

SUBMISSION REQUIREMENTS FOR LARGE SCOPE PROJECTS

Definition of a Large Scope Project: New buildings or modification(s) of existing buildings, including, but not limited to: the construction, reconstruction, replacement or alteration of any building or structure which after said construction, reconstruction, replacement or alteration will cause changes to the height, bulk, mass, square footage, footprint, roof structure, attached porch or deck. This shall include any unattached accessory structure such as a shed, playhouse, pool house, garage, greenhouse or other structure which use is incidental to the principal building.

Applicant Name: Micheal Lewis Architects PC Date Filed 7/28/22

Property Address: 24 Eldredge Place, Dobbs Ferry, NY 10522

Check Application Type (may be more than one):

☐ New Building ☒ Altered Building ☐ Accessory Building ☐ Porch or Deck

Description of Proposed Work:

A copy of this completed form is to be included as a cover sheet for submissions to the AHRB.

In the table below, please indicate the type of submission by checking the applicable box or boxes indicated. Items denoted • in the column below your project type are the minimum required items for a complete application to the AHRB. Please indicate the type of submission. Please indicate by initialing each box in the appropriate column confirming that the information has been submitted. Do not initial for items if they are not included.

The AHRB reserves the right to ask for any additional information as specified on this form, if not included in the initial application, and may deem the application incomplete and not ready for review until this information is included. Resubmissions should reflect all comments made at the previous meeting and should be indicated with a note or a bubble on the plan, and shall include any additional requested information.

Initial Below ↓	<input type="checkbox"/> 1 st Story Porch or Deck	<input type="checkbox"/> Accessory Building	<input checked="" type="checkbox"/> Altered Building	<input type="checkbox"/> New Building	<p>← Check Box (or Boxes) Above Appropriate Columns</p> <p>REQUIRED PLAN AND DOCUMENT SUBMISSION</p> <p>1 PDF & 2 Paper COPIES OF EACH ITEM (unless otherwise specified)</p>
ML	•	•	•	•	Proof of notification of the AHRB hearing to owners of properties within 200 feet of the subject property by certified mailing in the form of an affidavit as per 300-18 F (One copy only)
ML	•	•	•	•	Photo of subject property showing "Under AHRB Review" sign as per 300-28 G (2). (One copy only)

CONTINUED ON NEXT PAGE

	<input type="checkbox"/> 1 st Story Porch or Deck	<input type="checkbox"/> Accessory Building	<input checked="" type="checkbox"/> Altered Building	<input type="checkbox"/> New Building	
Initial Below ↓					
					← Check Box (or Boxes) Above Appropriate Columns
					REQUIRED PLAN AND DOCUMENT SUBMISSION
					1 PDF & 2 Paper COPIES OF EACH ITEM (unless otherwise specified)
ML	•	•	•	•	Aerial site location map noting proposed building site and all nearby existing buildings. (Google Maps satellite view may be used.)
ML	•	•	•	•	Current Survey
ML	•	•	•	•	Detailed 1/4" scale elevations <u>and</u> floor plans of <u>both</u> existing and proposed conditions.
ML	•	•	•	•	Material, finish and color schedule is included <u>on</u> submitted plans.
ML	•	•	•	•	Provide a note on plan indicating that all lighting shall comply with section 300-41
ML	•	•	•	•	Specification sheet for each new exterior light fixture.
ML	•	•	•	•	Site Plan
ML	•	•	•	•	Specification sheets for all new windows and doors.
ML	•	•	•	•	(One set only) of actual material, finish and color samples to be presented at AHRB meeting.
ML	•	•	•	•	Site location plan indicating proposed building site and all relevant buildings as noted in section: Appendix D- A (3)
ML	•	•	•	•	Topographical Site Plan for (but not limited to) context based bulk analysis as per section: Appendix D- A (6)
ML	•	•	•	•	Mechanical Equipment locations, including visual screening and sound attenuation provisions.
ML	•	•	•	•	Table of Zoning Calculations indicating compliance with Dimensional Tables, Appendix B
ML	•	•	•	•	Table of eave & ridge heights as noted in the Appendix B, Table B-7
NA	•	•	•	•	A scaled streetscape drawing, using the above information, showing the houses on the contiguous lots, facing upon the same street, as the subject property.
NA	•	•	•	•	Diagram of Sky Exposure Plane envelope as per section 300-17 (4) (F) and defined in 300-14
ML	•	•	•	•	Landscape Plan
ML	•	•	•	•	Sections through important elevations.
NA	•	•	•	•	Sections through typical trim at a scale to clearly show profiles, trims, corners and their sizes.
ML	•	•	•	•	Photos of streetscape
ML	•	•	•	•	Photos of all affected sides of existing structure and context.

