

**ARCHITECTURAL REVIEW BOARD
VILLAGE OF WESTHAMPTON BEACH
Wednesday, November 6, 2019 at 7:00 pm
MUNICIPAL BUILDING, 165 MILL ROAD**

Present: Gregory Minasian, Chairman
Laurette Lizak
Andrea Kaloustian
Michael Stoehr

Lisa J. Ross, Village Attorney
Kerry Rogozinski, Building Permits Coordinator

Absent: Allegra Dioguardi

The meeting was called to order at 7:00 p.m.

Motion was made by Mr. Stoehr to approve the minutes dated August 20, 2019; seconded by Ms. Kaloustian and unanimously carried **4 ayes 0 nays 1 absent**

Mr. Minasian said we have four Board members present tonight and that three votes would be needed to approve or disapprove any application on the agenda. Mr. Minasian asked whether any applicants wished to hold their applications over for a full Board, if so, must say before the Board hears your application, but nobody did.

HOLDOVER

1. David Andrew Neff, 51 White Oak Lane, (905-9-1-5) Reconfiguration of Driveway w/ Pillars & Landscaping, Pool Enclosure Fence

David Neff appeared. Mr. Neff said at the last meeting the Board wanted more information on the plantings to screen the fence in the back. Mr. Neff said that on the North property line will be from the rear a new code compliant 4' chicken wire Green in front of the hedges Mr. Neff said there will be new 3-5' inkberry and bayberry (towards the wetlands), existing white oak trees to remain, new 8' junipers and existing Oak and Arborvitae also a new row of 10' White Pine, new 4' White Pine in front. Mr. Neff said the South, East and West he is not changing anything.

Mr. Neff said that there will be a new stucco 24" X 24" X 72" Gate Posts with cast stone cap. He said the wire fence is going all the way until the wood gate.

Mr. Neff said they were also shrinking the circle (parking court) in the front so a car could pass. On the parking court there will be a new 60' Arborvitae Hedge.

Motion was made by Mr. Stoehr to **approve** the application of as noted on plans drawn by David Neff, Architect dated November 5, 2019; seconded by Ms. Lizak and unanimously carried **4 ayes 0 nays 1 absent**

NEW APPLICATIONS

- 2. Danna Hahn McDonough, 24 Point Road, (905-17-3-25)** Elevate & Relocate Single-Family Dwelling (3 bed, 2 bath) to Conforming Location on Pile Crawlspace w/ Two-Story Addition for Bathroom & Interior Stair, Second-Story Addition for Two Relocated Bedrooms & Bathroom, Alterations/Renovation Including Expansion of Kitchen & Opening up to Living Room & Conversion of First-Floor Bedroom to Den, Reconstruct Attached Rear Deck (180 SF) & Construct Attached Front Deck (275 SF) per ZBA 9/19/19, Fireplace, Outdoor Shower, Sanitary Enclosure & Drainage

John McDonough and Don Moore, DLM Construction appeared. Mr. Moore said they were going to raise the house to put sanitary system in. There will also be a deck that will go in front and back and addition on the back that will be Maybec Red Cedar shingles in a Dark Gray with White trim, the roof will be 30 year Architectural in black to match existing. The foundation wall and retaining wall will be smooth stucco finish in Gray. Mr. Moore said that the railings on the deck is going to be Cedar and the windows will be white.

Motion was made by Mr. Stoehr to **approve** the application of a **Danna Hahn McDonough** noted on Plans drawn by Edward Armus, Engineering PLLC date stamped October 16, 2019; seconded by Ms. Kaloustian and unanimously carried **4 ayes 0 nays 1 absent**

- 3. Cathy Albert and Enzo Morabito, 110 Beach Road, (905-7-2-18.1)**
Boundary/Pool Enclosure Fence (Bronze Aluminum & Deer Fence)

Enzo Morabito appeared. Mr. Morabito said that on three sides of the rear yard will be 6' high of 1" X 1" Galvanized wire with Black vinyl coating deer fence. In the front there will be oil rubbed Bronze aluminum fence to code with both sides with 5' self-closing gates.

Mr. Minasian asked about landscaping. Mr. Morabito said there will be landscaping in the back and the front (on the street side). Mr. Morabito said they were going to do 5' Abbreviates 3' on center in front of the fence.

Motion was made by Mr. Stoehr to **approve** the application of as noted on survey drawn by Francis C. Watson, Land Surveyor last revision date of January 10, 2019; seconded by Ms. Kaloustian and unanimously carried **4 ayes 0 nays 1 absent**

- 4. **Jeffrey & Jane Siskin, 505 Dune Road. (905-16-2-12)** Two-Story Single-Family Dwelling (6 bed, 4.5 bath) on Existing & New Piles w/ Partially Roofed-Over Entry Porch, Rear Balcony, Attached Rear Deck with Pool, Landscaping, Sanitary & Drainage, 13D Sprinkler, per ZBA D18040.

Rocco Lettieri, Homefront Organization appeared. Mr. Lettieri said that the materials for the house will consist of Horizontal and Vertical Cedar siding Natural, trim natural, Pebble Gray window frame and door Acrylic finish Pebble Gray it will turn Natural, Cedar Louver screen Natural and the garage door design will be frosted. Stainless steel wire rails, garage door will be frosted glass door.

The landscaping is pretty much all there, the front buffer is all existing there will be some hydrangeas put in the front by the stairwell area.

Mr. Lettieri said that there will be Hydrangeas by the stairway and that all landscaping will remain.

Motion was made by Mr. Stoehr to **approve** the application of **Jeffrey & Jane Siskin** as noted on Plans drawn by Grant Card, Design Works Architectural Group date stamped October 17, 2019; seconded by Ms. Kaloustian and unanimously carried **4 ayes 0 nays 1 absent**

Motion was made by Mr. Stoehr to adjourn the meeting at 7:30 pm; seconded by Mr. Kaloustian and unanimously carried **4 ayes 0 nays 1 absent**

Respectfully submitted,

Kerry Rogozinski
Building Permits Coordinator

APPROVED:

Gregory Minasian, Chairman of the Board
Dated: _____