

**WOODSTOCK VILLAGE DESIGN REVIEW BOARD**

**Wednesday, September 2, 2020 – 4:00PM**

**MEETING MINUTES**

**MEMBERS PRESENT:** Nancy Sevchenko, Phil Neuberg, Larry Zeitlin,

**MEMBERS ABSENT:** Jack Rossi, Beverly Humpstone

**OTHERS PRESENT:** Neal Leitner, Randy Richardson, Kevin McCarthy, Kit Mead, Bill Corson, Brent Rakowski, Ralph Nimtz, Casey Gecha, Bill Kerbin

**I. CALL TO ORDER** 4:00 P.M.

**II. PUBLIC HEARING – CONTINUED**

**A. V-3573-20;** Frost Mills Nominee Trust/Eva Douzinas, owner; Shepard Butler, agent; 4 Benson Place; Parcel #20.52.04.; Zone: RHD/DR; To Build 64 s.f. Stone Seat Wall

Applicant’s agent Kit Mead introduced the stone seat wall to the board. She apologized to the board that the walls were constructed without receiving a permit.

The stone seat walls are 24” high. They are made of a tan colored stacked stone. The stone walls are located at the end of Benson Place.

The town planner stated that the town highway department and the sewer department are fine with the placement of the walls.

The walls located closest to the Kedron Brook are located within the 100-foot Riparian buffer. Per the Village Zoning Regulations, the stone seat walls require approval from the Conservation Commission prior to review by the Village Development Review Board.

A motion was made to approve the application as submitted.

**Motion passed 5-0.**

**III. PUBLIC HEARING(S) - NEW**

**A. V-3575-20;** Mark Hall & Maryse Brand, owner/applicant; 27 The Green; Parcel # 23.52.19; Zone: RLD/DR; To Construct Covered Porch.

Item continued to the September 16, 2020 meeting due to insufficient materials for complete review.

- B. V-3576-20;** Town of Woodstock, owner/applicant; 454 Woodstock Road; Parcel #21.53.25.; Zone: Community/DR; To Expand Existing Emergency Services Building.

Item continued to the September 16, 2020 meeting due to the lack of a quorum.

- C. V-3581-20;** Randy Richardson, owner/applicant; 36 River Street; Parcel #23.52.05.; Zone: RLD/DR; To Remove Exterior Door.

Applicant Randy Richardson introduced his project to the board. It consists of removing an exterior door on the side of the house. The side door is not used. The applicant plans to remove the door and fill the space with wooden clapboard siding to match the siding on the house.

The board asked what the space would be used for.

The applicant responded that the interior space would be converted to a closet.

A motion was made to approve the application as submitted.

**Motion passed 5-0.**

- D. V-3582-20;** Kevin McCarthy & Kathleen Ballou, owner/applicant; 802 Roofing, LLC, agent; 9 The Green; Parcel #23.52.11.; Zone: RLD/DR; To Re-Roof Entire House & Garage.

Applicant Kevin McCarthy introduced his re-roofing project to the board. A re-roofing plan was submitted to show where the different types of roofing materials would be on the house. The valley flashing would be copper. The roofing materials would be metal standing seam and cedar shake shingle.

The board asked why the house would have two different materials.

The applicant responded that the house has historically had two different materials. The original portion of the house has had cedar shake, while the addition had asphalt shingles. The main house was re-roofed with asphalt shingles sometime in the 1990s. The shingles have run to the end of their warranty. The applicant wants to restore the original house's roof with cedar shake.

A motion was made to approve the application as submitted.

**Motion approved 5-0.**

#### **IV. OTHER**

#### **V. ADJOURNMENT**

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