

**Historic Preservation Commission Meeting  
Monday November 6th 7:00PM - 9:00PM at the Town Hall.**

**Attendees:** Town HPC Commissioners Mary Ann Colopy and John Orfitelli, along with Julian Adams, CLG Coordinator, NYSHPO.

**Agenda**

**1. Review/Approve Minutes from September and October** (refer to prior e-mails for drafts of minutes)

**2. Follow-ups**

- Blake House Visit: John
- Cursory Review of Floyd Paterson Farm: Dave
- Clarification that Phase I Architectural Survey involves Historic Architectures: Kitty

**3. Discussion with Julian Adams regarding the following topics:**

- SHPO Priorities regarding Historic Designation Process vs Product.
- Importance to SHPO of Architectural Class vs Geographic Criteria for Stone House Designations.
- CLG Certification Process/Application
- CLG Grant Funding Priorities for 2009

Other specific questions:

- What is the schedule for the 2007 grant program?
- Is there a time-line and process developed for an update to the State Historic Preservation Plan?
- How might the Commission participate in the planning?
- How is the State helping coordinate ceremonies for the 2009 Hudson Quadracentennial?

**4. New Business**

**Start of Meeting 7:15 PM**

**Minutes**

A family medical emergency prevented David Gilmour from being able to attend our meeting (fortunately, the emergency was resolved and all is well). Also, an urgent business matter prevented Rickie Solinger from attending, therefore, the meeting proceeded without a quorum and the agenda was limited to discussing the topics outlined above with Julian Adams. The following notes document the key points from our discussion with Julian along with updates on other business.

It was a pleasure meeting Julian who clearly enjoys his work and brings to our commission a great deal of experience in both CLG and the field of Historic Preservation. Maryann and I provided a brief history of our recent experiences and in particular the difficulty involving the LaFevre House designation. Julian agreed to examine our law regarding hardship and since the meeting provided these comments in a follow-up e-mail which included a model for us to consider:

*As we discussed during our conversation, the hardship process you have is rather convoluted and a bit overkill. The Model law we use has the process I prefer. I'm attaching the model law for your perusal. The hardship section could be adopted verbatim. It keeps the review of hardship in your hands and has an appeal process to the Board AFTER that if the owner still feels aggrieved. Let's use this as a start for conversations, and I'll be looking for other improvements as well.'*

Please refer to attachment for a copy of the model law.

We discussed our concern regarding the possible impact of new development across from 9 Paradies Lane. Pictures were taken and sent to Julian who provided the following input:

*We've checked our files and this property has been previously reviewed and determined eligible for the National Register. The record we have says that the building was construction 1790, but we feel that may be too late a date for the stone section. The frame portion appears early as well, built sometime after the stone section. The porch is a real hard one to pin down, but it could be early-mid 20<sup>th</sup> century. It all adds up to a very early house with historic accretions. The setting is the most important thing to consider here. These photos don't appear to show the Thruway very much, but I understand it's fairly adjacent.*

*I've re-looked over your law, and even with designation of this property, I'm afraid you wouldn't be able to "stop" the new development entirely. Designation of this property alone (with its lot) wouldn't get you much control over the new construction. However, if the new development is acquiring any land from this house, and you have designated it, then we could step out on the property and its connected "setting" being changed, and it would require a COA from you to the developer. Otherwise, I think you would have to have a district here to access any control or review rights over the new development.*

We discussed various types of designations under consideration. Lynn Garofalini is our contact person in Ulster County who will help us with multiple property designations. The material from our current survey grant could be used to create a required cover document which describes the context and basis for any MP designations.

Julian informed the commission that our joint Town-Village grant application for 2006 had been approved for roughly the amount requested and we that we should expect a formal letter in a few weeks. Applications to the 2007 grant program should be ready for submission beginning in May.

Julian agreed to provide a copy of State HP plan/time-line along with a package of materials from various community outreach programs.

Julian suggested applying for a grant to set up a CAMP in the MHV.

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Finally, Julian explained that since we had advertised for a registered architect in a public newspaper and received no response, we could find someone who is not a resident of the town to serve on our commission or act as an adviser.

**Other Updates:**

- **Annual Report:** The 2006 Historic Preservation Field Service Bureau CLG Annual Report was submitted on 11/15 as requested by Julian Adams (via e-mail) and is on file at the Town Hall. Please refer to attachment for copy.

- **Application for Certificate of Appropriateness:** Received on 11/27/06 from Kelly Roebuck from Exit Realty Services for a sign at the Empire State bank (Lent House). We'll need to review the application and discuss at our next meeting.

- **Status of Survey Grant:** Neil is expected to have the final report to the commission on or before December 15th. A Purchase Order for \$5152.00 has been created to cover payment of this final phase from the 2006 budget.

**Meeting adjourned at 9:00PM.**