Applicant Name: _____ Signature: _____ Date: _____
 By signing this form you are affirming that you have included all the required information listed above.

Complete application received by the Village of Dobbs Ferry, on behalf of the Dobbs Ferry AHRB by:

Name: _____ Signature: _____ Date: _____

Plan Submittal Form

Address: 24 Eldredge Place

Application #: A2022-0230

Project: Modifications to 24 Eldredge Place

Name: Michael Lewis Architects PC

Email: info@mlarchitect.com

Phone: 914-231-7700

Plans attached are being submitted for (check appropriate box):

- ☐ Building permit application 1 PDF copy & 2 paper copies ¼ scale
- ☐ Amendment to an application or permit, 2 sealed copies
- ☐ Final As Built to close permit, 1 sealed copy
- ☐ Final survey to close permit, 1 sealed copy

Plans attached are submitted at the direction of the Building Inspector for review by the following board (check all that apply):

- ☐ BOT- 1 PDF copy + 5 paper copies ¼ scale
- ☐ PB - 1 PDF copy + 4 paper copies ¼ scale
- ☐ ZBA - 1 PDF copy + 4 paper copies ¼ scale
- ☐ AHRB – 1 PDF copy + 2 paper copies ¼ scale

Received Stamp:



To: Dobbs Ferry Architectural and Historic Review Board

Date: July 28, 2022

Re: Proposed work - 24 Eldredge Place – AHRB – Application @ A 2022 - 0230

Dear AHRB Board Members,

On behalf of our clients, Richard Berry, Leon Ashkenazie and their three children, we are submitting this application for 1 story Bedroom and Bath addition of the single-family residence at 24 Eldredge Place.

As you can see on the drawings, the work consists of adding 1 story addition, The existing 1st floor is 1,407 SF, the additional building coverage is about 486 SF for a total of 1,893 SF (zoning allows 2,910 SF). The proposed total impervious coverage is appx 1,861 SF (zoning allows 5,820 SF). The proposed sitework includes a new entry configuration with minor re-grading and retaining walls.

The proposed building conforms to all zoning requirements for coverage, setbacks and height.


Materials – shown on architectural drawing A500 – Front Elevations

Existing – Red Brick (with some dark gray brick) clad house, windows, doors, all wood trim are the same light gray color.

Proposed Addition - windows, doors, all wood trim the same existing light gray color. Siding is a primed composite shiplap – color medium gray. Roof is same as existing roof. New retaining walls are “natural” (light gray) color.

Thank you in advance for your time and attention to the project and we look forward to seeing you at the AHRB meeting on 8.8.22

Sincerely Yours,



Michael B. Lewis
AIA, Leed AP

To: Building Department - Village of Dobbs Ferry, NY

Date: May 11, 2022

Project: Application A 2022 – 0230 - 24 Eldredge Place, Dobbs Ferry, NY –

Photos of all affected sides of existing structure

Photo A – Eldredge Place – Front Elevation – North Side



Photo B – Eldredge Place – Front Elevation – North Side



Photo C – Eldredge Place – Side Elevation – East Side – partial front



Photo D – Eldredge Place – Side Elevation – East Side – partial rear



Photo E – Eldredge Place – Rear Elevation (South), and Side Elevation (East)



Photo F – Eldredge Place – Rear Elevation (South), and Side Elevation (West – no work)



