

Architectural Review Board  
Village of Tarrytown  
Regular Meeting  
May 18, 2022 7:00 p.m.

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PRESENT: Chairwoman Greenwood; Members, Ms. Pinckney, Ms. Kopelman, Mrs. Bryan-Morgan and Mr. McDonough

ABSENT: Mr. Mignogna and Mrs. Kozlowski

#### ISOLA – 7 STEPHEN DRIVE

The Board reviewed plans to replace siding, install new windows, new garage door, roof shingles and addition of front porch.

Chairwoman Greenwood questioned whether anyone wished to address the Board on this matter.

No one appeared.

“Isola – 7 Stephen Drive - I have reviewed this application to replace siding, install new windows, new garage door, replace roof shingles and addition of front porch and determined the proposals appear to pose no significant adverse environmental impact.”

Mr. McDonough moved, seconded by Mrs. Bryan-Morgan and unanimously carried to approve the replacement of siding, installation of new windows, new garage door, roof shingles and addition of front porch at 7 Stephen Drive as shown on the plans received by the Building Department dated November 23, 2021 and May 4, 2022 subject to the following:

1. Siding – Hardi Plank smooth – Light Mist
2. Trim – Azek – White
3. Windows – Double hung 400 series
4. Posts, railings and all trim – White
5. Garage door – White
6. Gutters – White
7. Existing solar panels to be salvaged and reinstalled in location.

#### BROCKMEYER/MCCLURE – 67 WILDEY STREET

No one appeared on behalf of the applicant.

#### ARPAIA – 60 CREST DRIVE

The Board reviewed plans to install a 6-foot high vinyl fence.

Chairwoman Greenwood questioned whether anyone wished to address the Board on this matter.

No one appeared.

“Arpaia – 60 Crest Drive - I have reviewed this application to install a 6-foot high vinyl fence and determined the proposal appears to pose no significant adverse environmental impact.”

Ms. Pinckney moved, seconded by Mr. McDonough and unanimously carried to approve the installation of a 6-foot high vinyl fence in Classic Beige at 60 Crest Drive as shown on the plans received by the Building Department dated April 11, 2022.

#### KROPP – 56 GRACEMERE

The Board reviewed plans to install solar panels.

Chairwoman Greenwood questioned whether anyone wished to address the Board on this matter.

No one appeared.

“Kropp – 56 Gracemere - I have reviewed this application to install solar panels and determined the proposal appears to pose no significant adverse environmental impact.”

Mr. McDonough moved, seconded by Ms. Kopelman and unanimously carried to approve the installation of solar panels at 56 Gracemere as shown on the plans received by the Building Department dated April 12, 2022 and May 3, 2022.

#### BEECH ASSOC., NY LLC – 20 BEECH LANE

The Board reviewed plans to install fence around pool and at center of property.

Chairwoman Greenwood questioned whether anyone wished to address the Board on this matter.

No one appeared.

“Beech Assoc., NY LLC – 20 Beech Lane - I have reviewed this application to install fence around pool and at center of property and determined the proposals appear to pose no significant adverse environmental impact.”

Ms. Pinckney moved, seconded by Mr. McDonough and unanimously carried to approve the installation of a fence around the pool and at the center of the property at 20 Beech Lane as shown on the plans received by the Building Department dated April 13, 2022.

#### VACCARO – 70 CREST DRIVE

The Board reviewed plans to install a 6-foot high privacy fence along the north side of the property with (2) 4-foot high gates on the north and south sides of the house.

Chairwoman Greenwood questioned whether anyone wished to address the Board on this matter.

No one appeared.

“Vaccaro – 70 Crest Drive - I have reviewed this application to install a 6-foot high privacy fence along the north side of the property with two 4-foot high gates on the north and south sides of the house and determined the proposals appear to pose no significant adverse environmental impact.”

Mrs. Bryan-Morgan moved, seconded by Mr. McDonough and unanimously carried to approve the installation of a 6-foot high privacy fence along the north side of the property with (2) 4-foot high gates on the north and south sides of the house at 70 Crest Drive as shown on the plans received by the Building Department dated April 20, 2022.

### HUBBARD – 101 PROSPECT AVENUE

The Board reviewed plans to install a 5-foot high vinyl fence along the rear property line, 5-foot high chain link fence along the side property lines and a 5-foot high vinyl picket fence along the existing retaining wall.

