

**Village of Pittsford
Architectural and Preservation Review Board
Wednesday September 7, 2016 at 7:00 PM**

PRESENT:

Chairperson: Maria Huot
Members: William McBride
Cristina Lanahan
Erin Daniele
Scott Latshaw

Village Attorney: Jeff Turner
Building Insp.: Floyd Kofahl
Recording Sec.: Linda Habeeb

Chairperson Huot called the meeting to order at 7:00 pm.

Conflict of Interest Disclosure

Chairperson Huot asked if anyone had a conflict of interest with any of the applications before them, and no one had a conflict of interest to report.

Joseph Chiappone, 50 State Street ~ Sign
Present: Joseph Chiappone, Business Owner

Application: Submitted, date-stamped, and Building Inspector reviewed on 7/20/16.

Discussion: The applicant is proposing installing a sign on his business located in Northfield Common. He stated that the sign is the same dimensions as the existing sign, but will be installed in a different location on the building. He submitted photographs of the proposed sign indicating the location on the building where the sign will be installed.

Findings of Fact:

- The applicant is proposing replacing the existing sign with a new sign in the same dimensions as the existing sign.
- The sign will be installed in the center of the building aligned to the apex of the gable.
- The sign will be made of outdoor vinyl and mounted to 3mm Dibond (Aluminum face w/PVC core) over laminate.

Motion: Chairperson Huot made a motion, seconded by Member McBride, to approve the application for installation of a sign, as submitted.

Vote: McBride – yes; Huot – yes; Lanahan – yes; Latshaw – yes; Daniele - yes. Motion carried.
This decision was filed in the Office of the Village Clerk on September 7, 2016.

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**Greg Barkstrom, Northfield Common, 50 State Street ~ Lights**

**Present:** Greg Barkstrom, Director of Real Estate; Michael Quagliata, Q-Tech Engineering

**Application: Submitted, date-stamped, and Building Inspector reviewed on 8/24/16.**

**Discussion:** The applicant presented a lighting plan for Northfield Common that indicated the new light fixtures to be installed. Mr. Quagliata, of Q-Tech Engineering, stated that the lights will be dark-sky compliant with a dark brown finish. He described the three types of light fixtures to be installed: Two decorative pole lights; Gardco LED wall sconces; and Trace-lite wall sconces.

***Findings of Fact:***

- The applicant is proposing installing two pole lights (one is a double light as represented in the picture submitted by the applicant) and LED wall sconces at the site.
- The lights will not have motion sensors or wireless controls.
- The lights will be dark-sky compliant with dark brown finishes.

**Motion:** Chairperson Huot made a motion, seconded by Member McBride, to approve the application for installation of lights, as submitted.

**Vote: McBride – yes; Huot – yes; Lanahan – yes; Latshaw – yes Daniele - yes. Motion carried.**  
***This decision was filed in the Office of the Village Clerk on September 7, 2016.***

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Rick Juskiewicz, 38 State Street ~ Porch

Present: Rick Juskiewicz, owner

Application: Submitted, date-stamped, and Building Inspector reviewed on 8/24/16.

Discussion: The applicant stated that he had replaced the rear porch on the building located at 38 State Street because of extensive water damage. He stated that he installed a shed wall for security and as a weather barrier. The applicant made these changes without receiving approval from the APRB.

Chairperson Huot stated that this building is one of the oldest buildings in the Village of Pittsford. It is a Greek Revival style building built in the 1850's. She explained that this is a preservation board and they are charged with protecting the architectural style of the building. With these changes, the original proportions of the building are gone forever. The wall that has been installed is not the appropriate style for the period of this house.

Findings of Fact:

- The applicant will eliminate the rough cut pine boards use as weather barrier and frame on the northwest and side of the house.
- The applicant will build a knee-wall with an opening with access to the porch area in keeping with the porch on the east side.
- The wall will be high enough to accept the railing.
- The siding on the northwest side will match the siding on the front of the house.
- Two posts will be added on the east-facing porch where the porch roof attaches to the building.
- The posts will match the existing posts on the front porch, with the option of boxing the front post to match the south side.

