

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

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

Minutes of January 26th, 2020 minutes: X Approved Not Considered

OLD BUSINESS

8AR-2-20 — 1835 Monroe Ave — Hanlon Architects — Revisions to approved façade renovations

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

- Changing previously approved plans to keep façade as existing instead of replacing with brick. Matches with the rest of the building.
- Top to remain as is
- Awnings to be removed
- Bottom concrete wall to be painted a dark brick color – ‘darker than the eifs’
- Brick on left side of the southwest face to remain
- No changes to the southeast plans
- Structural poles on southwest façade to be brown to match the rest of the plaza

Decision: **Approved as Presented**

11AR-1-20 — 88 Southern Parkway — Carini Engineering Designs — Add small mudroom to rear of house (corner lot) and remodel kitchen

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

- Roof deck had been made level across the addition
- Windows changed to accommodate
- Gutters rerouted to left of the addition
- Railing to be even all the way across.
- Electric routed below ground

Decision: **Approved as Presented**

1AR-5-21 — 374 Hollywood Ave — David Burrows — Convert screen porch into a bathroom and foyer/mudroom

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

- Drawings updated to show the height of the brick wall and proper window sizes
- Window openings to be smooth hardie paneling painted dark gray to mimic glass look
- Under windows will be hardie panel painted to match brick

Decision: **Approved as Presented**

NEW BUSINESS

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

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

- Brick planter to be removed
- Shingles to match existing
- Siding to match existing
- Interior knotted pine finish
- New gutters to tie in with existing
- Windows will be double hung – color to match existing
- New roof to have the same pitch as existing roof

Decision: **Tabled:**

- **Consider solutions discussed at the meeting to correct the proportions from the top of the door to the peak of the roof**
 - **Add door worthy of a front entrance**
 - **Provide drawings that show entry in context to the adjacent windows on both sides and the existing change in materials to the right of the door – show windows on the side of the entry in relation to existing window height (as with dashed lines in front view)**
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2AR-2-21 — 35 Whitestone Lane— Greater Living Architecture — Second story bedroom addition

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

- Siding and trim details on the addition to match existing
- Shutters to match existing
- Shingles to match existing
- Discussed adding trim between brick and siding on the front and rear of the home
- Downspouts to be tied in with existing
- Will match grill patten on rear windows – may substitute casement for double hung window if it can meet egress requirements
- Addition set back slightly from front elevation.

Decision: **Approved with Conditions:**

- **Resolve downspout to be located in a less conspicuous location**
- **Transition between brick and vinyl siding to be resolved with trim of appropriate nature as discussed during the meeting**
- **Match grill on new rear windows to match existing—substitute casement windows for double hung windows if able to meet egress requirements**

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

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

- Addition to be vinyl sided to match existing
- Stone on front to remain as is
- Windows, siding, eaves, downspouts, shingles to match existing.
- Nothing transitioning between the stone and vinyl siding

Decision: **Tabled:**

- **Provide a solution for the change of materials on the front facade**
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Notes: * Plans, drawings, and photos were presented for review by the board

- Steeple to be removed and replaced with a flat roof—plywood with EPDM membrane

Decision: Tabled:

- **Cap cupola with appropriate material and treatment with positive drainage**
- **Provide drawings of proposed cap with information on flashing, trim, and colors**

SIGNS		
1598 Revised	1057 E. Henrietta Rd Skylight Signs Inc.	Directory sign and monument sign 1057 East Henrietta Business Center Approved as Presented
1599	1177 East Henrietta Rd Gupp Signs	Free Standing Sign Hurlbut Care Communities - Nursing and Rehabilitation Approved as Presented
1600	1919 Elmwood Ave Gupp Signs	Free Standing Sign Hurlbut Care Communities – The Brightonian Nursing and Rehabilitation Approved as Presented
1601	2425 S. Clinton Ave Gupp Signs	Free Standing Sign Hurlbut Care Communities – Woodside Manor Nursing and Rehabilitation Approved as Presented

1602	2210 Monroe Ave Pierrepont Visual Graphic Inc	<p style="text-align: center;">Building Face Sign OrthoLazer – Orthopedic Laser Center</p> <p style="text-align: center;">Approved as Presented</p>
1603	1900 S Clinton Ave Black bird Design	<p style="text-align: center;">Building Face Sign RFG Training and Nutrition</p> <p style="text-align: center;">Approved as Presented</p>
1604	749 East Henrietta Rd Fast Signs	<p>Directory Sign, Building Face Sign, Freestanding Sign</p> <p style="text-align: center;">Upper Cervical Chiropractic of Rochester</p> <p style="text-align: center;">Tabled:</p> <ul style="list-style-type: none"> • Freestanding signs are okay • The building face sign must not overlap the architectural arch details

Respectfully Submitted,

Jeff Frisch
Secretary, Architectural Review Board