

**VILLAGE OF NISSEQUOGUE**  
**ARCHITECTURAL REVIEW BOARD**

**MINUTES**

**November 28, 2022**

**7:00 p.m.**

Those Present:

Susan Faulhaber, Chairperson  
Susanna Charbin  
Ronald Rothman  
Desmond Ryan  
Herta Walsh, Secretary

Absent: Richard Barbato

**OLD BUSINESS**

**NONE**

**NEW BUSINESS**

CORDWOOD PATH LLC – Gate Road Subdivision #2, Lot #2

Mr. Augie Malandrucolo, of Island Builders was present to review the application. Upon review it was determined that there were minor architectural details that must be indicated on revised plans. A motion was made by Susan Faulhaber, seconded by Ron Rothman to approve the application subject to the receipt of such revised plans. Motion passed unanimously.

TALBOT – 317 Old Mill Road, solar panels on new construction

Mr. & Mrs. Talbot were present to review the application. A motion was made by Susannah Charbin, seconded by Susan Faulhaber to refer the application to the Building Department for denial due to proposal for solar panels on the front of the structure. Motion was passed unanimously.

KNOTT – 650 Horse Race Lane, prefab garage on existing slab

Mr. Chris Knott was present for review of application. The material for the prefab garage walls is T-111. The Board found this material inferior; of poor quality. Applicant will be sent a list of approved materials.

Proposed slab floor is 400 sq ft, ZBA in their variance granted 280 sq ft.  
A motion was made by Desmond Ryan, seconded by Susan Faulhaber to refer the applicant to the Building Department for denial and referral to the ZBA.

GROBER – 27 Woodcrest Drive, covered front porch

Mr. Peter Verdone Senior and Junior were present to review the application.  
Applicants have submitted samples of siding. Applicants agreed that the sample they labeled “second choice” being Hardie Shingle is the best choice.  
A motion was offered by Desmond Ryan, seconded by Ron Rothman to approve the application subject to the use of Hardie Shingle and if applicant decides to use another siding, they must return to the ARB for approval of different siding material. Motion passed unanimously.

**REVIEW AND APPROVAL OF MINUTES October 24, 2022**

A motion was offered to approve the minutes of October 24, 2022 by Susannah Charbin, seconded by Desmond Ryan and unanimously approved.

**NEXT MEETING WILL BE January 30, 2023**