

**Design Review and Historic Preservation Board  
Minutes  
September 26, 2019**

**PRESENT**

Dirk Schneider, Chairman, Paul Whitbeck, John Mitchell, Kathleen Cristman, Bonnie Salem, Leticia Fornataro

**ALSO PRESENT**

Stephanie Townsend, Town Board Liaison; Allen Reitz, Assistant Building Inspector, Susan Donnelly, Secretary to the Board; Robert Koegel, Town Attorney

**ABSENT**

David Wigg

**HISTORIC PRESERVATION DISCUSSION**

The Board requested an update on the proposed Comprehensive Plan. There will be no more public hearings on the matter and the Town Board will vote on the proposal in the future.

The banners for the historic district were discussed. The material for the banners will be vinyl. Dirk Schneider will send a request for funds, from the plaques budget, to the Supervisor and Town Board. Allen Reitz agreed to meet with some Board members at the historic district to determine which poles will be used and determine the ownership in order to receive permission to hang the banners.

**RESIDENTIAL APPLICATION FOR REVIEW**

• **345 Kilbourn Road**

The Applicant is requesting design review for the design change to an existing approved attached garage. The applicant appeared before the Zoning Board on August 19, 2019 for the removal of the attached portion of the previously approved garage. By removing the attached portion, the garage becomes an oversized accessory structure. The Zoning Board granted a variance for size and height.

The homeowner, Kim Bailey, was present. She explained the necessity of changing the previously approved design to a detached garage. She described the change as the addition of dormers to add extra space.

The Board had many questions regarding the proposed addition. They felt that the changes more closely resembled a full addition of another story to the garage structure. They did not feel this new design is complementary to the total design of the structures. They noted that the previous construction to the house was not constructed as approved by the Board.

Although the Board made suggestions to assist the homeowner, ultimately they recommended that the homeowner work with her architect to find a design that is appropriate with the design of the home as it is currently. They stated that the total design including the new addition design and proposed garage needs to be complementary and will be both subject to approval.

This application was held open.

• **11 Hawkstone Way**

The Applicant is requesting design review for a dining room addition. The addition will be approximately 168 sq. ft. and will be located to the rear of the home. All materials will match the existing home.

Charlie Kenton of Ketmar was present. Mr. Kenton described the new addition.

The materials will match the existing.

Paul Whitbeck moved to approve the application as submitted.

Leticia Fornataro seconded.

All Ayes.

- **761 Allens Creek Road**

The Applicant is requesting design review for the addition of two porches and a mudroom/laundry area. The two porches will be approximately 402 sq. ft. combined and will be located on the front of the home. The mudroom/laundry area will connect the detached garage and the home and will be approximately 323 sq. ft.

The homeowner and contractor, Dan Ludwig was present.

He intends to connect the garage to the home and add a front porch. The chimney will be removed. The entire home will be resided. The existing roof will be asphalt and the new porch will be standing seam metal roofing. The deck will be trex composite decking.

Leticia Fornataro moved to accept the application as submitted. Bonnie Salem seconded.

All Ayes.

- **4 Wood Hill Road**

The Applicant is requesting design review for the addition of a porch. The porch will be approximately 236 sq. ft. and will be located to the rear of the property.

Paul Morobito was present to discuss the application with the Board.

Mr. Morobito described the project. The roof pitches and materials will match the existing on the house. A stone fireplace will be added.

Kathleen Cristman moved to accept the application as submitted.

All Ayes.

- **6 Windscape Park**

The Applicant is requesting design review for new additions to the current home. The addition will be located on the southwest side of the home and will be two stories with a 558 sq. ft. first floor, 590 sq. ft. second floor, 744 sq. ft. garage and a 702 sq. ft. porch.

The architect Patrick Morabito was present.

There is no change to the front of the home, all construction will occur in the rear.

The construction area backs to a conservation easement.

Some brick will be saved and mixed in with new brick which has been chosen to match the existing on the home. The garage door will be replaced. There is no brick in the back.

Paul Whitbeck moved to approve the application as submitted.

Dirk Schneider seconded.

All Ayes.

#### **RESIDENTIAL APPLICATION FOR REVIEW – NEW HOMES**

- **Lot 8 Clover Street**

The Applicant is requesting design review for the construction of a two story single family home. The home will be approximately 6800 sq. ft. and will be located on an empty lot on Clover Street. The applicant was approved for a height variance by the Zoning Board on September 16, 2019.

Jim Fahy of Fahy Design Associates and the homeowner, Mr. Khan were present.

Mr. Fahy reviewed the design of the home with the Board. The placement of the house on the lot is due to the unique topography. He indicated that during construction the healthy mature trees will be retained and the house “will fit like a glove” into the center of the lot. He stated the homeowner wishes privacy from Clover Street and a berm will be constructed and arbor vitae will be planted. The exterior to the north and east will be brick and the exterior to the west and south will be clapboard Hardi plank.

The total height of the house has been reduced by five feet. The Board expressed that they appreciated the architect taking their comments into consideration.

John Mitchell questioned the grading plan. Mr. Fahy insisted that the finished effect will reflect what is promised.

Dirk Schneider moved to approve the application as submitted.

Letiticia Fornataro seconded.

All Ayes.

- **17 Lexton Way**

The Applicant is requesting design review for the construction of a one story single family home. The home will be approximately 2052 sq. ft. and will be located in the Wilshire Hills Subdivision.

Jeff Brokaw of Morrell Builders was present.

The Board inquired what the colors would be. Mr. Brokaw said they had not been chosen yet. The Board indicated that they would like to see some color variation in this neighborhood.

The garage doors will be as depicted in the drawing.

Bonnie Salem moved to approve the application as submitted.

Kathleen Cristman seconded.

All Ayes.

#### **COMMERCIAL APPLICATION FOR REVIEW**

- **3349 Monroe Avenue – CBD Releaf**

The Applicant is requesting design review for the addition of a business identification sign. The sign will identify the business "CBD Releaf Center" and will be located in Pittsford Plaza. The channel

letters will be individually mounted internally illuminated plastic with the sign being approximately 22.44 sq. ft.

Steve Stanley of Vital Signs was present.

The Board noted that the green color of the sign are not identical to the one next to it but is complementary.

The white box below will have some light coming through.

Paul Whitbeck moved to accept the application as submitted.

All Ayes.

- **790 Linden Avenue – Linden Oaks Dental**

The Applicant is requesting design review for the addition of a business identification sign. The sign will identify the "Linden Oaks Dental" practice and will be 12.9 sq. ft. The sign was approved by the Zoning Board for an increase in size of the original sign plan.

No representative was present.

It was noted that this sign was installed without approval. However, the Board felt the sign was appropriate for the area and attractive.

Kathleen Cristman moved to accept the application for a business identification sign as installed.

Bonnie Salem seconded.

All Ayes.

#### **OTHER – REVIEW OF 9/12/2019 MINUTES**

Dirk Schneider moved to approve the minutes of the 9/12/19 meeting as amended.

All Ayes.

The meeting adjourned at 8:50 pm.

Respectfully submitted,

Susan Donnelly  
Secretary to the Design Review and Historic Preservation Board