

MUNICIPAL OFFICES



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Development Review Board Minutes for Meeting November 30, 2017

Roll Call: Present were Chairman Bill Smith, Colin Bright, Paul Brown and Tim Donahue. Stephen Hatch was present as Clerk. Public present were Don Marsh (Dogwood Glen), Mr. and Mrs. Jennings (Dogwood Glen) and Monique Denault for Twin State Signs (Bond Auto Signs to O'Reilly Auto Signs). The time was 7:00 PM.

Approval of Minutes: A motion to approve the Minutes of October 26, 2017 as presented was made by Donahue and seconded by Brown. The vote was **4-0-0**. The motion passed.

Applications: Twin State Signs was represented by Monique Denault. She presented the request to change the "Bond Auto Parts" signs on the building and near the road to read "O'Reilly Auto Parts" as O'Reilly Auto Parts has bought the Bond Auto Parts stores. There was discussion between the Board Members and Monique. All questions were answered.

A motion was made by Bright to accept the changes to the signs with the stipulation that the sign on the building be turned off when business is closed. The motion was seconded by Brown. There was further discussion about the sign near the road being lighted all night for the safety of traffic. This resulted in an amended motion that all

lights be regulated by the Zoning Regulations for signs. Donahue seconded the Amended Motion. The vote was **4-0-0**. The motion passed. (Zoning Regulations: Section 4.14 Signs; C, 2, i: The signs shall be lighted only during operating hours. When the business is closed the lighted signs shall not be lighted.).

Don Marsh was present to represent the changes to the Dogwood Glen housing project. The changes to be implemented would be to the front four buildings. There would be a 4 foot by 12 foot addition to building "B" to accommodate changes to the Disability Regulations. The paved area would be repaved, add 3 new LED lights with poles to the street lights, insulation and insulated windows to be added to the buildings, change the salt shed from the 12 foot by 30 foot building to a 16 foot by 36 foot building, addition of a pellet boiler for the central heating system, shrink the maintenance building 5 feet, work on drainage to get it away from the buildings, small changes to parking to square up areas and enclosures for the dumpsters. Mr. Jennings spoke to the street lights. He has concerns with the light shining in the windows of his home which is adjacent to this project. He also had concerns with the edge of the road and the bank supporting it. Marsh addressed the bank to the satisfaction of Jennings. The lighting will be addressed to limit the light shining outside of the project and not on the neighbors dwelling. Marsh will make arrangements to minimize the lighting problem. A motion to accept the proposal as presented was made by Brown and seconded by Bright. The vote was **4-0-0**. The motion passed.

Other Business: None.

Adjournment: A motion to Adjourn was made by Bright. The vote was **4-0-0** to Adjourn. The time was 7:30 PM.

These minutes are submitted by Stephen Hatch and are subject to Approval at the next regular meeting; however, they are substantially correct.

Stephen Hatch
Zoning Administrator / DRB Clerk