

**THE REGULAR MEETING OF THE HISTORIC PRESERVATION COMMISSION OF THE VILLAGE OF MONTEBELLO WAS HELD ON WEDNESDAY, MAY 27, 2015 AT THE MONTEBELLO VILLAGE HALL. THE MEETING WAS CALLED TO ORDER AT 7:30 PM, FOLLOWED BY THE PLEDGE OF ALLEGIANCE, ROLL CALL WAS TAKEN.**

Roll call.

Members Present: Lisa Levin, Chairperson  
William Ellsworth  
Matt Moetzing  
Rosemary Mocio

Members Absent: Dorice Madronero

Others Present: Warren E. Berbit, Village Attorney  
Craig Long-Village Historian

Shelly Flanagan-Ramos-Deputy Village Clerk -Transcriber of Minutes

Resolution: 15-004

Village of Montebello

Title: Approval of Minutes

BE IT RESOLVED, the Minutes of the Meeting of the Historic Preservation Commission of April 22, 2015, be and are hereby approved.

Motion: Member Ellsworth

Second: Member Moetzing

Upon vote, the Resolution carried unanimously.

Old Business:

Village Historian Craig Long apologized for not emailing the draft verbiage for the Village Hall marker to Members. Upon speaking with Village Clerk Debra Mastroeni, she advised there is a budget of \$4000 to purchase the marker. Prices have gone up since 2009, which was when the Indian Rock marker was purchased for \$1600. Seewa Studios estimated the cost to be around \$2000.

Mr. Long had Montebello resident Sandra Ward take a look at the draft verbiage; she was related to the family that resided on the property many years ago.

Member Ellsworth recalled possibly adding verbiage regarding the well-known architect, but after some internet research conducted by Mr. Long, he was unable to find information, and it was decided to forego details of that nature.

The Historian gave a brief discussion about Perley Morse, a prior owner.

After reviewing the final wording that was chosen, Attorney Berbit making a few minor changes, and Member Ellsworth made a motion to approve the verbiage, Rosemary Mocio seconded and the motion carried by all.

#### Morse Cottage

Built with native stone, this English Style Cottage, constructed in 1923, was a wedding gift for Stanley and Blanche Ward Morse. The home was carved out of the 61-acre estate of Perley Morse, nationally known as an accountant and author who conducted important financial investigations for federal and state governments. It remained a private home until acquired by the Village of Montebello in 1989 for use as the village hall. The building was designated a Montebello Historic Landmark on December 17, 2008.

The Village Historian will drop off the final verbiage to Village Hall for Village Board approval.

Chairperson Levin questioned how long Seewa Studios may take to produce the marker as she wanted to ensure it would be ready in time for the unveiling on Montebello Day. Mr. Long responded between 4 and 6 weeks. Members requested the Village Board be made aware of the intent of having the marker ready for Montebello Day, to expedite their approval.

Member Moetzing reported progress on the barn on the Fant Farm property. The barn looks better but there is still work to be done. The north wall has been repaired, along with the damaged roof, there have also been shingles replaced, but still no activity on the actual windows or doors. The main items that the Building Inspector “flagged” have been remedied.

Chairman Levin spoke to the Inspector on May 21<sup>st</sup>, but was uncertain if he had returned to inspect the work. He had originally stated that additional work needed to be completed. Member Moetzing stated three other projects were taking place in the cul-de-sac, and he noted them being performed “piece meal” style, and, only on Saturdays. Members questioned how often the building inspector should be checking on the progress. Attorney Berbit wondered if the immediate danger of deterioration was taken care of. Member Moetzing responded the south

side of the barn is completely covered in vegetation, vines and trees growing haphazardly, and most of the windows are not intact, as branches fall periodically or vandals throw rocks.

Discussion ensued on the smaller buildings on the site, and their deteriorated nature. It was mentioned that the cleaning out of all the debris on the west side of the structure and giving it a coat of paint will do a lot.

From the Commission's perspective, the barn remediation should take on a higher priority than other items on the developer's "list of things to do", due to the rapid deterioration and preservation status as being protected. It was recommended the building inspector be contacted for a re-inspection, and to place Mr. Amona on a deadline to finish the work. There is also a blue tarp over one of the structures at 253 Spook Rock Road; the Chairman will notify the Building Inspector of this as well.

The Village Historian mentioned more tidbits of information regarding the marriages of some of the past owners of the Village Hall property.

Chairman Levin asked Mr. Long if he knew of any interest from the school district of the proposed marker at Middle School. He responded that it was neutral; he did not have a lot of specifics to give when speaking to them, but will pursue the issue further, possibly have them attend a meeting. It was noted that the school district personnel was not as historically minded as the Commission.

A motion was made by Chairman Levin to formally pursue the Village Board to find out if they would be amenable in funding a historical marker to be placed at Suffern Middle School, seconded by Member Ellsworth, motion carried by all.

Discussion on the various schools throughout the Village, and the length of time they have been in existence.

Member Ellsworth requested the historian put together draft verbiage for the SMS marker, similar to what he did on the village hall marker.

New Business:

Chairman Levin spoke to the Village Clerk about nominating resident Maryann Leese to possibly take the vacant seat on the Commission. Mr. Long spoke to Ms. Leese, who showed interest in trying out the position, and he suggested she attend a meeting to see if she would like it. Ms. Levin asked members if they had any other suggestions for the vacancy. Member Mocio suggested asking Member Madronero, who was absent, as she knows many people from the R.C. Historical Society. It was noted that a member must be a Village resident. Member Mocio thought it may be a good idea to place an article in the upcoming newsletter for a member. There may be someone interested that no one knows. The next newsletter goes out in the summer.

The Chairman asked if everyone noticed the demolition of the old Cronin house located at 96 Viola Road. Member Mocio was very upset over this. In light of that demolition, Ms. Levin

would like to do another outreach to homeowners to suggest designating their homes to prevent demolition like that from happening again. She suggested an educational outreach aspect for Montebello Day. Member Mocio thought that Montebello Day may be too far away; Member Moetzing suggested perusing the survey book to target homeowners.

Brief discussion on the Osterberry Farm code issues and the marijuana bust that took place recently on Spook Rock Road.

Chairman Levin asked everyone to give some thought and ideas as to what could be done at Montebello Day in September. Member Ellsworth mentioned that the Montebello Road bridge display from last year's Montebello Day was in the basement of village hall.

Discussion took place on the progress of the Montebello Road Bridge. The Mayor had noted it may be complete in August, 2015.

With no further discussion on historic preservation, a motion was made by Member Mocio, seconded by Member Moetzing to adjourn the meeting, motioned carried by all.

The meeting ended at 9:08 p.m.