VILLAGE OF GREENPORT
COUNTY OF SUFFOLK STATE OF NEW YORK
----------------------------------------X
HISTORIC PRESERVATION COMMISSION
REGULAR MEETING
----------------------------------------X

November 7, 2016
5:00 P.M.
Third Street Fire Station
Greenport, New York

BEFORE:
STEVEN BULL - Chairman
CAROLINE WALOSKI - Member
DENNIS MCMAHON - Member
SUSAN WETSELL - Member

EILEEN WINGATE - Building Inspector
PAUL PALLAS - Village Administrator
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(Whereupon the meeting was called to order at 5:00 p.m.)

CHAIRMAN BULL: This is the meeting of the Historic Preservation Committee tonight, and the members of the committee are going to sign in each of them themselves starting with Dennis.

MR. MCMAHON: Dennis McMahon.

MS. WETSELL: Susan Wetsell.

CHAIRMAN BULL: Steven Bull.

MS. WALOSKI: Caroline Waloski.

CHAIRMAN BULL: Okay. The first item on the agenda is item number 1. It's discussion and possible motion on the application of the American Beech Restaurant. The restaurant is located at 308 Main Street. Applicant, Rob Brown, architect, represents the American Beech restaurant, which has its exhaust duct work visible on Carpenter Street. The current proposal shown on the site plan dated October 31, 2016 shows duct work now taken directly to the side yard exterior wall.
of the main building. The site plan also shows that all duct work will be removed on the side of the building adjoining carpenter street. The SCTM number is 1001-4-7-29.1. And your plan is in your packet.

MR. MCMAHON: I don't have that.
MS. WETSELL: We don't have that. Are those new?

CHAIRMAN BULL: You don't have this? There it is, right there.
MS. WETSELL: Oh, is it here?
CHAIRMAN BULL: Mr. Brown?
MR. BROWN: Good evening. Rob Brown, architect. After meeting with the representative of the contractor who built the exhaust system, it was determined that the only viable solution was to bring the air in from the north wall. This is make up air is what the duct work is for, so we will be bringing it on the north wall below the fence line. It has to come in low because the upper wall is already taken, and so the air will come in...
underneath that floor level essentially
and end up into the hood. So that is
the only viable solution. Mr. Pelton
has agreed. I do not have any shop
drawings at this point, but it will all
be on the north wall below the fence
line.

MR. MCMAHON: All that equipment
is over there anyway, so the fact that
it is low is excellent and it's where
everything else is, so you can only do
what you can do.

MS. WETSELL: That's the only rear
of the building really.

MR. BROWN: Sorry?

MS. WETSELL: That's really the
only rear of the building.

MR. BROWN: Yes, it is, and it's
getting crowded back there, but they
said they would be able to squeeze it
in.

MR. MCMAHON: I'm amazed.

CHAIRMAN BULL: Do you have an
estimated date of completion if all
goes well?
MR. BROWN: I don't. And actually, that's a question for Mr. Pallas. Is this work that needs to be done prior to issuing a building permit for the other work, or will this fall under the building permit for the additional work?

MR. PALLAS: Well, I would recommend that you do that work in advance of the -- rather than tie it to that building permit. That would be my suggestion. I think it would be better if you got it out of the way to move forward. I'm trying to recall what the Planning Board -- how they left it. I don't recall, but I think that was how they left it is it had to be resolved before we would issue a building permit.

MR. BROWN: Yeah, I wasn't really sure whether their definition of being resolved meant approval by this Board or actually doing the work.

MR. PALLAS: I can confirm that, I just don't have those notes on me. I
can confirm that tomorrow, but it won't
impact their decision making. I assume
that was more of an informational
question.

CHAIRMAN BULL: Informational.

MR. PALLAS: I will confirm that,
and I will let this Board know the
answer that question tomorrow.

CHAIRMAN BULL: Very good. I
mean, the related part of that is that
until the new duct work is in place,
the old duct work can't be removed, but
that's an obvious detail.

