

**Village of Pittsford
Architectural and Preservation Review Board
Regular Meeting – December 1, 2008 at 7:00 PM**

PRESENT:

Chairperson:	Paul Zachman
Members:	Maria Huot Cristina Lanahan William McBride Erin Daniele (absent)
Building Inspector:	Skip Bailey (absent)
Village Attorney:	Jeff Turner
Recording Secretary:	Linda Habeeb

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

1. John Crawford (Aladdin's), 8 Schoen Place ~ Roof

Present: John Crawford, owner of restaurant
Representative from NH Architecture

Application: Submitted, date-stamped, and Building Inspector reviewed on 11-21-08.

Discussion: Mr. Crawford presented plans for replacement of the canvas awning on the building with a permanent roof, and extension of the upper deck over the lower deck. Chairperson Zachman suggested modifying the plans for the proposed roof to depict a lower pitched, porch-style roof. He presented a drawing with these changes, and Mr. Crawford and his architect were amenable to making these modifications to the plans.

There was discussion as to whether the applicants would be required to appear before the Planning Board for review of the project regarding its consistency with the Local Waterfront Revitalization Program (LWRP). The Board also discussed whether the project was encroaching on Village-leased property, so as to require Village Board of Trustee review of the project. It was determined that the footprint of the building was not changing, and therefore, that Board of Trustee review was not required.

Findings of Fact:

The Village of Pittsford Architectural and Preservation Review Board finds that:

- The applicant is proposing installation of a permanent roof over an existing deck, with a 10 x 12 extension of the deck and roof over an existing patio dining area that was covered with an awning.
- All materials on the new porch and roof structure will match existing features, trim, and materials.
- The new porch roof will not alter or negatively change any historically significant architectural features on the building.

Motion: Chairperson Zachman made a motion, seconded by Member Lanahan, to approve the proposed plans, as modified in red on 12/1/08, contingent on the applicant's submittal of revised,

final drawings that represent the modifications, and contingent on the Village Attorney's certifying that this project is a Type II SEQR action.

Vote: McBride – yes; Zachman –yes; Lanahan – yes; Huot – yes. **Motion carried.** This decision was filed in the Office of the Village Clerk on December 1, 2008.

Information only:

2. Colette Yon, Soren Eriksson, 27 Rand Place ~ Roof

Present: Colette Yon, Karl Eriksson, Homeowners

Discussion: The applicants were in the process of replacing the existing roof on their house with a standing seam style metal roof. The Building Inspector issued a Stop Work Order, because this is a significant change that requires APRB approval. The applicants stated that the reason for the replacement of the roof is that the existing roof was leaking. They further stated that they had removed four layers of cedar and asphalt shingles from the house, and had determined that a metal roof was the most durable material for the replacement roof, and, from an environmental and waste disposal aspect, is a better solution.

Chairperson Zachman explained that although he appreciated the reasoning behind the decision to use a metal material for the roof, the Village of Pittsford is a preservation district, and the APRB is required to consider many factors, including the Village Code and the Secretary of the Interior's Standards, in the determination of whether metal is an appropriate and historically accurate material for a replacement roof for this house.

The Board decided to hold a special meeting at the site the following day.

Member Items:

Motion: Chairperson Zachman made a motion, seconded by Member McBride, to approve the November 3, 2008 minutes, as amended.

Vote: McBride – yes; Zachman – yes; Lanahan – yes; Huot – yes. **Motion carried.** This decision was filed in the Office of the Village Clerk on December 1, 2008.

ADJOURNMENT: There being no further business, Chairperson Zachman adjourned the meeting at 9:00.

Linda Habeeb, Recording Secretary
