

1 VILLAGE OF GREENPORT
2 COUNTY OF SUFFOLK STATE OF NEW YORK

3 -----X

4 HISTORIC PRESERVATION COMMISSION
5 REGULAR MEETING

6 -----X

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Third Street Firehouse
Greenport, New York

10

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September 14, 2015
5:00 P.M.

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15 B E F O R E:

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17 FRANK UELLEND AHL - CHAIRMAN

18 ROSELLE BORRELLI - MEMBER

19 DENNIS MCMAHON - MEMBER

20 CAROLINE WALOSKI - MEMBER

21 LUCY CLARK - MEMBER (Excused)

22

23 EILEEN WINGATE - VILLAGE BUILDING INSPECTOR

24

25

1 CHAIRMAN UELLEND AHL:

2 Welcome. Tonight is the regular
3 Historic Preservation Commission
4 meeting. It is September 14th. My
5 name is Frank Uuellendahl. I am
6 joined by:

7 MEMBER MCMAHON: Dennis
8 McMahon.

9 MEMBER WALOSKI: Caroline
10 Waloski.

11 MEMBER BORRELLI: Roselle
12 Borrelli.

13 CHAIRMAN UELLEND AHL: We have
14 four items on the agenda. Let's
15 just get started with Item No. 1.,
16 discussion and possible motion on
17 an application for an exterior
18 renovation project of a one-family
19 dwelling submitted by Antoon and
20 Illeana Schooled, the owners of the
21 residential property located in the
22 Historic District at 168 Stirling
23 Street. The scope of the work
24 includes the replacement of vinyl
25 siding with prestained white cedar

1 shingles and fish scale shingles on
2 gable ends, the replacement of
3 existing trim with Versatex 2"
4 historic sill and drip cap, corner
5 boards, fascia trim and matching
6 sprung crown. SCTM No.
7 1001-2-3-18.

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

11 MR. SCHOLLEE: Since 2000.
12 About 15 years.

13 CHAIRMAN UELLEND AHL: And you
14 want to do some --

15 MR. SCHOLLEE: Renovation
16 work.

17 CHAIRMAN UELLEND AHL: It's
18 all exterior?

19 MR. SCHOLLEE: It's all
20 exterior.

21 CHAIRMAN UELLEND AHL: So why
22 don't you walk us through what
23 you're going to do. The agenda is
24 already very explicit but we want
25 to hear it from you.

1 MR. SCHOLLEE: Very well. We
2 brought our samples with us. This
3 is what we propose.

4 CHAIRMAN UELLEND AHL: Right
5 now you have vinyl?

6 MS. SCHOLLEE: Vinyl siding.

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

10 CHAIRMAN UELLEND AHL: Okay.

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

13 CHAIRMAN UELLEND AHL: This is
14 the window trim.

15 MR. SCHOLLEE: Window trim,
16 yes.

17 CHAIRMAN UELLEND AHL: This is
18 Versatex?

19 MR. SCHOLLEE: Versatex also,
20 yes.

21 CHAIRMAN UELLEND AHL: Okay.
22 With a beautiful stool put together
23 with beautiful detail.

24 MR. SCHOLLEE: Yes.

25 CHAIRMAN UELLEND AHL: Nice.

1 MR. SCHOLLEE: And this would
2 be the treatment for the crown, the
3 soffit and the freeze. This is the
4 main --

5 MEMBER MCMAHON: Very nice.

6 CHAIRMAN UELLEND AHL: This is
7 something that we love to see.
8 It's very appropriate for the
9 Historic District and I would like
10 to see more of that happen. This
11 is beautiful. So this is the trim
12 work for the windows. Are you
13 going to replace all the windows?

14 MR. SCHOLLEE: We are going
15 to trim them.

16 CHAIRMAN UELLEND AHL: The
17 windows aren't being replaced?

18 MR. SCHOLLEE: No.

19 CHAIRMAN UELLEND AHL: The
20 siding, the trim work, the casings,
21 the crown mouldings and the fish
22 scale roofing. It's a little bit
23 darker.

