

## Rockland County Historic Preservation Board

January 23, 2023 Final Minutes

Robert L. Yeager Health Center, Building T

Pomona, NY 10970

**Members Present:** Stacy Alessio, Mary Cardenas, Claudia Cooney, Marianne Leese, Lisa Levin, Craig Long, Robert Masiello, Peter Scheibner

**Staff:** Michael Kezner, Rockland County Planning Department

**Call to Order:** The meeting began at 3:30 PM.

- 1. Introductions:** Board Chair Craig Long welcomed everyone back after the holiday break. He introduced both Stacy Alessio and Robert Masiello to their first meeting as official members of the Board, both representing the Town of Haverstraw from the public-at-large.
- 2. Review of September 19, 2022 Minutes:** Marianne submitted edits by email to correct minor grammatical errors. The minutes were unanimously approved with the modifications on a motion made by Marianne and seconded by Pete.
- 3. Properties of Concern:** Mary noted that the demolition of an old house with a barn located at the corner of Routes 303 and 340 was imminent. She was unaware of what was to replace it. Michael stated that, since the two roadways were State highways, if anything was proposed for the site, it would be referred to the Planning Department for review under NYS General Municipal Law, Sections 239-l & m. He would get back to the Board if there was something proposed.

Lisa provided an update on the Montebello Mansion that she had discussed at the previous meeting. The architect for the project was recently fired. New permit applications will be submitted soon. As previously mentioned, there was formerly a balustrade on the roof that the Montebello Historic Preservation & Parks Commission wanted to see added back. She did not have any additional information regarding the balustrade at this time.

Lisa then mentioned the Blind Players Club located on Montebello Road. The building has been undergoing renovation for a year. New windows were recently installed, which were not the same as previously, and is a concern to the Commission. The owners had told the Village they would not touch the façade, but as she was driving by, she noticed the many changes were being made, including to the siding. The owner was sent a letter in April, requiring them to appear before the Commission, which did not occur. A stop work order was then issued. She is unsure what will be done going forward. Lisa and Craig also discussed the reason the Historic Preservation & Parks Commission can oversee the work being done. Montebello established a Historic and Scenic Roads Overlay District, which places a 250-foot buffer around certain roadways in the Village,

giving them power to review and approve certain aspects of development of any site within the buffer.

Pete recapped a referendum that occurred in Stony Point in November. The Town wanted to sell 30 acres of public land at Letchworth Village (near but not including the golf course) for \$3.1 million. A proposal for the land included senior housing, an assisted living development, townhouses, and other amenities. The referendum failed. Robert mentioned that the Town of Haverstraw also had a plan for a portion of Letchworth Village within their border. This involved a \$12 million development that included fewer units than what was proposed in Stony Point. He was unsure of the specifics, but stated that it did not need a public referendum to move forward.

Robert told the Board that the new park near the Helen Hayes Hospital is open.

Craig asked Pete if there was an update on the Eagle Bay project. Pete responded that there had been some back and forth with the US Army Corps of Engineers, but there was nothing new to report.

Claudia informed the Board that the John Green house recently had an unveiling of their new historical marker. They will also likely get a grant to redo the masonry at the front of the house.

Stacy inquired about the marker for the Treason House. Marianne stated that it had been moved to the correct location. Stacy felt it would be a good idea to have some kind of sign or marker to alert people of the history of the area. Discussion ensued about what type of sign or plaque would be appropriate, and how best to go about getting one.

Marianne noted that the Wesley Chapel in Wesley Hills was in poor condition. It is considered historic and owned by the Methodist Church, but no one is currently looking after it. The cemetery is being cared for.

Marianne mentioned that her, Claudia, and Mary would like to perform a survey of all the Dutch red sandstone houses in the County. She expects a consultant would need to be hired, but is unsure how to go about the process. Claudia suggested applying for a Preserve New York grant. The goal of the survey would be to, at a minimum, designate the houses as eligible for the National Register.

4. **Old Business:** There was no old business to discuss.
5. **New Business:** Michael provided everyone with a meeting list with dates for the rest of the year.

Pete chairs the Rockland County Sports Hall of Fame. April 1<sup>st</sup> is their 50<sup>th</sup> anniversary and they will be having a dinner that day at the Paramount Country Club to celebrate. They are currently considering nominees to be inducted. They will also honor two teams at a Rockland Boulders game.

6. **Next Meeting Date:** The next meeting will be held on February 27, 2023 at 3:30 in the Building T conference room.

**Adjournment:** On a motion made by Robert, and seconded by Mary, the meeting was adjourned at 4:20 PM.