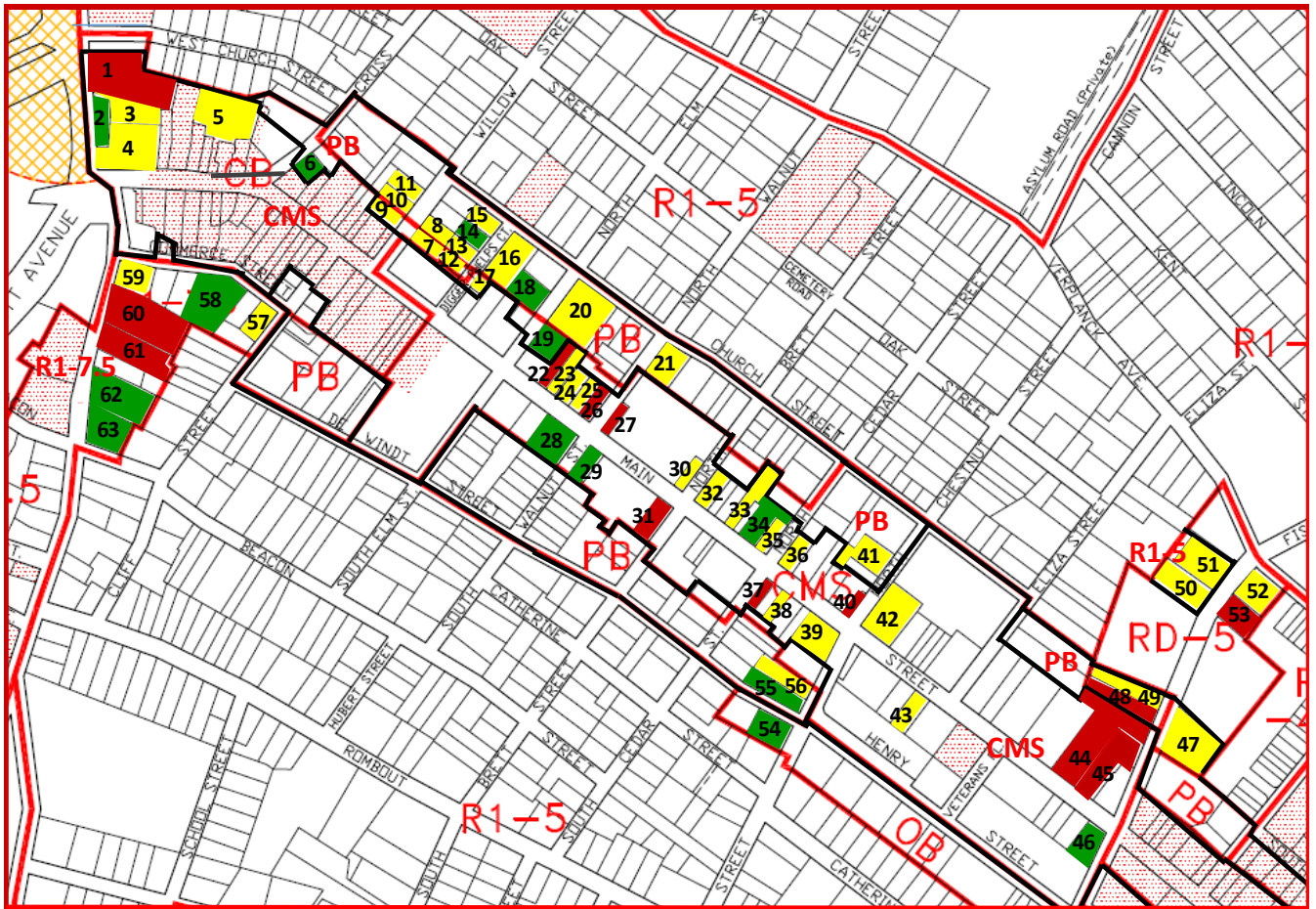


Historic District and Landmark Overlay Zone Expansion in the Central Main Street Area

- **January 2019 draft for initial discussion;**
- **Covers only the CMS, PB, OB, R1-7.5, and RD-5 districts in the vicinity of Main Street;**
- **Based on a street survey, not historic research;**
- **Updated supplement to 1979 Historic Survey;**
- **Refer to the criteria in the Historic Preservation Chapter, 134-4 B, Designation of Landmarks or Historic Districts.**



Color Code:



Existing Historic District and Landmark Overlay (HDLO) Zone

Red



Excellent historic example, strong candidate for addition to the HDLO;

Green



Good historic condition, possible candidate for addition to the HDLO;

Yellow



Old enough, but too many changes, such as loss of details, modern siding, or inappropriate addition.

1

1158 North Ave.

- Brick commercial building
- Façade piers and parapet
- Newer windows?

Red



2

1154 North Ave.

- Brick commercial garage
- Cornice brackets
- Arched brick lintels
- Replacement garage door
- Closed southwest storefront
- New windows?