24 MS. SCHOLLEE: Gray.

25 CHAIRMAN UELLEND AHL: Okay,

1 gray. Did you bring the elevation
2 or a photo?

3 MR. SCHOLLEE: No, I don't
4 have a photo.

5 CHAIRMAN UELLEND AHL: I mean,
6 I know the house. I pass by it but
7 the fish scale is way up in the
8 triangular portion.

9 MR. SCHOLLEE: Correct.

10 CHAIRMAN UELLEND AHL: That is
11 all you're doing? Anything else?

12 MR. SCHOLLEE: That's enough.
13 That's all we're doing to the
14 entire house.

15 CHAIRMAN UELLEND AHL: All
16 right. Let me open up the
17 discussion. Are there any
18 questions for the owner?

19 MEMBER WALOSKI: I think it's
20 wonderful.

21 MEMBER MCMAHON: I think it
22 was explained very well.

23 MEMBER WALOSKI: I make a
24 motion that we accept the proposal
25 for 16 Sterling Street.

1 MEMBER MCMAHON: And I will
2 second that.

3 MEMBER WALOSKI: As proposed
4 by Antoon and Illeana Schollee.

5 CHAIRMAN UELLEND AHL: I
6 second.

7 All in favor?

8 MEMBER MCMAHON: Aye.

9 MEMBER WALOSKI: Aye.

10 MEMBER BORRELLI: Aye.

11 CHAIRMAN UELLEND AHL: Aye.

12 All in favor.

13 So you're good to go.

14 MEMBER WALOSKI: It's going
15 to look lovely.

16 CHAIRMAN UELLEND AHL: Thank
17 you for coming in and bringing in
18 all the samples. It's been very
19 helpful.

20 Moving right along, Item No.
21 2, discussion and possible motion
22 on an application to construct a
23 second floor wooden roof deck with
24 french door and 36" railings above
25 the existing first floor extension

1 in the rear of a single family
2 dwelling. In 2014 the HPC approved
3 the replacement of existing
4 windows, siding, trim and addition
5 of a front portico. Jeffrey Rosa
6 is the owner of the property at 506
7 Main Street. The project is being
8 considered also by ZBA. SCTM No.
9 1001-4-3-33.

10 All right. So welcome back.
11 Please state your name for the
12 minutes.

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

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

23 MR. MARTINS: Yes.

24 CHAIRMAN UELLENDahl: Now the
25 owner would like to add-on to the

1 scope of work. So there is a one
2 story addition, a mud room, to the
3 rear of the house, which is really
4 not visible from the street.

5 MR. MARTINS: Yes.

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

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

21 CHAIRMAN UELLENDahl: Tell us
22 about the type of french doors that
23 you're proposing? The make and
24 manufacturer? The grill work? Is
25 it going to match the existing

1 windows that we have approved?

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

5 CHAIRMAN UELLEND AHL: Do you
6 know the manufacturer? Was it
7 Anderson?

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

11 CHAIRMAN UELLEND AHL: Can you
12 --

13 MEMBER MCMAHON: But I will
14 verify that.

15 CHAIRMAN UELLEND AHL: Can you
16 verify that?

17 MEMBER MCMAHON: Of course.

18 CHAIRMAN UELLEND AHL: Do you
19 know?

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

22 MR. MARTINS: It is all
23 matching.

24 CHAIRMAN UELLEND AHL: So I am
25 assume it is Anderson with true

1 divided --

2 MR. MARTINS: Yes.

3 Everything will match existing.

4 MS. WINGATE: Everything
5 existing that is new.

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

9 CHAIRMAN UELLENDahl: Okay.

10 MR. MARTINS: Because the
11 location of this addition, we have
12 to put a fire rated wall between
13 the side property and our property.
14 So we did that along that one side.
15 We also did -- even though we have
16 to go 36 inches, we decided to go
17 42 inches, so that the neighbors
18 don't see the railing from their
19 property. It has the same effect
20 almost as already what is existing.
21 It won't effect the neighbors that
22 much. We wanted to keep that in
23 mind.

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

1 inches?