MR. BROWN: Yeah, they can't
operate unless --

CHAIRMAN BULL: So I think that
I'd like to make a motion that we
approve this solution because it
removes the duct work from all
visibleness on Carpenter Street.

MR. MCMAHON: I will second that.

MS. WALOSKI: Aye.

MS. WETSELL: Aye.

CHAIRMAN BULL: Aye. Dennis?

MR. MCMAHON: Aye.
CHAIRMAN BULL: We're done. Thank you very much.

Okay. Next item on the agenda, item number 2, discussion and possible motion on the application of a sign permit by the Educational Solutions Consulting located at 211 East Front Street. Most of you have the application in front of you, I'm going to share this one here. So who is presenting?

MR. ROBERTS: The applicant.

MS. WALOSKI: Mr. Roberts.

CHAIRMAN BULL: Please tell us more.

MR. ROBERTS: Doug Roberts, 133 Sixth Street. My business is Educational Solutions Consulting, 211 East Front Street, first floor. So I moved into the office about a year ago, and I finally got my act together to get my graphic designer person to draw a potential sign. The landlords approved it, so currently I'm trying to match mostly what Meryl Kramer has with
her office, I basically just stole her ideas, and that's what my landlord likes too, so the etching or whatever you call that on the glass door, and then a sign next to where Meryl's is on the wall down the street there next to the window.

CHAIRMAN BULL: So this is an application for two signs? Paul, is this one sign or for two signs?

MR. PALLAS: It's two signs.

CHAIRMAN BULL: Okay. So one of the things that we've been asked to do is to go through this list of items that are part of the preservation of historic area guidelines. So if you'll just take a moment for us to go through it because we want to make sure. So the properties which contribute to the character of the historic district shall be retained, and I think the answer to that in my mind is yes.

MS. WALOSKI: Yes.

CHAIRMAN BULL: Any alterations shall be compatible with the historic
character signage, which is yes.

MS. WALOSKI: I would say that's a yes.

CHAIRMAN BULL: There's no new construction, unless he's putting up a sign. The general design seems to be appropriate to what might be there. They probably felt bad, that was created afterwards. Those are small details. The scale of the proposed alteration seems to be in relation to the property itself. The texture, materials, and color, that works for me.

MR. MCMAHON: Yes.

CHAIRMAN BULL: Visual compatibility with neighboring properties and public views, I think that is also --

MS. WALOSKI: It's visible without being intrusive.

CHAIRMAN BULL: And the importance of history, architectural, or other features -- well, that's really not an issue here I don't think. And then the
United States Secretary of the Interior's Standards for Rehabilitation Guidelines for rehabilitating historic buildings, I think that's probably also quite acceptable. So I make a motion that we approve the signage.

MS. WALOSKI: I second it.

CHAIRMAN BULL: All in favor?

MS. WETSELL: Aye.

MS. WALOSKI: Aye.

MR. MCMAHON: Aye.

MR. ROBERTS: Thank you very much, appreciate it.

CHAIRMAN BULL: Moving on to item number 3, continuation of discussion of September 12, 2016 on the status of preparing the 2016 annual reports required by the Village to maintain its Certified Local Government CLG status. So I assisted in the initial part of this in which I cataloged all of the agenda items for 2016, which, of course, activity will be over at the end of the year, but I cataloged all of the early and sent them off to our
inestimable colleague, Eileen, and
she's going to be adding to that as
part of it, which will be the
determination made at each of those
items that were on the previous
agendas. And so this action that we
take in response to the agenda items is
validation of the kind of service that
we're performing, which forms a core
part of the report.

MS. WINGATE: The one thing I
would like the Board to start thinking
about for the year end because we're
two meetings away -- actually only one
more meeting away are items that come
up repeatedly that you have to deal
with. Sometimes some years are fences,
some years are signage, and some years
are demolition. So if you could take a
look at back and look at some of the
decisions that you've made, we're going
to start looking for patterns.

CHAIRMAN BULL: Okay. I'm fairly
new to the job here so --

MS. WINGATE: The Department of
Interiors would like to know what our patterns are.