Green



3

1156 North Ave.

- Replacement siding
- New steel-framed porch
- Newer windows

Yellow



4

134 Main St.

- Replacement vinyl siding
- Newer windows
- Remodeled storefront

Yellow



5

152 Main St.

- 2-story brick buildings
- Converted factory
- Loss of details
- Newer windows

Yellow or Green?



5



6

4 Cross St.

- 2-story brick building
- Arched brick lintels
- Stone sills
- Two bricked-in windows
- Newer windows

Green



7

6 Willow St.

- 2-story brick building
- Replacement cornice
- Newer windows
- New porch

Yellow



8

8 Willow St.

- Wood frame building
- Original porch
- Replacement asbestos siding
- Newer windows
- Chain link fence

Yellow



9

5 Willow St.

- Wood frame building
- Replacement vinyl siding

Yellow



10

9 Willow St.

- Wood frame building
- Replacement vinyl siding
- Newer windows

Yellow



11

11 Willow St.

- Wood frame building
- Replacement vinyl siding
- New porch
- Newer windows

Yellow



12

5 Digger Phelps Ct.

- Wood frame building
- Modern siding
- New porch
- Newer windows

Yellow



13

7 Digger Phelps Ct.

- Wood frame building
- Decorated verge board
- Replacement asbestos siding
- New porch
- Newer windows

Yellow



14

11 Digger Phelps Ct.

- Wood frame building
- Original porch
- Scalloped details
- Newer windows

Green



15

13 Digger Phelps Ct.

- Wood frame building
- Replacement vinyl siding
- New porch

Yellow



16

9 Mattie Cooper Sq.

- Wood frame building
- Original porch
- Bay windows
- Replacement vinyl siding
- Newer windows

Yellow or Green?



17

6 Digger Phelps Ct.

- Wood frame building
- Modern siding
- New windows

Yellow



18

11 North Elm St.

- Wood frame building
- Intact Arts & Crafts house
- Chain link fencing

Green



19

4 North Elm St.

- Brick and stucco building
- Intact Second Empire
- Added front awnings

Green



20

17 Church St.

- Wood frame building
- 4-story tower
- Intact porches
- Bay window
- Replacement vinyl siding
- Newer windows

Yellow or Green?



21

27 Church St.

- Wood frame building
- Intact wraparound porch
- Replacement asbestos siding
- Newer windows

Yellow or Green?

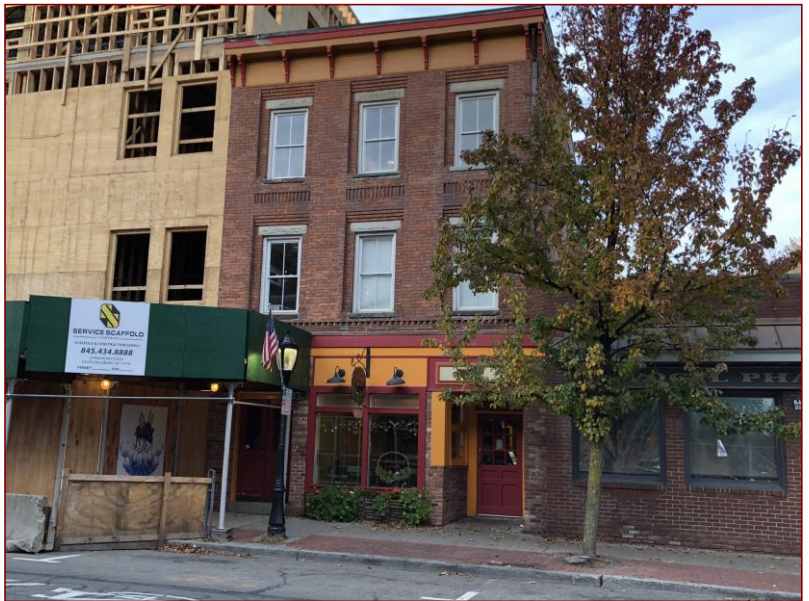


22

232 Main St.

- 3-story brick building
- Bracketed cornice
- Historic-quality storefront

Red



23

234 Main St.

- 1-story brick building
- Non-historic storefront

Yellow



24

236-240 Main St.

- 1-story brick building
- Parapet facade
- Modern storefront

Yellow or Green?



25

242 Main St.

- 2-story brick building
- Decorated verge board
- Arched brick lintels
- Extended modern storefront

Yellow



26

246 Main St.

- 3-story brick building
- Elaborate cornice
- Arched brick lintels
- Historic-quality storefronts

Red



27

250 Main St.

- 3-story brick building
- Bracketed cornice
- Arched brick lintels
- Historic-quality storefront
- Bricked-up side windows

Red



28

257 Main St.

- 2-story brick building
- Brick projecting cornice
- Stone sills
- Historic-quality storefronts

Green



29

269 Main St.

- 1-story brick building
- Brick piers
- Historic-quality storefront

Green



30

274 Main St.

- 3-story brick building
- Bracketed cornice
- Stone sills and lintels
- Side bay window
- Non-historic storefront

Yellow or Green?



