

**Design Review and Historic Preservation Board
Minutes
May 9, 2019**

PRESENT

Leticia Fornataro, John Mitchell, Kathleen Cristman, Paul Whitbeck, Bonnie Salem

ALSO PRESENT

Stephanie Townsend, Town Board Liaison; Robert Koegel, Town Attorney; Mark Lenzi, Building Inspector; Allen Reitz, Assistant Building Inspector; Susan Donnelly, Secretary to the Board

ABSENT

Dirk Schneider, Chairman; David Wigg

HISTORIC PRESERVATION DISCUSSION

The Board discussed the reception for inventoried homeowners and the invitations have been sent out. There was some discussion on possible other guests being invited. A slide show of historic homes is being prepared by town staff. Sue Donnelly will reach out to the Town I.T. department to arrange equipment for the slide show presentation.

CERTIFICATE OF APPROPRIATENESS

• **19 Sunset Boulevard**

The Applicant is requesting a Certificate of Appropriateness, pursuant to Code Section 185-196, for the design change to the original approved renovation to a storage house on October 25, 2018. This property is zoned RN-Residential Neighborhood and is designated historic.

Acting Chairman, John Mitchell, opened the Public Hearing.

The homeowner, Tim Fantauzzo and contractor, Phillip Berry were present.

Mr. Fantauzzo reviewed the changes to the project. The changes are as follows:

1. The barn doors will be eliminated and a Thermo tru shaker style door will be used.
2. A second dormer will be installed to provide extra space and balance the already approved dormer.
3. The upper doors will be removed and the window will not be covered so that it may now be functional.

All other finishes will be as submitted in the previous application.

The Board asked if the hay lifter element will be retained and Mr. Fantauzzo indicated that it would.

The Board felt that the second dormer added balance to the structure and the new door presented was a reasonable choice for the structure.

The Board regretted the loss of the upper doors but understood the need for the window to be functional and they are comfortable with the substitution.

There was no public comment.

John Mitchell moved to close the Public Hearing.

Kathleen Cristman seconded.

All Ayes.

After discussion, a resolution was moved by Board member Bonnie Salem, seconded by Board member John Mitchell, and was voted upon by members of the Board as follows:

Dirk Schneider	Absent
Bonnie Salem	Aye
Paul Whitbeck	Aye
Kathleen Cristman	Aye
John Mitchell	Aye
Leticia Fornataro	Aye
David Wigg	Absent

The granting of the Certificate of Appropriateness is made subject to the following specific conditions:

- a. All work is to be completed by December 31, 2020.
- b. Materials used will be as noted in the meeting minutes of October 25, 2018.
- c. All work will be performed per plans dated April 12, 2019.

RESIDENTIAL APPLICATION FOR REVIEW

- **3 South Pittsford Hill Circle**

The Applicant is requesting design review for the addition of a garage space to an existing two-car garage. The addition will be approximately 520 sq. ft. and will include new space on the side of the existing garage as well as new space to the rear. The applicant has received approval from the Zoning Board of Appeals for the infringement on the side setback.

No representative was present to discuss the application with the Board.

The Board review the application but was left with many questions.

The Board expressed concerns that the garage design seemed to be taking over the whole house and did not fit into the neighborhood. An alternate design is recommended.

Regarding the present design, the Board needs to see:

1. A rendering of the whole house with the proposed garage plan.
2. A site map with how the house and addition will sit on the property.

John Mitchell moved to hold the application over. Bonnie Salem seconded.

All Ayes.

RESIDENTIAL APPLICATION FOR REVIEW - NEW

- **11 Escena Rise**

The Applicant is requesting design review for the construction of a two story single family home. The home will be approximately 2511 sq. ft. and will be located in the Wilshire Hills subdivision.

Jeff Brokaw of Morrell Builders was present.

The Board complemented the use of only two materials.

The Board expressed concerns about the lack of fenestration on the right side elevation.

Kathleen Cristman moved to approve the application with the addition of two transom windows on the upper right side elevation with the recommendation that the placement mimic the placement of the transom windows on the lower portion of the right side elevation.

Leticia Fornataro seconded.

All Ayes.

COMMERCIAL APPLICATION FOR REVIEW

- **2851 Clover Street**

The Applicant is requesting design review for the construction of "The Terraces at Cloverwood" previously Friendly Commons. This will be upscale senior living located in the area of the former "Barn Bazaar" at the southwest corner of Clover Street and Jefferson Road.

Rob Simonetti of SWBR and Glen Cooper of Friendly Senior Living were present.

Mr. Simonetti reiterated the changes that have been made to the original design and shared renderings which reflected the current color changes which are brighter and more reminiscent of the existing Cloverwood building colors. Changes on the exterior include windows with upper sashes with muntins with a 6 over 1 pattern and board and batten on the exterior.

Signs will not be placed on the building and there will be a separate sign plan for a sign at Clover Street and Jefferson Road that is not included in this approval.

Comments were made regarding color changes that are perhaps too drastic on some areas of the main building. It was noted that the rendering may be a little darker than actual.

Kathleen Cristman moved to accept the application as submitted with the condition that the color palette reflect the color concept 3 brown and crème as submitted for tonight's meeting with the recommendation that the color transitions are not too drastic. Paul Whitbeck seconded.

All Ayes.

OTHER – REVIEW OF 4/25/2019 MINUTES

The minutes of the April 25, 2019 meeting were approved with one correction.

All Ayes.

The meeting adjourned at 8:40 pm.

Respectfully submitted,

Susan Donnelly
Secretary to the Design Review and Historic Preservation Board