

**Village of Cold Spring
Historic District Review Board
85 Main Street, Cold Spring, New York 10516
Workshop Meeting
10-10-18**

The Village of Cold Spring Historic District Review Board held a meeting at the Cold Spring Village Hall, 85 Main Street on Wednesday October 10, 2018.

Members Present: Board members Carolyn Bachan, Andrea Connor, Sean Conway and Kathleen Foley. Board Chair Al Zgolinski was absent. The meeting was called to order at 8 pm.

OLD BUSINESS

129-131 Main St., (Hudson Hill's) Nationally-listed area of the Historic District: SEQR determination and window replacement in rear facade and gutters. 48.8-6-44

Applicants presented cut sheets and details of the gutters and elevations with dimensions.

Board Discussion

- Appearance of gutter profile and its relation to the roof to the drip-edge and its return
- Existing Yankee gutters to be removed and roof will be extended by 12"
- HDRB recommends matching profile of extended return

S. Conway made a motion to accept the application as submitted. C. Bachan seconded and the motion passed 4-0-1.

126 Main St., Nationally-listed area of the Historic District. Modifications to previously approved application. 48.8-2-48

Karen Parks (appearing on behalf of applicant) described the proposed modifications to: replace aluminum gutters with copper gutters, replacing entryway roof shingles and standing seam copper, add one window to the west elevation (to match others) and to reuse historic brackets.

Applicants also proposed the addition of a window on the West elevation.

Board was presented with an update on the replication of historic brackets to be placed on the façade of structure.

S. Conway made a motion to accept the modifications as submitted. C. Bachan seconded and the motion passed 4-0-1.

NEW BUSINESS

35 Market St., Nationally-listed area of the Historic District. Modification to a previously approved application for inclusion of entrance to stairs. 48.12-1-46

Applicant's architects presented aerial views, elevations and details. During the discussion it was noted that:

- Two gates and a 4'-0" high fence to be added
- Fence desired to prevent trespass
- Proposed fence is transparent and would run along existing stone wall
- Existing fence between property and Chapel Restoration to remain
- Granite pillars to anchor main gate

Board Discussion

HDRB expressed concern about:

- How chronologically distinct buildings can be unified by the proposed fence
- That proposed materials fall into a grey area for the Design Guidelines and may set an undesirable precedent
- That fence is not consistent with village feel and explored other contemporary solutions that have previously been approved
- About juxtaposition of heavy and light-weight materials

K. Foley made a motion to table the application until design and material issues raised have been resolved. A. Connor seconded and the motion passed 4-0-1.

WORKSHOP

24 Chestnut St., Nationally-listed area of Historic district. Replacement of windows. 49.5-3-57

A. Connor left the meeting for personal reasons at 9:15 pm.

Homeowner presented cut sheets of proposed window replacements and picture of existing windows. Replacement windows are white, vinyl-clad wood insert windows

HDRB consensus favorable to homeowner submitting a formal application.

ADJOURNMENT

S. Conway made a motion to adjourn the meeting. C. Bachan seconded and the meeting was adjourned at 9:37 pm.

Submitted by M. Mell



A. Zgolinski, Chair



Date: