VILLAGE OF GREENPORT  
COUNTY OF SUFFOLK  STATE OF NEW YORK  
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HISTORIC PRESERVATION COMMISSION  
REGULAR MEETING  
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Third Street Firehouse  
Greenport, New York  

September 14, 2015  
5:00 P.M.

BEFORE:

FRANK UELLENDAL - CHAIRMAN  
ROSELE BORRELLI - MEMBER  
DENNIS MCMAHON - MEMBER  
CAROLINE WALOSKI - MEMBER  
LUCY CLARK - MEMBER (Excused)  
EILEEN WINGATE - VILLAGE BUILDING INSPECTOR
CHAIRMAN UELLENDAHL:
Welcome. Tonight is the regular Historic Preservation Commission meeting. It is September 14th. My name is Frank Uuellendahl. I am joined by:

MEMBER MCMAHON: Dennis McMahon.

MEMBER WALOSKI: Caroline Waloski.

MEMBER BORRELLI: Roselle Borrelli.

CHAIRMAN UELLENDAHL: We have four items on the agenda. Let’s just get started with Item No. 1., discussion and possible motion on an application for an exterior renovation project of a one-family dwelling submitted by Antoon and Illeana Schooled, the owners of the residential property located in the Historic District at 168 Stirling Street. The scope of the work includes the replacement of vinyl siding with prestained white cedar.
shingles and fish scale shingles on
gable ends, the replacement of
existing trim with Versatex 2”
historic sill and drip cap, corner
boards, fascia trim and matching
sprung crown. SCTM No.
1001-2-3-18.

So this house, I mean, you
live on a beautiful block. How
long have you lived there?

About 15 years.

CHAIRMAN UELLENDahl: And you
want to do some --

MR. SCHOLLEE: Renovation
work.

CHAIRMAN UELLENDahl: It's
all exterior?

MR. SCHOLLEE: It’s all
exterior.

CHAIRMAN UELLENDahl: So why
don't you walk us through what
you're going to do. The agenda is
already very explicit but we want
to hear it from you.
MR. SCHOLLEE: Very well. We brought our samples with us. This is what we propose.

CHAIRMAN UELLENDAHL: Right now you have vinyl?

MS. SCHOLLEE: Vinyl siding.

MR. SCHOLLEE: It has deteriorated. This is the color that we have for the scallops.

CHAIRMAN UELLENDAHL: Okay.

MR. SCHOLLEE: This is what we have for the window.

CHAIRMAN UELLENDAHL: This is the window trim.

MR. SCHOLLEE: Window trim, yes.

CHAIRMAN UELLENDAHL: This is Versatex?

MR. SCHOLLEE: Versatex also, yes.

CHAIRMAN UELLENDAHL: Okay.

With a beautiful stool put together with beautiful detail.

MR. SCHOLLEE: Yes.

CHAIRMAN UELLENDAHL: Nice.
MR. SCHOLLEE: And this would be the treatment for the crown, the soffit and the freeze. This is the main --

MEMBER MCMAHON: Very nice.

CHAIRMAN UELLENDahl: This is something that we love to see. It’s very appropriate for the Historic District and I would like to see more of that happen. This is beautiful. So this is the trim work for the windows. Are you going to replace all the windows?

MR. SCHOLLEE: We are going to trim them.

CHAIRMAN UELLENDahl: The windows aren't being replaced?

MR. SCHOLLEE: No.

CHAIRMAN UELLENDahl: The siding, the trim work, the casings, the crown mouldings and the fish scale roofing. It’s a little bit darker.

MS. SCHOLLEE: Gray.

CHAIRMAN UELLENDahl: Okay,
gray. Did you bring the elevation
or a photo?

MR. SCHOLLEE: No, I don't

have a photo.

CHAIRMAN UELLENDAHL: I mean,
I know the house. I pass by it but
the fish scale is way up in the
triangular portion.

MR. SCHOLLEE: Correct.

CHAIRMAN UELLENDAHL: That is
all you're doing? Anything else?

MR. SCHOLLEE: That's enough.

That's all we're doing to the
entire house.

CHAIRMAN UELLENDAHL: All
right. Let me open up the
discussion. Are there any
questions for the owner?

MEMBER WALOSKI: I think it’s
wonderful.

