

MINUTES
HISTORIC AREAS BOARD OF REVIEW
October 18, 2016

MEMBERS PRESENT: William Walther
Margaret Raso
Larry Bucciarelli
Thano Schoppel
Joseph Chabot
Scott Wheatley
Wayne Garrison

ABSENT: None

ALSO PRESENT: Deborah Arbolino, Administrative Aide
Denise Sullivan, Deputy Town Attorney
Jennifer Johnson, 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>NEW ITEMS:</u>	<u>DECISION</u>	<u>HABR #</u>
PARK/DICKEY DECK 679 Oak Tree Road, Palisades, NY 78.17 / 2 / 29; R-40 zoning district	APPROVED	HABR#16-13
TRUDEAU NEW HOUSE 55 Woods Road, Palisades, NY 78.18 / 1 / 9; R-80 zoning district	APPROVED	HABR#16-14

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: October 18, 2016

HISTORIC AREAS BOARD OF REVIEW
BY: Deborah Arbolino
Deborah Arbolino
Administrative Aide

DISTRIBUTION:

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

TOWN CLERKS OFFICE

2016 OCT 25 PM 12 55

TOWN OF ORANGETOWN

DECISION

APPROVED AS PRESENTED

TO: Jerimiah Dickey
679 Closter Road
Palisades, N.Y. 10964

HABR # 16-13
October 18, 2016
Permit #45391

FROM: HISTORIC AREAS BOARD OF REVIEW, TOWN OF ORANGETOWN

HABR#16-13: Application of Sunny Park and Jerimiah Dickey for review of a deck extension at an existing single-family residence located at 679 Oak Tree 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 / 29; R-40 zoning district

Heard by the HISTORIC AREAS BOARD OF REVIEW at a meeting held on Tuesday, October 18, 2016 at which time the Board made the following determination:

Jerimiah Dickey appeared and testified.

The following documents were presented:

1. Survey for Sunny Park & Jerimiah Dickey dated August 4, 2016 signed and sealed by John R. Atzl, L.S...
2. Architectural plans dated August 18, 2016 by Kier. Levesque. Registered Architect.
3. An e-mail in support of the application from Carol Baxter, President of the Palisades Community Center, abutting property.
4. An e-mail in the support of the application from Stephen Richardson, 685 Oak Tree Road, and abutting property owner.
5. A picture of the existing deck.

Jerimiah Dickey stated that he would like to replace the existing patio with a deck and to extend the existing deck using all of the same materials; that there would not be any additional outdoor lighting that the new deck would be enclosed with lattice underneath; and the decking would be blue cedar.

PUBLIC COMMENT:

No public comment.

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2016 OCT 25 PM 12 56
TOWN OF ORANGETOWN

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 deck:

1. The deck shall be blue cedar.
2. The cedar railing shall match the existing railing.
3. There shall be lattice to match the existing under the new addition to the deck and the new deck.

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.

TOWN CLERKS OFFICE
2016 OCT 25 PM 12:56
TOWN OF ORANGETOWN

DECISION: In view of the foregoing and the testimony before the Board, the application; for the extension of the existing deck and the construction of a new deck is APPROVED.

The foregoing resolution to approve the extension of the existing deck and the new deck was presented and moved by Thano Schoppel, seconded by Larry Bucciarelli; and carried as follows: William Walther, aye; Scott Wheatley, aye; Thano Schoppel, aye; Wayne Garrison, aye; Margaret Raso, aye; Larry Bucciarelli, aye; and Joseph Chabot, aye.

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: September 13, 2016

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-G.M.

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

TOWN CLERKS OFFICE
2016 OCT 25 PM 12 56
TOWN OF ORANGETOWN

DECISION

APPROVED AS PRESENTED

TO: William Bosley (Trudeau)
10 Sugarhill Road
Nyack, N.Y. 10960

HABR # 16-14
October 18, 2016
Permit #45845

FROM: HISTORIC AREAS BOARD OF REVIEW, TOWN OF ORANGETOWN

HABR#16-14: Application of Garry Trudeau for review of a new single-family residence. The premises are located at 55 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 / 9; R-80 zoning district.