CHAIRMAN BULL: And then we will deliver that report to you at the next meeting, and then that will be a determination. Is there anything else that you need from us, other than the patterns.

MS. WINGATE: No. Future expectations, if you could start identifying things that you would like to take on, like, somebody write grants and what the grants might be for. We are getting back to the inventory. 2017 will be our next twenty year period. We should really be looking at that.

CHAIRMAN BULL: At the inventory. And looking for a grant to help us hire somebody or get someone involved in writing that.

MS. WINGATE: Unless we're going to do it with volunteers.

CHAIRMAN BULL: Or do it with volunteers to get it done. Okay. So
that would be something that we should think about. I'll get something going myself and present it at the next meeting, some of those preliminary steps that we should take to figure out what the task is to make that happen because it would be nice to celebrate the twentieth year with some activity. Anybody have thoughts, any other thoughts about this?

MR. MCMAHON: No.

MS. WINGATE: The last round of inventory still used film, so doing it was an expensive task, but since everything is already organized and now we're working with the digital world, it's just really a matter of organization and printing, and we should be able to -- it shouldn't be that big a deal like it has been in the past.

CHAIRMAN BULL: So would it be possible to use Google street view as a method of cataloging?

MS. WINGATE: Oh, I suppose.
MS. WALOSKI: That doesn't sound --

CHAIRMAN BULL: So we put that on suggestions if we get desperate we can use that. Maybe we could get a robot to do it for us, and we don't have to do anything, push a button, search.

MS. WINGATE: Always a possibility.

MS. WALOSKI: In the past, do they just take photos of each building in the historic district?

MS. WINGATE: Yeah, and only the front facade or the front and side. I think in the digital world we really ought to start looking at some of the significant details on some -- so much has happened in twenty years.

CHAIRMAN BULL: We would want to I think to compare, for instance, the way the windows look now versus how they looked twenty years ago. Does the house retain any of its ornamentation it has before, or have the eyebrows been trimmed off the windows, that sort
of thing. And in some cases we'll find
out I imagine that new siding has been
applied, which would be good news, or
there might be a color change in the
surface.

MS. WINGATE: It's always nice to
take photos in the dead of winter so
you don't have to compete with the
trees.

CHAIRMAN BULL: Okay. I make a
motion to accept item number 3 as our
interim report. Anybody want to second
that?

MR. MCMAHON: I will second it.

CHAIRMAN BULL: All in favor?

MS. WALOSKI: Aye.

CHAIRMAN BULL: Aye. So now we
move on to item number 4. Item number
4 is a continuation of a discussion of
August 1, 2016 on improvements made to
structures within the core historic
district that do not require a building
permit, but change the historic
color character of the building and the
street scape.
Village Administrator will present his findings on the viability of applying paint to change the color of certain power boxes, nearby or attached heat exchangers, and/or their visible infrastructure elements to match the color of the main buildings in the historic district. Paul?

MR. PALLAS: I had been asked at a meeting earlier to look into whether or not that painting meter pans where the meter goes, to paint switches that are on the outside of a house or building and any electrical equipment, if they could be painted to match the color as it says here, whether that violates any approvals for either Underwriter's Labs or those kinds of things. I had been of the opinion that it does. I did try to find references to that. I was unable to find any specific reference that says you can't do it, but the only thing that I did find is clearly you can't obscure any name plate information that would have to remain.
Any labeling that says it's approved
say by Underwriter's Labs, that would
have to remain. It could only be
exterior of equipment, it could not be
anything interior obviously. Certainly
any work that's done like that, the
power and the electric source to
whatever equipment you're painting
needs to be turned off while you're
doing it, and certainly the
accessibility to the equipment would
need to be maintained. There's a whole
host of things that should be done. My
main concern would be just that, that,
you know, any kind of wholesale sure,
you can go ahead and do that, people
are going to get out spray paints and
spray everything in town. So that
concerns me, but I find no specific
prohibition. I have not contacted
Underwriter's Labs to determine and ask
them that specific question. If you
would like, I could take that one extra
step. I am fairly certain that they're
going to tell me there is none, no
prohibition, but just to dot the I's and cross the T's, I could certainly reach out to them. I'm not sure how quickly that can happen, sometimes they're not as eager to share that kind of information as you would think, but I could certainly try the outreach if this Board would like me to do that.

