

Lawrence, New York August 30, 2010

A Regular Meeting of the Board of Building Design of the Incorporated Village of Lawrence was held on Monday, August 30, 2010 at the Lawrence Village Hall, 196 Central Avenue, Lawrence New York 11559 at 7:15 P.M.

Those members present were: Chairperson Benjamin Sporn
 Member Eva Staiman
 Member Ronni Berman (Arrived late)
 Member Barry Pomerantz

Those members absent were: Member Barbara Kupferstein

Also present were: Ronald Goldman, Attorney to Board of Building Design, Thomas P. Rizzo, Secretary to Board of Building Design and Gail Daniels, Building Department.

Chairperson Sporn called to order the regular meeting of the Board of Building Design at 7:20 PM. Proof of posting for the meeting was submitted. The meeting was called to order with the following members present: Chairperson Sporn, Member Staiman and Member Pomerantz.

Upon a motion by Member Staiman and seconded by Member Pomerantz with the following vote cast: Ayes: Chairman Sporn, Member Staiman and Member Pomerantz, the minutes of the June 7, 2010 and July 12, 2010 Board of Building Design meetings were approved as submitted.

The meeting agenda included twelve new applications and no prior applications. Before the Board preceded with the agenda items, Mr. Rizzo explained that there was a large agenda for the meeting with residents and contractors present for the meeting. Mr. Rizzo asked the Chairman if he would entertain a motion to take the applications out of order. Chairman Sporn said he would. A motion was made by Mrs. Staiman, seconded by Mr. Pomerantz and unanimously approved to take the applications out of order.

The following new applications were considered:

Lawrence, New York August 30, 2010

Minningan – Sage Ave/Stable Ln. – New two story residence with attached garage.

Mr. Rizzo advised that Board that a representative of the owner was present regarding the application, Chairman Sporn stated the Board would take a moment to review the application first. Mr. Goldman asked if this application had been reviewed by the Board of Zoning Appeals, Mr. Rizzo advised Mr. Goldman and the Board that the application did not require a zoning variance and could be built as of right. The architect for the project came forward and Mr. Goldman asked him to identify himself for the record. Mr. Gerard E. Meyers identified himself as the architect for the project, he explained to the Board that he had forgotten to include a list of exterior materials with the drawing and he was submitting the list now, Mr. Goldman noted for the recorded that Mr. Meyers was submitting a materials list which was being made part of the record and was being reviewed by the Board. Mrs. Staiman questioned Mr. Meyers as to whether he had colors samples for the shingles; Mr. Meyers explained that he did have color samples. Mr. Goldman noted for the record that Board member Mrs. Berman arrived and took her seat on the Board; bring the total number of members present for the meeting to four which is more than the minimum quorum. The Board continued its review of the Minningan application. Mr. Meyer explained that the design complied with zoning codes and the FEMA regulations. Several Board members questioned the roof height and the ceiling height in the attic. Mr. Meyers explained gave an explanation of the ceiling heights and the height in the attic. Mr. Meyers then described the exterior design of the house as compared to the existing homes in the area, the siding materials and trim, and the roofing material and colors. He also explained the use of shutters on the house and the placement of the shutters and the windows trim and trim at other locations on the building to give a New England style to the building similar to other homes in the area.

Lawrence, New York August 30, 2010

Mrs. Staiman stated that the look was very nice. Mr. Goldman noted for the record that Mr. Minningan the owner/builder was also present for the Boards review of his application. Mr. Rizzo questioned Mr. Meyer about a dormer shown on the west elevation of the residence and asked if that dormer was for the attic area of the house, Mr. Meyers explained that the dorm was really a clerestory area to bring light into the master bath and master bedroom area which would have cathedral ceilings. Mr. Rizzo confirmed that the dormer did not connect to the attic space at all. Mrs. Berman and Mrs. Staiman both agreed that the design looked very good. No one else appeared before the Board to support or oppose the application. Members Sporn, Berman, Staiman and Pomerantz voted unanimously to approve the application as submitted.

Karp – 32 Merrall Dr. – Install back up electric generator in side yard area. The Board reviewed the application and plans. Mr. Rizzo advised that Board that there was a representative of the applicant or the contractor present. Mr. Mike Towers of Long Island Emergency Power introduced himself to the Board and stated that he would answers to any questions the Board may have. Mrs. Staiman questioned that size of the unit and how much of the house the unit would power. Mrs. Berman questioned if there would be any landscaping added, Mr. Rizzo explained that photos showed that the area had a lot of existing landscaping in the side yard area. Mr. Pomerantz asked if the unit would be mounted on a base, Mr. Tower explained that the smaller units did not need a base. Mr. Rizzo noted that the pictures indicated a tree in the area of the new generator; Mr. Tower noted that it may be necessary to relocate the small tree. No one else appeared before the Board to support or oppose the application. Members Sporn, Berman, Staiman and Pomerantz and voted unanimously to approve the application as submitted. Mr.

Lawrence, New York August 30, 2010

Goldman noted that the record should reflect that the Board voted unanimously to approve the application

Schertz – 88 Margaret Ave. – Install back up electric generator in rear yard area. The Board reviewed the application. Mr. Towers identified himself as the contractor for this generator. Mrs. Staiman questioned if this generator was bigger than the unit installed at 32 Merrall Dr. and Chairman Sporn questioned how much of the house would be powered by the generator. No one else appeared before the Board to support or oppose the application, Members Sporn, Berman, Staiman and Pomerantz voted unanimously to approve the application as submitted.

