

**BROOKLYN COMMUNITY BOARD 6
LANDMARK/LAND USE COMMITTEE
JULY 25, 2013**

ATTENDANCE:

PRESENT:

J. ARMER	P. BLAKE	W. BLUM
P. FLEMING	R. LEVINE	T. MISKEL
A. REEVES	M. SHAMES	E. SHIPLEY
B. STOLTZ	D. WILLIAMS	

EXCUSED:

G. KELLY	R. SLOANE
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ABSENT:

Y. GIRELA	S. MILLER	M. MURPHY
J. REISCHEL	R. RIGOLLI	L. SONES
E. SPICER		

GUESTS:

D. CARSON	D. EGRS	A. BRANDT
L. GAINES		

*****MINUTES*****

The meeting was called to order at 6:11pm. A motion was made to approve the minutes of the previous meeting held on June 27, 2013.

VOTE: 11.....YEAS 0.....NAYS 0.....ABSTENTIONS

MOTION PASSED

PUBLIC HEARING on 227 Clinton Street (BSA Cal. No. 169-13-BZ).

A Public Hearing was held on 227 Clinton Street.

Discussion and formulation of a recommendation on an application (BSA Calendar No. 169-13-BZ) submitted to the Board of Standards and Appeals on behalf of Joseph Schottland requesting a Special Permit to permit the legalization of an enlargement of a two-family residence in an R6 zoning district, which would allow the floor area on the property to exceed the floor area permitted under the district regulations by no more than 10%, at 227 Clinton Street (Block 297, Lot 5) between Amity and Congress Streets.

The hearing was followed by discussion. Motion was made by Jerry Armer, seconded by Bill Blum, to approve as presented.

VOTE: 7.....YEAS 6.....NAYS 0.....ABSTENTIONS

MOTION PASSED

A motion was made to send the Department of Buildings a letter expressing dismay at their processing of this and other applications. A discussion followed. Motion to be held over until the September meeting.

Presentation and review of a Certificate of Appropriateness application submitted to the Landmarks Preservation Commission for a rooftop addition, modification to existing rear yard addition, and excavation in rear yard at 288 Carroll Street (between Smith/Hoyt Streets), Carroll Gardens Historic District.

Bob Levine: Will parapet be raised? A. No.

Elizabeth Shipley: Was public notice sufficient? A. Yes, 200 fliers were distributed.

Bill Blum: Does the pool extend under the kitchen? A. Yes, the cellar will be excavated and the pool will extend under the first floor and the yard.

Bill Blum: It will be entirely underground? A. Yes

Pauline Blake: Your extension won't be taller than the others in the donut? A: Across the street and on 2nd Street, yes. * Note: John Hathaway challenged this assertion, arguing that there are no other extensions close to the height of that proposed.

Jerry Armer: More concerned by the rear extension than the roof extension. The rear extension is too modern for the district. It's too stark and references no traditional or historic elements.

Bill Blum: Given that the homes on the opposite side of the donut are not in the district, it seems absurd to protect the sanctity of half a donut.

Pauline Blake: I think it is too modern.

Bob Levine: Fenestration could be altered to be less modern, as could the railing.

Allison Reeves: I have no issues with the materials or the glass railing – also the neighbor's extension is quite modern – but I think it is too tall.

A motion was made by Jerry Armer to recommend additional approval with the following conditions:

1. Change color of roof addition to something darker.
2. Alter fenestration on rear extension to something more historic.
3. Change rear extension railing to black vertical railing.

MOTION PASSED: UNANIMOUSLY

Presentation and review of a revised Certificate of Appropriateness application submitted to the Landmarks Preservation Commission for alterations to the storefront, including new entrance, reconfiguration of storefront fenestration and alteration to building façade at 288 Court Street (between Kane/Degraw Streets), Cobble Hill Historic District.

Bob Levine: Do you still plan to install an awning? A. No we withdrew that.

Jerry Armer: All the storefronts have dark storefronts. Yours will stand out if not painted/coated a dark color. A. Yes. You suggested that before.

Bob Levine: I prefer a painted kneewall to exposed brick.

Jerry Armer: Are you backlighting the signage? A: No – no lighting at this time.

Jerry Armer made a motion to recommend conditional approval:

1. Mullions to be a dark color.
2. Future lighting to be extended gooseneck style.

MOTION APPROVED: UNANIMOUSLY

Continued review of a Certificate of Appropriateness application submitted to the Landmarks Preservation Commission for the addition of a two-story rear yard addition with balcony at 408 Henry Street (between Baltic/Kane Streets), Cobble Hill Historic District.

The discussion was lovely. Peter Fleming made a motion to accept as presented.

MOTION PASSED: UNANIMOUSLY

Presentation and consideration of a request on behalf of 493 5th Avenue Food Corp. dba Keyfood Supermarkets to legalize the construction of a sidewalk enclosure at 493 5th Avenue (northeast corner 12th Street/5th Avenue).

Applicant stated they did not notify neighbors.

Bill Blum made a motion to table the application until the community has been notified.

VOTE: 10.....YEAS 0.....NAYS 1.....ABSTENTION
MOTION PASSED

There being no further business to come before the committee, a motion was made to adjourn. The motion passed unanimously.