



**Landmark Preservation Board
Thursday, November 6, 2014**

Meeting Minutes

Common Council Chambers

CALL TO ORDER

Vice Chairman Bob Haley called the meeting to order at 8:30 a.m.

ROLL CALL

Members Present: Tom Cantwell, Bob Haley, Dan Leary, Julia Marshall, Jeff Romano, and Joe Saya

Excused: Cynthia Carter, Don Radke

Staff: Kate Auwaerter

APPROVAL OF MINUTES

The minutes of October 16, 2014 were approved on the motion of D. Leary, which was seconded by T. Cantwell with the following revision:

207-233 E. Water Street: Anthony Casimitides (Open Atelier Architects) and Mike Wicker (owner) presented plans for the renovation of 207-233 E. Water Street, which shares a party wall with the Grange Building. The project includes “re-skinning” the building, adding a *third and* fourth floor, and installing storefronts on both the Erie Blvd and Water Street sides of the building.

The minutes were approved unanimously as corrected.

OLD BUSINESS

No Old Business

NEW BUSINESS

CA-14-22 1416 James Street. Jeff Smith presented his application to replace an existing metal fence along the western side of his property along the driveway with a new 5', steel fence with 3" slats and a flat edge. A gate in the same style will be installed at the northwest corner of the garage and the fence. The application also calls for removing 6' metal fence and hedge along the eastern edge of the property and installing a 6' cedar privacy fence. This fence will follow the perimeter of the property to the southeast corner of the garage where a cedar gate of the same style will be installed. J. Marshall made a motion to accept as submitted, which was seconded by D. Leary. The motion passed unanimously.

CA-14-23 307 Highland Avenue. Tara Pearson presented her application to install a black chain link fence at the rear of the yard that will join an existing chain link that runs along the western edge of the property. She noted that the chain link fence will be obscured by the vegetation at the rear of the property. In addition, the application calls for installing a 4', dog-ear style, cedar fence between the back of the house and the southwest corner of the garage. The Board discussed the application. B. Haley suggested that the dog-ear style was not in character with the period of the house and he also noted that the closed board fence would visually diminish the size of the back yard. J. Marshall disagreed, noting that the fence was only 4' tall. D. Leary made a motion to approve the application with the stipulation that the wood fence have spaced boards and flat top rail. J. Romano seconded the motion. The motion passed with J. Marshall and T. Cantwell abstaining.

CA-14-24 306 Berkeley Drive. The applicant was not present at the meeting. The application calls for painting the storm frames and window sash on the house a dark terra cotta orange/red. The application was approved on the motion of J. Romano, which was seconded by T. Cantwell.

CA-14-25 116 Windsor Place. K. Auwaerter informed the Board that the applicants had requested that their application be held until the next meeting.

Zoning Referrals

Zoning Administration Waiver: 5577-83 S. Salina Street. Randy Crawford (Crawford & Stearns) was present to discuss the construction of a new rear wing to the house. K. Auwaerter reminded the Board that it had agreed that the demolition of the original wing was appropriate given the advanced deterioration of the structure. The proposed plans show a 2-story rear wing that is slightly smaller than the original. The Board agreed that the size, massing and details of the new wing match the character of the house and previous wing. It agreed to recommend approval of the application.

Site Plan Review (Modification): 706 N. Clinton Street. Andy Breuer was present to discuss the modifications to the original plans, which include modified window openings, different style railings, and new light fixtures. The greatest alteration was the partial demolition of the free-standing chimney, which has been reduced in height by a third. A. Breuer explained that the partial demolition was required due to reasons of safety and cost. Whether or not the demolition was warranted, the Board noted for the record that the applicants failed to notify any City department prior to demolition, including the Division of Code Enforcement and the Zoning Department for which notification is required. The Board agreed to recommend approval of the modification, however, requested that the plans be corrected to show the current condition.

Sign Waiver: 352-68 S. Warren Street

Amy Casper (Ephesus) and Andrew Ramsgard (Ramsgard Architectural Design) presented the plan to install a 3-sided back sit sign that will function also as an outdoor enclosed “showspace” for customers to experience their lighting products. The Board discussed in detail the materials, design as well as pedestrian experience on Warren Street. The Board agreed to recommend approval of the application as submitted.

Variance: 212 N. Townsend Street. The Board reviewed the application for the renovation of the property. It agreed to recommend approval of the project with the provision that the dumpster enclosure that will be visible from Townsend Street is made of wood rather than the proposed vinyl.

ADJOURN

The meeting was adjourned at 9:35 AM.