



Town of East Hampton
Architectural Review Board
159 Pantigo Road, East Hampton NY 11937

Date: *July 9, 2020*
Time Started: 4:00pm

Members Present (via Videoconference):

Betsy Petroski, Chairman
Peter Gumpel, Vice Chairman
Dianne Benson, Member
Esperanza Leon, Member
Chip Rae, Member

Also Present:

NancyLynn Thiele, Assistant Town Attorney

TO APPLICANTS: Commencement of any project shall not commence until a Building Permit is issued by the Building Department of the Town of East Hampton following approval from the Architectural Review Board of the Town of East Hampton.

REGULAR MEETING:

- Chairman Opens the Meeting
- Approval of Minutes –

Chairman Petroski made a motion to approve the minutes from the June 25th, 2020 ARB meeting. Vice Chairman Gumpel seconded, and all members were in favor.

- Applications
- New Business
 - a) Certificate of Occupancy
- Chairman Closes the Meeting –

Chairman Petroski made a motion to close the meeting of July 9th, 2020. Vice Chairman Gumpel seconded, and all members were in favor.

Business Sign:

**Red Door Grill
c/o: Ocean Graphics
74 Montauk Highway, Unit 21
East Hampton, NY**

**SCTM#: 300-197-2-10.1
354 Montauk Highway
Wainscott, NY**

Member Leon made a motion to accept this application as submitted with the understanding that the wattage of the proposed lighting will be reduced to 25 watts each. Vice Chairman Gumpel seconded, and all members were in favor.

**Allegiance Personal Training
c/o: Katherine Mitchell
289 Springs Fireplace Road
East Hampton, NY**

**SCTM#: 300-119-5-8.4
289 Springs Fireplace Rd.
East Hampton, NY**

Member Rae made a motion to approve this application as submitted. Member Leon seconded, and all members were in favor.

Fences, Walls, & Berms:

**Bernarda Beltre
69 Gardiner Ave
East Hampton, NY**

**SCTM#: 300-76-2-6
69 Gardiner Ave
East Hampton, NY**

This application has been postponed until the next meeting.

**James Ratner
c/o: Ramon Chavez Martinez
P.O. Box 426
East Hampton, NY**

**SCTM#: 300-189-4-6
327 Further Lane
East Hampton, NY**

Member Benson made a motion to approve this application as submitted. Member Rae seconded, and all members were in favor.

**Robert J. Gerbino
c/o: Ramon Chavez Martinez
P.O. Box 426
East Hampton, NY**

**SCTM#: 300-172-3-38.7
3 Old Station Place
Amagansett, NY**

Member Benson made a motion to accept this application as submitted with the understanding that the driveway will be reconfigured to accommodate the 18' wide driveway gate. Vice Chairman Gumpel seconded, and all members were in favor.

Steven Garten
c/o: Ramon Chaves Martinez
P.O. Box 425
East Hampton, NY

SCTM#: 300-113-1-2.03
6 Old Pine Drive
East Hampton, NY

Chairman Petroski made a motion to approve this application with the understanding that the opening between each picket will be 2.5-inches. Member Benson seconded, and all members were in favor.

Joel Zychick
251 Bluff Road
Amagansett, NY

SCTM#: 300-172-11-7
251 Bluff Road
Amagansett, NY

This application has been tabled for further review.

7 Sally's Path LLC (*Modification*)
c/o: Mark Cardone
2313 Sound Avenue
Baiting Hollow, NY

SCTM#: 300-91-1-16.40
11 Timber Lane
East Hampton, NY

Member Leon made a motion to approve this application for 8-foot fencing beyond the front face of the house to the rear yard and 6-foot fencing in the front yard.

Extension of Time:

Montauk Manor Condominium
c/o: Marc H. Schneider, Esq.
666 Old Country Road, Suite 412
Garden City, NY
Resolution Date: July 27, 2017

SCTM#300-27.2-1-1 & 2
236 Edgemere St.
Montauk, NY

Chairman Petroski made a motion to approve this extension of time. Member Leon seconded, and all members were in favor.

Sean MacPherson
c/o: Britton Bistran
P.O. Box 2756
Amagansett, NY
Resolution Date: April 14, 2016

SCTM# 300-32-6-3
139 DeForest Road
Montauk, NY

Member Rae made a motion to approve this extension of time. Vice Chairman Gumpel seconded, and all members were in favor.

Issuance of Certificate of Occupancy:

Sean MacPherson
c/o: Britton Bistran
P.O. Box 2756
Amagansett, NY
Resolution Date: April 14, 2016

SCTM# 300-32-6-3
139 DeForest Road
Montauk, NY

This application has been tabled by the agent.

Fieldstone at East Hampton, LLC
515 Montauk Highway
East Hampton, NY
Resolution Date: February 27, 2020

SCTM#: 300-169-3-1
515 Montauk Highway
East Hampton, NY

Vice Chairman Gumpel stated that this application is ready for a Certificate of Occupancy. Member Leon seconded, and all members were in favor.

Beach Lane Holding, LLC
84 Beach Lane
Wainscott, NY
Resolution Date: March 14, 2019
August 22, 2019

SCTM#: 300-200-02-19
84 Beach Lane
Wainscott, NY

Member Benson stated that this application is ready for a Certificate of Occupancy. Member Leon seconded, and all members were in favor.

7 Sally's Path LLC
c/o: Mark Cardone
2313 Sound Avenue
Baiting Hollow, NY
Resolution Date: November 14, 2019

SCTM#: 300-91-1-16.40
11 Timber Lane
East Hampton, NY

This application has been tabled.

The HBBT Trust – Papile Accountancy, Inc.
c/o: Bulgin & Associates, Inc.
199 Mariner Drive, Suite 5
Southampton, NY 11968
Resolution Date: September 28, 2017

SCTM# 300-118-1-12.74
400 Hands Creek Rd
East Hampton, NY

This application has been tabled.

Hartman's Briney Breezes
c/o: Tara Burke, Lighthouse Land Planning, LLP
P.O. Box 5030
Montauk, NY
Resolution Date: March 12, 2020

SCTM#: 300-71-2-10
693 Old Montauk Highway
Montauk, NY

Chairman Petroski stated that this application is ready for a Certificate of Occupancy. Vice Chairman Gumpel seconded, and all members were in favor.

Main Street Tavern LLC
c/o: Tara Burke, Lighthouse Land Planning, LLP
P.O. Box 5030
Montauk, NY
Resolution Date: March 12, 2020

SCTM#: 300-171-1-14
177 Main Street
Amagansett, NY

April 9, 2020
April 23, 2020 (Modification)
May 14, 2020
May 28, 2020 (Sign)

Vice Chairman Gumpel stated that this application is ready for a Certificate of Occupancy so long as the Building Department verifies that the light fixtures on the front façade are dark sky compliant. Member Rae seconded, and all members were in favor.