

ARCHITECTURAL REVIEW BOARD

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Town of Somers

WESTCHESTER COUNTY, N.Y.

JOHN ALFONZETTI
CHAIRMAN



DENISE SCHIRMER
SECRETARY
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MEETING MINUTES

June 28, 2018

The meeting was opened at 7:00 p.m. with the Pledge of Allegiance. The following members were in attendance: John Alfonzetti, Mark Brown, John DeMase, Rich Nash and Joe Paiva.

Building Inspector Efreem Citarella was also present.

MINUTES

A motion was made by Mr. DeMase and seconded by Mr. Paiva to approve the minutes of the May 24, 2018 meeting. All were in favor.

APPLICANTS

63 Route 6 – Coral Seafood Restaurant

APPROVED

The Board met with Franco Smanaj, owner of Coral Seafood Restaurant located at 63 Route 6 regarding the installation of new windows and painting the exterior of the building. The Jeld Wen windows are 8' high bi-fold in Chestnut Bronze. Behr Baronial Brown paint will be used for the exterior trim boards, fascia, etc. and Silver Polish for the building fields.

A motion was made by Mr. DeMase and seconded by Mr. Brown to approve installing new windows and painting the exterior of the building. All were in favor.

344 and 346 Route 202

APPROVED

344 and 346 Route 202 owner Lillian DiLorenzo met with the Board to discuss painting and roof projects for three buildings that she owns. The exterior of the building at 344

Route 202 will be repainted with Behr Indian Cloth and trimmed in white. The roof shingles will be replaced with Timberline Pewter Gray. The roof shingles on the front of one of the buildings at 346 Route 202, which currently houses Heritage Management Services, LLC, will be replaced with Timberline Pewter Gray shingles. The other building at 346 Route 202 which houses Brew It will be repainted with Behr Cape Storm, trimmed in white, and the shutters will remain black. The roof shingles will be replaced with Timberline Pewter Gray.

A motion was made by Mr. Nash and seconded by Mr. Brown to approve the painting and roof projects. All were in favor.

325 Route 100 – Towne Center Professional Building

The Board met with Willing and Ellie Biddle, owners of Urstadt Biddle Properties, as well as one of their tenants Debbie Frishman, owner of Progressive Animal Hospital with regard to a preliminary proposal for the professional building that they own in the Towne Centre at Somers. They would like to repaint the building light grey with white trim and black shutters, as well as replace the three existing awnings. A lengthy discussion took place about signage. The overall consensus was that the signs for the tenants should be placed on pylon and pole signs rather than on the building. Signs identifying the “Professional” building may be acceptable directly on the building provided they are correctly worked into the building architecture. Mr. Biddle will return to the July meeting with a formal application.

OLD BUSINESS

APPROVED

1 Lovell Street – Laser Luxury Med Spa

Last month, the Board met with Trisha Somers owner of Laser Luxury Med Spa located at 1 Lovell Street regarding a light box wall sign proposal. It is 2' high by 11' wide and reads “Laser Luxury Med Spa” with the phone number underneath in white letters on a pink background. It will be placed in between the two top windows on the left side of the front of the building and the roof. There was an overall concern that the white letters will blend it to the pink background. Ms. Somers agreed to present a new rendition. The only change on the new proposal is that the letters are a medium pink on a white background and the phone number below the name of the business is in medium green letters.

A motion was made by Mr. DeMase via email and seconded by Mr. Paiva to approve the new sign submission. All were in favor.

249 Route 202 – Bobo’s Café

At their May monthly meeting, the Board met with Craig and Glen Bernardi owners of Bobo’s Café located at 249 Route 202 regarding a wall sign proposal. They were given permission by the property owners HRE Properties to remove their pin lettering sign and have a custom sign painted in an existing half-moon accent on the building façade over

the entrance to their store. The center of the sign is 30" high, which is 6" higher than the 24" allowable by code. Although the Board did not object to the design and colors of the sign, it couldn't be approved as it is 6" higher than the 24" allowed by the Code. Craig and Glen Bernardi submitted an application to the Zoning Board of Appeals for a height variance, which was approved at their June 12th meeting.

NEW BUSINESS

There was no New Business.

The meeting was adjourned at 9:00 p.m. The next meeting will be held on Thursday, July 26th at 7:00 p.m. in the Somers Town House Meeting Room.

Respectfully submitted,

Denise Schirmer, Secretary
Somers Architectural Review Board

cc: Architectural Review Board
Town Board
Town Clerk
Planning Board
Building Department