



**Architectural Review Board**  
Department of Planning & Community Development  
City Hall - Roosevelt Square  
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Clinton I. Young, Jr.  
Mayor

John Humbach  
Chair

**MEETING NOTICE**

**June 18, 2010**

A regular meeting of the Architectural Review Board will be held on **Wednesday, June 23, 2010** at 6:30 p.m. following a work session at 6:15 p.m. in the Memorial Room to review the projects listed herein:

**ITEM # 1 APPROVAL OF MINUTES**

- 1.1 Approval of the minutes of the special meeting held on Thursday, May 13, 2010.
- 1.2 Approval of the minutes from the regular meeting held on Wednesday, May 26, 2010.

**ITEM # 2 OLD BUSINESS**

**2.1 Case No. 17-10:** (BP No. 1323) 83 Hillside Avenue Map Page 165.73, Block 4010, Lot 28

Application of Emilio DeMatteo by his architect Tom Abillama is proposing to construct three (3) one-family homes.

**ITEM # 3 NEW BUSINESS**

**3.1 Case No. 14-10:** (BP No. 285) 411 South Fifth Avenue Map Page 169.31, Block 3091, Lot 44

Application of Dyanan Jaikaran by his architect Errol McIntosh is proposing to construct an addition to an existing one-family dwelling.

**3.2 Case No. 18-10:** (BP No. 1582) 230 West Lincoln Avenue Map Page 165.47, Block 2056, Lot 2

Application of Sadiq Ali Chandrani by his architect Tom Abillama is proposing to make alterations to the façade and to replace the pump island canopy fascia.

#### **ITEM # 4 RECOMMENDATION TO THE ZONING BOARD OF APPEALS**

**4.1 Calendar No. 1666-Z:** 111 East Sandford Boulevard Map Page 169.40, Block 3144, Lot 16 in the NB (Neighborhood Business) Zoning District.

Application of Manuel Munoz by his architect Tom Abillama is requesting the following area variances:

- Floor area ratio: permitted-1 maximum; proposed-2.25;
- Building height: permitted-2 stories/30 feet maximum; proposed-2 stories/36 feet;

The Zoning Board of Appeals is requesting a recommendation from the Architectural Review Board regarding the height and the mass of the proposed structure.

#### **ITEM # 5 CONTINUED ARCHITECTURAL PEER REVIEW PRESENTATION**

**5.1 Case No. 21-10:** 203 Gramatan Avenue Map Page 165.54, Block 1122, Lot 19

**5.2 Case No. 22-10:** 144 Crary Avenue Map Page 165.54, Block 1135, Lot1

**5.3 Case No. 23-10:** 30 Oakley Avenue Map Page 165.54, Block 1135, Lot 10

Anticipated application of Atlantic Development, LLC by its architect David E. Gross of GF 55 Partners, LLC related to the construction of the following three-phase development: Phase I to consist of a 12-story, mixed-use building consisting of 177 residential units with retail space and commercial space; Phase II to consist of a 9-story residential building with 57 residential units; and Phase III to consist of a 12-story, 140 unit residential building.

#### **ITEM # 6 ELECTION OF VICE CHAIR**

Members will elect a member to serve as Vice Chair of the Board.

#### **ITEM # 7 ANNOUNCEMENT OF MEETING DATE CHANGE**

Board members will discuss changing the date of the regular meeting in November which is scheduled to be held on Monday, November 22. The meeting date is proposed to be changed to Tuesday, November 23.

**Note:** Work Sessions will be open to the public but closed to public participation subject to the Open Meetings Law, [Section 105 of the New York State Public Officers Law, Article 7].

**Reminder to applicants:**

Sample of exterior finish materials must be presented at the meeting. Please be advised that approval from the Architectural Review Board does not constitute approval from the Building Department. Moreover, no work may be performed until a Building Permit is granted and conspicuously posted at the work site.

The next regular meeting of the Architectural Review Board is scheduled to be held on Wednesday, July 28, 2010.

Lauren S. Carter  
Secretary

cc: Mayor Young  
Yolanda Robinson, Chief of Staff  
Hank Miller, Deputy Chief of Staff  
City Clerk  
Commissioner Williams  
Commissioner Ben-Habib  
William Long, Planning Administrator  
Lobby  
Press