

Village of Lancaster
Historic Preservation Commission
Municipal Building, Lancaster NY

MEETING MINUTES
October 12, 2016

I. Attendance/Call to Order

The meeting was called to order at 7:01 PM by Chairman Meyer.

Board Members

Allein, J.	<u>X</u>
Batt, R.	<u>exc.</u>
Campbell, S. (Vice Chair)	<u>X</u>
Keefe, J.	<u>X</u>
McNichol, S.	<u>exc.</u>
Meyer, M. (Chair)	<u>X</u>
Mikula, E.	<u>X</u>

Code Enforcement Officer

Marshall, S. exc.

Secretary

Eckert, E. X

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

II. Public Hearings:

- a. *1 Central Ave. (Sunoco) – Elizabeth Reilly-Meegan & Joga Singh – Addition and Drive-Thru*
Ms. Reilly-Meegan and Mr. Singh were not present at the meeting. Due to the lack of contact from either the business owner or the architect, the HPC will remove this COA from the agenda until further notice.
- b. *5478 Broadway (Covered Wagon Promotions) – Mike Seguin – Window Graphic*
Mr. Seguin was not present at the meeting. The business owner has been cited by code enforcement regarding this window graphic. The HPC will remove this COA from the agenda until further notice.
- c. *8 Clark St.– Samantha Taglienti & David Jahn – Demolition of Carriage House*
Ms. Taglienti and Mr. Jahn were present at the meeting. They explained their history with the property at 8 Clark St. The property has been on the market and the existing carriage house, which is leaning and in need of significant repairs, has been a “stumbling block” for potential buyers. The owners are seeking a COA in order to provide a future buyer of the property documentation of the possibility of demolishing the carriage house. M. Meyer stated that he would like to see a report or statement by an engineer that the carriage house was unsafe or unable to be saved. Mr. Jahn believes it is salvageable but would be extremely cost prohibitive because of the poor access to the site and he believes the foundation is the biggest problem with the structure. M. Meyer believes that the HPC should take additional time to research the property but that if a potential buyer comes forward Mr. Jahn contact the HPC.

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MOTION: J. Allein motioned to table the CoA as presented. Second by S. Campbell.

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

d. *11 West Main Street (Music Academy of WNY) – Joseph Abati – New sign*

Mr. Abati was present at the meeting. He explained plans to install a sign on the awning above the storefront, paint their section of the awning as piano keys and add a vinyl decal on the business entrance. There will be no lighting involved. The HPC had no additional questions.

MOTION: J. Keefe moved to approve the CoA as presented. Second by M. Meyer.

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

Justification: The proposed signage is compatible with the aesthetic of the Historic District.

e. *5455 Broadway – Audrey Keysa and Jay Keysa – Removal of Widow’s Walk*

Mrs. Keysa and her nephew were present at the meeting. Audrey explained that the decorative widow’s walk on the building has led to leaks and roof damage. From research done on the house, she explained that the widow’s walk was not original to the building and was added as a purely decorative feature in 1975.

MOTION: J. Allein moved to approve the CoA as presented. Second by J. Keefe.

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

Justification: The removal of the decorative feature is compatible with the aesthetic of the Historic District.

f. *5472 Broadway (Village Greek Market) – John Siradas – Window Signage*

Mr. Siradas was present at the meeting. John showed the HPC photos of the signage on the windows. The HPC had no further comments or questions.

MOTION: M. Meyer moved to approve the CoA as presented. Second by S. Campbell.

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

Justification: The signage is compatible with the aesthetic of the Historic District.

III. Approval of Meeting Minutes

a. *September 14, 2016 (Regular Meeting)*

MOTION: E. Mikula moved to approve the minutes as submitted. Second by M. Meyer.

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

IV. Administrative Matters:

a. Public comment on matters of interest

b. New property issues

c. Ongoing property issues

i. 5513 Broadway (Formerly Memory’s Restaurant) – *No update*

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- ii. 4 West Main St. (Carson's Jewelers) – *No update*
- iii. 5622 Broadway – *No update*
- d. Communications/Reports
 - i. Past Forward – National Park Service Conference seminars will be accessible via the internet. November 15-18, 2016.
Register for virtual attendance at <http://pastforwardconference.org/pastforward2016/>
- e. Treasurer's Report
 - i. No report.

V. Old Business:

- a. HPC Website – *No update.*
- b. Local Historic Landmarks – *42 Aurora St. has been designated a Local Historic Landmark by the Village Board.*
- c. HPC CoA Application fee – *The COA Application fee of \$25 is in process for a change to the Village Code.*
- d. West Main Street Progress – *J. Keefe trying to get this resolution into print. The HPC would like the business and property owners of West Main Street to be recognized for the work they've done to improve the village.*

VI. New Business

VII. Next Meeting: November 9, 2016 @ 7:00pm

VIII. Adjourn

MOTION: E. Mikula moved to adjourn the meeting. Seconded by M. Meyer.

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