MR. MCMAHON: Depending on the make and model and whose equipment it is, there are color choices. I think Trane does give you a number of choices. If it doesn't come before the building department, then there's no way for us to know that any equipment is being installed.

MR. PALLAS: That's true, yes.

MR. MCMAHON: That's a consideration. And yeah, you got to be careful where you spray paint these things. They're open, they're meant to draw in air, you know, you don't want to foul anything. Again, there are choices, and Trane is a big company, they do -- a lot of them are starting
to present or give you color choices,
so that's something we could look into
as a possibility, but the problem,
again, is equipment can be installed
and we will never know about it unless
it shows up on a site plan or something
else.

MR. PALLAS: Right. The types of
equipment that you won't find, at least
in my experience to date, the color
choices are things like service
equipment, electric service equipment
itself, not necessarily like an air
handler or --

MR. MCMAHON: Right. That's what
I was referring to.

MR. PALLAS: But the actual
service equipment, the switch --
disconnect switch that's sitting on the
side of a house, generally they're just
gray. Clearly people do paint them,
I'm not going to say that they don't,
but whether that's legitimate or not,
or legal or not in terms of -- legal is
too strong of a word, wether it
violates the Underwriter's Labs certification or not, again, I was under the belief that it did, never really thoroughly investigated. Having exhausted a number of resources, I have not found anything that says that's correct, but again, I can certainly reach out to them, and I'm guessing that's what you would like me to do at this stage.

CHAIRMAN BULL: Yes, I think I would because there are permits that come in for when they install a new power box, right, a new outlet on a building where they're going to be putting in new meters, replacing a meter box.

MR. PALLAS: There's no building permit process, and that's common in a lot of places. The Electric Department does approve those things, but that's only from an electrical standpoint, there's no building permit process per se for just changing your electric service. And the Electric Department
generally doesn't get involved in these processes.

CHAIRMAN BULL: So in my space if I want to change the electric coming into my house, I can just do that without a building permit?

MR. PALLAS: Without a building permit, but you still need to get permission from the Electric Department, an electrician needs to file the -- or the inspection agency -- with an inspection agency that we have approved.

CHAIRMAN BULL: So there's no formal way to know then who is doing that or not doing that. If there's a heat exchange that is put outside of the building, which is a hot, you know, makes things cold in the summer and hot in the winter, it's an actual object that's placed generally on a cement foundation, does that -- is that a permit required to get that object?

MR. MCMAHON: Generally not.

MS. WINGATE: It should be, but
often it's not because people just put
in air-conditioning, and they don't
come to the Building Department, and
neither do the electricians or the HVAC
folks. Technically if you're changing
the whole system, it should be part of
the building permit, and quite often
the concrete slab is in setbacks, so if
you --

MR. MCMAHON: You know what, it's
not -- I'm sorry, go ahead, finish.

MS. WINGATE: I was going to say,
if you start to look at that more
seriously, it's going to snowball
especially in the historic district.

MR. MCMAHON: Right. A lot of
these -- these are not poured concrete
footings either. Right now they're
Styrofoam general slabs, they don't
even bring in concrete anymore. So
it's one of those things that doesn't
require footing, so that takes it out
of your department, and also it -- you
know, you start spraying things like
that and painting them, they're factory
done. It's not an easy process necessarily. And the fact that it heats up or somebody paints it incorrectly, that could be an issue, and it could be a real problem because it most likely will peel. It will not hold paint because it does that, it heats and cools and has that kind of action. So, you know, you don't want to get into telling people to spray things that they shouldn't be spraying.

