

ARCHITECTURAL REVIEW BOARD MINUTES

There was a regular meeting of the Architectural Review Board on *Tuesday, October 13, 2020*, at 7:00 p.m., held via video conference using the platform Zoom, Harrison, N.Y.

Members Present

Edward Pon, Chairman
Frank Montemarano
James Polera
James Scoli
Sara Touijer
Agnes Im

Members Absent

Alain Pierroz

The Chairman called the meeting to order at 7:30 p.m. The following plans were reviewed:

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|-----|--|-----|--|
| 1. | Gally
6 Manhattan Avenue
Block 523, Lot 4
Addition/Alteration | 11. | Levine-Levinson
3 Halliday Court
Block 631, Lot 31
Roofed Patio with Outdoor Kitchen |
| 2. | Bonistall
29 New Street
Block 644, Lot 4
2 nd Story Addition | 12. | Wisner
48 Highfield Road
Block 244, Lot 53
Addition |
| 3. | Dionisio
38-40 Haviland Street
Block 173, Lot 50
Front Porch Roofs Change | 13. | 79 Lakeview LLC
79-81 Lakeview Avenue
Block 874, Lot 29.02
Revised Plans |
| 4. | Portanova
498 Main Street
Block 825, Lot 50
Revise Windows | 14. | MCP II 3 Westchester LLC
3 Westchester Park Drive
Block 631, Lot 18
A - 5 Story Apartment Bldg & Garage |
| 5. | Blake
111 Bellevue Avenue
Block 563, Lot 2
Façade Change | 15. | MCP II 3 Westchester LLC
3 Westchester Park Drive
Block 631, Lot 18
B - 5 Story Apartment Bldg & Garage |
| 6. | Rabadi
25 Pine Street
Block 822, Lot 13
New Front Porch | 16. | 12 Nelson Avenue LLC
56 Calvert St & 12 Nelson Ave
Block 267, Lot 11
Sign |
| 7. | Bazyluk
150C Woodside Avenue
Block 893, Lot 17.12
Solar Panels | 17. | JNC, Inc.
489 Main Street
Block 811, Lot 28.2
Add Door |
| 8. | Fiorino
4 Orchard Drive
Block 642, Lot 18
Addition | 18. | Frankel
75 Winfield Avenue
Block 482, Lot 13
Addition & Alteration |
| 9. | Cipolla
86-90 Calvert & 4 Ellsworth
Block 263, Lot 13
Awning | 19. | Frattarola
62 Winfield Avenue
Block 313, Lot 5
New Single Family Home |
| 10. | Smoyer
38 Locust Avenue
Block 732, Lot 42
One Story Addition | 20. | Giandurco
42 Post Place
Block 261, Lot 19
Dormer Addition |

21. Peretta
12 Harwich Lane
Block 718, Lot 14
Solar Panels
22. Pierog
11 Highland Park Place
Block 546, Lot 20
Three Season Sunroom
23. Margetanski
47 Soulard Street
Block 172, Lot 11
Solar Panels
24. Low
5 Sunset Lane
Block 491, Lot 30
One Story Addition
25. Kumbullaj
50 Brae Burn Drive
Block 691, Lot 123
Add Window
26. Q & Y 15 Inc.
273 Halstead Avenue
Block 131, Lot 32
Two Signs
27. Pedigree 3 Home Vestors LLC
113 Lincoln Avenue
Block 872, Lot 45
New Two-Family Home
28. Citro
241 Gainsborg Avenue
Block 883, Lot 1
Revised Front Portico Roof
29. Micalone
179-181 Adelphi Avenue
Block 375, Lot 6
New Two-Family Home