Heard by the HISTORIC AREAS BOARD OF REVIEW at a meeting held on Tuesday, September 13, 2016 at which time the Board made the following determination:

William Bosley, Contractor and Logan Leachman, Architect, appeared.

The following documents were presented:

1. Site plan dated September 12, 2016 signed and sealed by Steven J. Collazuol, P.E., L.S..
2. Architectural plans not dated or signed or sealed by JLF & Associates, Inc. Montana.(A001, A002, A100, A101, A210, A211, A212, A301, A302, A303, A304, A400, A40, A402)
3. HABR Decision #16-11 dated September 13, 2016.

Logan Leachman, Architect, stated that they are planning on using materials for the new construction that will cause the new house to blend into its surroundings; that they are using reclaimed barn wood that will blend with the surrounding trees; that they will be using a black breathable membrane under the barn wood; that they are planning to use two old edges together; that they will weep at the bottom; that they have moved the house back from the cliff edge for stability; that they are using cedar shingles and grey bonderized metal for the roof; that they will have air conditioning units on the north side in the depressed area by the basement; that the riverside of the house is the back of the house; that they will have exterior yard lighting from restoration hardware; that there will be a hanging yard light in the covered entry, by the mudroom and screened porch and there will be yard lights by the garage; that they will have bonderized (coated with a substance to prevent corrosion) gutters where it is necessary; that the chimney will be dry stack stone; and that everything will be done in earth tones.

PUBLIC COMMENT:

No public comment.

TOWN CLERKS OFFICE
2016 OCT 25 PM 12 56
TOWN OF ORANGETOWN

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 House: Site plan dated September 12, 2016 signed and sealed by Steven J. Collazuol, P.E., L.S.: Architectural plans not dated or signed or sealed by JLF & Associates, Inc. Montana.(A001, A002, A100, A101, A210, A211, A212, A301, A302, A303, A304, A400, A40, A402)

:

1. The roof shall be tan cedar by Manville and Grey bonderized metal by Fabraz.
2. The siding shall be grey reclaimed barn wood.
3. The soffits and fascia shall be grey antique/reclaimed barn wood.
4. The gutters and leaders shall be bonderized metal.
5. The windows shall be black anodized aluminum Marvin windows.
6. The trim shall be grey antique barnwood.
7. The front door shall be grey antique barn wood.
8. The garage doors shall be grey antique barn siding.
9. The outdoor lighting shall be Yard lights by Restoration Hardware (Hanging lights in the covered entry, mudroom and screened porch & wall yard lights 2 by the garage and 2 the side of the garage and 2 by the walkout patio and 2 by the master bedroom patio).
10. The walkway shall be either slate or bluestone.
11. The chimney shall be dry stack antique bluestone.

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- 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

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2016 OCT 25 PM 12:56

TOWN OF ORANGETOWN

**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 new house: (Site plan dated September 12, 2016 signed and sealed by Steven J. Collazuol, P.E., L.S.: Architectural plans not dated or signed or sealed by JLF & Associates, Inc. Montana.(A001, A002, A100, A101, A210, A211, A212, A301, A302, A303, A304, A400, A40, A402) is APPROVED.

The foregoing resolution to approve the new house was presented and moved by Thano Schoppel, seconded by Joseph Chabot; and carried as follows: William Walther, aye; Scott Wheatley, aye; Thano Schoppel, aye; Wayne Garrison, aye; Margaret Raso, aye; Larry Bucciarelli, aye; and Joseph Chabot, aye.

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: October 18, 2016

HISTORIC AREAS BOARD OF REVIEW
TOWN OF ORANGETOWN

BY: 
Deborah Arbolino, Administrative Aide

DISTRIBUTION:

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TOWN BOARD MEMBERS
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