

BOARD OF ARCHITECTURAL REVIEW MINUTES

The Board of Architectural Review held its regularly scheduled meeting on, August 6, 2009 at 15 N. Cameron Street, at 4:00 p.m. in Council Chambers, Rouss City Hall.

PRESENT: Lawrence Belkin, Tim Bandyke, Patrick Farris, Lawton Saunders, Catherine Shore and Don Crigler.
ABSENT: Tom Rockwood.
STAFF: Vince Diem and Angie Walsh
VISITORS: Dale Massey, Scott Rosenfeld, Richie Pifer, and Sam Ensogna

MINUTES

Catherine Shore moved, seconded by Don Crigler, to approve the minutes as presented. Motion passed unanimously 6-0.

CONSENT AGENDA

None

PUBLIC HEARING

BAR 09-149 Request of Scott Rosenfeld to demolish an existing garage and to get approval for demolishing an accessory structure without approval at 804 Amherst St.

Chairman Saunders opened the public hearing.

Mr. Rosenfeld stated that he was available for questions.

Mr. Diem explained that Mr. Rosenfeld had demolished one structure and planned to demolish another. Both buildings dated back to the 1920's.

Richie Pifer representing the Preservation of Historic Winchester (PHW) added that there is a restrictive covenant on this property. Mr. Rosenfeld sent them conceptual drawings for the garage but PHW had not reached a decision. Approval from PHW is required to move forward.

Mr. Rosenfeld stated that he is looking for BAR approval and then he will continue his talks with PHW.

Both, Mr. Diem and Chairman Saunders agreed that the protective covenant does not apply to this hearing. BAR gives an opportunity for public input and PHW is for private review.

Chairman Saunders closed the public hearing.

Mr. Bandyke asked if the trim and garage door on the new building will be wood.

Mr. Rosenfeld stated that they would be wood. He added that hardy plank was mentioned in the materials list but he has decided to use wood siding.

*Tim Bandyke moved, seconded by Patrick Farris, to grant a Certificate of Appropriateness to **BAR 09-149** for the demolition of the existing garage and accessory structure.*

Motion passed unanimously 6-0.

Chairman Saunders asked for a motion regarding the new construction.

*Lawrence Belkin moved, seconded by Tim Bandyke, to grant a Certificate of Appropriateness to **BAR 09-149** for new construction of a garage as submitted, noting that the finished notes and materials are those that appear on the plan version specifying that the siding will be painted wood*

Motion passed unanimously 6-0.

Regarding the addition in the back, Mr. Belkin felt that since the building is zoned to allow commercial use, there has to be some flexibility.

*Patrick Farris moved, seconded by Don Crigler, to grant a Certificate of Appropriateness to **BAR 09-149** regarding the rear addition of the house with the stipulation that all elements will be of painted wood.*

Motion passed unanimously 6-0.

NEW BUSINESS

BAR 09-187 Request of Samuel Ensogna to install a 3'10 x 4'6" vinyl-clad, insulated-glass, double-hung window at 125 - 127 N Cameron St.

Chairman Saunders asked if the existing windows were made of wood.

Mr. Ensogna stated that the majority of them are.

Chairman Saunders stated that the guidelines specify wood windows be used. He asked if Mr. Ensogna has objections to using wood.

Mr. Ensogna explained that maintenance is the issue. Vinyl requires very little in the long term.

Mr. Farris stated that he understood the need for efficiency but the guidelines require windows in the public view to be made of wood. He felt that adding the window was a great idea.

Mr. Belkin agreed that the window was a good idea but insisted that the window be made of

wood.

*Patrick Farris moved, seconded by Catherine Shore, to grant a Certificate of Appropriateness to **BAR 09-187** with the stipulation that the window materials should be made of wood.*

Motion passed unanimously 6-0.

BAR 09-193 Request of Dale Massey to install a patio for outside seating at 125 E Piccadilly St.

Mr. Massey explained that he changed the design from the initial submission. He decided to make the patio more like a courtyard making it more aesthetically pleasing.

*Lawrence Belkin moved, seconded by Catherine Shore, to grant a Certificate of Appropriateness to **BAR 09-193** based on the revised plan to add a courtyard.*

Motion passed unanimously 6-0.

BAR 09-194 Request of Lawton Saunders to renovate the porch and stairs at 19 N Washington St.

Chairman Saunders recused himself.

Mr. Saunders felt this renovation is an easy solution.

Mr. Farris felt the submission was pretty straight forward.

*Patrick Farris moved, seconded by Tim Bandyke, to grant a Certificate of Appropriateness to **BAR 09-194** as submitted.*

Motion passed unanimously 5-0.

OLD BUSINESS

BAR 09-148 Request of David Gill to demolish the garage at 810 Amherst St.

Scott Rosenfeld, representing the applicant, stated that there was a fire in the garage some time ago and now its falling apart.

Mr. Diem added that the structure does not appear to be 75 years old.

*Patrick Farris moved, seconded by Don Crigler, to grant a Certificate of Appropriateness to **BAR 09-148** as submitted.*

Motion passed unanimously 6-0.

BAR 09-195 Request of PHR&A to get final approval on materials and colors at 326 Amherst St.

Ron Mislowsky representing PHR&A presented samples of colors and materials to be used on the new building.

Chairman Saunders stated that this was what he expected so he had no objections.

*Lawrence Belkin moved, seconded by Patrick Farris, to grant a Certificate of Appropriateness to **BAR 09-195** as submitted.
Motion passed unanimously 6-0.*

OTHER DISCUSSION

Mr. Diem announced that there is a new interim City Manager, Mr. Noe.

ADJOURNMENT

With no further business to discuss, the meeting was adjourned at 4:53PM.