CHAIRMAN BULL: I'm looking at the guidelines, and that's how this sort of all came out of the guidelines, and I can see where a certain amount of modernizations is going to happen to the buildings at least to the infrastructure where it doesn't change the appearance of the building, but people will want more electricity perhaps, or they'll want air-conditioning units that don't sit in the window but maybe sit -- so if we could, you know, provide some guidance to people at a point where we do have
contact with them.

MR. MCMAHON: A lot of people do not want to seem themselves, so the thing is there's usually a run away from the house that the installer will look at and say hey, you got eighty feet here, do you want to tuck it next to the garage. A lot of people like to put a little fence. You can't inhibit the air flow. A lot of people like to cover it up, so it's usually not that people do want to get away from the house, but sometimes there's no option. There's really no option on my property per se.

CHAIRMAN BULL: Okay. So the action item I'm hearing coming away from today is that you'll contact -- Paul will contact Underwriter's Lab to get a determination, and our desire for that is just a guidance. As long as it doesn't interfere with the operation that the unit is supposed to have, which is ventilation of its interior spaces, et cetera, and doesn't void the
other parts of that, which are the exposed labeling. But the things like ream air-conditioning that might be -- well, we could ask that. It's removed, but we have no control over that branding, exposed branding.

MR. PALLAS: Again, that would depend on how that's attached. If it's just a stick-on label, it's probably a nonissue. Very often they will rivet that to the exterior, and now you've definitely done something to change the physical structure as opposed to cosmetic.

CHAIRMAN BULL: It could be painted over though in that case, but understood.

Okay. So I believe that takes us through all the four items here.

MR. MCMAHON: Could I just interject? I know that I have a neighbor who is here, and she probably has something to say. I don't know how this meeting handles it, but this does speak in regards to a building permit
in historic that effects the building
and the street scape. Ruth, do you
want to say anything about that? Is
that proper for us to address anything
at this meeting? The fact that there's
being -- sidewalks are being pulled up
here and there for various reasons,
mostly because they have a big issue in
regards to their condition. And there
are street widening things going on on
Carpenter Street, and there was
concerns about how they're going to
look after the fact, they don't start
to become too city like, and we start
crawling over eight inch curbs when
they could be four or less. Maybe
there should be also something because
we are a mish-mosh of curb heights and
things that have been happening in the
Village, any new work should probably
-- I'm sure there's a whole line of
handicapped access, all these sort of
things that have to be met. So is
there anything in regards to curb
heights and/or where the street is in
1 regards to the historic district or
2 anything like that?
3 
4 MR. PALLAS: I'm not aware of any
5 specific requirements either plus or
6 minus in terms of appearance of curbs
7 or heights of curbs with regards to
8 historic areas or not. Typically
9 you're correct that curbs and access to
10 sidewalks is all governed by ADA
11 guidance, and we follow that with the
12 sidewalks, the approach to sidewalks at
13 intersections, things like that are all
14 governed by the ADA guidance, and
15 that's what we follow.
16 
17 CHAIRMAN BULL: But I think you
18 brought up an important consideration.
19 I think we should sign off on item
20 number four, but I think we should open
21 up the floor to the community if they
22 have things --
23 
24 MR. MCMAHON: Well, let's get
25 through four then.
26 
27 CHAIRMAN BULL: I think we have
28 solved four. I make a motion to accept
29 four as it is, Paul's tasking, and
let's open up the floor to the house.

MR. MCMAHON: Ruth, do you care to speak?

