

Design Review Board
July 19, 2022
9:00 a.m.
via Video Conferencing and
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Those present were:

Robert D. Caruso, Chairman
Amy Dalene, Vice Chairman
Kristin Corwin, Member
C. Sherrill Dayton, Member
Ann Duffey, Member
Timothy Hill, Village Attorney
Billy Hajek, Village Planner
Tom Preiato, Village Building Inspector
James McChesney, Architect on behalf of 55 Huntting Lane, LLC and
49 Huntting Lane, LLC
Marc Roth, Applicant, a la mode
Jody Gambino, LTV Moderator
Pamela J. Bennett, Village Clerk

Mr. Caruso: Good morning, I call to order the Design Review Board for Tuesday, July 19, 2022.

1. 55 Huntting Lane, LLC – 55 Huntting Lane – SCTM #301-3-8-10.2 and 49 Huntting Lane, LLC – 49 Huntting Lane – SCTM #301-3-8-10.2

Mr. Caruso: The first item on our agenda is 55 and 49 Huntting Lane. Is the applicant present?

Mr. McChesney: Yes, I am.

Mr. Caruso: Good morning, Jim. Could you explain what you would like to do there?

Mr. McChesney: Yes. Your Board had previously approved the application, and we have been waiting for the lots to merge and in the meantime, we have made a couple of little design changes. We added a bay window to the kitchen which you can see on the north elevation of drawing 201 and then we reconfigured the garage so that it has a gambrel roof that matches the existing, the architecture of the renovation a little bit more, and we made it an L shape to kind of reduce the mass of it, and then also on the rear elevation, we enlarged two windows in the bedroom so serve egress so those were the changes.

Mr. Caruso: Thank you, Jim. Tom Preiato, your input on this application and the changes?

Mr. Preiato: Good morning, Robert and Board Members. No, I do not really have any comment, it appears to be Code-compliant, zoning-wise, so no real comment.

Mr. Caruso: Okay, thank you. Board Members, any questions about the application?

Mr. Dayton: I think that bay window adds to the building, it looks very nice.

Mr. McChesney: Thank you. I wish I had originally thought of it, I like it a lot also.

Ms. Dalene: I agree as well. I think it enhances the building and the structure as well, and I think the windows are in consistency with the rest of the windows in the house and they look very nice.

Mr. McChesney: Thank you.

Mr. Caruso: Jim, I think you did a very nice job on this usual, you always do very nice work in general.

Mr. McChesney: I appreciate that, thank you.

Mr. Caruso: Are there any other questions or comments from the Board? Okay, if not, then I would entertain a motion to approve the application.

Ms. Duffey: I will make a motion.

Mr. Caruso: Thank you, Ann. Do I have a second?

Mr. Dayton: I will second.

Mr. Caruso: Sherrill, thank you. All in favor?

Ms. Corwin: Aye.

Ms. Dalene: Aye

Ms. Duffey: Aye.

Mr. Caruso: James, thank you so much and have a lovely day.

Mr. McChesney: Thank you very much, that was so easy.

Mr. Caruso: Nice seeing you.

Mr. McChesney: You too.

2. **a la mode – 33 Newtown Lane – SCTM #301-3-4-9**

Mr. Caruso: The next item on the agenda is a la mode at 33 Newtown Lane, is the applicant present?

Mr. Roth: Yes sir.

Mr. Caruso: Good morning, Marc.

Mr. Dayton: Good morning.

Mr. Roth: Good morning.

Mr. Caruso: I noticed, Marc, you had sent Pam yesterday, and I did take a look at it, your new awning. Do you want to describe it?

Mr. Roth: I just went off the recommendations of the Committee, I appreciate your time the other day. We went ahead and made it black and white stripe, narrowed the stripes, and I guess we are submitting that for approval. We are using the Sunbrella material; I believe that is another one that you guys are asking for as far as material-wise so we are hoping that this is going to be sufficient enough to be able to get an awning up.

Mr. Caruso: Thank you, Marc.

Ms. Duffey: I just have a question because I am looking at it on the computer. Is it black and white or black and gray? It looks like from your sample it is black and gray.

Mr. Roth: They call it black and white, that is the terms that they use, it does come out a little bit pixelated and it does kind of look more on a grayish side but the term that they used is black and white, it is the name of the actual color. From what I am told, when it is up and in the light, it does display a little bit more white than gray, but you are correct that there is a little tone of gray which I think appeases you guys as well.

Mr. Caruso: Actually, Joseph and I have the same awnings so I like your choice. It looks quite nice, and thank you, and thank your wife for putting in the effort to do that. And I thank the committee also for working with Marc and this application. Thank you and are there any other questions?

Mr. Roth: No, the only other two things that are up for discussion are the window signage so we can go ahead and get something up onto our windows stating who we are and what we do and also the signage on our sidewalk. So those are the other two things that are proposed.

Mr. Caruso: Committee or people in general, Tom Preiato, your input on the signage?

Mr. Preiato: The signs as they were presented seem okay, Marc, good morning. He had taken off, on the awning, which the awning is a sign, he had taken off what our Code prohibits and that being specific products, ice cream, or whatever, and that was taken off but I think everything else seems to comply signage-wise. I

do see that there was in the attachment sent yesterday, there was that little hologram, or whatever it is called, shining down, I just want to be sure on that so we do not have to go back and forth. It looks like it is a projection of your logo down on the sidewalk that emits from under the awning. I just want to be sure that the Board is aware of that and just to get out in front of it.

