

**Landmarks Preservation Commission Meeting**  
**Village of Baxter Estates**  
**315 Main Street, Port Washington, New York**  
**May 16, 2019**  
**7:30PM**

**Meeting Minutes**

**Present:** Dr. Peter Salins, Chairman  
Michael Marmor, Commission Member  
Steven Maun, Commission Member  
Alyce O'Rourke, Commission Member  
Anne Shkuda, Commission Member  
Christopher J. Prior, Esq., Village Attorney  
Christina R. Kiernan, Village Clerk-Treasurer

**Also Present:** A. Thomas Levin, Attorney for the Applicant; Frank Genese and Hyunsoo Lee of N2 Design + Architecture PC, Architects for the Applicant; Damon Scott, Landscape Architect for the Applicant; Robert Barbach, Village Superintendent of Buildings; Marilyn Sacrestano; James Sacrestano; Kathryn Coley; Jill Burk; Christina Claus, Port Washington News; Steve Stulbaum; Douglas Baldwin; Chen Chi Shih, and John Nugent, Port Washington Times.

**Chairman Dr. Peter Salins opened the meeting at approximately 7:30 pm with the Pledge of Allegiance and a verification of a quorum.**

1. Approval of Meeting Minutes of the April 11, 2019 LPC Meeting

On motion by Anne Shkuda, seconded by Michael Marmor, the minutes of the April 11, 2019 Landmarks Preservation Commission Meeting are approved as circulated by Clerk Kiernan.

2. Continuation of the Application to the Landmarks Preservation Commission of Hueiyn Sabrina Wu, owner of premises at 15 Shore Road, Port Washington, NY 11050, also known as Section 5, Block 5, Lot 61, on the Nassau County Land and Tax Map, located in R-A zoning district, for Landmarks review of proposed new construction in Historic Site and Site Plan approval of proposed new single family home pursuant to Village Code Section 147-1(A).

The Chairman stated that although the Public Hearing for the Application had been closed on April 11, 2019, the verbatim transcript made both during and after the close of the Public Hearing held on April 11, 2019, including public comment following the close of the Hearing, is annexed to and made part of the minutes of the April 11, 2019 meeting, and shall be deemed a part of the record of the proceedings for the Application. The Chairman noted that a verbatim transcript of the May 16, 2019 meeting was also being made. Said transcript is annexed to and incorporated into these minutes, and made a part of the record of the proceedings.

The Commission then discussed the Application of Sabrina Wu, owner, with regard to the premises at 15 Shore Road, based upon the discussions during the public hearing and public meeting on April 11, 2019. At the request of the Chairman, counsel to the Commission had prepared for the Commission's review a draft decision granting the application with conditions based upon the record of the public hearing and public meeting on April 11, 2019. The Commission considered the draft decision.

**Executive Session**

At 8:25 PM, on motion of Anne Shkuda, seconded by Michael Marmor, and unanimously carried, the Landmarks Preservation Commission entered into Executive Session to seek advice of counsel.

At 8:55PM, Chairman Salins announced that Executive Session had concluded and that no action was taken.

3. Decision of the Landmarks Preservation Commission of the Village of Baxter Estates - Application to the Landmarks Preservation Commission of Hueiyn Sabrina Wu, owner of premises at 15 Shore Road, Port Washington, NY 11050 under Village Code Section 118-6 for Proposed New Single Family Home on Historic Site

On motion of Anne Shkuda, seconded by Alyce O'Rourke, it was unanimously RESOLVED to adopt the written Decision with respect to the Application of Sabrina Wu, under Village Code Section 118-6 for Proposed New Single Family Home on Historic Site, heard by the Commission on April 11, 2019 and May 16, 2019, in the form prepared by the Village Attorney, with manual modifications thereto as proposed by the Commission members.

4. Decision of the Landmarks Preservation Commission of the Village of Baxter Estates as Board of Jurisdiction - Application of Hueiyn Sabrina Wu, owner of premises at 15 Shore Road, Port Washington, NY 11050 under Village Code Section 147-1(A) for Site Plan Approval

On motion of Steve Maun, seconded by Alyce O'Rourke, it was unanimously RESOLVED to adopt the written Decision with respect to the Application of Sabrina Wu under Village Code Section 147-1(A) for Site Plan Approval, heard by the Commission as Board of Jurisdiction on April 11, 2019, in the form prepared by the Village Attorney, with manual modifications thereto.

There being no further business before the Board, on motion of Anne Shkuda, seconded by Steve Maun, it was unanimously RESOLVED that the meeting be and hereby is adjourned at 9:30PM.

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Chrissy Kiernan, Village Clerk-Treasurer  
Clerk to the Commission