Chairwoman Greenwood questioned whether anyone wished to address the Board on this matter.

Monique Kozlowski, 38 Heritage Hill Road – is in favor of the project

“Hubbard – 101 Prospect Avenue - I have reviewed this application install a 5-foot high vinyl fence along the rear property line, 5-foot high chain link fence along the side property lines and a 5-foot high vinyl picket fence along existing retaining wall and determined the proposals appear to pose no significant adverse environmental impact.”

Mr. McDonough moved, seconded by Ms. Pinckney and unanimously carried to approve the installation of a 5-foot high vinyl fence along the rear property line, 5-foot high chain link fence along the side property lines and a 5-foot high vinyl picket fence along the existing retaining wall at 101 Prospect Avenue as shown on the plans received by the Building Department dated April 25, 2022 and April 28, 2022.

### BOTANIC FACE AND BODY SPA – 54 MAIN STREET

Applicant withdrew the application.

### KOZLOWSKI – 38 HERITAGE HILL ROAD

The Board reviewed plans for garage door replacement and bay window repair.

Chairwoman Greenwood questioned whether anyone wished to address the Board on this matter.

Gregory Gall, 33 Heritage Hill Road – is in favor of the project

“Kozlowski – 38 Heritage Hill Road - I have reviewed this application for garage door replacement and bay window repair and determined the proposals appear to pose no significant adverse environmental impact.”

Mr. McDonough moved, seconded by Ms. Kopelman and unanimously carried to approve the garage door replacement and bay window repair at 38 Heritage Hill Road as shown on the plans received by the Building Department dated April 29, 2022.

#### RODE – 48 CREST DRIVE

Mr. Joseph Paiva, architect, reviewed with the Board plans for an addition to an existing dormer on the northwest corner of the property.

Zoning Board approval received May 9, 2022.

Chairwoman Greenwood questioned whether anyone wished to address the Board on this matter.

No one appeared.

“Rode – 48 Crest Drive - I have reviewed this application for an addition to an existing dormer on the northwest corner of the property and determined the proposal appears to pose no significant adverse environmental impact.”

Mr. McDonough moved, seconded by Mrs. Bryan-Morgan and unanimously carried to approve an addition to the existing dormer on the northwest corner of the property at 48 Crest Drive as shown on the plans received by the Building Department dated April 29, 2022.

#### HUDSON RIVER EYE CARE – 4 NORTH BRAODWAY

The Board reviewed plans to replace existing wall sign in the Broadway Sign District.

Chairwoman Greenwood questioned whether anyone wished to address the Board on this matter.

No one appeared.

Mrs. Bryan-Morgan moved, seconded by Mr. McDonough and unanimously carried to approve the replacement of the existing wall sign at 4 North Broadway as shown on the plans received by the Building Department dated May 2, 2022 subject to:

1. (1) or (2) Gooseneck Lights – Black
2. “Hudson River” color to match awning.
3. Length of sign to be 8’-0” maximum.
4. Height of sign to be 24” maximum.

#### SUNRISE OF TARRYTOWN PROPCO LLC – 99 WHITE PLAINS ROAD

Mr. Rob Aiello, engineer, reviewed with the Board plans for a proposed picket fence, redi-rock wall and proposed landscaping around proposed hot box.

Chairwoman Greenwood questioned whether anyone wished to address the Board on this matter.

No one appeared.

“Sunrise of Tarrytown PropCo LLC – 99 White Plains Road - I have reviewed this application for a “Certificate of Appropriateness” and ARB approval for a proposed picket fence, redi-rock wall and proposed landscaping around proposed hot box and determined the proposals appear to pose no significant adverse environmental impact.”

Mr. McDonough moved, seconded by Mrs. Bryan-Morgan and unanimously carried to issue “Certificate of Appropriateness” and ARB approval for a proposed picket fence redi-rock wall and proposed landscaping around proposed hot box at 99 White Plains Road as shown on the plans received by the Building Department dated April 29, 2022 and May 18, 2022.

#### APPROVAL OF MINUTES

Ms. Kopelman moved, seconded by Mr. McDonough and unanimously carried that the minutes of the Architectural Review Board’s April 20, 2022 meeting be approved as submitted.

The approval of the November 17, 2021 minutes to be approved at the June 15, 2022 meeting.

MEETING ADJOURNED at 10:00 p.m.

Carla Sapienza  
Secretary