Motion: Chairperson Huot made a motion, seconded by Member McBride, to approve the application, as modified on 9/7/16.

Vote: McBride – yes; Huot – yes; Lanahan – yes; Latshaw – yes Daniele - yes. **Motion carried.**
This decision was filed in the Office of the Village Clerk on September 7, 2016.

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**Bruce Parks, 6 Austin Park ~ Door**

**Present:** Bruce Parks, Homeowner

**Application: Submitted, date-stamped, and Building Inspector reviewed on 8/10/16.**

**Discussion:** The applicant is proposing relocating the street-facing porch door to the side-facing adjacent wall. He stated that the existing door is in poor condition, and the new door will match the existing door on the addition.

***Findings of Fact:***

- The applicant is proposing relocating the street-facing porch door to the side-facing adjacent wall.
- The style of the proposed door was previously approved for the 2015 addition.
- The siding will match the siding on the existing wall.
- There are other examples of side-facing entrances in the Village.

**Motion:** Chairperson Huot made a motion, seconded by Member McBride, to approve the application for relocation of the front door and installation of a new door, as submitted.

**Vote:** McBride – yes; Huot – yes; Lanahan – yes; Latshaw – yes Daniele - yes. **Motion carried.**  
***This decision was filed in the Office of the Village Clerk on September 7, 2016.***

**John Caselli, 49 Rand Place ~ Window**

**Present:** John Caselli, Homeowner

**Application: Submitted, date-stamped, and Building Inspector reviewed on 7/28/16.**

**Discussion:** The applicant stated that at the December 7, 2015 APRB meeting, his application for installation of a bow picture window as part of an addition was approved by the board. He stated that he instead installed a regular picture window, which was not approved by the Board. Board members noted that the installed window is appropriate for the style and period of the house.

***Findings of Fact:***

- The applicant installed a regular picture window, instead of the bow window style that was approved by the Board.
- There are similar windows in other Village homes of this period.
- The style of window matches the period of the house and the character of the neighborhood.

**Motion:** Chairperson Huot made a motion, seconded by Member McBride, to approve the application for installation of a regular picture window in the house located at 49 Rand Place.

**Vote: McBride – yes; Huot – yes; Lanahan – yes; Latshaw – yes Daniele - yes. Motion carried. This decision was filed in the Office of the Village Clerk on September 7, 2016.**

The applicant is also proposing installation of a bilco egress window. The proposed window is a casement window that will be flush with the surface.

***Findings of Fact:***

- The applicant is proposing installing an egress window on the east side of the house.
- The area where the window will be installed is minimally visible from the public way.
- The window well will be 6 inches above ground, which is very common for these types of windows.

**Motion:** Chairperson Huot made a motion, seconded by Member McBride, to approve the installation of a bilco egress window, as submitted.

**Vote: McBride – yes; Huot – yes; Lanahan – yes; Latshaw – yes Daniele - yes. Motion carried. This decision was filed in the Office of the Village Clerk on September 7, 2016.**

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Martha Eggers, 44 Lincoln Avenue ~ Roof

Present: Martha Eggers, Homeowner

Application: Submitted, date-stamped, and Building Inspector reviewed on 8/17/16.

Discussion: The applicant stated that she is proposing replacing the asbestos slate roof on her house and garage with Euro-shield Eurolite slate roofing. She provided a sample of the roofing, which is a reconstituted rubber material. She stated that it fits the character of the house. It will

have the same reveal as the existing roof. Board members stated that the shape of the proposed material is compatible with the original shale and proportion of the existing asbestos shingles.

Findings of Fact:

- ≈ The existing roof cannot be preserved due to the existence of asbestos.
- ≈ Asbestos shingles are no longer available.
- ≈ The asbestos shingles profile is a highly visible component of historic buildings in the village. They are among the most recognizable and prominent identifying features of American architectural styles.
- ≈ Roof materials, such as slate, wood shingles, and metal, help to determine the unique character of an historic house. Original roof materials with distinctive character should be retained and repaired, if possible. If original roofing must be replaced, the replacement material should be similar to the original in scale, color, and texture.