31

291 Main St.

- 2-story brick building
- Broad cornice with dentils
- Façade piers
- Patterned brick

Red



32

276 Main St.

- 2-story stucco building
- Bracketed cornice
- New windows
- Modern storefront

Yellow



33

284 Main St.

- 3-story brick building
- Broad cornice with dentils
- Non-historic storefront

Yellow or Green?



34

288 Main St.

- 2-story brick building
- Shaped parapet roof line
- Art Deco elements
- Non-historic front windows

Green



35

294 Main St.

- 2-story brick building
- Former Post Office
- Non-historic stucco façade

Yellow



36

296 Main St.

- 2-story wood building
- Historic-quality storefront
- Replacement siding
- Newer windows

Yellow



36

296 Main St. (Rear)

- 1928 brick garage
- Parapet roof line
- Modern doors
- Newer window

Yellow or Green?



37

315 Main St.

- 3-story brick building
- Elaborate cornice
- Arched brick lintels
- Side bay windows
- Historic-quality storefront

Red



38

319 Main St.

- 3-story brick building
- Elaborate cornice
- Stone lintels and sills
- Extended modern storefront

Yellow



39

327-333 Main St.

- 2-story brick building
- 3-story brick building to rear
- Mixed-quality storefronts

Yellow



40

314 Main St.

- 3-story brick building 1889
- Broad bracketed cornice
- Stone lintels and sills
- Historic-quality storefront

Red



41

14 North Chestnut St.

- 1-story brick building
- Not visible from street

Yellow



42

320 Main St.

- 1-story brick building
- Decorative dentils
- Central ornamental shield
- New storefront entrance
- New windows

Yellow or Green?



43

355 Main St.

- 1-story building
- Composite stone facade
- Intact frontage
- Newer windows on side

Yellow or Green?



44

372 Main St.

- Brick church with tower
- 1st Baptist Church Matteawan
1854, Tower added 1911
- Intact appearance
- Rear addition 1961

Red



45

378-382 Main St.

- 3-story brick building
- Broad bracketed cornice
- Arched brick lintels
- Historic-quality storefronts

Red



46

403 Main St.

- 3-story brick building
- Mansard roof with dormers
- Arched façade lintels
- Cornices with dentils
- Compatible 1st floor changes
- Newer windows upper floors
- Recent addition west side

Green



47

152 Fishkill Ave.

- Wood frame building
- Second Empire roof forms
- Replacement vinyl siding
- New and smaller windows
- New front porch

Yellow



48

159 Fishkill Ave.

- Wood frame building
- Complex roof, arched dormers
- Corner bay, bracketed cornice
- Elaborately ornamented porch

Red



49

163 Fishkill Ave.

- Wood frame building
- Scalloped shingle gable
- New garage addition up front
- Newer porch supports

Yellow



50

183 Fishkill Ave.

- Wood frame building
- Bracketed cornice
- Wraparound porch
- Replacement asbestos siding

Yellow



51

189 Fishkill Ave.

- Wood frame building
- Front bay window
- Birthplace of James Forrestal
Sec. of Navy and Defense
- Loss of all original details
- Replacement vinyl siding

Yellow or Green?



52

194 Fishkill Ave.

- Wood frame building
- Multiple porches
- Replacement vinyl siding
- Newer windows

Yellow or Green?



53

331 Verplanck Ave.

- 2-story brick building
- Synagogue built 1929
- Arched stained glass windows
- 1-story brick newer addition

Red



54

26 South Chestnut St.

- Brick building
- St. Rocco Society built 1926
- Patterned brick facade
- More recent front stairs
- Newer windows

Green



55

20 South Chestnut St.

- Wood frame building
- Scalloped shingle gable
- Decorated verge board
- Newer shutters

Green



56

18 South Chestnut St.

- Wood frame building
- Scalloped shingle gable
- Replacement vinyl siding
- Newer windows

Yellow or Green?



57

19 Commerce St.

- Wood frame building
- Decorated verge board
- Detailed front porch
- Side bay window
- Asphalt and vinyl siding

Yellow or Green?



58

11 Commerce St.

- 2-story brick building
- Wide frieze cornice
- Stone lintels and sills
- Side bay window
- Porch looks newer

Green



59

18 South St.

- Wood frame building
- Replacement vinyl siding
- Loss of details
- Enclosed porch
- Frontage chain link fence

Yellow or Green?



60

20 South St.

- 2½-story brick building
- Mansard roof with dormers
- Bracketed cornices
- Richly detailed wraparound front porch

Red



22 South St.

61

- Brick and stucco building
- Elaborate verge board
- Highly detailed dormers and wraparound porch
- Complementary board and batten carriage house

Red



26 South St.

62

- Wood frame building
- Elaborate verge board
- Front bay window
- Detailed wraparound front porch
- Replacement vinyl siding
- Frontage chain link fence

Green



30 South St.

63

- 2-story brick building
- Bracketed cornices
- South bay window
- Newer side addition
- Frontage chain link fence

Green

