



**TOWN OF SHELTER ISLAND
SHELTER ISLAND
NEW YORK**

**Taylor's Island Preservation and Management Committee
February 14, 2012
Town Hall
Minutes**

Co-Chair Hunt welcomed Mark Ketcham as a new member of the Taylor's Island Preservation and Management Committee.

Members Present: Co-Chairs P.A.T. Hunt and Richie Surozenski, Keith Clark, Carol Galligan, Kathy Gooding, Mark Ketcham and Town Board Liaison Ed Brown

Member Excused: Barbara "Buzz" Clark

Guest: Alfred J. Kilb, Jr.

Meeting called to order: 9:01 AM

A motion to accept the amended minutes of January 10, 2012 was made by Richie Surozenski and seconded by Carol Galligan. The minutes were accepted.

Old Business:

NYSOPR&HP EPF/HP Grant:

On Friday, January 13, Kathy Gooding and Co-Chair Hunt met with Highway Superintendent/Commissioner of Public Works Jay Card and presented him with the latest paperwork on the Cabin restoration.

On Monday, January 16, Committee members Keith Clark, Kathy Gooding and P.A.T. Hunt along with Foundation member Alfred Kilb, Jr. met Jay Card and went out to the Island and toured the Smith-Taylor Cabin.

On Friday, January 20, Kathy Gooding and P.A.T. Hunt met Mary Jablonski and went out to the Island for Mary to take samples for paint and chinking/daubing analysis. The previous Friday, January 13, the Town Board passed a resolution accepting Mary Jablonski's proposal for paint/chinking/daubing analysis.

On Tuesday, January 24, architects Andre Tchelistcheff and Eric Hildebrandt met with Town Officials Ed Brown and Jay Card, and Committee and Foundation members, Barbara "Buzz" Clark, Keith Clark, Kathy Gooding and P.A.T. Hunt at the Town Highway Barn to present the preliminary plans and specs for the restoration of the Smith-Taylor Cabin. Meeting minutes, taken by Kathy Gooding, were distributed to Committee members not present.

At the Tuesday, February 7 Work Session, architects Andre Tchelistcheff and Eric Hildebrandt presented preliminary plans and specs to the Town Board. Councilman

Peter Reich asked about dry wells for the gutters to empty into, a Town requirement, to make sure there isn't a runoff problem. Rain barrels are proposed instead. Councilwoman Chris Lewis said the rain barrels would fit historically. Regarding the stone chimney, Councilman Peter Reich offered that through flashing is the way to do it, which Keith Clark and Alfred Kilb have also said. Councilman Ed Brown addressed the windows which he wants to see replaced. Other items touched on were only domestic hardwoods can be used, cedar roof shingles are lighter than asphalt, total removal of the brick chimney in the kitchen/bath wall, and finding the East bedroom foundation is sound.

A number of changes were suggested in the architectural plans for the cabin restoration, to be forwarded to the Town Board by the February 21 Work Session for their review and approval with a resolution at the February 24 Town Board Meeting. The changes include: Window Schedule and Scope of Work have been revised to have the windows replaced, in kind (meaning not vinyl, aluminum or tropical hardwoods – per State mandate). If a window is too deteriorated to repair using the same sash and pane configuration and other design details, replacement may be necessary. If using the same kind of material is not technically or economically feasible when replacing windows deteriorated beyond repair, then compatible substitute materials may be considered. The new work should be unobtrusively dated to guide future research and treatment (language from Secretary of Interiors Standards for Restoration and Guidelines for Restoring Historic Buildings, Tchelistcheff drawing N-1, section Windows: 7.

Committee members agreed that aligning the eaves of the East and South bedrooms is important. Keith Clark suggested perhaps the taller height of the East bedroom eave, A2.0, is due to 2x12 rafters automatically drawn for insulation purposes. The Cabin floors are all at the same level. Committee members would love to see rafters be 2x8 or less. With a cathedral ceiling, fatter rafters, 3x6, could be used and spaced similarly to the main Cabin.

The tower walkway repair is to include the option of covering with a rubber membrane and duck boards rather than open decking.

