

**CITY OF NEWBURGH
ARCHITECTURAL REVIEW COMMISSION
123 Grand Street, Newburgh, N.Y. 12550**

**Michele Basch, Chairperson
J.K. Gentile, Secretary
Phone: (845) 569 -7383**

**AGENDA
ARCHITECTURAL REVIEW COMMISSION
ACTIVITY CENTER
401 WASHINGTON STREET, NEWBURGH, NY 12550
OCTOBER 10, 2023
6:30 P.M.**

APPROVAL OF MINUTES

CONSENT AGENDA

- AR 2023-101 30 City Terrace**
Application to paint using colors from the Benjamin Moore Historic Color palette.
Applicant: Adam Shayenfekr
Owner: Newburgh SHG 24 LLC
- AR 2023-102 32 City Terrace**
Application to paint using colors from the Benjamin Moore Historic Color palette.
Applicant: Adam Shayenfekr
Owner: Newburgh SHG 117 LLC
- AR 2023-103 204 Broadway**
Application to paint using colors from the Benjamin Moore Historic Color palette.
Applicant: Adam Shayenfekr/Newburgh SHG 132 LLC
Owner: Guy Larocca
- AR 2023-106 56-58 Dubois Street**
Application to paint using colors from the Benjamin Moore Historic Color palette.
Applicant: Michael Mamiye
Owner: Nutopia 56 Dubois LLC

OLD BUSINESS

- AR 2023-084 193 North Miller Street & 192 Dubois Street**
Returning for determination to construct a three-story residential property.
Applicant: Nathaniel Gooden, P.E./Caesar Engineering D.P.C.
Owner: Stephen Taya Property Development, LLC

AR 2023-067	22 Liberty Street Returning for determination on a ratification of work performed, paint façade of brick building using colors from the Farrow & Ball Historic Color palette Applicant: Jonathan Falcon Owner: 22-24 Liberty LLC
AR 2023-100	65 Campbell Street Returning for determination to restore front porch and paint using colors from the Benjamin Moore Historic Color palette. Applicant: Mercedes Toribo Owner: Mercedes Toribo
AR 2023-077	8 Bay View Terrace Returning for determination to install a new roof, install a new gutter system, install new siding, install a new porch, install new windows, install a new front door and paint. Applicant: Rochel Ellis-Smith Owner: Amelia Realty LLC
AR 2023-096	46 Lutheran Street Returning for determination to rebuild the front porch. Applicant: Julian Mann Owner: 46 Lutheran Street, LLC
AR 2022-123	102 S. William Street Returning for determination to install new sidewalks. Applicant: Thomas Wright Owner: Consolidated Spring LLC
AR 2023-093	47 Liberty Street WH Returning for determination to install new roof shingles. Applicant: Jonathan Cedillo Owner: Jonathan Cedillo
AR 2023-082	191 Washington Street Returning for determination to construct two new mixed-use buildings. Applicant: Sisha Ortuzar Owner: 191 Washington Street LLC
AR 2023-054	233 Broadway Returning for determination to construct a new, mixed-use building. Applicant: Jonathan Moss/Berg + Moss Architects, PC Owner: 233 Broadway Newburgh LLC

AR 2023-004 **236 Liberty Street**
Amendment to January 10, 2023 approved application.
Returning for determination on modifications made to the storefront.
Applicant: **Chris Berg/Berg + Moss Architects, PC**
Owner: **Yachtisse LLC**

AR 2023-099 **49 Henry Avenue**
Returning for determination to install new siding, install new windows, install new gutter, install new front entry door, restore front porch, restore retaining wall, repair/replace fascia, repair masonry and paint using colors from the Benjamin Moore Historic Color palette.
Applicant: **Chris Berg/Berg + Moss Architects, PC**
Owner: **Gallegos Contractors Corp.**

PUBLIC HEARINGS

AR 2023-091 **105 Grand Street**
Application to install new roof shingles, restore and reline gutters, install new metal flashing, install new downspouts, repair/replace wood cornice, install concrete drywell, install new fence and paint using colors from the Benjamin Moore Historic Color palette.
Applicant: **Reverend Dr. Mary Barber**
Owner: **St. Georges Church**

AR 2023-105 **45 Liberty Street**
Application to install a new sign.
Applicant: **Eli Vaknin and Sam Satanovsky**
Owner: **Hudson Living LLC**

AR 2023-104 **25 City Terrace**
Application to construct a new rear addition, install new windows, install new siding, install new fascia board, install new roof shingles, install new gutters and leaders, repoint and parge chimney, and paint using colors from the Benjamin Moore and Colonial Williamsburg Historic Color palette.
Applicant: **Jonathan Moss/Berg + Moss Architects, PC**
Owner: **Orange Property Development LLC**

AR 2023-107 **29 Bay View Terrace**
Application to restore existing porch and construct new upper level porch deck, install new porch columns, install new porch railings, install new door, and paint using colors from the Benjamin Moore and Colonial Williamsburg Historic Color palette.
Applicant: **Chris Berg/Berg + Moss Architects, PC**
Owner: **Bradley Brown**

- AR 2023-108** **245 Broadway**
Application to install temporary cement board barriers painted with a color within the Historic Color palette.
Applicant: **Christopher Damone**
Owner: **245-249 Broadway Partners LLC**
- AR 2023-109** **90 Washington Street**
Application to repair/restore front façade: brick, windows, doors, cornice, balconies, front steps and landing, and paint using colors from the Farrow & Ball Historic Color palette.
Applicant: **Diana Mangaser**
Owner: **Diana Mangaser and Yoshihiro Sergel**
- AR 2023-110** **9 Henry Avenue**
Application to enclose east side front porch.
Applicant: **Diana Mangaser**
Owner: **Grace Lodge and Ethan Harrison**
- AR 2023-111** **165 Grand Street**
Application to install new windows, install new doors, install new gutter, repair/replace siding, repair/reinstall trim, restore/repoint chimney, repair/repoint brick, repair/restore front entry stairs, restore dormer and trim, and paint using colors from the Benjamin Moore and Colonial Williamsburg Historic Color palette.
Applicants: **Deborah Brown**
Owner: **Deborah Brown and Saul Brown**
- AR 2023-112** **55 Lander Street**
Application to install new windows, install new door and paint using colors from the Benjamin Moore Historic Color palette.
Applicant: **Jisroel Ostreicher**
Owner: **Jisroel Ostreicher**
- AR 2023-113** **117 First Street**
Application to request ratification of work performed: installation of new windows.
Applicant: **Benjamin Franczoz**
Owner: **115 First Street LLC**