MEMBER McMAHON: I think it
was explained very well.

MEMBER WALOSKI: I make a
motion that we accept the proposal
for 16 Sterling Street.
MEMBER MCMAHON: And I will second that.

MEMBER WALOSKI: As proposed by Antoon and Illeana Schollee.

CHAIRMAN UELLENDahl: I second.

All in favor?

MEMBER MCMAHON: Aye.

MEMBER WALOSKI: Aye.

MEMBER BORRELLI: Aye.

CHAIRMAN UELLENDahl: Aye.

All in favor.

So you're good to go.

MEMBER WALOSKI: It’s going to look lovely.

CHAIRMAN UELLENDahl: Thank you for coming in and bringing in all the samples. It’s been very helpful.

Moving right along, Item No. 2, discussion and possible motion on an application to construct a second floor wooden roof deck with french door and 36” railings above the existing first floor extension
in the rear of a single family
dwelling. In 2014 the HPC approved
the replacement of existing
windows, siding, trim and addition
of a front portico. Jeffrey Rosa
is the owner of the property at 506
Main Street. The project is being
considered also by ZBA. SCTM No.
1001-4-3-33.

All right. So welcome back.

Please state your name for the
minutes.

MR. MARTINS: My name is
David Martins. I am representing
Paul Russo Architects. Paul
couldn't be here. So I am one of
his associates.

CHAIRMAN UELLENDahl: Welcome
back. So we basically have a
pretty good idea what the project
is all about because you have been
here before us.

MR. MARTINS: Yes.

CHAIRMAN UELLENDahl: Now the
owner would like to add-on to the
scope of work. So there is a one
story addition, a mud room, to the
rear of the house, which is really
not visible from the street.

MR. MARTINS: Yes.

CHAIRMAN UELLENDahl: And
would like to make the roof deck
accessible and there will be a
french door and wood. So why don't
you walk us through some of this?

MR. MARTINS: Like you have
already explained in wanting to add
a rear porch to -- sorry second
story deck to her existing one
story addition. The roof there
already, as it is, is flat
basically. What she is proposing
to do, as you already explained,
put in french doors out to the
second story deck.

CHAIRMAN UELLENDahl: Tell us
about the type of french doors that
you're proposing? The make and
manufacturer? The grill work? Is
it going to match the existing
windows that we have approved?

MR. MARTINS: Yes. We're going to try and match this including all the trim.

CHAIRMAN UELLENDAL: Do you know the manufacturer? Was it Anderson?

MR. MARTINS: I am not sure because I wasn't working on the project.

CHAIRMAN UELLENDAL: Can you --

MEMBER MCMAHON: But I will verify that.

CHAIRMAN UELLENDAL: Can you verify that?

MEMBER MCMAHON: Of course.

CHAIRMAN UELLENDAL: Do you know?

MS. ROSA: The rest of the house is all Anderson.

MR. MARTINS: It is all matching.

CHAIRMAN UELLENDAL: So I am assume it is Anderson with true
divided --

MR. MARTINS: Yes.

Everything will match existing.

MS. WINGATE: Everything existing that is new.

MEMBER MCMAHON: Right. What is already there and approved by you guys basically.

CHAIRMAN UELLENDahl: Okay.

MR. MARTINS: Because the location of this addition, we have to put a fire rated wall between the side property and our property.

So we did that along that one side. We also did -- even though we have to go 36 inches, we decided to go 42 inches, so that the neighbors don't see the railing from their property. It has the same effect almost as already what is existing.

It won't effect the neighbors that much. We wanted to keep that in mind.

CHAIRMAN UELLENDahl: So the railings are 42 inches and not 36
inches?

MR. MARTINS: The railings are 36 but then this fire rated wall would be 42. This way they don't see the railings from their side of the property. We're going to be using the same exact siding along the fire rated wall as existing, which is what they have there right now. For the actual --

CHAIRMAN UELLENDHAHL: I think it's a white pre-stained wooden shingle.

MR. MARTINS: The railings would match what we're using, to match the columns to the front of the house. So to create a uniformed house.

CHAIRMAN UELLENDHAHL: What is the manufacturer and material on this?

MR. MARTINS: It is like composite material.

CHAIRMAN UELLENDHAHL: Can you talk the owner into something that
is wood? I mean, we have -- you know, accepted -- well, I think is a composite material. What is the manufacturer?

