



March 24, 2020

ARCHITECTURAL REVIEW BOARD MEETING NOTIFICATION

Dear Chautauquan,

The owners of 28 Janes Avenue (Chautauqua Association of The Disciples of Christ) are coming before the Architectural Review Board with plans to construct a new deck on the easterly side of the Guest House spanning across the eastern property line in common ownership and attaching to the structure located at 32 Janes Avenue. The south edge of the proposed deck would start 3'-8" from the south property line along Janes Ave. and would extend all the way to the north property line between the two structures. This project requires an Architectural Review Board review.

The proposed project includes a request to the administrator for a license to encroach upon Chautauqua Institution Property for the construction of a semi-pervious paver ramp leading up to the new deck, and to install a 100% pervious grass-pave product partially on Chautauqua Institution property along Janes Avenue that would replace the existing asphalt paving,

Variances/Requests being considered:

1. Encroach upon Chautauqua Institution property with a 100% pervious grass-paver product that is proposed to be installed along Janes Avenue;
2. Construct a new deck that would cross the property line in common ownership (ALU Section 5.4);
3. Construct a new deck that would encroach upon the required 6' setback from the southerly (Janes Avenue) property line (ALU Section 4.3.6);
4. Construct a new deck that would encroach upon the required 10' rear yard (northerly) setback from the property line (ALU Section 4.3.6);

PO Box 28
Chautauqua, New York 14722
716.357.6245 / 716.357.9014 (fax)
jshedd@chq.org

5. Any other variances or special requests that are required and discovered in the process of review and discussion of the proposed project.

You are receiving this notification because your property is within 150' of the proposed project site.

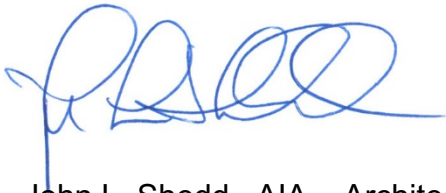
Plans for this project may be reviewed in the office of the Administrator of Architectural and Land Use Regulations in the Colonnade Building or online at <https://chq.org/about-us/property-construction-resources#arb-notices-minutes>.

The Architectural Review Board will meet on Thursday April 30, 2020 at 1:30 PM at Turner Community Center in the first-floor conference room to review this request (*Due to the coronavirus restrictions, the meeting may change to a video conference meeting...we will update the meeting status on our website and send updates to the recipients as we decide*).

