



Town of East Hampton
Architectural Review Board
159 Pantigo Road, East Hampton NY 11937

Date: *April 11th, 2019*
Time Started: 6:00pm

Members Present:

Richard Myers, Chairman
Peter Gumpel, Vice Chairman
Betsy Petroski, Member
Esperanza Leon, Member

Member Absent:

Dianne Benson, Member

Also Present:

Nancy Lynn Thiele, Assistant Town Attorney

TO APPLICANTS: Commencement of any project shall not commence until a Building Permit is issued by the Building Department of the Town of East Hampton following approval from the Architectural Review Board of the Town of East Hampton.

REGULAR MEETING:

- Chairman Opens the Meeting
- Approval of Minutes – *March 28th, 2019*

*Member Gumpel made a motion to approve the minutes from March 28th, 2019.
Member Petroski seconded, and all members were in favor.*

- Applications
- New Business
 - a) Certificate of Occupancy

BUSINESS SIGN:

Ulla Johnson
c/o: Amagansett sq., LLC
P.O. Box 7132
Amagansett, NY

SCTM#: 300-172-12-1
4 Amagansett Square Drive
Amagansett, NY

Member Gumpel made a motion to approve this application as submitted. Member Petroski seconded, and all members were in favor.

CHANGES TO COMMERCIAL:

Ulla Johnson
c/o: Amagansett sq., LLC
P.O. Box 7132
Amagansett, NY

SCTM#: 300-172-12-1
4 Amagansett Square Drive
Amagansett, NY

Member Gumpel made a motion to approve this application under the condition that the applicant will submit new drawings to indicate that the divided lites on the front facing windows will remain, the front entry door height will be raised and include single divided lite transom above. Member Petroski seconded, and all members were in favor.

New Cingular Wireless PCS, LLC(Modification)
c/o: Phillips Lytle LLP
Attn: Kimberly Nason
One Canalside, 125 Main Street
Buffalo, NY

SCTM#: 300-16-2-13
56 Flamingo Avenue
Montauk, NY

Member Petroski made a motion to approve this application with the vertical board composite 3-sided fence surrounding the pad and generator. The color of the fence to be Winchester grey. Member Leon seconded, and all members were in favor.

Roy Tucillo
c/o: Jonathan Tarbet, Esq.
P.O. Box 2635, 524 Montauk Highway
Amagansett, NY

SCTM#: 300-50-1-25.1
88 South Emerson
Montauk, NY

This application was tabled by the applicant until further notice.

Morty's Oyster Stand
15 Cuttermill Road
Great Neck, NY

SCTM#: 300-110-1-10
2167 Montauk Highway
Amagansett, NY

Member Leon made a motion to approve this application with the requested material from the March 28th meeting. Member Petroski seconded, and all members were in favor.

Ocean Surf Resort
c/o: Vinod Saggi
84 South Emerson Avenue
Montauk, NY

SCTM#: 300-50-1-27.1
84 South Emerson Avenue
Montauk, NY

This application was tabled so that the applicant can submit a new survey and decide whether the existing planters will be moved onto the property or removed entirely.

Comments to Planning:

Jackson Commercial
c/o: Tarbet & Lester, PLLC
132 North Main Street
East Hampton, NY

SCTM#: 300-166-6-1
476 Pantigo Road
East Hampton, NY

Chairman Myers made a comment for a new application to be brought in for replacement signage.

FENCES, WALLS, & BERMS:

Abby Setareh
P.O. Box 534
East Hampton, NY

SCTM#: 91-3-3.4
534 Hands Creek Road
East Hampton, NY

This application was tabled for the applicant to submit more information on the gate and a copy of the existing resolution.

Estate of Bonnie Krupinski
P.O. Box 534
East Hampton, NY

SCTM#: 300-77-5-9
193 Three Mile Harbor Rd
East Hampton, NY

Chairman Myers made a motion to approve this application as presented. Member Leon Seconded, and all members were in favor.

Shari & Nicholas Loeffler
P.O. Box 534
East Hampton, NY

SCTM#: 300-172-8-40
112 Meeting House Lane
Amagansett, NY

This application was tabled for the applicant to bring in more information as to how far the gate is from the property line and for the keypad to be moved onto their property.

**Ian Sack
P.O. Box 534
East Hampton, NY**

**SCTM#: 300-69-2-26.1
533 Old Montauk Highway
Montauk, NY**

This application was tabled for the applicant to submit a current drawing of the property where the proposed driveway gate will go on Grant Drive.

