

## MINUTES

June 10, 2011

**TO: Board of Architectural Review**

**FROM: John Winter, Building Inspector**

**Minutes of the Board of Architectural Review meeting held on Tuesday June 7, 2011 at 7:30 p.m. in the Courtroom located in Village Hall, 169 Mt. Pleasant Avenue, Mamaroneck, New York 10543**

**Present:**

**Carl Finer (CF)**  
**Larry Gutterman (LG)**  
**Frank Young (FY)**  
**Len Violi (LV)**  
**Doo Ho Lee excused**

**NEW BUSINESS:**

- 1. 475 BALDWIN AVENUE – CHANGE ROOF, WINDOWS & DOOR**  
**APPLICANT: STEPHEN MARCHESANI – ARCHITECT**  
**Light grey vinyl siding, leave brick in front**  
**Approved as submitted**  
**Motion LG**  
**Second CF**  
**Passed 3-0**

**Len Violi arrived**

- 2. 675 MAMARONECK AVENUE – REVISE AWNING & NEW ACCESSORY AWNING**  
**APPLICANT: HECTOR PERAZA - OWNER**  
**NOTE FROM BUILDING INSPECTOR: ACCESSORY AWNING CAN NOT BE MORE THAN 50% THE SIZE OF THE MAIN CANOPY**  
**Approved as submitted – only 2 lines of text, a/c will not show through canopy**  
**Motion CF**  
**Second FY**  
**Passed 4-0**
- 3. 519 WAVERLY AVENUE – FAÇADE SIGN**  
**APPLICANT: SAL LOBREGGIO – SIGN MAKER**  
**NOTE FROM BUILDING INSPECTOR: ONLY ONE SIGN IS ALLOWED – MR. CASTALDO STATED HE WILL REMOVE "AUTO BODY INC" OVER GARAGE DOOR**  
**Approved as submitted – Auto Body Inc. removed**  
**Motion LG**  
**Second LV**  
**Passed 4-0**

- 4. 443 MAMARONECK AVENUE – AWNING**  
**APPLICANT: BOB PASTORE – MANAGER**  
Approved as submitted  
Motion CF  
Second FY  
Passed 4-0
- 5. 1005 NINE ACRES LANE – NEW HOUSE**  
**APPLICANT: TIM LENER – ARCHITECT**  
**ANTHONY PECORA - OWNER**  
**NOTE: THIS PROJECT WAS RECENTLY APPROVED BUT HAS BEEN REVISIED TO MEET ZONING CODES**  
Peter Sloane, 1035 Nine Acres Lane and Russell Epstein, 881 Orienta Avenue stated that the lot is undersized, house is oversized, trees were taken down, it looks like a McMansion, notification sign is too far back, concern with screening plan. They were advised house meets all Zoning codes and there aren't any restrictions for removing trees on private property.  
Approved as submitted, with the recommendation that the right side of the house (Skibo Lane) should be heavily landscaped. Mr. Pecora stated that it would be. All finishes will be the same as prior approval.  
Motion CF  
Second LG  
Passed 4-0
- 6. 1340 COLONIAL COURT – 2ND FLOOR ADDITION & PORCH**  
**APPLICANT: LEN BRANDES – ARCHITECT**  
**MR. HAURUM – OWNER**  
Approved with proviso will follow modifications as noted on Page A200 including gable  
Motion CF  
Second LV  
Passed 4-0
- 7. 824 THE PARKWAY – FRONT PORCH**  
**APPLICANT: MICHELLE LEE – ARCHITECT**  
Materials will match existing except front door and floor decking will be Mahogany  
Approved with proviso left window (rear elevation) will be removed  
Motion CF  
Second LG  
Passed 3-0
- 8. 833 THE PARKWAY – NEW HOUSE**  
**APPLICANT: ANDREW NUZZI – ARCHITECT**  
**STEVE MARSH – OWNER/AGENT**  
Hardy board siding (Light Mist), slate or pewter roof  
FY wants to see other neighboring houses  
CF doesn't have a good feel for the neighborhood  
LG feels the information provided is thin, especially for a new house

Kevin Ross, 829 The Parkway asked if house will meet Zoning, yes it will  
Adjourned to future meeting

**9. 1025 NAUTILUS LANE – RENOVATION**

**APPLICANT: DANIEL NATCHEZ – CONSULTANT**

**PAUL MILLIOT – CONSULTANT**

**MR. & MRS. MASTERS – OWNER**

**Cedar siding (Seacoast Gray), gray slate roof and dark gray stone**

**Approved as submitted**

**Motion LG**

**Second FY**

**Passed 4-0**

**Applicants must place a notification sign on the property and return a Proof of Service Affidavit to the Building Department prior to the meeting or the application will not be heard by the Board at this meeting**

**Applicants must bring photographs of the subject premises and adjacent properties to the Building Department at the time of submission. If not received, your application will not be heard by the Board at this meeting.**

**Please inform the Building Department 48 hours prior to the meeting if you are unable to be in attendance.**

**NOTE: Any application that must return to the next meeting must be submitted to the Building Department no later than June 24, 2011 to be placed on the next agenda.**

**NEXT BAR MEETING IS TUESDAY JULY 5, 2011**