Bayberry LLC – 35 Bayberry Rd – One story front, side and rear additions, interior alterations and alter existing rear deck. The Board reviewed the application, plans and the submitted pictures. Mrs. Staiman noted that she did not understand the design for the house. Mrs. Staiman and Mr. Pomerantz noted that the design could use shutters on the windows. The Board noted that the design of the house looked very boxy. Mr. Goldman noted that the application was approved with a variance, and the size of the proposed addition had been reduced. Mrs. Staiman and Mrs. Berman both agreed that shutters might make the house look warmer. Mr. Pomerantz questioned if the Board could request the addition of shutters on parts of the house not being altered. Mr. Goldman noted that if the proposed additions to the existing house were changing the look of the existing house and the Board felt that the addition of shutters to the existing house would improve the look of the total building then the Board could request shutters to be added to the design. No one else appeared before the Board to support or oppose the application. Members Sporn, Berman, Staiman and Pomerantz voted unanimously to conditionally

Lawrence, New York August 30, 2010

approve the application. The Board approved the application with the condition that shutters be added to all of the windows on the residence.

Gilgan – 185 Tanglewood Crossing – Install back up electric generator in side yard.

The Board reviewed the application. Mr. Rizzo advised the Board that the generator would be installed behind the existing bushes. No one appeared before the Board to support or oppose the application. Members Sporn, Berman, Staiman and Pomerantz voted unanimously to approve the application as submitted.

Brickman – 65 Sutton Pl. – Install five foot high tan/khaki PVC fence to replace part of

existing fence. The Board reviewed the application. Mr. Rizzo pointed out that part of the new fence was replacing part of an existing fence. No one appeared before the Board to support or oppose the application. Members Sporn, Berman, Staiman and Pomerantz voted unanimously to approve the application as submitted.

Bergman – 10 Manor Ln. – Install inground swimming pool, pool equipment, paving

and fence. Mr. Herman, the property owner, was present for the review of his application. The Board reviewed the application and site plan for the location of the pool. Due to the proposed location of the swimming pool Mrs. Berman asked if a landscape plan had been submitted for the pool area. The Board unanimously agreed that a landscape plan would be helpful when reviewing this application. No one appeared before the Board to support or oppose the application. Members Sporn, Berman, Staiman and Pomerantz voted unanimously to defer the application and requested that a landscape plan for the pool area be submitted.

Lawrence, New York August 30, 2010

Muss – 11 Rutherford Ln. – Install three foot high three rail wood cedar post and rail fence with green yard guard fence attached. The Board reviewed the application and questioned what type of fence the applicant was requesting. Mr. Rizzo explained that per the information from the fence contractor, it was a wood post and rail fence with a type of green wire fence attached to the wood post and rail fence. Mr. Rizzo explained that the applicant's property is located adjacent to a large vacant building lot and adjacent to the water and the fence may be an attempt to keep birds out of their property. No one appeared before the Board to support or oppose the application. Members Sporn, Berman, Staiman and Pomerantz voted unanimously to approve the application as submitted.

Bresler – 131 Harborview E. – Install six foot high wood stockade fence on side property lines, in side yards and on rear property line. The Board reviewed and discussed the application. They originally requested a five foot high fence but decided that they wanted a six foot high fence after the permit was issued. Mrs. Staiman noted that the Board usually granted a requested six foot high fence on the rear property line. Mrs. Berman noted that the Board would normally only approve a five foot high fence on the side property lines and in the side yard areas. No one appeared before the Board to support or oppose the application. Members Sporn, Berman, Staiman and Pomerantz voted unanimously to conditionally approve the fence application. The Board approved the requested fence for six feet high on the rear property line and only five feet high on the side property lines and in the side yard areas.

Brafman – 15 Waverly Pl. – Install five foot high white PVC fence on part of side property line to match existing white PVC fence. The members reviewed and discussed

Lawrence, New York August 30, 2010

the application and the request to add a new matching white PVC fence to the existing white PVC fence. No one appeared before the Board to support or oppose the application. Members Sporn, Berman, Staiman and Pomerantz voted unanimously to approve the fence application as submitted.

Englander – 163 Harborview N. – One story lower level rear addition with terrace above. The Board reviewed the applications and plans for the proposed addition. It was noted that a variance was granted for this addition. The plans indicated that the exterior of the proposed addition would match the existing finish on the house. The Board discussed the proposed addition and it being a basement addition. No one appeared before the Board to support or oppose the application. Members Sporn, Berman, Staiman and Pomerantz voted unanimously to approve the application.

Pockriss/Ocean Property – Ocean Ave & Narraganset Ave. – Install wood stockade fence with lattice top for a total height of six feet on Ocean Ave side of property and Narraganset Ave side of property to fill in between landscaping and install moveable black chain link fence to close off driveway for safety. The Board members discussed the fence application and the locations for the proposed fence as indicated on the submitted property survey. The Board members unanimously agreed that they were all having a difficult time determining exactly what the applicant was requesting in the fence application. No one appeared before the Board to support or oppose the application. Members Sporn, Berman, Staiman and Pomerantz voted unanimously to defer the application with the request that the applicant attend the next meeting to explain what they were requesting as part of their fence application so that the Board would understand what was being requested.

Lawrence, New York August 30, 2010

There being no further business the meeting was adjourned at 8:18 PM

This is to certify that I, Thomas P. Rizzo, Secretary to the Board of Building Design,
have read the foregoing minutes and the same are in all respects a full and correct record
of such meeting.

Thomas P. Rizzo