



BUILDING DEPARTMENT
VILLAGE OF GREENPORT
236 Third Street, Greenport, NY 11944

HISTORIC PRESERVATION COMMISSION REVIEW

APPLICATION FOR CERTIFICATE OF APPROPRIATENESS

PURSUANT TO THE PROVISIONS OF CHAPTER 48
HISTORIC PRESERVATION LAW OF THE VILLAGE OF GREENPORT

DATE OF APPLICATION: 12-7-2021

LOCATION OF PROPERTY: 140 Bay Avenue, Greenport 11217

SUFFOLK COUNTY TAX MAP NUMBER: _____ SECTION-BLOCK-LOT: 5- 2-17

PROPERTY OWNER: Sasha Blaug & Judy Chi

ADDRESS: _____ PHONE: _____

EMAIL ADDRESS: _____

ARCHITECT/DESIGNER: Frank Ullendahl

ADDRESS: _____ PHONE: _____

EMAIL ADDRESS: _____

Type of Proposed Work

COMMERCIAL RESIDENTIAL

Site Work

- ___ FENCE AND GATES
- ___ DRIVEWAY, WALK, PATIO, OTHER PAVEMENT
- ___ MAJOR EXCAVATION OR REGRADING, OR BERM
- ___ SWIMMING POOL, TENNIS COURT
- ___ OTHER STRUCTURAL LANDSCAPE ELEMENT
- ___ SIGNAGE AND AWNINGS - SUBMIT SCALE DRAWINGS TO INDICATING TO FOLLOWING:
 - SIZE OF EACH SIGN
 - COLOR
 - FONT
 - LOCATIONS OF ALL SIGNAGE AND AWNINGS ON BUILDING
 - PROPOSED MATERIALS
- ___ MODERN FEATURES
 - SOLAR PANELS
 - SKYLIGHTS
 - OUTDOOR SHOWERS
- ___ OTHER

Landscape Planting

- ___ HEDGE ALONG STREET AND/OR PROPERTY BOUNDARY LINES
- ___ PLANTINGS INTENDED TO SCREEN OTHER WORK DESCRIBED IN THIS APPLICATION

Buildings

- ___ NEW CONSTRUCTION
- ___ ADDITION
- ___ DEMOLITION
- ___ REMOVAL
- ___ ACCESSORY BUILDING

Building Alterations

- ___ EXTERIOR WALL MATERIAL
- ___ ROOF MATERIAL AND COLOR
- ___ CHIMNEY MATERIAL
- ___ FOUNDATION MATERIAL
- ___ DOORWAYS (INCLUDING STORM/SCREEN DOORS)
- WINDOWS (INCLUDING STORM/SCREEN SASH) AND SHUTTERS
- ___ PORCHES AND STEPS
- ___ TRIM AND DECORATIVE DETAIL
- ___ GUTTERS AND LEADERS
- ___ PAINT AND STAIN
- ___ EXTERIOR LIGHTING
- ___ OTHER

PROVIDE A GENERAL DESCRIPTION OF THE PROPOSED WORK (USE ADDITIONAL SHEETS IF NECESSARY, REFER TO THE ACCOMPANYING EXHIBITS).

The proposed work includes:

1. Reconfiguration of the 2nd floor windows on the front of the house to create better symmetry with the windows below on the first floor, and above on the attic level. The (2) side-by-side windows would be removed and (3) new single windows would be installed equally spaced apart and in vertical alignment with the first floor windows and front door, as well as with the single attic window above. Please see **Exhibit A - Pages 1-5** for details. The design of the new windows will match the windows being removed, as noted below:
 - Double-hung, 2-over-1 with Full Divided Lights
 - Size to remain 31-1/2" wide x 61" high
 - Exterior window trim to match existing
 - Specification: **Anderson 400 Series Woodwright** (see Exhibit A Page 5)
2. The 2nd fl window on the side of the house (west) will be replaced with a new egress window. (Requesting approval on both options below.)
 - **OPTION 1:** Install new casement window configured to look like a double-hung, 2-over-2 window to match existing.
 - The size would be 31-1/2" wide x 61" high match the existing window size.
 - **OPTION 2:** Install a new double-hung, 2-over-2 window at a slightly larger size of 35-1/2" wide x 64-7/8" high to meet egress clearances. (4" wider x 3-7/8" higher than original window).
 - Please see **Exhibit A - Pages 6 & 7** for details.

LIST ALL EXHIBITS SUBMITTED WITH THIS APPLICATION. ACTUAL SAMPLES OF MATERIALS AND/OR DESCRIPTIONS OF ACTUAL MATERIALS ARE REQUIRED. (REFER TO THE INSTRUCTIONS FOR THE REQUIRED SUBMISSIONS).

