

**Village of Cold Spring
Historic District Review Board
85 Main Street, Cold Spring, New York 10516**

March 11, 2015

Members present: Chair Al Zgolinski; Vice Chair Kathleen E. Foley; Members: Peter Downey and Michael Junjulas. Absent Trustee Liaison Michael Bowman.

1. Old Business:

Sean Kearney, 24 Paulding Ave.

Mr. Kearney requested several modifications and clarifications to his previously approved application:

- Slates will be used to shingle roof
- the windows on the first and second floor are not curved at the top as shown in the drawings. Instead, the appearance of a wooden window is achieved with a curved sash on a square window—this is an existing condition as demonstrated in photographs submitted by the applicant
- the curved windows approved for the third floor dormers have proved cost prohibitive; the applicant proposes a similar solution as is used on the second floor: square windows with a curved sash to give the impression of a curved window.

The board agreed that given the set back of the structure from the public right of way the effect of the frames will be acceptable. K. Foley moved to accept the amendments and clarifications to the application; M. Junjulas seconded the motion. It was approved unanimously.

2. New Business:

Derick Chu, 22 West St.

Architectural Designer Karen Parks represented the applicant, and proposed adding a window to the third floor of the north façade to accommodate code requirements for habitable interior space, as well as a third floor egress window on the east façade. The windows will be 2 over 2. The board requested the addition of a trim piece above the north window.

K. Foley moved to accept the application as modified; M. Junjulas seconded the motion. It was unanimously approved.

3. Board Business:

a. Butterfield Redevelopment LLC.

The Building Inspector asked the Board to determine whether its review was necessary for a temporary bed trailer that will be parked on the construction site to hold cellular antennae currently mounted on the Butterfield Hospital building. The board determined that because the trailer is on wheels, it is considered a temporary installation and not a structure, and therefore does not require HDRB review.

b. Letter of Agreement for ordinance update

K. Foley reported that the letter of agreement with Bill Hurst for the Ordinance update was reviewed by the Board of Trustees. The Village Attorney seems to have requested a change related to Mr. Hurst's fees; K. Foley will request clarification and report back to the board.

c. CLG Grant

SHPO has returned comments on the RFP draft; K. Foley will forward to the board for review.

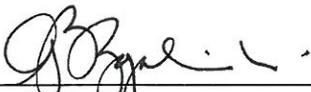
4. Minutes:

- The minutes of January 14, 2015 were reviewed. M. Junjulas moved to accept the minutes as presented and K. Foley seconded the motion. P. Downey abstained as was not present at the meeting. The minutes were approved 3-0.
- The minutes of January 28, 2015 were reviewed. M. Junjulas moved to accept the minutes as presented and P. Downey seconded the motion. The minutes were approved 4-0.
- The minutes of February 11, 2015 were reviewed. P. Downey moved to accept the minutes as presented and K. Foley seconded the motion. M Junjulas abstained as he was not present at the meeting. The minutes were approved 3-0.
- The minutes of February 25, 2015 were reviewed. M. Junjulas moved to accept the minutes as presented and P. Downey seconded the motion. The minutes were approved 4-0.
- The minutes of March 4, 2015 were reviewed and amended. P. Downey moved to accept the minutes as presented and M Junjulas seconded the motion. Chair A. Zgolinski abstained as he was not present at the meeting. The amended minutes were approved 3-0.

5. Bills:

- The Putnam County News and Recorder, LLC. dated February 27, 2015 for the amount of \$16.55 for monthly meeting publications.

K. Foley moved to go into executive session to interview Sean Conway a candidate for HDRB appointment; P. Downey seconded the motion. The Board went into executive session at 8:54pm; the executive session was closed at 10:05pm. At 10:06 M. Junjulas moved to adjourn; P. Downey seconded and the board approved adjournment unanimously.



Al Zgolinski, Chair

4/8/15

Date