

CITY OF KINGSTON

planning@kingston-ny.gov

Suzanne Cahill, Planning Director
Julie Edelson-Safford, Historic Preservation Admin.



Steven T. Noble, Mayor

HISTORIC LANDMARKS PRESERVATION & HERITAGE AREA COMMISSIONS MEETING

July 1, 2021

6:30 PM, Council Chambers

AGENDA –**REVISED** – **In-Person Meeting**

HLPC COMMISSION MEMBERS:

Mark Grunblatt, Chairman
Hayes Clement
Peter Demuth
Kevin McEvoy
Andrea Puetz, Architect
Robert Tonner

HAC COMMISSION MEMBERS:

Hayes Clement, Chairman	Bonnie Howland, Vice Chairman
Dean Barnes	Michael Del Priore
Kevin McEvoy	Abigail Robin

CITY STAFF & OFFICIALS:

Suzanne Cahill, Planning Director
Julie Edelson-Safford, Historic Preservation Administrator
Rita Worthington, Ald. Ward 4, HAC Liaison
Jeffrey Ventura-Morell, Ald. Ward 1, HLPC Liaison
Taylor Bruck, City Historian
Steve Knox, Director BSD
Charles Polacco, Planning Board Representative
Daniel Gartenstein, Assistant Corporation Counsel

GENERAL BUSINESS:

NOTE 1: There will be no open public speaking. All comments must be in writing and received by 2PM on Tuesday, June 29, 2021. Comments may be emailed to Suzanne Cahill, Planning Director, at scahill@kingston-ny.gov, mailed or placed in the drop box outside of City Hall. All comments received will be distributed to the Commission Members and posted on-line by Wednesday, June 30, 2021 by 3PM.

1. HAC Adoption of the Minutes of June 3, 2021.
HLPC Adoption of the Minutes of June 3, 2021.

https://kingston-ny.gov/filestorage/8399/10476/14918/14923/40612/HAC_HLPC_Minutes_Zoom_6.3.2021.pdf

NEW BUSINESS:

HAC APPLICATIONS:

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2. #79 Hudson St. Replacement of front steps to code, replacement of damaged concrete front walkway and step, increase size of concrete walkway to accommodate new steps and orientation. SBL 56.20-2-7, Zone R-T, Coastal, HAC, Ward 9-3, SEQR Type II. Arlene Puentes, applicant; Henry Nussbaum, owner.

[https://kingston-ny.gov/filestorage/8391/8415/35431/44522/44524/HAC 79 Hudson St Application sbmttd 6.14.21.pdf](https://kingston-ny.gov/filestorage/8391/8415/35431/44522/44524/HAC_79_Hudson_St_Application_sbmttd_6.14.21.pdf)

3. #59 St. James St. Replacement of badly leaking roof with Timberline GAF in Charcoal. SBL 56.92-1-27, Zone O-2, HAC, Eard 4-1, SEQR Type II. Serge Avakian, applicant and owner.

[https://kingston-ny.gov/filestorage/8391/8415/35431/44522/44526/HAC 59 St James St Application sbmttd 6.15.21.pdf](https://kingston-ny.gov/filestorage/8391/8415/35431/44522/44526/HAC_59_St_James_St_Application_sbmttd_6.15.21.pdf)

4. #109 Wall St. Roof replacement with either Tamko Heritage Shingles, GAF modified bituminous rubber on flat portions, in-kind repairs and/or replacements to corbel table. SBL 56.107-4-10, Zone R-1, HAC, Ward 3-3, SEQR Type II. Jerome Nathan, applicant and owner.

[https://kingston-ny.gov/filestorage/8391/8415/35431/44522/44528/HAC 109 Wall St Application sbmttd 6.16.21.pdf](https://kingston-ny.gov/filestorage/8391/8415/35431/44522/44528/HAC_109_Wall_St_Application_sbmttd_6.16.21.pdf)

HAC/HLPC APPLICATIONS:

5. #275 Fair St. Signage for new business. Two single sided stud mounted letter sets, both 120"w x 10.25"h x 1/2" thick PVC, CVC routed logo primed and painted white, soffit to be painted Benjamin Moore Van Deusen Blue HC 156. SBL 48.331-6-1, Zone C-2, SHD, MUOD, HLPC, HAC, Ward 2-1, SEQR Type II. Timely Signs of Kingston, applicant; Opera House LLC, owner.