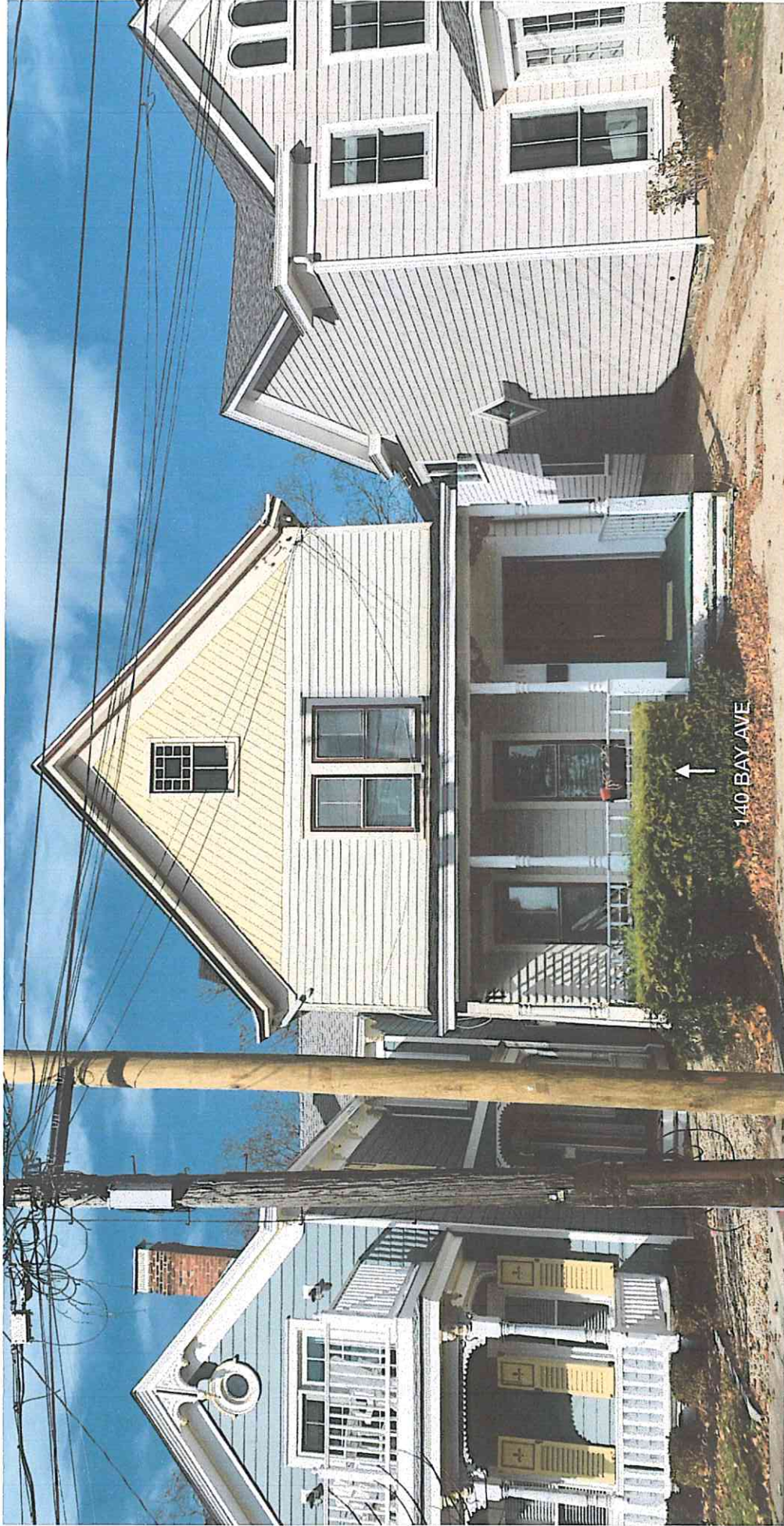
Exhibit A - Document with photos and specifications

OTHER APPROVALS REQUIRED: _____

SIGNATURE OF OWNER OR AUTHORIZED AGENT: _____

DATE: _____

140 BAY AVENUE



APPLICATION FOR:
HISTORICAL PRESERVATION COMMISSION
VILLAGE OF GREENPORT

EXHIBIT A

1

140 BAY AVENUE, GREENPORT
SECTION-BLOCK-LOT: 5-2-17
OWNERS: SASHA BLAUG & JUDY CHI
DATE: 12-7-2021

**STREETSCAPE VIEW
SHOWING ADJACENT PROPERTIES**



VIEW LOOKING EAST



VIEW LOOKING WEST

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SECTION-BLOCK-LOT: 5-2-17
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EXHIBIT A

