

BOARD OF ARCHITECTURAL REVIEW  
MEETING OF MARCH 23rd, 2021 - 4:30 P.M.  
BRIGHTON TOWN HALL

MEMBERS:

	Present
Stuart MacKenzie	<u>  X  </u>
Andrew Spencer	<u>  X  </u>
Chris Jahn	<u>  X  </u>
Brian DeWaters	<u>  X  </u>
Mary Scipioni	<u>  X  </u>
Casey Sacco	<u>  X  </u>
Fran Schwartz	<u>  X  </u>

Minutes of February 23rd, 2021 minutes:   X   Approved        Not Considered

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**OLD BUSINESS**

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2AR-1-21 — 1129 Highland Ave — Best Construction — Entry Addition

Notes: \* Plans, drawings, and photos were presented for review by the board

- Gable changed to a hip
- Front door changed from storm door to entry door with full glass
- Transom above the door
- Step added outside the structure and reduced a stair inside
- No siding to match house as best as possible and will be stained to match the house
- Top of side windows aligned with those existing on the house

Decision: **Approved with conditions:**

- New siding will be treated to match the existing siding

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2AR-3-21 — 20 Buckland Ave — Jack Sigrist — First floor addition for owner's suite

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Notes: \* Plans, drawings, and photos were presented for review by the board

- Couldn't rework stone to add to addition as well. Removed stone
- Siding to match existing

Decision: **Approved as Presented**

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2AR-4-21 — 250 Edgewood Ave — Congregation Shema Yisrael — Steeple removal

Notes: \* Plans, drawings, and photos were presented for review by the board

- Galvanized cap to be placed on top that has a pitch
- Will be appropriately weather proofed
- 4-inch overhang

Decision: **Approved with conditions:**

- **Cap shall be treated with an appropriate material for galvanized steel to increase weather resistance.**

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## **NEW BUSINESS**

3AR-1-21 — 22 Westland Ave — Jack Sigrist — First floor mudroom and kitchen addition, second floor bed and bath

Notes: \* Plans, drawings, and photos were presented for review by the board

- New front window not aligned because of the kitchen counter
- Materials to and colors to match existing
- Metal roof only in the section between gables
- Chimney to remain
- Some new windows on the south elevation don't have mullions in the bottom sash

Decision: **Approved with conditions:**

- **Second story shed roof shall be raised to match the eave of the flanking gable, and maintain a matching pitch with the lower shed roof**
- **Add mullions to lower sashes of new windows**
- **Resolve configuration problems with the gutters and downspouts between shed and gable roof.**

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3AR-2-21 — 86 Seminole Way— Kim and Scott Ross— Enlarge kitchen and entry, demo and rebuild garage

Notes: \* Plans, drawings, and photos were presented for review by the board

- Window on garage to be as shown – to match, but be slightly larger than the window above the front door
- Materials and colors to match existing
- Window style to match
- Garage door will have a row of windows
- Eave on left side of the garage is low and may not have head clearance
- Due to building code garage door may need more structure on the edges of garage for cross bracing
- Applicants said they might move the door

Decision: **Tabled with conditions**

- **Explore altering the eave height on the left of the garage for head clearance and gutter configuration**
- **Provide defined garage door choice**
- **Person door on garage to be relocated or removed**

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3AR-3-21 — 85 Council Rock Ave— Bero Architecture — Demo of existing porch and construction of new enlarged porch

Notes: \* Plans, drawings, and photos were presented for review by the board

- Brick on porch to try and match the chimney
- Beveled concrete base to match existing
- Brick kneewall on porch that will likely have ventilation by removing bricks in certain areas
- Porch floor tongue and groove – rot resistant wood -painted
- Railings to be wood painted to match trim
- Exposed timber rafters to be painted to match trim
- Front entry moved to the side
- Gutters overlap windows on the side of the porch

Decision: **Approved with conditions**

- **All required variance will be obtained**

<b>SIGNS</b>		
1604	749 East Henrietta Rd Fast Signs	Directory Sign, Building Face Sign, Freestanding Sign  <b>Denied without prejudice</b>
1605	2750 Monroe Ave Starbucks	Building face, menu and directional signs  <b>Approved as Presented</b>

**Respectfully Submitted,**

**Jeff Frisch**  
**Secretary, Architectural Review Board**