Town of Bedford
Historic Building Preservation Commission

2nd Floor Conference Room
425 Cherry Street
Bedford Hills, NY 10507

Wednesday
August 27, 2014
5:00 P.M.

Agenda

Approval of Minutes:

August 20, 2014 – 5:00 PM Meeting
August 20, 2014 – 7:00 PM Meeting

Work Session:

Review of Historic Property Survey

Supporting documentation for all items on this agenda is available at the Town of Bedford website. (www.bedfordny.gov) – Enter - Town Meetings. Larger documents and plans are available at the office of the Historic Building Preservation Commission. Agenda items subject to change.

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Town of Bedford
Historic Building Preservation Commission

2nd Floor Conference Room
425 Cherry Street
Bedford Hills, NY 10507

Wednesday, August 20, 2014

5:00 P.M.

Minutes

Present: Chairman: John Stockbridge
Members: Shelley Smith, Ben Branch, George Henschel

Approval of Minutes:
The Chairman made a motion to approve the minutes of: August 13, 2014.
Motion Seconded by: Ben Branch
Vote: Ayes: Stockbridge, Smith, Branch, Henschel Nays: None
Motion carried unanimously.

Work Session: Review of Historic Property Survey

The Commission continued the review of the TKS Historical Resources, Inc. Historic Property Survey.

Date minutes approved by the Historic Building Preservation Commission: _____

Respectfully submitted,

_____ _____
Anne Paglia, Secretary Date
Historic Building Preservation Commission

Town of Bedford
Historic Building Preservation Commission

2nd Floor Conference Room
425 Cherry Street
Bedford Hills, NY 10507

Wednesday, August 20, 2014
7:00 P.M.

Minutes

Present: Chairman: John Stockbridge
Members: Ben Branch, Shelley Smith, George Henschel
Consultant to the Commission, John Milnes Baker

The meeting was called to order by Chairman Stockbridge.

Public Hearings:

I – Addition and Alterations to Existing Cottage
Section 83.12 Block 1 Lot 19, R-4A Zone
128 Baldwin Road, Bedford Corners
Owners/Applicants: Dennis and Anne Margaret Baum

Present:
Anne Margaret Baum, Owner
Joseph Palumbo, Architect
Plans:
Prepared by Joseph M. Palumbo, Architect, LLC, received on 8/12/2014.:

Dwg.	Title	Sub-title
A-3	Baum Carriage House	Front Elevation
A-4	Baum Carriage House	Rear Elevation
A-5	Baum Carriage House	Left Side Elevation
A-6	Baum Carriage House	Right Side Elevation

Discussion:
Plans for the alterations were discussed with suggestions to Mr. Palumbo for minor cosmetic changes. The minor changes will be revised onto the existing plan. The structural plans were not altered.
Motion: Motion was made by John Stockbridge to close the Public Hearing.
Motion Seconded by: George Henschel
Vote: Ayes: Stockbridge, Branch, Smith, Henschel Nays: None
Motion: Motion was made by John Stockbridge to approve the application.
Motion Seconded by: Shelley Smith
Vote: Ayes: Stockbridge, Branch, Smith, Henschel Nays: None

II – Rebuild Existing Two-Story Barn and Attached Shed and construct a One-Story Garage Addition

Section 71.11 Block 2 Lot 4, R-1A Zone
739 Croton Lake Road, Bedford Corners
Owners/Applicants: David Griff and Jennifer Saine

Present:
David Griff, Owner
Teo Siguenza, Architect
Plans:
Prepared by Teo Siguenza Architect, dated 7/22/14:

Dwg.	Title
T101.00	Proposed Elevations
SP-1	Site Plan
A100.00	Floor Plans
A101.00	Floor Plans
A200.00	Proposed Elevations
A300.00	Proposed Elevations

Discussion:
The project was discussed and many changes were proposed to the applicant and Mr. Siguenza. The alterations will be incorporated in a revised plan which will be submitted to the Building Department. The application was approved subject to these changes being made.
Motion: Motion was made by John Stockbridge to close the Public Hearing.
Motion Seconded by: Ben Branch
Vote: Ayes: Stockbridge, Branch, Smith, Henschel Nays: None
Motion: Motion was made by John Stockbridge to approve the application with revisions.
Motion Seconded by: George Henschel
Vote: Ayes: Stockbridge, Branch, Smith, Henschel Nays: None

III – Demolition of an Existing Rear 1½-Story Kitchen/Bedroom Wing and Replacement with New Rear 1½-Story Kitchen/Mudroom/Stair/Bedroom Wing; and Rebuild and Extend the Existing Front Porch to Wrap around the Side (East) Elevation with Screened Dining Porch (Phase 2 Construction)

Section 84.5 Block 1 Lot 14, R-4A Zone
535 Guard Hill Road, Bedford
Owners/Applicants: Samuel and Katherine Terry

Present:
Darren Mercer, Architect
Plans:
Prepared by Darren P. Mercer, Architect, PLLC.:

Dwg.	Title	Date
A.1	1st Floor Plan – Proposed	5/19/14, revised 7/22/14
A.2	2nd Floor Plan – Proposed	5/19/14, revised 7/22/14
A.3	Existing & Proposed Front (North) Elevations	5/19/14, revised 7/22/14
A.4	Existing & Proposed Side (East) Elevations	5/19/14, revised 7/22/14
A.5	Existing & Proposed Rear (South) Elevations	5/19/14
A.6	Existing & Proposed Side (West) Elevations	5/19/14, revised 7/22/14

Discussion:

There was a discussion with Mr. Mercer regarding the alterations to the Terry residence. Based on the Commission's July 30, 2014 site walk, the Commission suggested changes to the proposed plan. The application was approved subject to these changes.

Motion: Motion was made by _John Stockbridge to close the Public Hearing.
Motion Seconded by: Ben Branch
Vote: Ayes: Stockbridge, Branch, Smith, Henschel Nays: None_
Motion: Motion was made by John Stockbridge to approve the application.
Motion Seconded by: Ben Branch
Vote: Ayes: Stockbridge, Branch, Smith, Henschel Nays: None

The Chairman made a motion to close the meeting.
Motion Seconded by: George Henschel
Vote: Ayes: Stockbridge, Branch, Smith, Henschel Nays: None

Date approved by the Historic Building Preservation Commission: _____

Respectfully submitted,

_____ _____

Anne Paglia, Secretary Date
Historic Building Preservation Commission