**FRONT OF HOUSE - EXISTING
SHOWING EXISTING WINDOWS**



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EXHIBIT A

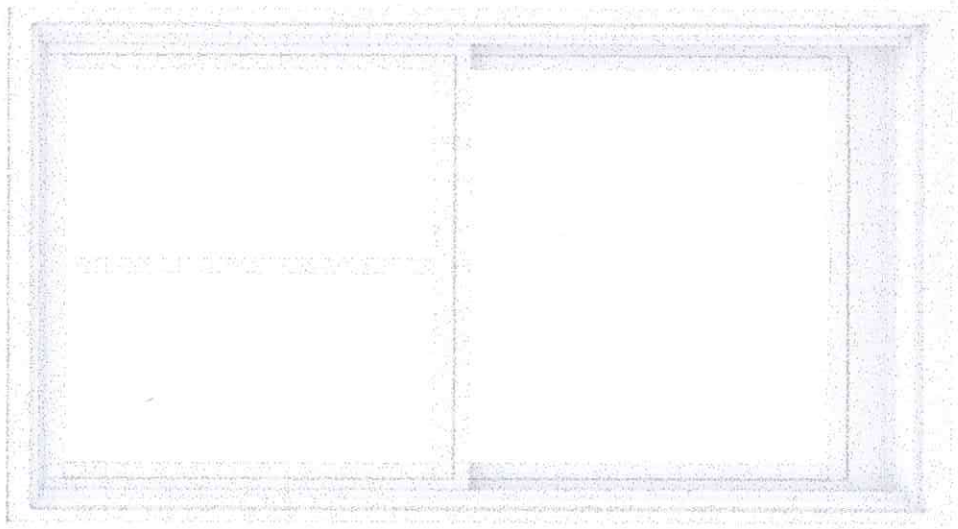
**140 BAY AVENUE, GREENPORT
SECTION-BLOCK-LOT: 5-2-17
OWNERS: SASHA BLAUG & JUDY CHI
DATE: 12-7-2021**

FRONT OF HOUSE - PROPOSED
SHOWING PROPOSED NEW WINDOWS ON 2ND FLOOR



(3) NEW WINDOWS
(SEE PAGE 5 FOR DETAILS)

PROPOSED - NEW WINDOWS (QTY: 3) FRONT OF HOUSE - 2ND FLOOR



EXTERIOR VIEW

ANDERSON 400 SERIES - DOUBLE-HUNG

COLOR: WHITE

MATERIAL: FIBREX EXTERIOR SIDE , PINE WOOD INTERIOR SIDE

STYLE: DOUBLE-HUNG, 2 OVER 2

GRILLE: FULL DIVIDED LIGHT

GRILLED WIDTH: 3/4"

GLASS: DUAL PANE, LOW-E CLEAR

**WEST SIDE OF HOUSE
SHOWING PROPOSED NEW WINDOW ON 2ND FLOOR**



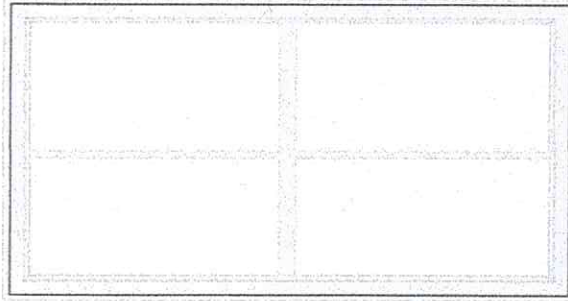
**REPLACE WINDOW
WITH NEW
EGRESS WINDOW
(SEE PAGE 7 FOR DETAILS)**

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**140 BAY AVENUE, GREENPORT
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PROPOSED - NEW WINDOW (QTY: 1) WEST SIDE HOUSE - 2ND FLOOR

OPTION 1 - CASEMENT WINDOW



31-1/2"W x 61" H
EXTERIOR VIEW

ANDERSON 400 SERIES

COLOR: WHITE

MATERIAL: VINYL-CLAD WOOD EXTERIOR SIDE,
PINE WOOD INTERIOR SIDE

STYLE: CASEMENT TO MATCH DOUBLE-HUNG,
2 OVER 2

GRILLE: FULL DIVIDED LIGHT

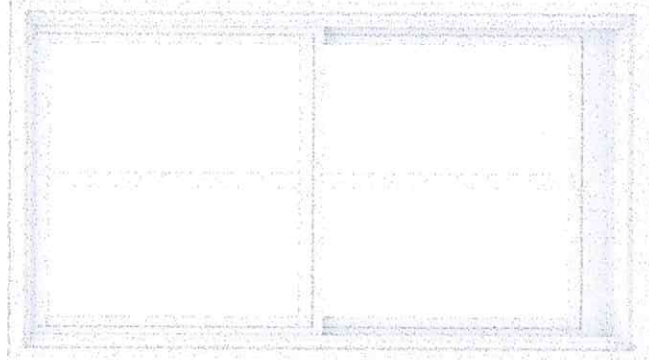
GRILLE WIDTH: 3/4"

GLASS: DUAL PANE, LOW-E CLEAR

CLEAR OPENING: 9.8 SF (MEETS 5.7 SF
MINIMUM FOR EGRESS)

HAND: LEFT HINGE (EXTERIOR)

OPTION 2 - DOUBLE-HUNG



35-1/2"W x 64-7/8" H
EXTERIOR VIEW

ANDERSON 400 SERIES

COLOR: WHITE

MATERIAL: FIBREX EXTERIOR SIDE , PINE
WOOD INTERIOR SIDE

STYLE: DOUBLE-HUNG, 2 OVER 2

GRILLE: FULL DIVIDED LIGHT

GRILLED WIDTH: 3/4"

GLASS: DUAL PANE, LOW-E CLEAR

CLEAR OPENING: 5.7 SF (MEETS 5.7 SF
MINIMUM FOR EGRESS)