OF AIR CONDITIONING UNITS
- WALKWAYS, PATIOS
- POOLS, SPAS AND FENCES
- SIGNS
- ANY CHANGE IN THE ABOVE LIST INCLUDING COLOR, MATERIAL AND/OR MANUFACTURER

IF YOU HAVE ANY QUESTIONS, PLEASE CONTACT DEBBIE ARBOLINO, CLERK TO THE HISTORIC AREA BOARD OF REVIEW AT (845) 359-8410.



Peck Fence HABR# 17-06 Page 3 of 3

Permit # 46303

DECISION: In view of the foregoing and the testimony before the Board, the application for the two rail split-rail fence with black wire mesh and gate for the driveway is APPROVED.

The foregoing resolution to approve the fence and gate was presented and moved by Thano Schoppell, seconded by Scott Wheatley; and carried as follows: aye; Scott Wheatley, aye; Thano Schoppel, aye; Margaret Raso, aye; Carol Schelin, aye; and Wayne Garrison, aye. Larry Bucciarelli, was absent. William Walther was stuck in traffic and missed this application.

The Administrative Aide 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: June 13, 2017

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- D.M.

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





## **DECISION**

### APPROVED AS PRESENTED

TO: Christopher Andrianos 46 Closter Road Palisades, New York 10964 HABR # 17-07 June 13, 2017 Permit # 44662

FROM: HISTORIC AREAS BOARD OF REVIEW, TOWN OF ORANGETOWN

HABR#17-07: Application of Christopher Andrianos for review of a renovation/addition to an existing single-family residence located at 46 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: 80.05 / 1 / 20; R-40 zoning district

Heard by the HISTORIC AREAS BOARD OF REVIEW at a meeting held on Tuesday, June 13, 2017 at which time the Board made the following determination:

Kier Levesque, Architect, and Christopher Andrianos and Karla Maloof appeared.

The following documents were presented:

1. Architectural plans dated August 24, 2015 with the latest revision date of April 11, 2017, signed and sealed by Kier B. Levesque Architect. (5 pages)

Kier Levesque, Architect, stated that one year ago the applicant appeared before the Board with grander plans and they have since scaled back those plans; they have added a front porch and a detached garage without the carport; that they are changing the roof, all the windows, stone to the chimney and replacing the existing fence that is broken with a new stockade fence.

### **PUBLIC COMMENT:**

No Public comment.



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### FINDINGS OF FACT:

The Board, after personal observation of the property, hearing all the testimony and reviewing same, found as fact, that: The application as presented, would not adversely affect the Historic District and the surrounding area. The design and materials for the proposed addition/alteration: [Architectural plans dated August 24, 2015 with the latest revision date of April 11, 2017, signed and sealed by Kier B. Levesque Architect. (5 pages)]

- 1. The roof shall be GAF three tab asphalt shingles in Charcoal.
- 2. The siding on the detached garage shall be Hardie Plank 8" exposed concrete board painted Arctic White.
- 3. The siding on the house shall be Nantucket Eastern White Cedar painted Arctic White. (Maibec Co.)
- 4. The soffits and fascia shall be wood painted Sherwin Williams mixed to match the reclaimed wood.
- 5. The gutters and leaders shall be aluminum in Arctic White.
- 6. The windows shall be Anderson Series A wood core fibrex exterior.
- 7. The trim shall be concrete board Azex or Hardie plank in Arctic White.
- 8. The front door shall be manufactured by Simpson, model #7662 wood door painted Sherwin Williams Yankee Brown.
- 9. The back door shall be manufactured by Simpson, model #7224 wood door painted Yankee Brown, by Sherwin Williams.
- 10. The garage door shall be manufactured by Holmes Lodgewood Collection wood painted Yankee Brown, by Sherwin Williams.
- 11. The French doors shall be white.
- 12. The front yard lighting shall remain the black light post.
- 13. There shall be natural cultural stone by Champlain Stone LTD..
- 14. The patio shall be 2' x 2' bluestone or equivalent.
- 15. The driveway apron shall be gray/white Belgium Block.
- 16. The rest for the driveway shall be decomposed granite with metal edge border.
- 17. The existing fence shall be removed and replaced with a stained stockade fence.

THIS APPROVAL/DECISION, AND ANY MODIFICATIONS OR CONDITIONS SET FORTH HEREIN, IS GRANTED BY THE HISTORICAL AREA BOARD OF REVIEW AND IS LIMITED TO THE SPECIFIC RELIEF REQUESTED AND SUBJECT TO THE CONDITIONS OR MODIFICATIONS, IF ANY, SET FORTH HEREIN.

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- ROOFING SHINGLES (IF CHANGING COLOR)
- SIDING
- DECORATIVE SIDING
- SOFFITS & FASCIA
- GUTTERS AND LEADERS



Andrianos HABR# 17-07 Page 3 of 3

Permit # 44662

- WINDOWS
- TRIM
- SHUTTERS
- DOORS
- LIGHTING
- LOCATION OF AIR CONDITIONING UNITS
- WALKWAYS, PATIOS
- POOLS, SPAS AND FENCES
- SIGNS
- ANY CHANGE IN THE ABOVE LIST INCLUDING COLOR, MATERIAL AND/OR MANUFACTURER

IF YOU HAVE ANY QUESTIONS, PLEASE CONTACT DEBBIE ARBOLINO, CLERK TO THE HISTORIC AREA BOARD OF REVIEW AT (845) 359-8410.

DECISION: In view of the foregoing and the testimony before the Board, the application for the addition/ alteration: [Architectural plans dated August 24, 2015 with the latest revision date of April 11, 2017, signed and sealed by Kier B. Levesque Architect (5 pages)] is APPROVED.

The foregoing resolution to approve the addition/alteration was presented and moved by Thano Schoppell, seconded by Wayne Garrison; and carried as follows: William Walther, aye; Scott Wheatley, aye; Thano Schoppel, aye; Margaret Raso, aye; Wayne Garrison, aye; and Carol Schelin, aye. Larry Bucciarelli was absent.

The Administrative Aide 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: June 13, 2017

HISTORIC AREAS BOARD OF REVIEW TOWN OF ORANGETOWN

BY:

Deborah Arbolino, Administrative Aide

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