Ms. Corwin: Is that permitted by Code?

Mr. Preiato: If the light source is not seen, it is down lighting and, thank you for popping on, Billy, I will let Billy speak to that a bit.

Mr. Hajek: Good morning. I have not spent a lot of time, I looked at this this morning when it came in, I am not sure it technically complies with the Code. The Code has specific requirements that prohibit pulse lights, laser lights, blinking, flashing lights or neon lights, and, in general, the Code prohibits light trespass and unnecessary light flow. I mean it is clearly off the property, light trespass means light that passes off your property. Obviously, in this location you cannot even have a door egress light without light trespass but there is unnecessary light trespass is different than just light trespass. So I think it is something that needs to be analyzed a little bit more closely to determine whether or not it is compliant.

Mr. Caruso: Any questions?

Mr. Preiato: Billy makes a good point there because that is true, it is going onto the public way actually.

Mr. Caruso: I do not think we should have any writing that is projected onto the sidewalk or anything into the public way. I think the application for the awning and the signage is fine but I do not think that we will, at this point, we cannot approve any type of lighting like that, that would be a projector.

Mr. Dayton: Does that not shine down on Village property?

Mr. Caruso: Yes, it does.

Mr. Roth: Can I ask what is considered, where is the line of Village property because where it actually shines down to is the step into our store?

Mr. Preiato: Sorry, Marc, I did not mean to cut you off but the line, to answer your question, the building is pretty much the line and...

Mr. Dayton: The building is right on the line.

Mr. Preiato: I just got it yesterday afternoon so I did not get to really look at it but I thought it was on the sidewalk.

Mr. Hajek: Yes, it shows it being shined onto the sidewalk.

Mr. Roth: Yes, it is being displayed on the sidewalk but what I am asking is the line of the property so that if I were to adjust it to be onto the step into the store, would that be appropriate or acceptable.

Mr. Preiato: Well again, like I said, the building is the line within inches, so there would not be room if it were to shine back toward the entrance step I guess that could be something else.

Mr. Caruso: And there is one other thing I noticed, Marc, you have a set of speakers sort of precariously perched on the second floor in a window. Are those speakers coming out? What is the purpose of those speakers?

Mr. Roth: That is out of our office, we rented the upstairs space as well so it is just something that is sitting up in our office in the windows. They can be removed if you like.

Mr. Caruso: Yes, we would like that.

Mr. Roth: It is inside the actual office though.

Mr. Caruso: Okay but the speakers should not be projected out toward the public area onto the Newtown Lane street so we would appreciate if you would remove the speakers.

Mr. Roth: Okay.

Mr. Dayton: I think it is a good idea.

Mr. Caruso: So what we are approving now is we will take a vote on it. Pam, can we just approve the awning and the signage.

Ms. Bennett: Do you want the window signage and/or the lighted?

Mr. Caruso: No lighted.

Ms. Bennett: Okay.

Mr. Caruso: I think just the window signage and the awning which I think the Board agrees that it all looks quite nice, and, Marc, you did a nice job on that, thank you.

Mr. Dayton: I commend you for that.

Ms. Dalene: Yes, I thought that was a great option. My only question was, what is the color of the font, I was a little unclear of what it was going to be on the awning.

Mr. Roth: To be honest with you, I have to go back to see exactly which one I submitted. I think we were going back and forth to explain if we were to do the pink, our pink, or we were just going to do black. We are going to keep that frontage clean and not have any color on it so it can be whatever you guys propose.

Ms. Bennett: It looks pink.

Mr. Roth: Then we must have submitted the one that had the pink on it, we were going back and forth on which one would look better. Do you have a preference?

Mr. Caruso: I personally do not think the pink looks bad at all.

Ms. Duffey: I think the pink is good.

Mr. Caruso: I think for your ice cream shop, the little bit of pink you have there on the a la mode is perfectly fine. I think the awning looks great. I think the committee did a very nice job working with you, I want to commend them again, and I do not see anything wrong with the application for both the signage and the awning. We are just not going to approve the projected light onto the sidewalk and the two speakers will come away. Okay, with that said, any other questions from Board Members?

Mr. Dayton: No, not this time.

Mr. Caruso: Okay, then I would entertain a motion to approve the awning and the signage as is. Do I have that motion?

Ms. Dalene: I will make a motion.

Mr. Caruso: Thank you, Amy. Do I have a second?

Mr. Dayton: I will second.

Mr. Caruso: Sherrill, thank you. All in favor?

Mr. Dayton: Aye.

Ms. Duffey: Aye.

Ms. Corwin: Aye.

Ms. Dalene: Aye.

Mr. Caruso: Great, thank you. Marc, thank you for your time.

Mr. Roth: All right, thank you everybody, take care.

Mr. Caruso: Are there any questions before the Board or any unfinished business, Pam? Anything that we may have missed?

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Ms. Bennett: No, that was it.

Mr. Caruso: If not then I would entertain a motion to adjourn? Do I have that motion?

Mr. Dayton: I will make the motion.

Mr. Caruso: Sherrill, thank you. Do I have a second?

Ms. Dalene: I will second.

Mr. Caruso: Amy, thank you. All in favor?

Mr. Dayton: Aye.

Ms. Corwin: Aye.

Ms. Duffey: Aye.

Mr. Caruso: Thank you, see you at the next meeting.

The meeting was adjourned at 9:14 a.m.

FILED
VILLAGE OF EAST HAMPTON, NY
DATE: 10/13/22
TIME: 10:46 AM
Camela J. Bennett