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

11 CHAIRMAN UELLEND AHL: I think
12 it's a white pre-stained wooden
13 shingle.

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

19 CHAIRMAN UELLEND AHL: What is
20 the manufacturer and material on
21 this?

22 MR. MARTINS: It is like
23 composite material.

24 CHAIRMAN UELLEND AHL: Can you
25 talk the owner into something that

1 is wood? I mean, we have -- you
2 know, accepted -- well, I think is
3 a composite material. What is the
4 manufacturer?

5 MR. MARTINS: It's Perma.

6 MEMBER MCMAHON: It's on the
7 back of the house.

8 CHAIRMAN UELLENDahl: It's
9 better than the former generation.
10 It's not as shiny. That is why we
11 need to know. We would prefer
12 composite but there are a lot more
13 new materials on the market now.
14 It's a lot less maintenance issues.
15 This is something that you're
16 proposing. This is the same top
17 rail as this?

18 MR. MARTINS: Yes. All the
19 same.

20 MEMBER WALOSKI: And it's not
21 visible from the street?

22 MR. MARTINS: No, it is not.
23 It's on the back of the property.
24 The only sides that are visible are
25 along this side lot, this side of

1 the property and the rear. But the
2 rear is so far back. It's not even
3 visible. All the vegetation and
4 the garage, you can't even see it.
5 And that is another reason why we
6 put up that fire rated wall so that
7 the neighbor doesn't see it.

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

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

19 MR. MARTINS: These windows
20 were all existing before
21 construction started. There
22 actually was a few other ones and
23 we closed them off. We didn't want
24 as many windows because it's very
25 close to the lot line.

1 CHAIRMAN UELLENDahl: Well,
2 on the lot line.

3 MEMBER MCMAHON: Basically.

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

11 MS. ROSA: Right.

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

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

19 CHAIRMAN UELLENDahl: And you
20 have dealt with roof runoff?

21 MR. MARTINS: Yes.

22 CHAIRMAN UELLENDahl: So it's
23 elevated?

24 MR. MARTINS: Yes.

25 CHAIRMAN UELLENDahl: Good.

1 So thank you.

2 MR. MARTINS: Thank you.

3 CHAIRMAN UELLEND AHL: Are
4 there any remarks? Any questions?

5 MEMBER BORRELLI: I think
6 it's beautiful.

7 MEMBER MCMAHON: I think it's
8 great.

9 CHAIRMAN UELLEND AHL: So then
10 may I have a motion?

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

15 MEMBER BORRELLI: I second
16 it.

17 CHAIRMAN UELLEND AHL: All in
18 favor?

19 MEMBER MCMAHON: Aye.

20 MEMBER WALOSKI: Aye.

21 MEMBER BORRELLI: Aye.

22 CHAIRMAN UELLEND AHL: Aye.

23 All in favor.

24 So you're good to go.

25 MS. WINGATE: No.

1 CHAIRMAN UELLEND AHL: So
2 you're not good to go.

3 MS. WINGATE: Still going to
4 zoning.

5 CHAIRMAN UELLEND AHL: The
6 project is being considered by
7 zoning.

8 Good luck with this.

9 All right. So Item No. 3
10 discussion and possible motion on
11 an application submitted by John
12 Kramer. The owner of the
13 commercial property located in the
14 Historic District, 206 Main Street.
15 He would like to replace four 1/1
16 vinyl double-hung windows on the
17 second floor facing Main Street
18 with 2/1 Matthew Brothers
19 double-hung windows. SCTM. No.
20 1001-4-10-15.

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

24 MS. WINGATE: He knew he was
25 to be here.

1 CHAIRMAN UELLEND AHL: We
2 don't have the elevations but I
3 sent them to you by e-mail to
4 refresh your memory. We approved
5 two over two large double hung
6 windows. Thank you very much.
7 Eileen is giving us a copy of the
8 elevations. So it's basically,
9 this is the Reese building to the
10 left. These were actually a little
11 bit taller. Those were two over
12 two's. Now John Kramer is
13 requesting to replace those two
14 over one, which I happen to think
15 is an improvement over what is
16 there. The windows are going to be
17 white. We know the product. We
18 have approved it on previous jobs.