MS. WIESEHAHN: My name is Ruth, we live in 320 Carpenter Street. I initially came for something else, but since Dennis kindly brought that up, I was very concerned about the sidewalk, and I had many discussions with Darryl and -- about the look of the sidewalk and, of course, he told me specifically how they do have obviously the wheelchair accessible wide enough for wheelchairs, and that really was not my major concern, but I wanted the sidewalk not to look like -- and I took pictures of the Village where you had a new sidewalk and next to it would be an old sidewalk with the nice pebbles showing. And one is stark white and one has character. And I said for a historic district, I would really like to add the character and charm with the safety issues of an old historic neighborhood. Speaking with Gail
Horton, she said when they wrote up the initial historic rules and whatever, there was really nothing about the street scape per se. And no matter what I said to try to add dye to the cement, or I would bring in my own pebbles from Beechwood to make it look old, nothing. I couldn't do anything because nothing was going to last as long as putting down that concrete. And as far as I know, Wednesday it's going down, and I wanted either a Belgian block -- you know, I offered to help chip in to put bricks down, Belgian block, no. So it's going to be done, and Carpenter Street, which is one of the oldest streets in the Village my house and Dolores Morris next door are going to be looking at a white slab of concrete cement, and I'm really upset about it, but they keep saying there's nothing they can do. So thank you for letting me vent on that. I have to get beyond it, I'll see what it looks like on Wednesday.
MS. WALOSKI: And now that you brought that up, Darryl was supposed to come by either Wednesday or Thursday and talk to me about my Carpenter Street entrance and about the Belgian block, and nobody came by.

MR. PALLAS: I will follow-up on that.

MS. WIESEHAHN: So I guess it's too late. And plus the fact they cut down two trees that I'm sure somehow could have been worked around. And to see two trees this big that were not dead chopped off at the base is really a crime.

My other issue is on Halloween night I was outside with my dog, and I looked up, and there is what -- I hope you can see it, I wanted to get it printed up. This is what was at the top of American Beech restaurant. And when I walked down there, I was livid. And this is nothing, I mean this just barely shows, but you can see the whole roof line is lit up with pink -- it
looks purple, but it was pink neon strips, and I think you saw it, Eileen.

MS. WINGATE: I did.

MR. WIESEHAHN: And I went down there, of course, to ask Brent if he had a permit, he was in getting his Halloween costume on, and he did not call me back. When I had issues with the dump truck coming at 5:30 all summer long, he did return my calls eventually and eventually it corrected and they come at, like, ten till 7:00. But he is in the historic district, and I was going to ask do you have a permit for this? And obviously I'm sure he didn't, but so then before I came to the meeting I came down one block on Central, went up Front Street -- Main Street and then Front Street. I counted seventeen little neon signs, open, laundry, beer, wine, whatever. Seventeen signs, some are not in the historic district, but how attractive is that? That's before you even get to Mr. Roberts', and then the whole place
is loaded with neon signs. Now, even
the guy at the dry cleaners, he's not
even open, why does it have to say, you
know, dry cleaning and stuff. And the
ugliness of these things that say open,
it adds a terrible atmosphere to the
Village.

MR. MCMAHON: They are -- you're
right, they're not in our district.

Why Front Street is not really has
blown my mind from the beginning but --

MR. WIESEHAHN: The should expand
the historic district because some of
these buildings are historic, and I
know that when you -- just like the
sign that you're trying to get, you had
to go through all kinds of things,
granted you're in the historic
district, but how would you like it if
we just had more and more neon signs.

I just see it happening more and more
and more, and it's just like this guy
with American Beech, if they can get
away with it, they will.

MS. WALOSKI: Was that there just
for the event or --

MS. WIESEHAHN: I wasn't here last weekend. I mean, why would someone go to the trouble of going up on the third story and putting all that in. I'm sure he hasn't taken it down.

MR. MCMAHON: Are they strung lights?

MS. WIESEHAHN: They were those strips of -- no, those strips.

MR. MCMAHON: LED's.

CHAIRMAN BULL: So I would recommend, Paul, you -- or contact Joe Prokop, unless I should contact Joe Prokop and find out if you're using LED's to emphasize the character of a building, whether or not that constitutes signage since you're trying to promote that space.

MR. PALLAS: We will follow-up on this. This is a matter for the staff to take care of. We will deal with this as a separate matter, and I will certainly report back at some future point to let you know what we find.
CHAIRMAN BULL: That would be good. Because I think what you're talking about is going to get more prevalent as it's easier for people to buy neon type signs, and if a sign says dry cleaning, and it hasn't been approved.