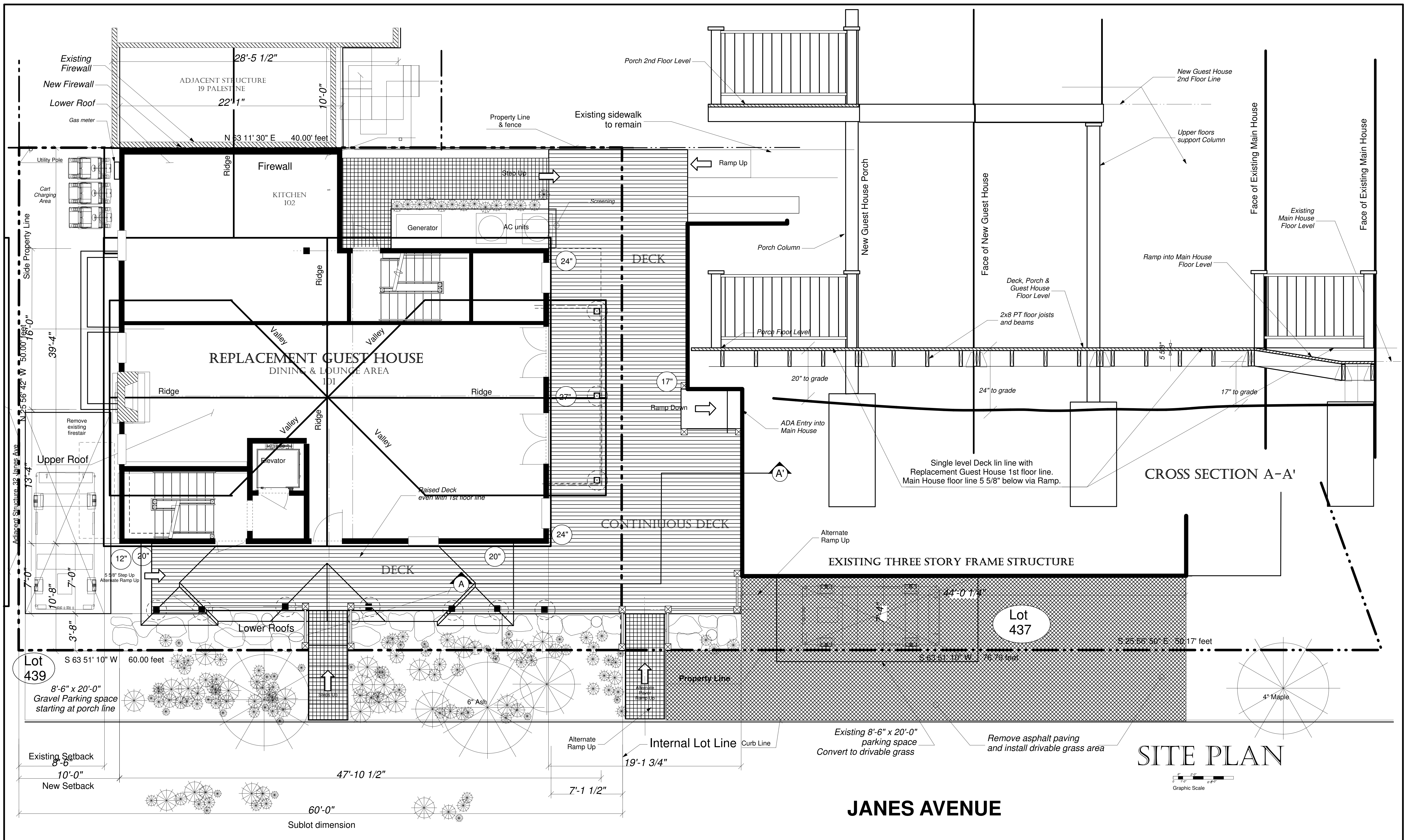
Please submit any comments that you may have in writing for the Architectural Review Board's consideration. E-mails are preferred and may be submitted to John Shedd at arb@ciweb.org until 12:00 noon on April 29, 2020.

Sincerely,

CHAUTAUQUA INSTITUTION



John L. Shedd, AIA – Architect
Vice President of Campus Planning and Operations/
Administrator of Architectural & Land Use Regulations



NOTES:
 1. Issued for Chautauqua Institution Certificate of Compliance submittal and Town of Chautauqua permit application only.
 2. R1 Occupancy, transient occupancy
 3. 9/18/2018, Revise window well & windows for parking space depth

CODE ANALYSIS PERMITTED AREAS

Property Size, 3 parcels = 6,054.84 SF Total
 Lots 438 & 439 0.069 Acres
 Lot 437 0.07 +/- Acres

Reference Site Survey prepared by
 Michael D. Masters, Licensed Land Surveyor
 Dated October 20, 2010

ISR Calculation
 6,054.84 sf total site area
 Replacement House footprint - 1,473.00 sf
 Existing Main House footprint - 1,648.00 sf
 Replacement Porch & Sidewalk paver 256.00 sf x 80% = 204.8 sf
 Install gravel sidewalk on North Sidewalk
 West window well fit @ 100% porous gravel
 Remove existing asphalt parking area & replace w/ drivable grass
 Main semi-permeable patio area and
 Kitchen Paver Patio 544 sf + 169 sf = 713 sf x 80% = 570.40 sf
 Total Impervious Area 3,896.20 sf
 Total Impervious Coverage Area: 3,896.20 sf / 6,054.84 sf total site area = 64.34%
 Total allowable Neighborhood Traditional District Impervious coverage percentage 65%

ALTERNATE DECK PLAN

Drawn: April 15, 2019
 Revised:

3647 Wall Street
 Mayville, New York 14757
 716 581-0486

Lauscher Design, LLC

Chautauqua Institution, New York

Disciples of Christ

C3

SITE PLAN