19 MEMBER MCMAHON: I don't have
20 any problems.

21 CHAIRMAN UELLEND AHL: You
22 have a problem --

23 MEMBER MCMAHON: No, I do not
24 have any problems.

25 CHAIRMAN UELLEND AHL: And

1 Caroline?

2 MEMBER WALOSKI: It's like
3 this.

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

9 MEMBER WALOSKI: I second it.

10 CHAIRMAN UELLENDahl: All in
11 favor?

12 MEMBER MCMAHON: Aye.

13 MEMBER WALOSKI: Aye.

14 MEMBER BORRELLI: Aye.

15 CHAIRMAN UELLENDahl: Aye.

16 All in favor.

17 Thank you very much.

18 The last item on our agenda
19 as far as projects are concerned is
20 Item No. 4. Discussion and
21 possible motion on a sign
22 application submitted by
23 Fairweather Real Estate, owners of
24 the commercial property located in
25 the Historic District at 205 Bay

1 Avenue. The applicant would like
2 to remove the wood hanging sign and
3 replace it with lettering on window
4 and glass entry door. SCTM No.
5 1001-4-10-6. And Rob Brown is
6 here. Welcome.

7 MR. BROWN: Thank you.

8 CHAIRMAN UELLENDahl: So you
9 want your name?

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

21 MEMBER WALOSKI: Will it be
22 colored?

23 MR. BROWN: Just gray.

24 MEMBER WALOSKI: Gray and
25 white.

1 MR. BROWN: It's the window
2 facing Main Street, northern most
3 of the two.

4 CHAIRMAN UELLEND AHL: Okay.
5 I look at this and I understand.
6 Things changed. So signs changed.
7 I like what you have presented as
8 far as the type. Letter size and
9 size. It's very subdued.

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

12 MEMBER MCMAHON: I don't at
13 all.

14 MEMBER WALOSKI: I don't
15 either.

16 CHAIRMAN UELLEND AHL:
17 Roselle?

18 MEMBER BORRELLI: No.

19 CHAIRMAN UELLEND AHL: Okay.
20 Well, then may I have a motion?

21 MEMBER WALOSKI: I make a
22 motion that we accept the signage
23 presented by Brown and Fairweather
24 by Rob Brown and as presented to
25 the committee.

1 CHAIRMAN UELLENDahl: I

2 second this.

3 All in favor?

4 MEMBER McMAHON: Aye.

5 MEMBER WALOSKI: Aye.

6 MEMBER BORRELLI: Aye.

7 CHAIRMAN UELLENDahl: Aye.

8 All in favor.

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

17 So moving right along,
18 Motion to approve the Minutes of
19 July 6, 2015. Did we read all of
20 them? Can I have a motion to
21 approve the minutes? I read them.
22 I mean, I make a motion to approve
23 --

24 MEMBER BORRELLI: And I
25 second them.

1 CHAIRMAN UELLEND AHL: All in
2 favor?

3 MEMBER MCMAHON: Aye.

4 MEMBER WALOSKI: Aye.

5 MEMBER BORRELLI: Aye.

6 CHAIRMAN UELLEND AHL: Aye.

7 All in favor.

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

11 MEMBER BORRELLI: Second.

12 CHAIRMAN UELLEND AHL: All in
13 favor?

14 MEMBER MCMAHON: Aye.

15 MEMBER WALOSKI: Aye.

16 MEMBER BORRELLI: Aye.

17 CHAIRMAN UELLEND AHL: Aye.

18 All in favor.

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

23 MEMBER WALOSKI: I hope so.

24 CHAIRMAN UELLEND AHL: So I
25 will make a motion.

1 MEMBER MCMAHON: Yes.

2 CHAIRMAN UELLENDahl: All in
3 favor?

4 MEMBER MCMAHON: Aye.

5 MEMBER WALOSKI: Aye.

6 MEMBER BORRELLI: Aye.

7 CHAIRMAN UELLENDahl: Aye.

8 All in favor.

9 Motion to adjourn at 5:27

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

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1 C E R T I F I C A T I O N

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

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

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

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

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

21

22

23 _____
(Jessica DiLallo)

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