

Sarah Palermo

From: Martin Dolan <martinwdolan@yahoo.com>
Sent: Thursday, June 17, 2021 6:30 PM
To: Sarah Palermo
Cc: pgaitojr@pfga.net; mmonxhwedey@nygisgroup.com; Charles Kerecz
Subject: Submission Review comments requested.

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[EXTERNAL] This email is from outside the Village of Irvington- Please use caution when opening links and attachments!
Thanks for this. New owner Charles Kerecz is cc'd.

Responses:

1. What approvals are being sought.

Approvals are being sought for the wood lattice fences, wooden decks, metal deer fences, and the wooden lattice manual Hudson Road driveway gate. The Clifton Place gate will be taken down and a new, separate file will be introduced at a later date for an electronic gate.

2. Why were different types of fences installed.

Deer fences were originally installed more than 15 years ago. On most of the eastern and western borders there was/is sufficient sunlight; foliage screening was possible, and the metal/plastic deer fences were more or less invisible, not objectionable stylistically for an historic home protected by the NTHP.

There is however significant on-street parking for the tennis courts on Clifton Place and on Hudson Road West which imposes on the privacy of the property so bamboo was added in certain locations. When 1 Clifton Place became the residence of the Mercy College President it was also common for college visitors to enter the yard, so trellis fences were added at this corner. On the subject, a root cause is that it is not logical that Hudson House/Ardsley Country Club tennis parking should be "off property". The Village of Irvington theory of water and autumn leaves is that each property owner should be responsible for drainage and on-site leaf mulching, it is not correct that one neighbor should regularly use 30 to 40 off-property parking spots which impact on the privacy of other neighbors. When Hudson House and Ardsley Country Club act responsibly and can host their own parking, some of the 2 Clifton Place privacy issues will be remediated and bamboo can be removed from the deer fences. In the meantime, rather than making a fuss and causing stress for ACC and Hudson House, it was easier to add a bit of bamboo here and there. Part of the fence by the tennis courts was in fact paid for by Hudson House.

On the southern and northern borders there remained regular unwanted encroachment/trespassing from the annual 6,000 Tennis court visitors, college students, Hudson House residents. It is also impossible under the higher specimen tree canopies to grow sufficient foliage to hide plastic/metal deer fencing, which would not be appropriate for a NTHP home. In addition, the diagonal parking spots along Hudson Road required/require full screening. There is also a municipal mini-dump at the top end of the diagonal Hudson Road parking spots, this is used for 4 am to 6 am street sweeping debris dumping as well as regular intermediate piling of leaves, branches, and other municipal garbage - at the end of the driveway of a NTHP home.

The plan is to have all fences become either wooden lattice fences without bamboo (once / if privacy issues are resolved) or wire / metal deer fences if sufficient foliage is possible. All of these fences will be height compliant.

3. Approvals from NTHP.

The NTHP has approved of all fencing/decking plans at 2 Clifton Place. The NTHP has inspection rights annually and regularly inspects and approves any changes/improvements. Documentation will be sent under separate cover.

4. Historic home considerations

Yes, this is why wood/lattice fences were put in in places visible to the eye.

martinwdolan@yahoo.com

On Thursday, June 17, 2021, 03:52:33 PM EDT, <noreply@eproertyportal.com> wrote:

Your comments are requested for the below board submission. Plans will be delivered shortly.
Please add comments to the submission below:

Municipality : Irvington

Reference number: 471

Job location : 2 CLIFTON PL [SBL:2.160-70-3]

Type of work : ARB Approval

Department/Agency : Buildings,

Comments : To better review your application and prepare for your meeting to the Architectural Review Board below is a request for additional clarification and / or documentation requested by Architectural Review Board Member Hargraves. If possible please provide any additional information requested by the end of next week for the Building Department to distribute to the Architectural Review Board to review. Thank you 7. 2 Clifton Place - Please provide a letter or summary explaining what approval is being sought, and what exactly is being proposed or seeking to be legalized for the following types of fences depicted in the drawings: A. Metal deer fence B. Metal/bamboo deer fence C. Wood lattice fence D. Wood lattice/bamboo fence If they are existing, when were they installed and why were 4 types of fences installed? Why is bamboo introduced? Are all four types of fences 6 ft in height? Also, are there one or two metal/bamboo gates installed? Is the applicant seeking approval for both? Are they both 6 ft in height? Is the applicant seeking approval for the wood deck? Lastly, Villa Nuits is an historic property listed on the National Register. Please provide evidence that the National Trust for Historic Preservation has been notified or has given approval for these fences and/or gates? Please provide evidence that the Village BOT has been notified of this application in light of the significance of the property? Regardless of whether approval is needed from the National Trust, was any consideration given to the historic property when selecting the types of fences and gates to be installed?