Motion: Chairperson Huot made a motion, seconded by Member McBride, to approve the application for replacement of the asbestos slate roof on the house and garage with Euro-shield Eurolite slate roofing.

Vote: McBride – yes; Huot – yes; Lanahan – yes; Latshaw – yes Daniele - yes. **Motion carried.**
This decision was filed in the Office of the Village Clerk on September 7, 2016.

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**Mark Vahey, 7 Durham Way ~ Windows & Door**

**Present:** Mark Vahey, Homeowner

**Application: Submitted, date-stamped, and Building Inspector reviewed on 8/24/16.**

**Discussion:** The applicant stated that he is proposing replacing deteriorated windows and a sliding glass door on the rear elevation of the house. He stated that there are three original windows that need to be replaced due to deterioration and broken parts and seals. The areas involved are depicted on the submitted plans and include a kitchen window, a dining area window, sliding door and removal of a sliding door to a same width window and removal of a narrow, broken corner window and placement of the same Rustic 10" wood siding vertically installed as originally placed on the home. The proposed windows and door are compatible with the scale, size, material, and color of the house. The proposed windows are identical in style and material to those on the rear elevation. The windows and door are wood with white exterior aluminum to match what is on the house.

***Findings of Fact:***

- ≈ This is a post-war era house built in 1982.
- ≈ The proposal is to replace deteriorated windows and sliding glass door.

- ≈ The proportion of the opening of the kitchen window will change in size; the window size fits the original architectural character of the house.
- ≈ The sliding glass door and window will be replaced with the same window as in the dining area.
- ≈ Where the window is removed, it will be replaced with the same siding as the house.
- ≈ The windows will match the existing windows on the addition.
- ≈ This type of window has been approved in postwar era houses that are older than this house.
- ≈ The window specifications have been submitted for the record.

**Motion:** Chairperson Huot made a motion, seconded by Member McBride, to approve the application for replacement of windows and door, as submitted.

**Vote:** McBride – yes; Huot – yes; Lanahan – yes; Latshaw – yes Daniele - yes. **Motion carried.**  
*This decision was filed in the Office of the Village Clerk on September 7, 2016.*

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Jack Sigrest, 65 State Street ~ Addition

Present: Jack Sigrest, Architect; John Piccarelli, Homeowner; Robert Michaels, job coordinator

Application: Submitted, date-stamped, and Building Inspector reviewed on 8/24/16.

Discussion: The applicant stated that he is proposing constructing a two-story addition on the rear of the house located at 65 State Street.

Findings of Fact:

- ≈ The proposal is for construction of a two-story addition on the rear of the house.
- ≈ The addition will follow the exact same footprint of house.
- ≈ The applicant submitted the specifications, which provide the details of the addition.
- ≈ The volume of the addition is proportionate to the volume of the house.
- ≈ Three single-pane windows on the east elevation will be replaced with windows from the house.
- ≈ The siding will match the house siding.
- ≈ Windows will match the proportion of the original windows.
- ≈ The pitch and the details of the roof will match the front of the house.
- ≈ The porch deck material is not included in the approval because it is not visible from the public way.

Motion: Chairperson Huot made a motion, seconded by Member McBride, to approve the application for an addition, with the exception of the proposed deck material, and with the condition that the roof on the addition match the roof on the front of the house.

Vote: McBride – yes; Huot – yes; Lanahan – yes; Latshaw – yes Daniele - yes. **Motion carried.**
This decision was filed in the Office of the Village Clerk on September 7, 2016.

Information only:

Michael Camarella, 36 Sutherland ~ Addition

Present: Michael & Carmela Camarella

Discussion: The applicants presented a proposal for an addition. Board members stated that the proposed addition matches the scale and materials of the house. Board members expressed that they generally approved of the concept for the addition.

Minutes:

Motion: Chairperson Huot made a motion, seconded by Member McBride, to approve the 8/1/16 minutes, as drafted.

Vote: **McBride** – yes; **Huot** – yes; **Lanahan** – yes; **Latshaw** – yes **Daniele** - abstain. **Motion carried.**

ADJOURNMENT: There being no further business, Chairperson Huot adjourned the meeting at 10:00 pm.

Linda Habeeb, Recording Secretary