

Design Review and Historic Preservation Board
Minutes
January 13, 2022

PRESENT

Dirk Schneider, Chairman; Paul Whitbeck, John Mitchell, Kathleen Cristman

ALSO PRESENT

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

ABSENT

Dave Wigg, Bonnie Salem

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

HISTORIC PRESERVATION DISCUSSION

Susan Donnelly, Secretary to the Board, reported that the historic marker for the East Street Burying Ground has been delivered. The post is still in transit.

There was a short discussion of whether an event should be scheduled during May which is Historic Preservation Month. It was decided to hold on plans at this time due to COVID and revisit later in the year.

RESIDENTIAL APPLICATION FOR REVIEW

- **6 Cricket Hill Drive**

The Applicant is requesting design review for the construction of an approximately 116 SF addition off the side of the existing house.

Mark Lyons was present to discuss this application with the Board.

This project is a small bump out addition to accommodate a laundry room and closet. All materials will match the existing.

John Mitchell moved to accept the application as submitted.

Dirk Schneider seconded.

All Ayes.

- **24 Rollins Crossing**

The Applicant is requesting design review for the construction of a covered entryway off the front of the house.

The contractor, Brian Engler, was present.

The roof shingles will match the existing. There will be no railing as depicted in the rendering.

Kathleen Cristman moved to accept the application as submitted without railings.

Dirk Schneider seconded.

All Ayes.

- **192 Mendon Center Road**

The Applicant is requesting design review for the construction of a covered entryway off the front of the house.

The homeowner, Hiep Nguygen was present.

Mr. Nguygen discussed his plans for constructing a covered porch on the front elevation of his home. He plans to keep the same front door. There will be no transom windows as in his submission documents. The existing stoop is concrete. He plans to trim the columns in 6" x 6" white vinyl and the base of the columns will have stone trim. The shingles will match the existing on the home.

Dirk Schneider moved to approve the application for a covered porch with the conditions that the roof shingles will match the existing roof and the porch will match the window framing in color.

Paul Whitbeck seconded.

All Ayes.

- **25 Knollwood Drive**

The Applicant is requesting design review for the construction of a new covered entryway off the front of the house.

There was no representative present to discuss this application with the Board.

The Board expressed concerns about the new design. There is not enough information on the materials and finishes. The Board felt the proposed front door does not go with the house. They felt the current front porch is compatible with the structure and need further discussion on the rationale for the changes.

It was decided to hold this application open for more information.

- **3765 East Avenue**

The Applicant is requesting design review for the construction of a covered entryway off the front of the house.

Bob Cornell of Cornell Construction Design was present.

Mr. Cornell described project as a covered entryway. The ironwork will be removed on the front elevation. The Board inquired if the applicant was going forward with the garage project which was approved August 27, 2020 and amended December 10, 2020 because the current plans only show the new proposed entry way. Mr. Cornell indicated the applicant is withdrawing the plans for the garage project.

Dirk Schneider moved to approve the covered entryway as submitted with the understanding that this approval supersedes any previous approvals by the DRHPB.

Kathleen Cristman seconded.

All Ayes.

- **33 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 2926 square feet and is located in the Coventry Ridge Subdivision.

Steve Maynard was present to discuss this application with the Board.

The home is a two-story dwelling with a three-car garage with siding and brick finishes. The brick will be returned on the side elevations a few feet.

The grade of the property prohibits a side load garage.

Paul Whitbeck moved to approve the application as submitted.

John Mitchell seconded.

All Ayes.

- **47 Nature View**

The Applicant is requesting design review for the construction of a two story single family home that is approximately 2901 square feet.

Lou Masi of Mascot Builders was present.

There will be two garage doors on this model. The Board reviewed the application and discussed concerns about the lack of fenestration on the left side elevation. Options were discussed to break up the massing.

John Mitchell moved to accept the application as submitted with the condition that a window or transom window will be added to the first floor study on the left elevation.

Kathleen Cristman seconded.

All Ayes.

- **51 Nature View**

The Applicant is requesting design review for the construction of a two story single family home that is approximately 2328 square feet.

