

**Design Review and Historic Preservation Board
Minutes
February 14, 2019**

PRESENT

Dirk Schneider, Chairman; Leticia Fornataro, Bonnie Salem, John Mitchell, Kathleen Cristman

ALSO PRESENT

Stephanie Townsend, Town Board liaison; Allen Reitz, Assistant Building Inspector; Susan Donnelly, Secretary to the Board

ABSENT

David Wigg; Vice Chairman, Paul Whitbeck, Robert Koegel, Town Attorney

HISTORIC PRESERVATION DISCUSSION

Bonnie Salem discussed the letters that will be sent to homeowners of inventoried residences.

The reception for inventoried homeowners was also discussed. The month of May is being targeted to hold this gathering. Leticia Fornataro will check the availability of rooms at the Spiegel Community Center. Dirk Schneider will reach out to the Landmark Society for potential speakers and contact businesses for food donations. Bonnie Salem will identify homeowners of designated homes to attend and target a listing of other invitees.

RESIDENTIAL APPLICATIONS FOR REVIEW

- **52 Wren Field Lane**

The Applicant is requesting design review for the addition of a 319 sq. ft. three-season room with a storage area beneath and located to the rear of the property.

Al Polesseni, contractor for the project, was present.

Mr. Polesseni indicated that the siding and window patterns would match the current home. The doors below will be steel and this area on the first story will be used for cold storage.

Siding will be replaced below. This is contrary to what is indicated on the drawing. The corner board will be a minimum of 10" wide.

Bonnie Salem moved to accept the application as submitted with the inclusion of the comments made on the siding, corner board and windows. Dirk Schneider seconded.

All Ayes.

- **3 & 5 Greenpoint Trail**

The Applicant is requesting design review for the proposed construction of a new townhome dwelling. The Design Review Board has given the Greenpoint Trail development a blanket approval for the remaining townhomes if the submitted layout of townhomes is followed. The proposed building will consist of 2 attached single family dwellings sharing a common wall.

Lot 33 (#5 Greenpoint) will be 1893 sq. ft. and Lot 34 (#3 Greenpoint) will be 1907 sq. ft. The developer would like to modify the townhome to meet the needs of the new owner. The color will remain the same as detailed on the spreadsheet submitted to the Town.

Greer Lova, of Morrell Builders, was present to discuss the application.

The remaining units to be built had a prior blanket approval from the Board but the developer would like to modify the plan to meet the needs of the client. The client is requesting the study room be removed and a larger great room created resulting in a shorter unit.

The side dormers will be removed in this design. The Board recommended that the middle dormer should be removed.

Kathleen Cristman moved to accept the application as submitted with the recommendation to remove the middle dormer. John Mitchell seconded.

All Ayes.

- **259 Tobey Road**

The Applicant is requesting design review for the construction of a 1959 sq. ft. one-story single family home.

John Graziouse, representing Gerber Homes, was present.

The proposed construction is on a flag lot behind an inventoried home which was part of the Tobey Babcock farm. The Board felt the small home would not overpower the current structure and there is still a large parcel of land surrounding this homestead.

The colors for the home will be a Cyprus (tan) color with gray shingles.

Leticia Fornataro moved to approve the application as submitted. Dirk Schneider seconded.

All Ayes.

COMMERCIAL APPLICATION FOR REVIEW

- **957 Panorama Trail South**

The Applicant is requesting design review for the addition of a business identification sign. The sign will be a 16 sq. ft. brushed aluminum frame with white acrylic inserts and will identify the "Harris Insights & Analytics LLC" business.

Kurt Sertl of Gallina Development was present.

The proposed sign will have no lighting and will be placed on the brick next to the right hand side of the tenant's door. The suite number is separate and will be vinyl on glass over the door.

John Mitchell moved to accept the application as submitted. Leticia Fornataro seconded.

All Ayes.

OTHER – REVIEW OF 1/25/2019 MINUTES

Bonnie Salem moved to accept the minutes of the January 25, 2019 meeting as submitted. Kathleen Cristman seconded.

All Ayes.

The meeting adjourned at 7:45 pm.

Respectfully submitted,

Susan Donnelly
Secretary to the Design Review and Historic Preservation Board