MR. MCMAHON: That's out of our district.

CHAIRMAN BULL: Yeah, what's within our district, that may be something new that may be light based.

MR. MCMAHON: Claudio's Liquor Store, for instance, that signage still stands.

MS. WALOSKI: Claudio's Restaurant has -- and even I have artwork in window that's neon that's on occasionally.

CHAIRMAN BULL: So Eileen has I think something she could say about this. Eileen?

MS. WINGATE: Some of our vintage neon signs are accepted, not approved, but they've been there for a long time,
and the Village has accepted them, and loves them, and does not want them to go away as in Claudio's.

MR. MCMAHON: The Snack Bar.

MS. WALOSKI: Neon is historic if you go back to -- it's vintage.

MS. WINGATE: There's actually a -- I have a file of our vintage signs and --

MS. WALOSKI: Some of them are quite beautiful, like Claudio's. I have artwork in the window that I turn on only when I have a show.

MS. WINGATE: And what did Abbottelli tell you about when --

MS. WALOSKI: That it was accepted because it was interior and it was not on all the time.

CHAIRMAN BULL: Well, then this could be something that we would consider as we're looking at doing an inventory of the Village, that we should consider the signage at night as an item and make that -- certainly that notation.
MR. MCMAHON: Well, yes, because we asked Lucharito's, because they had a blinking situation, for that to go away and they complied, so that was one of the issues because that was new, and I think that's what we're talking about.

MS. WALOSKI: We faced some things on a project by project basis.

MR. MCMAHON: Yes, it is. And it should be. That's correct. There's an expansion of things that are being addressed, and if it's out of our direct, you know, then perhaps that's something we should be expanding ourselves down Front Street.

CHAIRMAN BULL: Yes, try to cover Front Street in this expansion. Okay. So I think we've taken care of that issue. Is there another issue that anyone would like to bring up?

MR. GONZALEZ: I just have a couple of questions. My name is Scott Gonzalez from the Townsend Manor, 714 Main Street. We also have a building
on the property, Gingerbread House, which is 726 Main Street, which is in need of repair. It's going to be a multiyear project because of the cost involved, and I'm talking to contractors and just trying to see. We can't even get prices until I know what we actually can and can't do. We're going to try to take it one side at a time, it might just be some porches first, and then -- we're trying to keep as much as we can the way it is. I'm not looking to put vinyl siding or anything obscene on it. I don't know, there's some composite that is available for, like, railings, or there's a lot of the intricate trim work on the building we would like to retain, but obviously it's not financially sound to be able to do that unless we want it to be a thirty year project. So I guess my question kind of is going to be on a piece by piece basis, but what am I allowed to do, what do I need permits for, how in
detail do I have to come ask for
permission basically to do the work
that I'd like to do?

MR. MCMAHON: I think you have to
start with Eileen in regards to
anything that's got to be reframed in
order to correct it. So the fact that
you're going piece by piece I think is
great. I have a house just like that,
so I'm familiar with it, and it is very
expensive. So I could say if there's
structural corrections, you have to go
to Eileen first. In that case, you'll
have to have an architect at least with
a simple set of plans, it doesn't have
to be terrible detailed, it has to meet
her criteria. It has to show footings
and whatever else has to be corrected,
and at that point they can give us a
rough idea of what you actually need to
remove and to replace. If it be
vertical posts and some of the front
work, that sort of thing, there are
duplicates, there are things you can
switch over to Fypon products and
plastic products that we accept. So there are a lot of options out there. There are posts that are fiberglass that are, you know, going to be low maintenance for you, which are acceptable, but I think we would like to have an idea of where you're heading with it. If it's rails and pickets, we're more concerned with that sort of thing and what's turned. They're not necessarily replaced with square, that maybe they do retain -- it's all available, and what I'm saying is there's a lot of product line out there. It's not -- you don't have to go back to wood, and it looks great. We shy away from shiny plastic, what they have right out front of Riverhead Lumber, okay, that sort of thing we kind of shy away from, but there's a lot of nice products out there. And those guys can steer you, your architect can steer you. You will need to at least file some file simple drawings.
MS. WINGATE: I don't know that we have structural work.