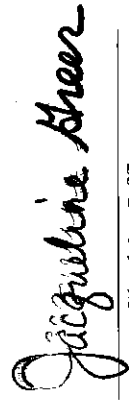
1. The plans for Gally were reviewed by the Board and approved on a motion made by Agnes Im, seconded by James Scoli. Vote carried 5-0 (James Polera not present).
2. The plans for Bonistall were reviewed by the Board and approved with the front porch solid wall to be removed and a railing to be installed. Motion made by Frank Montemarano, seconded by James Scoli. Vote carried 5-0 (James Polera not present).
3. The plans for Dionisio were reviewed by the Board and approved on a motion made by Sara Touijer, seconded by James Scoli. Vote carried 5-0 (James Polera not present).
4. The plans for Portanova were reviewed by the Board and approved on a motion made by James Scoli, seconded by James Polera. Vote carried 6-0.
5. The plans for Blake were NOT reviewed by the Board. Applicant withdrew their application.
6. The plans for Rabadi were reviewed by the Board and approved with the two columns to be 8 inches. Motion made by James Scoli, seconded by Frank Montemarano. Vote carried 6-0.
7. The plans for Bazyulk were reviewed by the Board and approved with changes. The panels on the front to be moved to the rear and relocate the vent pipe. Motion made by James Polera, seconded by Frank Montemarano. Vote carried 6-0.
8. The plans for Fiorino were reviewed by the Board and approved on a motion made by James Polera, seconded by James Scoli. Vote carried 6-0.
9. The plans for Cipolla were reviewed by the Board and approved with the phone number and catering removed off the awning. Motion made by James Scoli, seconded by James Polera. Vote carried 6-0.
10. The plans for Smoyver were reviewed by the Board and approved on a motion made by Frank Montemarano, seconded by Sara Touijer. Vote carried 6-0.
11. The plans for Levine-Levinson were reviewed by the Board and approved on a motion made by James Scoli, seconded by James Polera. Vote carried 6-0.
12. The plans for Wisner were reviewed by the Board and approved on a motion made by Frank Montemarano, seconded by James Scoli. Vote carried 6-0.
13. The plans for 79 Lakeview LLC were reviewed by the Board and approved on a motion made by Sara Touijer, seconded by James Scoli. Vote carried 6-0.
14. The plans for MCP II 3 Westchester LLC were reviewed by the Board with the railings on the street scape to be aluminum and the railings on the balconies to be vinyl. Motion made by James Scoli, seconded by Agnes Im. Vote carried 6-0.
15. The plans for MCP II 3 Westchester LLC were reviewed by the Board with the railings on the street scape to be aluminum and the railings on the balconies to be vinyl. Motion made by James Scoli, seconded by Agnes Im. Vote carried 6-0.
16. The plans for 12 Nelson Avenue LLC were reviewed by the Board and approved with the sign to be smaller. Motion made by James Polera, seconded by Sara Touijer. Vote carried 6-0.
17. The plans for JNC, Inc. were reviewed by the Board and approved on a motion made by James Scoli, seconded by James Polera. Vote carried 6-0.

18. The plans for Frankel were reviewed by the Board and approved on a motion made by James Polera, seconded by Frank Montemarano. Vote carried 6-0.
19. The plans for Frattarola were reviewed by the Board and NOT approved, adjourned to the November meeting.
20. The plans for Giandurco were reviewed by the Board and approved with the addition of shutters on the lower right window. Motion made by James Polera, seconded by Sara Touijer. Vote carried 6-0.
21. The plans for Peretta were reviewed by the Board and approved with moving the panels to the opposite side of the gable. Motion made by Frank Montemarano, seconded by James Polera. Vote carried 6-0.
22. The plans for Pierog were reviewed by the Board and approved on a motion made by Frank Montemarano, seconded by James Polera. Vote carried 6-0.
23. The plans for Margetanski were reviewed by the Board and approved on a motion made by James Scolli, seconded James Polera. Vote carried 6-0.
24. The plan for Low were reviewed by the Board and approved on a motion made by Frank Montemarano, seconded by Sara Touijer. Vote carried 6-0.
25. The plans for Kumbullaj were reviewed by the Board and approved on a motion made by James Polera, seconded by Frank Montemarano. Vote carried 6-0.
26. The plans for Q & Y 15 Inc. were reviewed by the Board and approved on a motion made by James Scolli, seconded by Agnes Im. Vote carried 6-0.
27. The plans for Pedigree 3 Home Vestors LLC were reviewed by the Board and NOT approved, adjourned to the November meeting.
28. The plans for Citro were reviewed by the Board and approved on a motion made by James Scolli, seconded by Frank Montemarano. Vote carried 6-0.
29. The plans for Micalone were reviewed by the Board and approved with fireplace bump out to be shed roofs and the window on the first floor front elevation to line up with windows on seconded floor. Motion made by Frank Montemarano, seconded by Agnes Im. Vote carried 6-0.

The next meeting will be held on Tuesday, November 10, 2020.

There being no further business to come before the Board, the meeting was adjourned.


Rosemarie Cusumano, Secretary


Town Clerk's Office

TOWN CLERK
HARRISON, NY

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