To: Building Department - Village of Dobbs Ferry, NY

Date: May 11, 2022

Project: Application A 2022 – 0230 - 24 Eldredge Place, Dobbs Ferry, NY –

Streetscape Photos

Photo 1 – Eldredge Place – Looking at 24 Eldredge Place



Photo 2 – Eldredge Place – Looking at 24 Eldredge Place



Photo 3 – Eldredge Place – Looking at 24 Eldredge Place



Photo 4 – Eldredge Place – Looking at 24 Eldredge Place – East Side



Photo 5 – Eldredge Place – Looking up Eldredge Place at 30 Eldredge Place



Photo 6 – Eldredge Place – Looking down Eldredge Place at 18 Eldredge Place



Photo 7 – Eldredge Place – Looking down Eldredge Place toward Broadway



Photo 8 – Eldredge Place – Looking across and up





Modifications to 24 Eldredge Place
Aerial Site Location Map

Michael Lewis Architects PC
145 Palisade St #307
Dobbs Ferry, NY 10522
914-231-7700 fax: 914-231-7701

Date: 5/11/2022
Scale: 1/8" = 1'-0"

Drawing No.
Fig. 1

SPECIFICATIONS

Light 1 - Pathway

Certifications/Qualifications

www.kichler.com/warranty

Dimensions

Height	21.00"
Length	6.00"
Width	6.00"

Electrical

Operating Voltage Range	12 VAC
Voltage	12V

Light Source

Lamp Included	Included
Lamp Type	T5
Light Source	Incandescent
Max or Nominal Watt	16.20
# of Bulbs/LED Modules	1

Mounting/Installation

Location Rating	CSA UL Listed Wet
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FIXTURE ATTRIBUTES




Housing

Primary Material	ALUMINUM
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Product/Ordering Information

SKU	15470AZT
Finish	Textured Architectural Bronze
UPC	783927323550

Finish Options

-  Centennial Brass
-  Textured Architectural Bronze
-  Textured Black



ALSO IN THIS FAMILY



15066BKT



15079BKT



15786CBRD



15478BKT



15478AZT



15476AZT

Exterior Light Spec's

SPECIFICATIONS

Light 2 - Step light

Certifications/Qualifications

www.kichler.com/warranty

Dimensions

Height 2.00"
Width 4.00"

Electrical

Operating Voltage Range 9-15 VAC
Voltage 12V

Light Source

Delivered Lumens 43
Lamp Included Integrated
Light Source LED
Max or Nominal Watt 0.86
Volt-Amperes (VA) 1.86

Mounting/Installation

Location Rating Wet

Photometrics

Color Rendering Index 80
Delivered Efficacy (Lumens/Watt) 50
Kelvin Temperature 3000K

FIXTURE ATTRIBUTES




Housing

Primary Material ALUMINUM

Product/Ordering Information

SKU 15764AZT30R
Finish Textured Architectural Bronze
UPC 783927460491

Finish Options

-  Centennial Brass
-  Textured Architectural Bronze
-  White



Featuring a thick, square polished pressed-glass shade suspended from a die-cast base, the modern Boxie's LED light source beautifully illuminates a space without calling attention to itself. It easily mounts to the ceiling or wall for ultimate flexibility. Available in two modern finishes and two sizes. Transition seamlessly from indoors to outdoors with Boxie Indoor fixtures.

Light 3 - Surface mount

Outstanding protection against the elements:

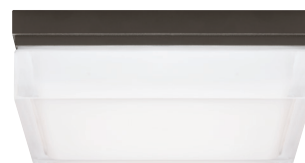
- Powder coat finishes
- Stainless Steel mounting hardware
- Impact-resistant, UV stabilized frosted acrylic lensing

Ceiling or wall mounting option

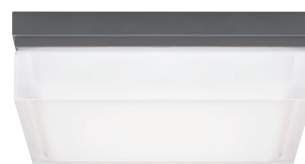
SPECIFICATIONS

DELIVERED LUMENS	1192 LED
WATTS	23 LED
VOLTAGE	120V/277V
DIMMING	0-10V, ELV, and TRIAC
LIGHT DISTRIBUTION	Symmetric
MOUNTING OPTIONS	Wall or Ceiling
CCT	3000K or 4000K
CRI	90+
COLOR BINNING	3 Step
BUG RATING	B1-U3-G1
DARK SKY	Compliant (Ceiling)
WET LISTED	IP65
GENERAL LISTING	ETL
CALIFORNIA TITLE 24	Can be used to comply with CEC 2019 Title 24 Part 6 for outdoor use. Registration with CEC Appliance Database not required.
START TEMP	-30°C
FIELD SERVICEABLE LED	No
CONSTRUCTION	Aluminum
HARDWARE	Stainless Steel
FINISH	Powder Coat
LED LIFETIME	L70; >60,000 Hours
WARRANTY*	5 Years
WEIGHT	8 lbs.