MR. MARTINS: It’s Perma.

MEMBER MCMAHON: It’s on the back of the house.

CHAIRMAN UELLENDAHL: It’s better than the former generation. It’s not as shiny. That is why we need to know. We would prefer composite but there are a lot more new materials on the market now. It’s a lot less maintenance issues. This is something that you're proposing. This is the same top rail as this?

MR. MARTINS: Yes. All the same.

MEMBER WALOSKI: And it’s not visible from the street?

MR. MARTINS: No, it is not. It’s on the back of the property. The only sides that are visible are along this side lot, this side of
the property and the rear. But the rear is so far back. It's not even visible. All the vegetation and the garage, you can't even see it. And that is another reason why we put up that fire rated wall so that the neighbor doesn't see it.

CHAIRMAN UELLENDahl: As you can see the structure is right on the property line. Do they have to do anything about the windows? To code wise? I mean, this is really not for us to decided but the Building Inspector will have to decide.

MS. WINGATE: Whenever they rebuilt the wall, the existing windows --

MR. MARTINS: These windows were all existing before construction started. There actually was a few other ones and we closed them off. We didn't want as many windows because it's very close to the lot line.
CHAIRMAN UELLENDahl: Well, on the lot line.

MEMBER MCMahON: Basically.

MEMBER WALOSKI: I just have a few questions because I am a neighbor. Basically, is that stained glass window going back in? I keep waiting for it to go back in. So I know during construction it’s covered.

MS. ROSA: Right.

CHAIRMAN UELLENDahl: So basically that is the scope of work that you are going to be proposing for it?

MR. MARTINS: And cedar decking. If you guys were curious, that is what we’re going to use.

CHAIRMAN UELLENDahl: And you have dealt with roof runoff?

MR. MARTINS: Yes.

CHAIRMAN UELLENDahl: So it’s elevated?

MR. MARTINS: Yes.

CHAIRMAN UELLENDahl: Good.
So thank you.

MR. MARTINS: Thank you.

CHAIRMAN UELLENDahl: Are there any remarks? Any questions?

MEMBER BORRELLI: I think it’s beautiful.

MEMBER MCMAHON: I think it’s great.

CHAIRMAN UELLENDahl: So then may I have a motion?

MEMBER MCMAHON: I will make a motion to approve the changes in the roof deck proposed by 506 Main Street.

MEMBER BORRELLI: I second it.

CHAIRMAN UELLENDahl: All in favor?

MEMBER MCMAHON: Aye.

MEMBER WALOSKI: Aye.

MEMBER BORRELLI: Aye.

CHAIRMAN UELLENDahl: Aye.

All in favor.

So you’re good to go.

MS. WINGATE: No.
CHAIRMAN UELLENDahl: So you're not good to go.

MS. WINGATE: Still going to zoning.

CHAIRMAN UELLENDahl: The project is being considered by zoning.

Good luck with this.

All right. So Item No. 3 discussion and possible motion on an application submitted by John Kramer. The owner of the commercial property located in the Historic District, 206 Main Street. He would like to replace four 1/1 vinyl double-hung windows on the second floor facing Main Street with 2/1 Matthew Brothers double-hung windows. SCTM. No. 1001-4-10-15.

So is the owner present? I don't see John. Did you contact him?

MS. WINGATE: He knew he was to be here.
CHAIRMAN UELLENDALHL: We
don't have the elevations but I
sent them to you by e-mail to
refresh your memory. We approved
two over two large double hung
windows. Thank you very much.
Eileen is giving us a copy of the
elevations. So it's basically,
this is the Reese building to the
left. These were actually a little
bit taller. Those were two over
two's. Now John Kramer is
requesting to replace those two
over one, which I happen to think
is an improvement over what is
there. The windows are going to be
white. We know the product. We
have approved it on previous jobs.
MEMBER MCMAHON: I don't have
any problems.
CHAIRMAN UELLENDALHL: You
have a problem --
MEMBER MCMAHON: No, I do not
have any problems.
CHAIRMAN UELLENDALHL: And
Caroline?

MEMBER WALOSKI: It’s like this.

CHAIRMAN UELLENDAHL: If there is no other discussion then I will make a motion to approve the window replacements presented by the non-present owner, John Kramer.