**Duncan Murdoch & Wai Ling Chan
c/o: Tara Burke
P.O. Box 5030
Montauk, NY**

**SCTM#: 300-134-3-6.1
101 Two Holes of Water Rd
East Hampton, NY**

Chairman Myers made a motion to accept this application as presented. Member Petroski seconded, and all members were in favor.

**Gabor J. Csordas/ Anne M. Csordas
5 High Point Road
East Hampton, NY**

**SCTM#: 300-55-6-8
5 High Point Road
East Hampton, NY**

This application was tabled for the need of a current survey and proposal to address the code violation.

**Andrew L. Ordell
36 Wayside Lane
Scarsdale, NY**

**SCTM#: 300-24-2-10
266 Kings Point Road
East Hampton, NY**

This application was tabled so that the applicant could bring in an updated survey showing that the gate and fence were moved onto his property while also reducing the size of the fence and posts to 6' from the natural grade. Applicant stated that he will cut the folded portion of the deer fence to meet the 6 foot height requirement.

**Montauk Estates, LLC (Joseph Tranchina)
73 Wakefield Road
Staten Island, NY**

**SCTM#: 300-9-1-8.5
7 Wills Point Road
Montauk, NY**

Member Petroski made a motion to Deny this application due to the location and height of the gate. Member Gumpel seconded, and all member were in favor.

**Paul Fiondella
25 Maple Lane
East Hampton, NY**

**SCTM#: 300-188-1-19
25 Maple Lane
East Hampton, NY**

Chairman Myers made a motion to Deny this application due to the gate and fence being noncompliant. Member Petroski seconded, and all members were in favor.

**Robert Allen
4 Long Ridge Lane
East Hampton, NY**

**SCTM#: 300-135-3-2
4 Long Ridge Lane
East Hampton, NY**

This application was tabled so that the applicant could come back with a new proposal.

**57 Waters Edge, LLC (Matthew Rutigliano)
57 Waters Edge
East Hampton, NY**

**SCTM#: 300-83-7-15.1
57 Waters Edge
East Hampton, NY**

Member Gumpel made a motion to deny this application due to the fact that the proposal is not in keeping with the scale of the property. Member Leon seconded, and all members were in favor.

**Rodger Silverstein
c/o: Htun Han
P.O. Box 1080
Amagansett, NY**

**SCTM#: 300-126-1-18.2
133 Cross Highway
Amagansett, NY**

Member Gumpel made a motion to approve the driveway gate as modified per the boards request. Member Petroski seconded, and all members were in favor.

ISSUANCE OF CERTIFICATE OF OCCUPANCY

**Ronald S. Lauder
88 Beach Lane
Wainscott, NY
*Resolution Dated: 9/27/2018***

**SCTM#: 300-200-2-28.9
88 Beach Lane
Wainscott, NY**

Chairman Myers stated that this applicant is ready for a certificate of occupancy. Member Gumpel seconded, and all members were in favor.

**Feargall Kenny
John Mcgynn/ James Holleran (prior owners)
18 Long Hill Road
East Hampton, NY
*Resolution Dated: 1/9/2014
Extension of Time: 3/28/2019***

**SCTM#: 300-113-2-5.16
18 Long Hill Road
East Hampton, NY**

Member Leon stated that this applicant is ready for a certificate of occupancy. Member Gumpel seconded, and all members were in favor.

John Jakimowicz
24 Farm Lane
East Hampton, NY
Resolution Date: 1/24/2019

SCTM#: 300-166-8-6
24 Farm Lane
East Hampton, NY

Member Gumpel Denied this request for a certificate of occupancy for the removal of the solar powered spotlights located at the base of the approved pillars. Member Leon seconded, and all member were in favor.

Robbin Rappaport
24 Bay Inlet Road
Springs, NY
Resolution Date: 1/25/2018

SCTM#: 300-23-1-22
24 Bay Inlet Road
Springs, NY

Member Gumpel Denied this request for a certificate of occupancy until the applicant gets approval for the pedestrian gate. Member Petroski seconded, and all members were in favor.

John Rivers
c/o: Eric N. Brown, Esq.
34 Pantigo Rd.
East Hampton, NY
Resolution Date: 1/10/2019

SCTM#:300-92-8-6
98 Springy Banks Road
East Hampton, NY

Member Leon stated that this applicant is ready for a certificate of occupancy. Member Gumpel seconded, and all members were in favor.