

# **Architectural Review Board**

**April 20, 2022**

## **Minutes**

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Meeting called to order = 7:01pm

### **Present:**

Greg Healey	Acting Chair
Laurie Steinhorst	Member
Scott O'Neill	Member
German Lanzetta	Member
Manny Carmona	Building Inspector
Walter Sevastian	Village Attorney
Rosa Martinez	Meeting Host

Note: Prior to beginning 77 Midland Ave application, member Healey announced that he and member O'Neill are acquaintances with the applicant. He affirmed that they both would be fair and impartial, and plan on sitting in on the application, unless there were any objections. There were no objections.

### **1. 77 Midland Ave. David Hill.** Application to convert attic to habitable space..

PROVIDED DOCUMENTATION: Permit application dated 1/31/22, plans drawn by Polermo-Edwards Architecture, photos with window drawing.

PROPOSAL: Applicant seeks to renovate 3<sup>rd</sup> floor, convert space to bedroom and bathroom. In doing so, they will change the window on the south side of the attic floor, changing it from 1 window to 2 casement windows.

Application presented by: David Hill (owner) & Rolando Golstein (architecture firm)

### **Board discussion:**

Presented to change the 1 existing window in the attic floor on the south side from 1 double hung window to 2 casement windows. This is to add additional natural light as required. Windows will be cut into existing siding and hole where window is now will be covered with materials to match existing. Drawings provided to ARB do not show 2 windows on outside elevation {owner concluded they must be old versions } North side window is not changing.

### **Public Comment:**

None

Closed on motion by member Healey, 2<sup>nd</sup> member Steinhorst, approved by vote 4-0

### **Conclusion:**

*Conditional approval as long as applicant provides updated plans showing revised south exterior elevation with the 2 windows.*

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Motion by member Steinhorst, 2<sup>nd</sup> by member O'Neill. Approved by 4-0 vote

#### **2. 96 High Ave. Comito Homes.** Application to demolish 3-car garage and build single family home.

PROVIDED DOCUMENTATION: Permit application dated 3/24/22, elevations prepared by Kier B. Levesque, R.A. Architect, Inspirational concept, photos, plot plan and survey.

PROPOSAL: construction of new single family residence on vacant land (demolition of existing 3 car garage)

Application presented by: Kier Levesque

#### **Board discussion:**

Based on inspirational concept presented, Proposed building is 2 story single family, color scheme is white, with black Pella windows with bonded grills, hardie board siding, charcoal shingles with copper color metal roof over bay window. House will match concept presented. Existing chain link fencing to be removed. Underside of porch is painted brick. House setbacks comply with zoning requirements. Area where garage is being demolished will be grass / landscaped. Concrete pad in front of existing garage will be parking .

#### **Public Comment:**

None

Closed on motion by member Healey, 2<sup>nd</sup> member O'Neill, approved by vote 4-0

#### **Conclusion:**

*Motion to accept proposal as presented.*

Motion by member Healey, 2<sup>nd</sup> by member Lanzetta. Approved by 4-0 vote

Adjournment 7:30pm