There was considerable discussion on roofing materials, with physical examples of machine split shakes and sawn shingles, as well as reference to historical photos. Committee members are concerned with water leaks and longevity issues if using machine split shakes. Historical photos appear to show sawn shingles on roof of 1905 Cabin, possibly cut in diamond pattern to match the diamond windows which are no longer in the original Cabin. The Committee offered two roofing options: if a Western red cedar shingle roof, put down waterproofing, lathe, then sawn shingles. If not, Committee wants to stick with asphalt roof shingles.

Committee agreed to install gutters after restoration.

Bulkhead/Seawall repair/restoration:

On Monday, January 16, Committee and Foundation members Keith Clark, Kathy Gooding, P.A.T. Hunt and Alfred Kilb went out to Taylor's Island with Highway Superintendent/Commissioner of Public Works Jay Card to take a look at the DEC

permitted work accomplished, in process, and to be done. The following week the materials for Area 5, which were out on the Island, were put in place.

Jay confirmed that Taylor's Island's fixed and floating docks are on the list of the Town's properties.

Financial Business—January 31, 2012:

Co-Chair Hunt reported: New York Class Account balance is \$80,511.08 which includes no interest; Chase Business High Yield Savings Account is \$7,045.58 which includes interest of \$0.31 and shared a JPMorgan Chase Bank information sheet on Accounts and Rates of Interest our Shelter Island Branch Manager emailed at her request. Committee Liaison Ed Brown will look into the Client Connection Cutwater account.

2012 Budget:

A Northville Flagpole Company invoice, dated 1/27/12, for 28' fiberglass flagpole parts totaling \$115, originally \$140 with a \$25 credit for an unneeded part, will be requested for payment from our budget.

Kathy Gooding reported that the use of the new Encumbrance Form is in process.

Update on Work Accomplished on Taylor's Island and Future Plans:

Co-Chair Hunt shared information on the donated flag pole, with thanks to Jay Card for making the connection between the donor and Taylor's Island. Information on termite traps still to be obtained. Everything is well in hand for the winter season.

Committee Appointment:

Co-Chair Hunt acknowledged a February 6, 2012 letter from the Town Clerk stating a resolution was adopted on February 3 appointing Mark Ketcham to the Taylor's Island Preservation and Management Committee. There were originally three candidates, one withdrew and one was being considered for another Town Committee. Carol Galligan questioned the procedure by which a new member is appointed to a Town Committee. Town Board Liaison Ed Brown and former Councilman and Town Supervisor Alfred Kilb, Jr. clarified the procedure saying a Committee, which serves at the discretion of the Town Board, gives its input, and the Town Board makes the decision.

New Business:

Newsday:

On Friday, February 10 Co-Chair Hunt met journalist Mitch Freedman and photographer Randee Daddona of *Newsday* and went out to Taylor's Island where they were joined by Foundation member, Jim Polychron, who arrived by kayak. Mitch, who covered the August 15, 2006 Taylor's Island Open House, said an article will appear in the newspaper in a couple of weeks.

Taylor's Island Foundation News:

Update on Website and facebook:

For the month of January our website had 151 visits with 435 page views. To date Taylor's Island has 403 fans on facebook. Last year we had a total of 2,495 visits with 8,939 page views. Our website visitors spent a total of 90 hours, 5 minutes and 50 seconds on the site.

Kettle Clambake:

Co-Chair Hunt followed up on her January 4 conversation with Greg Hampton of St. Gabriel's regarding using their retreat grounds as our event site on Saturday, August 11. Greg said he's currently working on it and will get back in touch by the end of February. Committee members discussed Plan B, recommended since the St. Gabriel's property is on the market, which includes Firemen's Memorial Park and private home owners.

Old Windows:

A volunteer offered his expertise in repurposing the old window sashes, making them into mirrored wall hangings for sale or as a gift to donors.

Fundraising with Fresh:

Co-Chair Hunt shared a webinar fundraising idea Tammy of Fresh, the leaseholder at the Shelter Island Country Club, spoke with her about.

Pre-construction Happening:

Co-Chair Hunt spoke about having a pre-construction happening before the Cabin restoration project begins, reminiscent of the Wellness Day the Foundation hosted before the bulkhead project got underway.

The next meeting date is scheduled for Tuesday, March 13, 2012.

Meeting Adjourned: 10:55 AM

Respectfully submitted,

Carol Galligan