

**Design Review and Historic Preservation Board**  
**Minutes**  
**November 11, 2021**

**PRESENT**

Dirk Schneider, Chairman; Bonnie Salem, Dave Wigg, Paul Whitbeck, John Mitchell

**ALSO PRESENT**

Robert Koegel, Town Attorney; Bill Zink, Building Inspector; Susan Donnelly, Secretary to the Board

**ABSENT**

Kathleen Cristman, Leticia Fornataro

Dirk Schneider, Chairman, opened the meeting at 6:00 pm.

**HISTORIC PRESERVATION DISCUSSION**

Bonnie Salem discussed the East Burying ground signage. The new sign has not been delivered. The secondary sign located at the front fence line posted as part of an Eagle Scout project is approved to be relocated.

**RESIDENTIAL APPLICATION FOR REVIEW – NEW HOMES**

- **101 Coventry Ridge**

The Applicant is requesting design review for the construction of a two story single family home. The home will have a total living area of approximately 5418 square feet and located in the Coventry Ridge Subdivision.

Steve Maynard representing Coventry Ridge Building Corporation was present. This home is wooded on three sides, two sides belonging to the Town of Pittsford. The garage will be angled to the street.

Bonnie Salem commented that she appreciated the use of only two materials, vinyl siding and stone.

Paul Whitbeck moved to approve the application as submitted.

John Mitchell seconded.

All Ayes.

- **49 & 51 Skylight Trail**

The Applicant is requesting design review for the proposed construction of a new town home dwelling. The proposed building will consist of 2 attached single family dwellings sharing a common wall. Lot 27 (51 Skylight Trail) will be approximately 2000 sq. ft. and Lot 28 (49 Skylight Trail) will be 1987 sq. ft. The town homes will be located in the new Alpine Ridge development.

Bill Arieno, representing Morrell Builders, was present.

This is the first unit in the second section of Alpine Ridge subdivision. Mr. Arieno showed samples of materials being used.

The Board requested that in future submissions the map be highlighted on which home is being constructed.

Mr. Arieno reiterated that the colors are pre-chosen and the client/homeowner does not have control over the choice.

John Mitchell moved to accept the application as submitted.

David Wigg seconded.

All Ayes.

- **49 Van Voorhis Road**

The Applicant is requesting design review for the construction of a two story single family home. The home will have a total living area of approximately 2874 square feet.

John Grasize of Gerber Homes was present to discuss the application with the Board. The siding will be different textures in all one color with dark stone and a black roof. The timber detail in the gable and porch columns will be wood color. There will be a side load garage. This home is 150 ft. from the road.

The Board commented that the design would be more successful with more simple textures. Comments were also made regarding the relatively same size of the garage to the home.

Dirk Schneider moved to approve the application with the recommendation that the shingles siding be changed to board and batten.

John Mitchell seconded.

All Ayes.

#### **APPLICATION FOR CERTIFICATE OF APPROPRIATENESS**

- **3419 Clover Street**

The Applicant is returning to request a Certificate of Appropriateness, pursuant to Code Section 185-196, for the rear addition on a designated historic home. This property is zoned RN -Residential Neighborhood.

Dirk Schneider moved to open the Public Hearing.

The homeowner, Frank Dutko, was present.

Mr. Dutko is returning to amend his plan for changes to the exterior of his home. He is adding a door and two windows on the rear elevation second floor from the original approval of a sliding glass door.

The windows will be Anderson 200 series with the same mullion pattern as most of the existing windows on the home.

Wood siding that will be removed will be repurposed on the exterior of the home.

There was no public comment.

Dirk Schneider moved to close the public hearing.

Bonnie Salem seconded.

All Ayes.

A resolution was moved by Board member Bonnie Salem, seconded by Board member John Mitchell, and was voted upon by members of the Board as follows:

Bonnie Salem	Aye
Paul Whitbeck	Aye
Kathleen Cristman	Absent
John Mitchell	Aye
Leticia Fornataro	Absent
David Wigg	Aye
Dirk Schneider	Aye

The granting of the Certificate of Appropriateness was made subject to the following specific condition:

a. All work is to be completed by November 30, 2022.

- **3001 Monroe Avenue**

The Applicant is requesting a Certificate of Appropriateness, pursuant to Code Section 185-196, for the expansion of an outdoor patio. This property is zoned MATZ – Monroe Avenue Transitional Zone and is designated historic.

Dirk Schneider opened the Public Hearing.

Aaron Malbone of Buckingham Properties was present. Kathy Mott of Monroe's Restaurant and Jillian Farrar were also in attendance. Monroe's Restaurant is looking to expand their existing patio, an additional 24 seats. A glass wall is proposed on the north side of the patio facing Monroe Avenue, similar to the one at Next Door Bar and Grill. The patio surface will be stamped concrete to match the existing. The size increase is 600 sq. ft.

The Board discussed whether there is a need for the glass wall and indicated a preference for increased landscaping or "green wall" around the patio area on the north and west sides.

Dirk Schneider called for public comment.

Joan (Declined to give last name) of 2520 Clover Street discussed her concerns that the increased patio would generate increased noise and light pollution. Dirk Schneider discussed that these are concerns best addressed directly to the Code Enforcement Officer at the Town of Pittsford, as the Design Review and Historic Preservation Board's role is to review design aspects. Robert Koegel, Town Attorney, stated that this Board has no control over her concerns and has no right to turn down the application based on her concerns.

Mr. and Mrs. Silver of 2534 Clover Street also discussed their concerns about additional noise that increased seating could present. Robert Koegel reiterated that the Design Review Board does not have control over these concerns, as it is not in their purview. They indicated that increased plantings would be appreciated despite the fact that as a Board member pointed out their property is above the area on a wooded hill.

Dirk Schneider moved to close the Public Hearing.

Bonnie Salem seconded.

All Ayes.

The Board held further discussion on the need for more landscaping. A wood fence was discussed but Kathy Mott indicated she does not want this.

Dirk Schneider indicated that the matching stamped concrete is in keeping with the existing. He recommended increased screening with the understanding that there will be no added lights or plugs to accommodate a sound system. Kathy Mott stated that there are no speakers in the area and bands are only allowed by Town permit.

David Wigg expressed preference for screening on all three sides of the patio. Ms. Mott said she could increase landscaping on two sides but the south side of the parking lot has mature trees.

John Mitchell stated that he has no opinion on the wall but felt it would be critical to see a more defined landscaping plan.

The Board determined that they would like to see a landscaping plan prior to making a decision since the project is not going under construction until Spring 2022.

The decision was made to hold this application open.

#### **REVIEW OF MINUTES OF OCTOBER 28, 2021 MEETING**

Bonnie Salem moved to accept the minutes of October 28, 2021 as written.

Paul Whitbeck seconded.

All Ayes.

#### **ADJOURNMENT**

Dirk Schneider moved to close the meeting at 8:27 pm.

All Ayes.

Respectfully submitted,

Susan Donnelly  
Secretary to the Design Review and Historic Preservation Board