

ARCHITECTURAL REVIEW BOARD MEETING  
OF THE VILLAGE OF CHESTNUT RIDGE  
THURSDAY JANUARY 28, 2016

The Architectural Review Board of the Village of Chestnut Ridge convened in regular session on Thursday, January 28, 2016 at 6:00 P.M. at Village Hall, 277 Old Nyack Turnpike, Chestnut Ridge, New York.

PRESENT:	Robert Lorenc	Chairman
	Virginia Bartlett	Member
	Michael Scharff	Member
	Thomas O'Donnell	Member
OTHERS PRESENT:	Walter R. Sevastian	Attorney to the Board
	Carol Fazio Hart	Secretary to the Board
ABSENT:	Laura Dunlop	Member
RECORDING SECRETARY:	Cheryl Sluys	

**1. ZIMMET**

An ARB Application to consider the architectural design and materials approval of a proposed New Single Family Dwelling located at 1 Cardinal Lane, on the east side of Cardinal Lane, approximately 125 feet north of Bluebird Road. **Section: 56.20, Block: 1, Lot: 23 R25 Zone**

Mr. Lorenc said the record should reflect that applicant had the opportunity to meet with the Board at a workshop session on January 19, 2016.

Mr. Lorenc then asked applicant, Joel Salamon, to present his project.

Mr. Salamon said this is a single family house designed in a modern style. The asphalt shingle roof is in a rustic black color. The vinyl siding is in a bone color with a darker stone accent for contrast. The Pella windows are square and trimmed in black. The soffits, fascia, gutters and leaders are all white aluminum. The front door is Fiber-Classic by Therma Tru in a brown stain with windows on the side. The mud room door is also Fiber -Classic by Therma Tru in a brown stain.

Mr. Salamon said at the workshop there was a question about the door and rail at the study. Mr. Salamon said the door is black with low-E tempered glass panels and between-the-glass shades on each side. The hardware is in satin nickel. Mr. Salamon then presented a printout of the Pella Designer Series door to the Board members.

Mr. Lorenc suggested Mr. Salamon read the door description into the record.

Mr. Salamon then said the gate in front of the study door is approximately two feet from the door and will be done in aluminum coated in black.

Ms. Bartlett said the record should note the rails going to the front door are the same black as the rail around the study.

Mr. Lorenc asked if there were any questions from the Board.

Mr. O'Donnell asked about the deck material at the study.

Mr. Salamon said he will use Trex composite material in black.

Ms. Bartlett said the record should indicate the Clopay garage door will be white steel with four windows on top.

No member of the public was present.

Virginia Bartlett made a motion seconded by Michael Scharff to accept the project as presented. Upon vote the motion carried unanimously.

Virginia Bartlett made a motion seconded by Thomas O'Donnell to approve the July 23, 2015 minutes. The following vote was taken: Robert Lorenc-yes, Virginia Bartlett-yes, Thomas O'Donnell-yes. Michael Scharff abstained.

Virginia Bartlett made a motion seconded by Michael Scharff to adjourn the meeting. Upon vote the motion carried unanimously.