

ARCHITECTURAL REVIEW BOARD

Telephone  
(845) 838-1498  
Fax  
(914) 276-0082

**Town of Somers**  
WESTCHESTER COUNTY, N.Y.

SOMERS TOWN HOUSE  
335 ROUTE 202  
SOMERS, NY 10589

JOHN ALFONZETTI  
CHAIRMAN



DENISE SCHIRMER  
SECRETARY  
dschirmer@somersny.com

**MEETING MINUTES**

**June 28, 2012**

The meeting was opened at 8:00 p.m. with the Pledge of Allegiance. The following members were in attendance: Chairman John Alfonzetti, Mark Brown and Rich Nash.

**MINUTES**

A motion was made by Mr. Alfonzetti and seconded by Mr. Nash to approve the minutes of the May 24, 2012 meeting. Mr. Prince voted aye via email. All were in favor.

**APPLICANTS**

**80 Route 6 – Chili's**

**APPROVED**

The Board met with Architect Laurel Walyga of Core States Group regarding a national reimage plan for Chili's, located at 80 Route 6. As part of the national reimage, all existing awnings will be replaced with a three tone awning; all wooden planking on the top of the windows and sides of the building will be painted with Glidden "Rapture"; the wooden planking below the windows and strips in between, as well as the brick enclosure in the rear of the building will be painted with Glidden "Surrey Beige"; the trim on the top of the building, as well as the outside lighting fixtures will be painted with Glidden "The Dark Side"; and the eave above the front door, the trim around the windows around the front door, as well as the wooden enclosure in the rear of the building will be painted with Glidden "Authentic Brown". The stone and the rooftop will remain as is. A motion was made by Mr. Alfonzetti and seconded by Mr. Nash to approve the reimage plan as submitted. All were in favor. A resolution will be sent to the Building Department with a copy to Ms. Walyga.

### **105 Route 100 – Muscoot Tavern**

#### **APPROVED**

Muscoot Tavern owner Ann Margaret Wagner and Steve Chester of Signs Ink, met with the Board regarding Muscoot Tavern located at 105 Route 100. A proposal was submitted for two signs. One will be placed on the front façade of the building, and will read “Muscoot Tavern” in burgundy letters on a white background. The overall size of the sign is 4’6” high by 30’ long. This sign will have indirect lighting. The second sign will be placed on an existing pole by the entrance on Route 100. It too will read “Muscoot Tavern” in burgundy letters on a white background, with a white directional arrow on a burgundy background at the bottom off the sign. This sign is 4’ high by 5’ wide. A motion was made by Mr. Brown and seconded by Mr. Alfonzetti to approve the sign proposal as submitted. All were in favor. A resolution will be sent to the Building Department with copies to both Mr. Chester and Ms. Wagner.

### **325 Route 100 – Somers Kumon Center**

#### **APPROVED**

The Board met with Steve Chester of Signs Ink to discuss a sign proposal for the Somers Kumon Center located over Astoria Federal Savings at 325 Route 100. Five signs are included as part of the proposal, one for the façade of the building, and four placards for each of the double sided pylon directories located on Route 100, as well as Route 202. The sign on the façade of the building is 17” high by 72” long and has the trademark “Kumon” lettering on a light blue background (PMS297C). The sign is made of aluminum pan with ½” thick PVC black letters. The placards for the pylon directories simply read “Kumon” in white letters on a hunter green background. A motion was made by Mr. Nash and seconded by Mr. Alfonzetti to approve the sign proposal plan as submitted. All were in favor. A resolution will be sent to the Building Department with copies to Mr. Chester and owner Mr. Hsu.

### **80 Route 6 – Chili’s**

#### **DENIED**

The Board reviewed and discussed photos submitted via email by Frank Bragoli, of National Maintenance Inc. dba/National Sign and Lighting depicting a 1” red LED rope border that they would like to add to the Chili’s located at 80 Route 6, on all sides of the building, but the rear. The pictures where of the LED rope lighting on one of their restaurants on Long Island. Both day and night photographs were provided. A motion was made by Mr. Nash and seconded by Mr. Brown to deny the request to place red LED rope lighting on all sides of the building, but the rear, as it is aesthetically distracts from the warmth of the building. All were in favor. A resolution will be send to the Building Department with a copy to Mr. Bragoli.

## **OLD BUSINESS**

### **1 Lovell Street Update**

Since January, Mr. Thimm, owner of 1 Lovell Street has promised that he would submit a landscape plan as a compromise for the purposes of building up the ground under his sign to compensate for a 1 ½' height difference of the sign. Numerous attempts have been made in writing, with follow up phone calls to no avail. The Architectural Review Board made one last attempt in writing to Mr. Thimm to resolve this issue. He was asked to contact the Board Secretary to make arrangements to be placed on the agenda for this meeting and never did. This issue will be discussed at the next meeting when all members are present.

### **Somers Chase Update**

A decision was made on behalf of the Somers Chase homeowners to apply for variances to keep their existing signage at the development's entrance. A tree ordinance violation had to be dealt with before an application could be made to the Zoning Board of Appeals. The violation issue has just been resolved and the application process to meet with the ZBA is to follow shortly.

### **Cross County Locksmith Update**

Several attempts have been made by the Building Department to have the owner of Cross County Locksmith to complete a sign application to be placed on an Architectural Review Board meeting agenda to get approval for his signage. A violation will be issued as the owner never followed through.

## **NEW BUSINESS**

### **July Meeting Date**

Mrs. Schirmer is unable to attend the July 26 meeting. A decision has been made to reschedule it for the evening before, July 25.

### **Interested Board Member**

Resident Architect Ian Carnow has indicated that he would be interested in joining the Architectural Review Board, if and when a position becomes available.

The meeting was adjourned at 9:30 p.m. The next meeting will be held on Wednesday, July 25 at 7:30 p.m. in the Meeting Room at the Town House.

Respectfully submitted,

Denise Schirmer, Secretary  
Somers Architectural Review Board

cc: Architectural Review Board  
Town Board  
Town Clerk  
Planning Board  
Building Department