

AGENDA
ARCHITECTURAL REVIEW COMMISSION
ZOOM VIDEOCONFERENCE
TUESDAY, JUNE 14, 2022
6:30 P.M.

APPROVAL OF MINUTES

CONSENT AGENDA

- AR 2022-083** **116 First Street**
Painting using colors from the Benjamin Moore Historic color palette.
Applicant: **Jessica Kuhn & Gary Quiggle**
Owner: **Jessica Kuhn & Gary Quiggle**
- AR 2022-087** **90 City Terrace**
Painting using colors from the Benjamin Moore Historic color palette.
Applicant: **Shelly Ann Duncan**
Owner: **Shelly Ann Duncan**
- AR 2022-090** **161 Bay View Terrace**
Painting using colors from the Benjamin Moore Historic color palette.
Applicant: **Vesa Qosaj**
Owner: **Uran Qosaj and Vesa Qosaj**
- AR 2022-040** **40 Dubois Street**
Removal of existing paint on all brick and repainting of wood elements using colors from the Benjamin Moore Historic color palette.
Applicant: **John V. Waters**
Owner: **Dubois Street Associates LLC**
- AR 2022-041** **50 Dubois Street**
Removal of existing paint on all brick and repainting of wood elements using colors from the Benjamin Moore Historic color palette.
Applicant: **John V. Waters**
Owner: **Dubois Street Associates LLC**
- AR 2022-042** **87 Dubois Street**
Removal of existing paint at the brick porch piers and exposed brick along the north façade and repainting of the existing wood siding and wood elements using colors from the Benjamin Moore Historic color palette.
Applicant: **John V. Waters**
Owner: **Dubois Street Associates LLC**

- AR 2022-043** **93 Dubois Street**
Removal of existing paint on all brick and repainting of wood elements using colors from the Benjamin Moore Historic color palette.
Applicant: **John V. Waters**
Owner: **Dubois Street Associates LLC**
- AR 2022-044** **104 Dubois Street**
Removal of existing paint on all brick and repainting of wood elements using colors from the Benjamin Moore Historic color palette.
Applicant: **John V. Waters**
Owner: **Dubois Street Associates LLC**
- AR 2022-045** **108 Dubois Street**
Removal of existing paint on all brick and repainting of wood elements using colors from the Benjamin Moore Historic color palette.
Applicant: **John V. Waters**
Owner: **Dubois Street Associates LLC**
- AR 2022-046** **205 Broadway**
Painting using colors from the Benjamin Moore Historic color palette.
Applicant: **Newburgh SHG 62 LLC**
Owner: **Newburgh SHG 62 LLC**
- AR 2022-047** **212 Broadway**
Painting using colors from the Benjamin Moore Historic color palette.
Applicant: **Newburgh SHG 22 LLC**
Owners: **Newburgh SHG 22 LLC**
 Roche Real Estate Corp
 18 Maple Holdings LLC
- AR 2022-048** **200 Chambers Street**
Painting using colors from the Benjamin Moore Historic color palette.
Applicant: **Newburgh SHG 56 LLC**
Owner: **Newburgh SHG 56 LLC**
- AR 2022-049** **36 Edward Street**
Painting using colors from the Benjamin Moore Historic color palette.
Applicant: **Newburgh SHG 67 LLC**
Owner: **Newburgh SHG 67 LLC**
- AR 2022-050** **37 Edward Street**
Painting using colors from the Benjamin Moore Historic color palette.
Applicant: **Newburgh SHG 68 LLC**
Owner: **Newburgh SHG 68 LLC**

- AR 2022-051** **5 Gidney Avenue**
Painting using colors from the Benjamin Moore Historic color palette.
Applicant: **Newburgh SHG 48 LLC**
Owner: **Newburgh SHG 48 LLC**
- AR 2022-052** **145 Grand Street**
Painting using colors from the Benjamin Moore Historic color palette.
Applicant: **Newburgh SHG 51 LLC**
Owner: **Newburgh SHG 51 LLC**
- AR 2022-053** **54 Johnston Street**
Painting using colors from the Benjamin Moore Historic color palette.
Applicant: **Newburgh SHG 23 LLC**
Owner: **Newburgh SHG 23 LLC**
 Roche Real Estate Corp
 18 Maple Holdings LLC
- AR 2022-054** **79 Lander Street**
Painting using colors from the Benjamin Moore Historic color palette.
Applicant: **Newburgh SHG 83 LLC**
Owner: **Newburgh SHG 83 LLC**
- AR 2022-055** **299 Liberty Street**
Painting using colors from the Benjamin Moore Historic color palette.
Applicant: **Newburgh SHG 63 LLC**
Owner: **Newburgh SHG 63 LLC**
- AR 2022-056** **319-321 Liberty Street**
Painting using colors from the Benjamin Moore Historic color palette.
Applicant: **Newburgh SHG 70 LLC**
Owner: **Newburgh SHG 70 LLC**
- AR 2022-057** **387-389 Liberty Street**
Painting using colors from the Benjamin Moore Historic color palette.
Applicant: **Newburgh SHG 80 LLC**
Owner: **Newburgh SHG 80 LLC**
- AR 2022-058** **119 South Clark Street**
Painting using colors from the Benjamin Moore Historic color palette.
Applicant: **Newburgh SHG 21 LLC**
Owner: **Newburgh SHG 21 LLC**
 Roche Real Estate Corp
 18 Maple Holdings LLC
- AR 2022-059** **140 South Clark Street**
Painting using colors from the Benjamin Moore Historic color palette.
Applicant: **Newburgh SHG 33 LLC**
Owner: **Newburgh SHG 33 LLC**