MR. GONZALEZ: The only thing that I know will probably need structural work is the wood decks on the side -- on the south side of the building.

MR. MCMAHON: That's what I was addressing.

MR. GONZALEZ: But as far as, like, I was trying to do one side at a time, that's the only one that really has the wood decks. But as far as the siding, whether we need to replace a few pieces, whether we go in to do insulation, windows.

MR. MCMAHON: Windows is always something we want to review, and again, you can usually go through any of them, Marvin and/or Anderson. You don't necessarily have to go to an energy code window, but if you do have mulls, they have to be two divided, they can't just be stick on.

MR. GONZALEZ: The grills?

MR. MCMAHON: Yeah, the grills
have to be two divided. I don't think there's anything else. We like -- a lot of those pop in between your existing trim as well, so that's real nice, that avoids having to pull everything apart on the inside as well as the outside, so there's a lot of nice options out there in regards to not being so -- deciding, just as a contractor, if you're piece-mealing it, then piecemeal with wood. But if you're taking on section by section, even if it's from the porch up to the ceiling or something, we approve all the cement board and hardy plank products. So all that stuff is out there. I know that building, yes, it's got paint issues and lots of stuff going on, but it's a beautiful building, so the more you can do, the better.

CHAIRMAN BULL: You can take one of our guides too. This is the spirit of what we're trying to maintain and do, so that might help you in your
decision process.

   MR. GONZALEZ: Definitely.

   MR. MCMAHON: And we're available, you know, if you need to talk to us. Meetings are open, and we don't get a lot of open mic time at the end, but we always want to help out whenever we can.

   MS. WETSELL: Before you do something, present it to us so that we don't have a --

   MR. MCMAHON: We know painting and all that stuff has to be done, that's something you can do, I imagine it's going to remain white like the rest?

   MR. GONZALEZ: Oh, yeah, definitely. I don't want to spend -- I've gotten prices on the pain when it's the underlying, so you're throwing good money after bad. Thank you.

   MR. PALLAS: If I may suggest, in addition to the criteria as you understand it, read that entire section of the code, not just those criteria, there's other things in there you might
want to be familiar with.

MR. GONZALEZ: That's on the
village website?

MR. PALLAS: Yes. And certainly
staff is always willing to -- and
always available for you to meet and
discuss the path forward and how to
present things, what the process is
presenting things to this Board.

MR. GONZALEZ: Thank you.

CHAIRMAN BULL: Anyone else? I
think we're good then. All right. So
item number 5, motion to accept minutes
of the October 17, 2016 meeting.

MS. WETSELL: So moved.

CHAIRMAN BULL: All in favor?

MS. WALOSKI: Aye.

MS. WETSELL: Aye.

MR. MCMAHON: Aye.

CHAIRMAN BULL: Aye. Item number
6, motion to schedule the next HPC
meeting for December 5, 2016. Are we
all in favor?

MS. WALOSKI: Aye.

MS. WETSELL: Aye.
MR. MCMAHON: Aye.

CHAIRMAN BULL: Aye. Motion to adjourn.

MS. WALOSKI: Aye.

MS. WETSELL: Aye.

MR. MCMAHON: Aye.

(Whereupon the meeting was adjourned at 5:42 p.m.)
CERTIFICATION

STATE OF NEW YORK }
) SS:
COUNTY OF SUFFOLK }

I, AMY BOHLEBER, a Court Reporter and Notary Public for and within the State of New York, do hereby certify:

THAT, the above and foregoing contains a true and correct transcription of the proceedings taken on November 7, 2016.

I further certify that I am not related to any of the parties to this action by blood or marriage, and that I am in no way interested in the outcome of this matter.

IN WITNESS WHEREOF, I have hereunto set my Hand this 13th day of November, 2016.

Amy Bohleber

Amy Bohleber