*Visit techlighting.com for specific warranty limitations and details.



BOXIE LARGE
shown in bronze



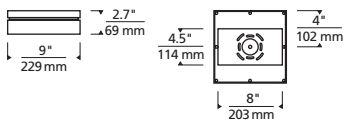
BOXIE LARGE
shown in charcoal



ORDERING INFORMATION

PRODUCT	SHAPE	CRI/CCT	FINISH	VOLTAGE
7000WBX	L LARGE - 9"	930 90 CRI, 3000K 940 90 CRI, 4000K INC INCANDESCENT	Z BRONZE H CHARCOAL	120 120V/277V

BOXIE LARGE WALL/CEILING

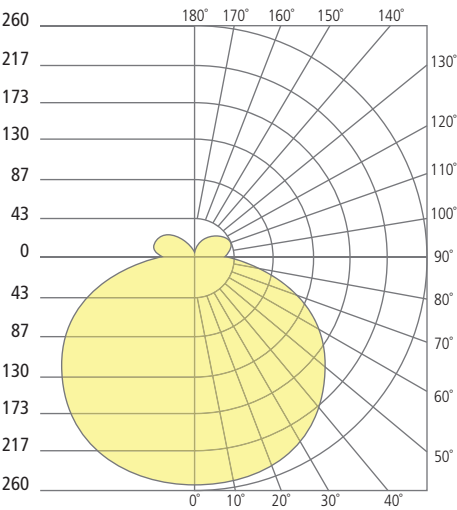


Boxie Large

PHOTOMETRICS*

*For latest photometrics, please visit www.techlighting.com/OUTDOOR

BOXIE LARGE
Total Lumen Output: 1192
Total Power: 23
Luminaire Efficacy: 51.8
Color Temp: 3000K
CRI: 90+
BUG Rating: B1-U3-G1



PROJECT INFO

FIXTURE TYPE & QUANTITY	JOB NAME & INFO	NOTES



VISUAL COMFORT & CO.

7400 Linder Avenue, Skokie, Illinois 60077

T 847.410.4400



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The Aspen outdoor wall sconce creates an elegant elongated column of beautifully diffused light. The Aspen is available in four sizes (8", 15", 26", 36") to meet architectural scale; ideal for wayfinding and general outdoor illumination. The Aspen features energy-efficient, fully dimmable integrated LED lighting. Available in three finishes, Bronze, Charcoal, and Natural Brass and four sizes.

Light 4 - Wall mount

Outstanding protection against the elements:

- Powder coat finishes
- Stainless Steel mounting hardware
- Impact-resistant, UV stabilized, frosted acrylic lensing
- IP65 Rated

SPECIFICATIONS

DELIVERED LUMENS	648
WATTS	22
VOLTAGE	Universal 120-277V, with integral transient 2.5kV surge protection (driver)
DIMMING	0-10, ELV
LIGHT DISTRIBUTION	Symmetric
MOUNTING OPTIONS	Wall
PERFORMANCE OPTIONS	In-Line Fuse / Surge Protector
CCT	2700K or 3000K
CRI	90+
COLOR BINNING	3 Step
BUG RATING	B0-U3-G1
DARK SKY	Non-compliant
WET LISTED	IP65
GENERAL LISTING	ETL
CALIFORNIA TITLE 24	Can be used to comply with CEC 2019 Title 24 Part 6 for outdoor use. Registration with CEC Appliance Database not required.
START TEMP	-30°C
FIELD SERVICEABLE LED	Yes
CONSTRUCTION	Aluminum
HARDWARE	Stainless Steel
FINISH	Powder Coat
LED LIFETIME	L70; >60,000 Hours
WARRANTY*	5 Years
WEIGHT	4.5 lbs.

