

MINUTES

The regular meeting of the Historic Preservation Commission of the Town of Saugerties was held on 20 October 2008.

Present: Barry Benepe; Josh Randall; Michael Sullivan Smith; Susan Poretz; Myles Putman; Leeanne Thornton and Kate Kane, Secretary.

Additional Attendees: Theresa Duschane, Audrey Klinkenberg

Barry opened the meeting at 7:10 p.m.

1. Minutes of September 15, 2008: Audrey said that she did not vote on the motions and should not be listed as having done so. Myles said that the word "Fauns" in the minutes was incorrectly spelled and should be written "Fawns". Josh made a motion to accept the minutes as corrected. Michael seconded. Josh: aye; Michael: aye; Susan: aye; Barry: aye, Myles: aye. Motion passed.

2. Name for the Proposed Blue Mountain Historic District: Barry said that it was confusing to include Blue Mountain Road since the district wouldn't include the entire road length. Michael said that the reservoir was a more central feature and that it is recognizable on internet map search engines. Josh said that the name should include a reference to the church. Barry suggested, "Blue Mountain Church / Reservoir Historic District". Audrey said that that name sounded confusing and suggested, "Blue Mountain Church, Blue Mountain Reservoir Historic District". Myles suggested "Blue Mountain Crossroads". Following discussion, Myles made a motion to name the district "Blue Mountain Crossroads Historic District". Michael seconded. Josh: aye, Myles: aye, Michael: aye, Barry: aye, Susan: aye. Motion passed unanimously.

Josh said that the real property information that he gave to Commission members could be used to cross reference the properties with the map that Myles had created. Michael asked if the district would follow the 400 FT. setback or if all properties located on Blue Mountain Church Road would be included (including those located within the setback area such as Lot 22). Josh said that they should be included, as other properties considered part of the district (such as Lot 4) were included that were also located within the setback. Barry said that if a public hearing were to be scheduled, that several months would be needed to gather sufficient photographs of all of the houses located within the proposed district. Theresa offered to help take photographs.

Michael asked if Lot 12 should be included as it appeared to be common property or a vacant lot. Barry asked if the parcel was owned by the church. Josh said that it was, according to the real property data. Barry said that it should then be included so that a proper development would be built on it, were it to be developed.

Barry said that photographs and text should be combined in the documentation. Josh said that a standardized form (of the type that the state and federal historic registers use) would be helpful. Barry said that the Main Street Historic District in the Village of Saugerties could be a model. Barry asked Josh if he could develop more information on the houses in the proposed district. Barry asked Michael and Myles if they could create a list of map sources for Saugerties.

3. Victor and Sue Sachar Property: Barry said that he had not written a letter to Victor and Sue Sachar because their house might not be a Cockburn house. Audrey presented the information that she had found on the history of the property. She said that she could easily go back, through title searches, to the 1820s and that she went to probate court and found that Anne Cockburn and her children were living at the property in 1850. Anne Cockburn was Anne Kiersted prior to marrying Alexander Cockburn, the oldest surviving son of William. ~~Anne had sold seven acres of land to Johannes Snyder in 1741.~~ Audrey reminded Commission members that the keystone at the property had included the initials ^W "J.S." and the date "1742". Audrey said that property deeds following 1862 showed the land having changed ownership from ^{Audrey} Loretta Trumbour (granddaughter of William Cockburn) to Gerhard Fast to John Fast to Sauer to Sachar.

Barry asked if the Commission should seek the property and the barns around it for designation. Josh said that the house and barns were all a part of the Sauer enterprise. Michael said that the Commission needed to look at the property and determine the proximity of the barns to the house. Barry suggested calling the property the "Johannes Sauer Property" or the "Snyder Cockburn House". Barry asked if the Commission was ready for a hearing on this in November. Michael suggested that the Commission take the time to get this one right. Barry asked Audrey if she would continue her inquiry into the property records and historical ownership of the house. He asked Michael if he would research the architectural style of the home, including the full-height corner windows and bluestone lenticels.

Barry said that he had received a letter from Victor Sachar following his visit to the Commission in September that asked if his property taxes would increase with an historic property designation. Barry said that he responded "no" and that improvements made to the home with a Certificate of Appropriateness were excluded from future assessments.

Susan said that Audrey would be conducting, and that she would be listening, to an oral history with Joe Sauer.

4. Stone House Tour: Barry introduced Theresa Duschane to the Commission members and said that she had come to the Commission following conversations with Susan and Audrey. Susan said that Theresa was going to be assisting with the creation of a brochure for the self-guided (automobile) tour. Theresa added that the information that she collected would become part of a presentation that she would give as part of a class that she was enrolled in at

SUNY-Oswego. She said that since the Commission had identified 68 stone houses that it would be helpful to narrow down the list for a PowerPoint presentation – since the pictures and text needed to accompany each house would be extensive. Barry suggested that the Commission could look at 30 of the houses that are visible and narrow down the list to the “best of the best”. Susan said that it might be a good idea to include other houses that are in the area since the tour takers might be interested in seeing other homes nearby. Barry said that this was a good idea. Theresa asked Commission members if they would generally all agree on a “Top 10” list of houses. Commission members thought that they probably would feel similarly about the top ten in the area.

Barry asked Susan how many responses she had received to the letters sent to homeowners requesting the inclusion of their property in the tour. Susan said that she had received ten responses and of those, only two asked not to be included. She added that some of the properties were not as ideal for inclusion in the tour, since they are visible from the road. She said that ideally she would choose amongst properties that aren't visible from the road for the tour. Barry suggested that Susan contact Jamie Fine to see if she needed to obtain insurance for the one-day garden tour event that she organizes.

5. Niger Road: Barry said that he would also like to schedule a hearing for historic roads but that Myles and Josh needed to meet with Bernie to discuss the road name and its history before that could happen. Barry asked Myles if there were any updates on this item. Myles said that he didn't know that Niger Road would be an agenda item and that he had been working on Blue Mountain Church Road instead.

Barry suggested deferring on this agenda item and also the Tobias and Christian Meyer Houses (item 6), the proposed Fish Creek Historic District (item 7) and proposed meeting with the Village Historic Review Board (item 8) until the next meeting. He added that the Commission did need to act on the Meyer house since it is currently for sale. Michael said that a hostile designation may be necessary. Barry said that the designation would probably not be hostile, as he had been in contact with the home's current owner.

Barry said that what was needed for the next meeting was to notify property owners along the Niger Road and for Myles and Josh to obtain photographs of the houses. Leeanne said that it was probably best to focus efforts of the Commission on one project at a time – that the Blue Mountain Crossroads Historic District would require notifications, hearings, etc. Michael added that the Commission needed to GPS old carriage roads in the Town. Barry asked him to spearhead that effort.

6. Budget 2009: Barry handed out copies of a budget that he had drawn up to Commission members. The budget called for an overall increase in the budget for the Historic Preservation Commission. Leeanne said that the Town was looking for a zero percent increase in taxes for next year and that costs have

already increased significantly for services such as snowplowing due to increased fuel prices. She said that the budget was unlikely to be approved as written. Barry said that the Commission could continue to discuss the budget at the next meeting.

2009 \$3500

Josh made a motion to adjourn. Myles seconded. All unanimous. Meeting adjourned at 9:22 pm.

The next Commission meeting will be held at 7 o'clock in the Town of Saugerties' Building Department Conference Room Monday, November 17, 2008.

Kate Kane