- AR 2022-060** **38 S. Miller Street**
Painting using colors from the Benjamin Moore Historic color palette.
Applicant: **Newburgh SHG 87 LLC**
Owner: **Newburgh SHG 87 LLC**
- AR 2022-061** **139 South William Street**
Painting using colors from the Benjamin Moore Historic color palette.
Applicant: **Newburgh SHG 65 LLC**
Owner: **Newburgh SHG 65 LLC**
- AR 2022-062** **143 South William Street**
Painting using colors from the Benjamin Moore Historic color palette.
Applicant: **Newburgh SHG 66 LLC**
Owner: **Newburgh SHG 66 LLC**
- AR 2022-063** **84 William Street**
Painting using colors from the Benjamin Moore Historic color palette.
Applicant: **Newburgh SHG 26 LLC**
Owner: **Newburgh SHG 26 LLC**
 Roche Real Estate Corp
 18 Maple Holdings LLC
- AR 2022-071** **158 Montgomery Street**
Repair and repoint masonry, repair, restore, replace in kind and paint using colors from the Benjamin Moore Historic color palette.
Applicant: **Chris Berg / Berg + Moss Architects**
Owner: **Konran Bloom LLC**
- AR 2022-072** **102 Carson Avenue**
Repair, restore, replace in kind and paint using colors from the Benjamin Moore Historic color palette.
Applicant: **Chris Berg / Berg + Moss Architects**
Owner: **Newburgh SHG 39 LLC**
- AR 2022-077** **6-12 William Street**
Painting using colors from the Benjamin Moore Historic color palette.
Applicant: **Erik Cooney**
Owner: **North River Opportunity**
 Fund Holdings I, LLC
- AR 2022-07** **193 Broadway**
Painting using colors from the Benjamin Moore Historic color palette.
Applicant: **Erik Cooney**
Owner: **North River Opportunity**
 Fund Holdings I, LLC

OLD BUSINESS

- AR 2022-035** **35 South Lander Street**
Returning for determination on installation of sidewalks.
Applicant: **Chris Berg / Berg + Moss Architects**
Owner: **Randy McMurtrie and Stephanie Bloomer**
- AR 2022-024** **242 Broadway**
Returning for determination on installation of a new door.
Applicant: **3 Fratelli Inc. / Ben Papaleo**
Owner: **3 Fratelli Inc.**
- AR 2021-112** **278 Liberty Street**
Returning for determination to repair wood trim, replace existing slate and paint using colors from the Benjamin Moore Historic color palette.
Applicant: **David Kenan**
Owner: **David Kenan and Nadela Kenan**
- AR 2022-066** **23 Farrington Street**
Returning for determination to install new windows.
Applicant: **Gerald Brauer / Go Permits**
Owner: **Jeremy Parker and Carlos Aguilar Breton**
- AR 2022-073** **100 Broadway**
Application to install egress staircase, install HV units, install new windows and repair existing chimneys.
Applicant: **LAN Associates E.P.A., LLP**
Owner: **Cornerstone Family Healthcare / David Jolly C.O.O.**
- AR 2022-011** **118 Dubois Street**
Returning for determination to restore existing windows, restore front porch, replace front porch columns, restore rear porch and garage, install second story to rear porch, install spiral staircase to rear porch and restore downspouts & gutters.
Applicant: **Rashidah Green-Sherman**
Owner: **Doti Ventures LLC**
- AR 2022-038** **31 Lutheran Street**
Returning for determination to install new windows, bay windows, install new front door and paint using colors from the Benjamin Moore Historic color palette.
Applicant: **Gibbons Engineering**
Owner: **Sarah Mekhail**
- AR 2021-003** **87 William Street**
Returning for determination on storefront.
Applicant: **Alvin Moonesar**
Owner: **VIP Partners LLC**

AR 2022-007 **52 Liberty Street WH**
Returning for determination to install new windows, install new front entry door, repair siding and paint using colors from the Benjamin Moore Historic color palette.
Applicant: **Rashell Villa**
Owner: **Rashell Villa**

AR 2022-079 **74 Carson Avenue**
Returning for determination on installation of new windows.
Applicant: **JRK Restoration LLC / James R. Kelly**
Owner: **74 Carson, LLC**

AR 2021-080 **188 Broadway**
Returning for determination on installation of new gate doors.
Applicant: **Erik Cooney**
Owner: **188-194 Broadway LLC**

PUBLIC HEARINGS

AR 2022-082 **27 Dubois Street**
Application to install new windows, repair/replace roof, remove paint from brick, repoint brick and paint using colors from the Benjamin Moore Historic Color palette.
Applicant: **John V. Waters**
Owner: **Dubois Street Associates LLC**

AR 2022-084 **77 Chambers Street**
Application to install new windows, install new front entrance door, replace stoop, replace fence, repair roof, cornice and dormer, remove paint and re-paint using color from the Benjamin Moore Historic Color palette.
Applicant: **Cian Hamill**
Owner: **79 Chambers Street Property Owner LLC**

AR 2022-085 **346 Grand Street**
Application to install new fence.
Applicant: **Rainbow Pools**
Owner: **Lester Bussey & Tooraj Kavoussi**

AR 2022-086 **47 Lander Street & 47b Lander Street**
Application seeking ratification of previously renovated storefronts and painting of 47b using color from Historic Color palette. Seeking approval to install new lighting, restore storefront cornice, removal of paint from brick and repair of cornice and soffit.
Applicant: **Robert Fontaine**
Owner: **Industrial House LLC & Monica Coronatti**

AR 2022-089 **2 Riverview Place**
Application to restore first floor roof, replace existing porch posts and install new siding.
Applicant: **Silento Thomas**
Owner: **Silento Thomas & Danielle Sweet**