* Visit techlighting.com for specific warranty limitations and details.



ASPEN 15
shown in charcoal



ASPEN 15
shown in bronze

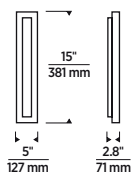


ASPEN 15
shown in natural brass

ORDERING INFORMATION

PRODUCT	CRI / CCT	LENGTH	LENS	FINISH	VOLTAGE	DISTRIBUTION	OPTIONS
7000WASP	927 90 CRI, 2700K 930 90 CRI, 3000K	15 15"	D DIFFUSE	Z BRONZE H CHARCOAL NB NATURAL BRASS	UNV 120V-277V UNIVERSAL	S SYMMETRIC	NONE LF IN-LINE FUSE SP SURGE PROTECTION LFSP IN-LINE FUSE & SURGE PROTECTION

ASPEN 15 WALL SCONCE

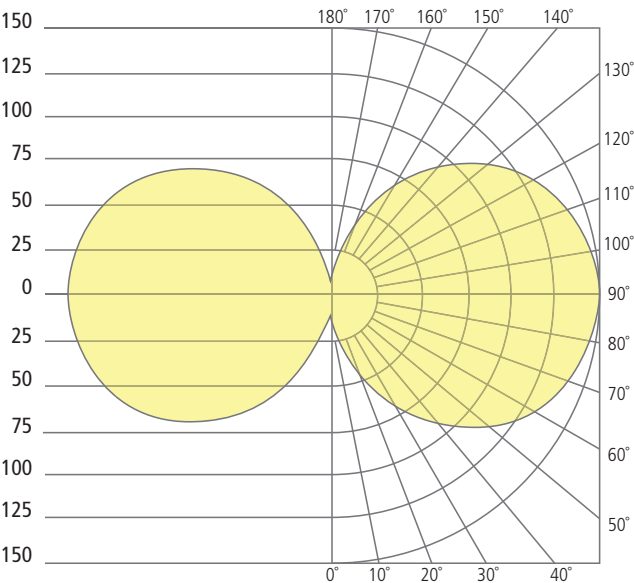


Aspen 15

PHOTOMETRICS*

*For latest photometrics, please visit www.techlighting.com/OUTDOOR

ASPEN 15
Total Lumen Output: 648
Total Power: 22
Luminaire Efficacy: 29
Color Temp: 3000K
CRI: 90
BUG Rating: B0-U3-G1



PROJECT INFO

FIXTURE TYPE & QUANTITY	JOB NAME & INFO	NOTES



VISUAL COMFORT & CO.

7400 Linder Avenue, Skokie, Illinois 60077

T 847.410.4400



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WHY WS

Exterior Door - Window Spec

HINGED PATIO SIGNATURE SERIES

Honoring classic design aesthetics, this aluminum-clad wood collection makes Weather Shield quality accessible across a broad range of popular home styles.

HOME > PRODUCTS > **HINGED PATIO | SIGNATURE SERIES**



SIGNATURE SERIES HINGED PATIO

Make your grand entrance with the Signature Series hinged patio door. Clean architectural lines and classic French operation contribute to the traditional design and welcome in an abundance of daylight. Multiple sizes, shapes and optional direct-set combinations make the possibilities endless.



Style

Each stile is made with structurally sound Laminated Veneer Lumber



Configuration

Available styles include in-swing or out-swing, single panel



Low Maintenance

Durable and virtually

(LVL). Connecting the panels are solid, heavy-duty 3/4" wood dowels, providing essential strength and stability to your door.

doors, 2-wide French doors, or 2-wide stationary/active units.

maintenance free, extruded aluminum exteriors stand up to the harshest elements, resisting dents, dings, and scratches with rot-resistant composition.



Operation

Doors can be hinged to swing to the inside or outside.



Materials

A built-in channel within the threshold is strategically engineered to weep water away from your home.