[https://kingston-ny.gov/filestorage/8391/8415/35431/44522/44532/HAC 275 Fair St Application sbmttd 5.26.21.pdf](https://kingston-ny.gov/filestorage/8391/8415/35431/44522/44532/HAC_275_Fair_St_Application_sbmttd_5.26.21.pdf)

[https://kingston-ny.gov/filestorage/8399/8491/8499/35761/44561/44564/HLPC 275 Fair Application submttd 5.26.21.pdf](https://kingston-ny.gov/filestorage/8399/8491/8499/35761/44561/44564/HLPC_275_Fair_Application_submttd_5.26.21.pdf)

6. #303 Clinton Ave. New signage consisting of one single sided hanging sign 53"h x 30"w x 3/4" white PVC with chamfered edge, painted white, lettering v-carved and painted black, and four 35.5"w x 4"h x 1/4" PVC removable panels, painted black, hanging hardware to be painted white. SBL 48.331-3-7, Zone C-2, SHD, MUOD, Ward 2-2, SEQR Type II. Timely Signs of Kingston, applicant; Hudson Valley Injury Law Center, owner.

[https://kingston-ny.gov/filestorage/8391/8415/35431/44522/44534/HAC 303 Clinton Ave Application sbmttd 6.8.21.pdf](https://kingston-ny.gov/filestorage/8391/8415/35431/44522/44534/HAC_303_Clinton_Ave_Application_sbmttd_6.8.21.pdf)

[https://kingston-ny.gov/filestorage/8399/8491/8499/35761/44561/44566/HLPC 303 Clinton app submttd 6.8.21.pdf](https://kingston-ny.gov/filestorage/8399/8491/8499/35761/44561/44566/HLPC_303_Clinton_app_submttd_6.8.21.pdf)

7. #323 Wall St. Applicant seeking to make permanent signage consisting of 3 separate panels that have already been temporarily hung, one along the existing canopy in front, one wall-mounted on the second story of front façade and one wall mounted on the south facing side of the building. Also seeking approval for one overhanging sign with marquee, which would replace the wall mounted sign on the front and from the canopy. SBL 48.331-1-13, Zone C-2, SHD, MUOD, HLPC, HAC, Ward 2-1, SEQR Type II. Wall Street Music Hall, LLC, applicant; 323 Wall Street Owners, LLC, owner.

[https://kingston-ny.gov/filestorage/8391/8415/35431/44522/44536/HAC 323 Wall St Application sbmttd 6.15.21.pdf](https://kingston-ny.gov/filestorage/8391/8415/35431/44522/44536/HAC_323_Wall_St_Application_sbmttd_6.15.21.pdf)

[https://kingston-ny.gov/filestorage/8399/8491/8499/35761/44561/44568/HLPC 323 Wall Application sbmttd 6.15.21.pdf](https://kingston-ny.gov/filestorage/8399/8491/8499/35761/44561/44568/HLPC_323_Wall_Application_sbmttd_6.15.21.pdf)

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8. #8 N. Front St. New signage for Senate Garage, CoWork Kingston, Dragon360 and Rhino Records. 3" deep fabricated panels in DARK GRAY, accent colors on consistent dark backgrounds, SG Logo painted direct to brick and three overhanging signs with custom brackets in black and Rab Bullet up-lit light fixtures. SBL 86.34-3-13, Zone C-2, SHD, MUOD, HLPC, HAC, SEQR Type II. Don Tallerman, applicant and owner.