MEMBER WALOSKI: I second it.

CHAIRMAN UELLENDAHL: All in favor?

MEMBER MCMAHON: Aye.

MEMBER WALOSKI: Aye.

MEMBER BORRELLI: Aye.

CHAIRMAN UELLENDAHL: Aye.

All in favor.

Thank you very much.

The last item on our agenda as far as projects are concerned is Item No. 4. Discussion and possible motion on a sign application submitted by Fairweather Real Estate, owners of the commercial property located in the Historic District at 205 Bay
Avenue. The applicant would like to remove the wood hanging sign and replace it with lettering on window and glass entry door. SCTM No. 1001-4-10-6. And Rob Brown is here. Welcome.

MR. BROWN: Thank you.

CHAIRMAN UELLENDAHL: So you want your name?

MR. BROWN: Just a little background. Brown & Fairweather Real Estate have been doing business for many years as Fairweather & Brown Design. Mr. Fairweather has retired. I have no intention of retiring. So I am reinventing my identity and establishing signage and a new website is in process. The signage is what was presented.

MEMBER WALOSKI: Will it be colored?

MR. BROWN: Just gray.

MEMBER WALOSKI: Gray and white.
MR. BROWN: It’s the window facing Main Street, northern most of the two.

CHAIRMAN UELLENDahl: Okay. I look at this and I understand. Things changed. So signs changed. I like what you have presented as far as the type. Letter size and size. It’s very subdued.

MR. BROWN: Tried to keep it discreet. I don't have a problem.

MEMBER MCMAHON: I don't at all.

MEMBER WALOSKI: I don't either.

CHAIRMAN UELLENDahl: Roselle?

MEMBER BORRELLI: No.

CHAIRMAN UELLENDahl: Okay. Well, then may I have a motion?

MEMBER WALOSKI: I make a motion that we accept the signage presented by Brown and Fairweather by Rob Brown and as presented to the committee.
CHAIRMAN UELLENDAHL: I second this.

All in favor?

MEMBER MCMAHON: Aye.
MEMBER WALOSKI: Aye.
MEMBER BORRELLI: Aye.

CHAIRMAN UELLENDAHL: Aye.

All in favor.

There was an item No. 5 on the original agenda but the restaurant that will be happening on Main Street, Eileen -- Eileen took it off the agenda because the paperwork was not complete. So we will probably be dealing with this at next months meeting.

So moving right along,
Motion to approve the Minutes of July 6, 2015. Did we read all of them? Can I have a motion to approve the minutes? I read them. I mean, I make a motion to approve --

MEMBER BORRELLI: And I second them.
CHAIRMAN UELLENDahl: All in favor?

MEMBER MCMAHON: Aye.

MEMBER WALOSKI: Aye.

MEMBER BORRELLI: Aye.

CHAIRMAN UELLENDahl: Aye.

All in favor.

Item No. 6. Motion to accept the minutes of last month, August 3, 2015. I make a motion.

MEMBER BORRELLI: Second.

CHAIRMAN UELLENDahl: All in favor?

MEMBER MCMAHON: Aye.

MEMBER WALOSKI: Aye.

MEMBER BORRELLI: Aye.

CHAIRMAN UELLENDahl: Aye.

All in favor.

Item No. 7, Motion to schedule the next HPC meeting for October 5, 2015. Are we all going to be around?

MEMBER WALOSKI: I hope so.

CHAIRMAN UELLENDahl: So I will make a motion.
MEMBER MCMAHON: Yes.

CHAIRMAN UELLENDALH: All in favor?

MEMBER MCMAHON: Aye.

MEMBER WALOSKI: Aye.

MEMBER BORRELLI: Aye.

CHAIRMAN UELLENDALH: Aye.

All in favor.

Motion to adjourn at 5:27

(Whereupon, the meeting concluded at 5:27 p.m.)
CERTIFICATION

I, Jessica DiLallo, a Notary Public for and within the State of New York, do hereby certify:

THAT, the witness(es) whose testimony is herein before set forth, was duly sworn by me, and,

THAT, the within transcript is a true record of the testimony given by said witness(es).

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

IN WITNESS WHEREOF, I have hereunto set my hand this day, September 19, 2015.

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(Jessica DiLallo)

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