Energy Efficiency

Choices including energy-efficient Zo-e-shield® glazing and ENERGY STAR® rated windows.

INTERIOR OPTIONS

Every home is different. So we give you choices to add your own special touch. Choose the wood species and stain finish that complement your design. Then add warmth and beauty with our factory finishes.

SIGNATURE SERIES INTERIOR WOOD OPTIONS

Finish options shown may not be accurate representations. Actual color samples are available upon request.



**PINE
(STANDARD)**



**MIXED
GRAIN
FIR**



**ALDER
(CHARACTER)**

SIGNATURE SERIES INTERIOR FINISH OPTIONS

Save time and money with our factory finishing. The wood is stained and sealed on all surfaces to repel moisture and includes two Clear Satin topcoats for durability and easy cleaning.

Finishes and colors shown may not be actual representations. All finishes are not available on all wood species. Please visit an authorized Weather Shield dealer for color samples.



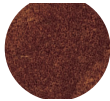
CLEAR
SATIN



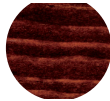
GOLDEN
OAK



FRUITWOOD



CHESTNUT



RICH
MAHOGANY



PREFINISHED
BLACK
(LATEX)



PREFINISHED
WHITE
(LATEX)



PRIMED

INTERIOR TRIM & ACCESSORIES

Interior trim accessories available allow for a clean and finished interior look.



WM327
(2-
1/4")



WM356
(2-
1/4")



WM366
(2-
1/4")



WM376
(2-
1/4")



WM351
(2-
1/2")



WM444
(3-
1/4")



WM445
(3-
1/4")



WINDSOR
CASING
(3-1/2")



FLAT
CASING
(VARIES)