[https://kingston-ny.gov/filestorage/8391/8415/35431/44522/44540/HAC 8 N Front St Application sbmtd 6.18.21.pdf](https://kingston-ny.gov/filestorage/8391/8415/35431/44522/44540/HAC%208%20N%20Front%20St%20Application%20sbmtd%206.18.21.pdf)

[https://kingston-ny.gov/filestorage/8399/8491/8499/35761/44561/44572/HLPC 8 N Front app sbmtd 6.17.21.pdf](https://kingston-ny.gov/filestorage/8399/8491/8499/35761/44561/44572/HLPC%208%20N%20Front%20app%20sbmtd%206.17.21.pdf)

9. #61 German St. Installation of garage artist studio in the rear 18'-6" wide x 42'-6" long 2-story building. SBL 56.42-14-16, Zone R-T, Coastal, HAC, Advisory HLPC, Ward 8-1, SEQR Type II. Yourij Donskoj & Kathryn McCullough, applicants and owners.

[https://kingston-ny.gov/filestorage/8391/8415/35431/44522/44530/HAC 61 German St Application sbmtd 6.18.21.pdf](https://kingston-ny.gov/filestorage/8391/8415/35431/44522/44530/HAC%2061%20German%20St%20Application%20sbmtd%206.18.21.pdf)

[https://kingston-ny.gov/filestorage/8399/8491/8499/35761/44561/44574/HLPC 61 German St Application sbmtd 6.18.21.pdf](https://kingston-ny.gov/filestorage/8399/8491/8499/35761/44561/44574/HLPC%2061%20German%20St%20Application%20sbmtd%206.18.21.pdf)

10. #37 Adams St. Replacement of existing shed with a garage at same site of 12'w x 24'l A-Frame structure from Brad's Barns. SBL 56.35-1-7, Zone R-T, RHD, Coastal Zone, Ward 9-3, SEQR Type II. Patricia O'Neill, applicant and owner.

[https://kingston-ny.gov/filestorage/8391/8415/35431/44522/44611/HAC 37 Adams St Application sbmtd 6.18.21.pdf](https://kingston-ny.gov/filestorage/8391/8415/35431/44522/44611/HAC%2037%20Adams%20St%20Application%20sbmtd%206.18.21.pdf)

[https://kingston-ny.gov/filestorage/8399/8491/8499/35761/44561/44608/HLPC 37 Adams St Application sbmtd 6.18.21.pdf2](https://kingston-ny.gov/filestorage/8399/8491/8499/35761/44561/44608/HLPC%2037%20Adams%20St%20Application%20sbmtd%206.18.21.pdf2)

11. #132 Lindsley Ave. General site improvements, adaptive reuse of existing mansion for hotel use including the installation of an ADA compliant ramp on the south side of the building, adaptive reuse of the existing carriage house for use as a 2-dwelling unit residence. SBL 56.28-1-4.2, Zone RRR, Coastal Zone, HLPC, HAC Coastal Consistency Review, Ward 8-3, SEQR Unlisted Action. Kristina Dousharm Architecture PLLC, applicant; 132 Lindsley Avenue LLC c/o Karl Slovin, owner.

[https://kingston-ny.gov/filestorage/8391/8415/35431/44522/44538/HAC 132 Lindsley Ave Application sbmtd 6.3.21.pdf](https://kingston-ny.gov/filestorage/8391/8415/35431/44522/44538/HAC%20132%20Lindsley%20Ave%20Application%20sbmtd%206.3.21.pdf)

[https://kingston-ny.gov/filestorage/8399/8491/8499/35761/44561/44570/HLPC 132 Lindsley Application sbmtd 6.3.21.pdf](https://kingston-ny.gov/filestorage/8399/8491/8499/35761/44561/44570/HLPC%20132%20Lindsley%20Application%20sbmtd%206.3.21.pdf)

HAC/HLPC DISCUSSION:

12. Hudson River Maritime Museum request for endorsement of the West Gallery building for the purposes of securing grant funding.

Adjourn HLPC Meeting: _____

Adjourn HAC Meeting: _____

Next Joint Meeting: August 5, 2021