Lou Masi of Mascot Builders addressed this application.

There is not room in this garage for two doors. The Board commented on the multiple materials on the front elevation. Mr. Masi indicated that a similar monochromatic color palette will be chosen.

The Board recommended no shutters be added to this model. Brackets should be placed under the floating fireplace.

Dirk Schneider moved to application this application as submitted with the following conditions:

1. Brackets will be added underneath the fireplace on the rear elevation.
2. Brick will be added at the water table to the garage and single window by at least two feet.

John Mitchell seconded.

All Ayes.

APPLICATION FOR CERTIFICATE OF APPROPRIATENESS - RETURNING

- **682 Stone Road**

The Applicant is requesting a Certificate of Appropriateness, pursuant to Code Section 185-196, for the construction of an oversized accessory structure on the property of a designated historic home.

Jeff Ashline of Mossein Architects and the homeowner, Dick Goldman were present.

The Board reviewed the revised plans submitted to the Town.

The window above the garage doors will be removed and the windows in the door will be squared up. The windows on the side elevations have been decreased in size. The shutters and cupola remain. The Board was divided in their opinions the appropriateness of the cupola.

Dirk Schneider made a motion to amend the resolution with the following conditions as follows:

1. All work is to be completed by December 31, 2022.
2. All work will be performed as reflected in the revised sketches SK 1 & 2 both dated 12/13/21.

Leticia Fornataro seconded.

All Ayes.

APPLICATION FOR CERTIFICATE OF APPROPRIATENESS

- **51 Long Meadow Circle**

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

Dirk Schneider opened the Public Hearing.

The homeowner, Christopher Montgomery, was present.

Mr. and Mrs. Montgomery wish to place solar panels on the front of the garage which is attached to their home. The solar panels would face the street side in the neighborhood. The Board questioned if the solar panels could be placed on the rear of the garage so they would not be visible from the street. Mr. Montgomery stated that there is not enough sun in that area for the panels to function.

Mr. Montgomery also stated that the garage is only about 20 years old. Kathleen Cristman noted that the designation document dated 2000 stated that the garage was deemed part of the designation. She referenced Town of Pittsford Standards and Guidelines for Certificates of Appropriateness that states that landmark homes should not have solar panels visible from the street. She also referenced the Preservation League of NYS that discusses that solar panels are not appropriate on any part of a designated structure.

There was no public comment.

Dirk Schneider moved to close the Public Hearing.

Kathleen Cristman seconded.

All Ayes.

The Board discussed that the designation document for this home had been reviewed.

The Board also discussed how the proposed location of the solar panels are centered on the front of the garage and will be very visible from the street with coverage of 82% on the larger portion of the roof and 46% on the smaller portion of the roof. It was noted that the owner attempted to reduce the impact of the panels with invisible anchors but the panels would still be prominent and therefore will detract from the home.

The Board was in agreement that the solar panels are not appropriate on the front of the garage of this landmark home.

A resolution to deny the Certificate of Appropriateness was read by Kathleen Cristman stating that the solar panels are not compatible with the historic character of the property and therefore, not appropriate.

The resolution was moved by Board member Kathleen Cristman, seconded by Board member Dirk Schneider, and was voted upon by members of the Board as follows:

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

Accordingly, the Design Review and Historic Preservation Board denied a Certificate of Appropriateness for the addition of solar panels on the front of the garage located at 51 Long Meadow Circle.

Mr. Montgomery asked the Board what recourse he had regarding the decision. Town Attorney, Robert Koegel, advised the applicant that he has the right to file an administrative appeal to the Town Board within fifteen days of the date of the decision.

REVIEW OF MINUTES OF DECEMBER 9, 2021 MEETING

Dirk Schneider moved to accept the minutes of December 9, 2021 with one addition.

Kathleen Cristman seconded.

All Ayes.

ADJOURNMENT

Dirk Schneider moved to close the meeting at 7:35 pm.

All Ayes.

Respectfully submitted,

Susan Donnelly
Secretary to the Design Review and Historic Preservation Board