

Lancaster, New York
MEETING MINUTES

April 14, 2010

I. Attendance / Call to Order

The meeting was called to order at 7:30 by Acting Chairman Harnack.

Brunea, J.	<u>exc.</u>	Alternates:	
Harnack, W., Acting Chair	<u>x</u>	1. Kwiatek, R.	<u>exc.</u>
Meyer, M., Chair	<u>exc.</u>	2. Hassett, J.	<u>x</u>
Pecqueur, J.,	<u>x</u>		
Preston, T.	<u>x</u>	Simme, J.	<u>exc.</u> (Bldg. Dept.)
Miller, G., Secretary	<u>x</u>	Stribing, J.	<u>x</u> (Village Bd. Liaison)

Roll call indicated that five (5) members were present and a quorum of five (5) existed.

II. Public Hearings:

A. Informal: Mr. Marafino, 19 Church Street, Questions about NYS tax credits

Mr. Marafino requested information about the eligibility of his property for the NYS tax credits. Miller explained that since he is in the census tract south of Broadway which is not income qualified, his property is not currently income-eligible. Only properties north of the center of Broadway are currently income eligible. Miller noted that with the current census underway, the income eligibility of the census tract could be changed by the new data, so the property could become income-eligible in the future. Miller also noted that in addition, properties must also be listed on the National Register of Historic Places, which could be done individually, a process taking up to a year, or as part of a district, but the costs of a district-wide listing will require the village to seek outside grant funding, which could take at least 2 years.

B. Certificate of Appropriateness: 50 Central Ave / Stribing / NYMS Facade

Mr. Stribing presented the plans for replacing deteriorated trim with a composite material, painting, and transforming a window on the north side of the property into a door for a future patio. The minutes from the Architectural Review Committee hearing were also presented, and indicated that Mr. Church had attended and that the plan had been approved by the ARC, with the notation that the actual plan will differ from the renderings in that the door will not have a transom since the ceilings are too low, and the door will match the front door.

MOTION: Miller: To approve proposal as submitted. Seconded by Hassett.

MOTION APPROVED: In a vote of five (5) to zero (0). Carried. Harnack served as Acting Chairman and executed the Certificate of Appropriateness.

III. Approval of meeting minutes: March 10, 2010

MOTION: Preston: To accept minutes from March 10, 2010, with corrections to Planning Board attendance noted by Miller. Seconded by Harnack.

MOTION APPROVED: In a vote of five (5) to zero (0). Carried.

IV. Administrative Matters

A.) Communications/Reports: none