

Community Preservation Panel July 1, 2020 Meeting Minutes

The meeting was held at the Aurora Firehouse meeting room at 7:00 pm

Present: Chairperson Chris MacCormick, Jeff Blum, Jim Burkett, Claire Morehouse, and Julia Rossmann

Others Present

Village Officials: Clerk Ann Balloni, ZBA member Laura Holland and Planning Board member Pat Foser

Members of the Public: Mike Bricco and Doug Wood

Call to Order: Mr. MacCormick called the meeting to order at 7:00 pm. Mr. MacCormick referred to his longstanding role as a member of the panel, including his 9 years as the CPP chairperson, and graciously relinquished Chair responsibilities to Jim Burkett. Mr. MacCormick also welcomed new CPP member, Julia Rossmann.

Changes to the Agenda: No changes.

Approval of Minutes: On motion by Ms. Morehouse, seconded by Mr. Blum, the CPP voted to approve the March 4, 2020 minutes.

AYES: Blum, Burkett, MacCormick, Morehouse, and Rossmann

NAYS: None

Motion carried unanimously.

Announcements: No announcements

Old Business

Application #19-15 from Jim Kirkwood for renovations at 331 Main St (Tax Map #181.16-1-25)-revised

Mr. Bricco explained the denial by the New York Department of Conservation (NYSDEC) of their plan to extend the dock with a platform along the shoreline. The platform was below the mean high-water mark and not allowed by the DEC.

The revised plan includes moving the seawall further east, adding a deck above the mean high-water mark, accessible via steps and leading to the dock, though not attached.

Other revisions include adding vinyl siding on the west side of the house to replace the rotted wood; the siding will match the existing color. Mr. Bricco provided a sample for the panel to review.

On motion by Mr. MacCormick, seconded by Ms. Morehouse, the CPP voted to approve the revisions for Application #19-15.

AYES: Blum, Burkett, MacCormick, Morehouse, and Rossmann

NAYS: None

Motion carried unanimously.

Application #19-29 from Lisa Ryerson to construct a new porch at 280 Main St (Tax Map #182.17-1-22)-revised

Mr. Wood explained changes to the approved plan:

- North deck is extended and a door is eliminated
- Lining the deck up with the steps decreases the square footage by 48 square feet
- Footprint remains the same
- 2x8, not 2x10 posts

- Lattice under gazebo and front porch
- Doorway increases from 5'6" to 9'2" with 2" columns

The panel discussed concerns, raised by Village Historian, Dr. Linda Schwab (attached), regarding the shadow lines from the revised doorway obscuring the historic features. The panel discussed the "tunnel-like" feel, but Mr. Wood assured them that it will not result in a "New York City doorway" look.

Mr. Burkett referred to section 707.c.8 of the Village Zoning Law and noted that the doorway does not destroy a significant historical feature of the house and Ms. Morehouse and Mr. Blum agreed that the house is not altered and the porch could be removed.

On motion by Mr. Blum, seconded by Mr. MacCormick, the CPP voted to approve the revisions to Application #19-29.

AYES: Blum, Burkett, MacCormick, Morehouse, and Rossmann

NAYS: None

Motion carried unanimously.

New Business

Application #R20-05 from Mark Quick for a new, metal roof at 540 Main St (Tax Map #181.08-1-9.1)

Mr. Quick submitted plans for a metal roof to replace a shingled roof. A change of materials requires CPP approval.

On motion by Ms. Morehouse, seconded by Mr. Blum, the CPP voted to approve Application #R20-05 as submitted.

AYES: Blum, Burkett, MacCormick, Morehouse, and Rossmann

NAYS: None

Motion carried unanimously.

Mr. Burkett issued the applicant a Certificate of Appropriateness.

Application #20-08 from Mark Quick for new windows at 540 Main St (Tax Map #181.08-1-9.1)

Mr. Quick submitted plans for vinyl windows to replace existing wood frame windows. Mr. Quick noted that other windows on the house have already been replaced with vinyl.

On motion by Ms. MacCormick, seconded by Ms. Morehouse, the CPP voted to approve Application #20-08 as submitted.

AYES: Blum, Burkett, MacCormick, Morehouse, and Rossmann

NAYS: None

Motion carried unanimously.

Mr. Burkett issued the applicant a Certificate of Appropriateness.

Adjournment: On motion by Ms. Morehouse, seconded by Mr. Blum, the CPP voted to adjourn the meeting at 7:50 pm.

AYES: Blum, Burkett, MacCormick, Morehouse, and Rossmann

NAYS: None

Motion carried unanimously.

Respectfully submitted,

Ann Balloni

Village Clerk