EXTERIOR OPTIONS 

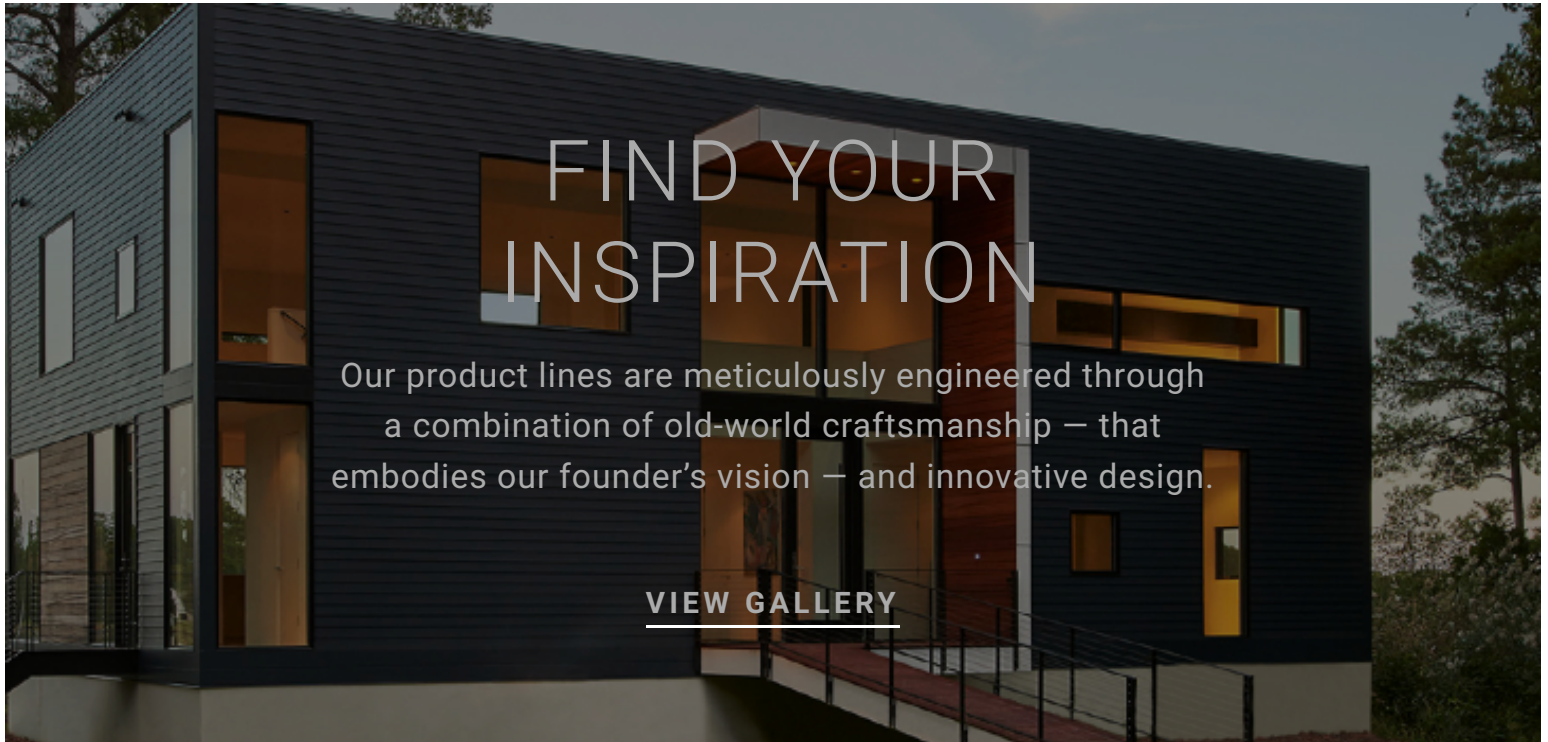
HARDWARE 

GLAZING OPTIONS 

GRILLES 

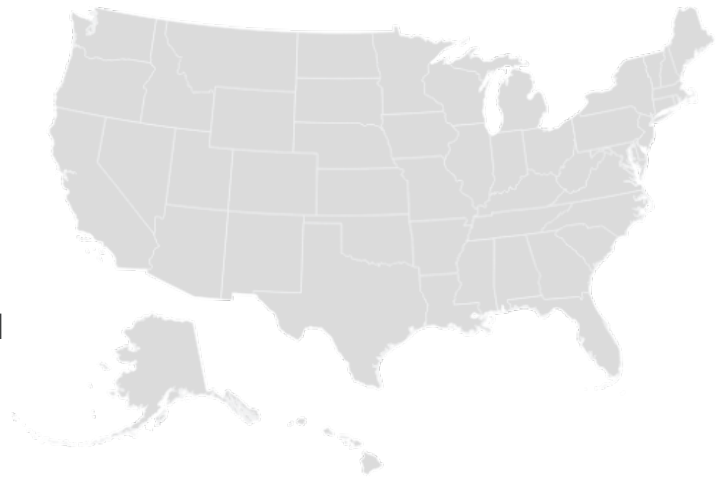
SCREENS 

TECHNICAL DOCUMENTS 



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WINDOWS & DOORS

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SIGNATURE SERIES CASEMENT

With a unique design that features a side-hinge and a hand crank to open, our casement windows offer the perfect blend of aesthetic appeal and ease of use. Crafted using our Tricore™ Frame Technology, casement windows provide exceptional energy efficiency and come in finish options to perfect the look of your home.



Style
Tricore™ Frame Technology features extruded aluminum exterior cladding that's easy to maintain and stands up to the harshest elements.



Configuration
Available in a variety of styles including bows, bays, picture combination windows and more.



Low Maintenance
Durable and virtually maintenance free, extruded aluminum exteriors stand up to the harshest elements, resisting dents, dings, and scratches with rot-resistant composition.



Operation
Casement windows are hinged from the side and open easily with a crank.



Materials
The all-wood interior sash offers incredible design flexibility and can be prefinished with one of ten factory finishes for total customization.



Energy Efficiency
Choices including energy-efficient Zo-e-shield® glazing and ENERGY STAR® rated windows.

INSPIRATION

EXPLORE SIGNATURE SERIES CASEMENT OPTIONS

OPEN

TECHNICAL DATA

CLOSE

- 2D ELEVATION DRAWINGS
- 2D SECTION DRAWINGS
- CSI SPECIFICATIONS
- OPENING SPECIFICATIONS
- QUICK SPECIFICATIONS
- STRUCTURAL TEST DATA
- THERMAL TEST DATA