

For Immediate Release
(June 27, 2006)

Contact: Bill Madden
MCM
(845) 352-3650

MARBURY CORNERS: UNIQUE ARCHITECTURAL STYLES
MATCH HISTORIC LEGACY OF VILLAGE OF PELHAM

VALHALLA, N.Y. (June 27) – Marbury Corners, a new luxury community enclave in the heart of Pelham built by Ginsburg Development Companies (GDC), caters to an eclectic array of homebuyers’ tastes by featuring three distinctive architectural styles on three corners of First Street.

A four-story luxury building is designed in a contemporary Tudor style to mirror the dominant architectural motif of the historic village of Pelham – the oldest incorporated village in the country (1654). A six-townhome building is designed in the handsome craftsman style, a classic design rooted in 19th century England featuring a cedar-shingle finish. The third site is a red brick building with six loft residences, reflective of the industrial aspect of the area.

“Creating three diverse building styles on three sites is quite unique,” said Martin Ginsburg, principal of GDC. “All three buildings are custom designed to mesh with the architectural styles of the village. Marbury Corners extends the fabric of the village and offers a diversity of styles that one expects in a historic village like Pelham.”

GDC collaborated with the Pelham village Board of Trustees – including former mayor Art Scinta – and the village’s Architectural Review Board, consisting of Nigel Scott-Williams, the board’s chairman; Ron Czajka, Barbara Bartlett and Paul Tapogna. All of

-- more --

GDC: Marbury Corners Offers Distinctive Architectural Styles – 2

the ARB members are prominent architects and planners, and Scinta also has a strong architectural background.

Scinta paved the way for the project by suggesting a village land swap to adjoin the three sites; having the area rezoned from light industrial to residential; and addressing local residents' concerns by lowering the maximum allowable height in the area from six stories to four.

“What was once an area of abandoned, industrial buildings is now a pristine, fabulous whole new neighborhood,” said Scott-Williams. “It’s a total transformation of the neighborhood, one that creates a sense of place and cohesiveness. Now when the train approaches, you see the rooftops on Marbury Corners and the quaint residential ambience, and you say that Pelham is a community I want to stop off at and look at more.”

Do H. Chung, GDC’s architect, worked closely with the ARB over a period of several months to tailor the project to the board’s exacting standards.

“The architectural review board was very sensitive and very demanding. I have great respect for them,” said Chung, who is based in Stamford, Conn. “We were very careful to do it right. All three styles are complementary to each other yet also distinctive.”

Located just one block from the village center, the Tudor building exudes the traditional charm that characterizes the architectural style of the village. The combination of a slate roof, stucco walls and brick foundation are signature Tudor features, as is the variety in the facade and roof lines. The prominent turret at the front of the building, peaked roof, timbering detail and small-paned windows all bespeak classic Tudor elegance.

-- more --

GDC: Marbury Corners Offers Unique Architectural Styles – 3

While being faithful to Tudor architectural heritage, Marbury Corners also enhances that motif with modern features, giving the buildings a lighter feel. “It bows its head to Tudor history but is a contemporary interpretation,” said Susan Newman, a GDC director.

For example, the building has balconies, which enrich the facade but are atypical of Tudor structures. Other departures from classic Tudor style include a copper-seamed roof at the entrance; blue trim instead of the traditional dark brown; a decorative rather than functioning chimney; and larger windows than a typical historic Tudor given current preferences for well-lit interiors. The building also features modern conveniences such as below-grade, enclosed parking, central HVAC, and an on-site exercise and club room.

The craftsman townhomes also have the gabled-roof look of a stately old country estate but with a flat roof behind the facade. The homes have cedar shingles, brackets and large overhangs, and are detailed with white trim and wood moldings over a stone base.

The loft building embraces Tudor hallmarks such as the pitched roof line, pointed top and chimneys, but diverges from tradition with a four-sided boxed bay window rather than the classic three-sided version. The large, double-height windows overlook the living room to offer residents prime views.

A limited number of townhomes and condominium homes remain for sale, while the lofts are due to open for sale within a few weeks.

Current GDC communities include Riverbend in Peekskill, N.Y., The Fairways at Wallkill (N.Y.), Harbors at Haverstraw (N.Y.), Hudson Pointe in Poughkeepsie, N.Y., Ichabod’s Landing in Sleepy Hollow, N.Y., Liberty at Newtown (Conn.) and The Greens at Gillette Ridge in Bloomfield, Conn. To place your name on GDC’s priority list for

-- more --

GDC: Marbury Corners Offers Unique Architectural Styles – 4

future communities, log on to www.gdc-homes.com, click on to “future communities” and then “name of development” or call 1-866-GDC-4-HOMES.

Ginsburg Development Companies (GDC), established in 1964 and based in Valhalla, N.Y., is one of the nation’s premier full-service real estate design, development and management companies. Martin Ginsburg is the president and chief executive officer. GDC has developed more than 10,000 residential units during its 40-year corporate history. GDC’s residential sales Web site is www.ginsburgdevelopment.com. Information about GDC’s commercial ventures, corporate activities and charitable foundation is available at www.gdcllc.com.