

Minutes for the Town of Preble Zoning Board of Appeals June 3, 2010

Members present were chairman Dan O'Shea, Bob Lieber, Rudy Kobelia, Kay Vossler and Linda Riehlman.

Attorney Francis Casullo and Town supervisor Jim Doring were also present.

OLD BUSINESS

Andrew Kendall came before the Board to ask them to waive the time line until the Zoning Board's July 1, 2010 meeting. Mr. Kendall stated that on engineers the Army Corps Of engineers is having a difficult time locating a wetlands map for his property. Board agreed to waive time line.

OLD BUSINESS

Public hearing for the Preble Congregational Church

Bird Swayze and Bill Underwood are here to represent the church for a sign variance. Mr. Swayze's stated that they got the permit to put up the sign and now it is determined to be too large. Chairman O' Shea asked about the lighting.

Mr. Swayze stated that they put the sign on the timer and have it lit up for only two hours per day and they still have complaints about the brightness of the sign. We have contacted the sign company to see if they can dim the lights at a cost of \$400. Before we spend \$400 we want to make sure we can keep the sign.

Bill Underwood stated that the Zoning Code enforcement officer, Rick Fritz, stated that the lighting was not a problem unless it was a blinking light. We want to be good neighbors so we will dim and limit the lighting times.

Mr. Bill Wright of Preble Road stated that there is a Church on Route 222 that has the same sign and the lights are on all the time. We could put our sign on a timer.

Chairman O'Shea closed a public hearing at 7:40 PM. Board reviewed the EAF.

RESOLUTION

Board member Bob Lieber motion to declare a negative declaration for the Preble Congregational Church sign And Rudy Kobelia seconded the motion.

Vote was;

Bob Lieber AYE

Rudy Kobelia AYE

Kay Vossler AYE

Linda Riehlman AYE

Daniel O' Shea AYE

Motion carried.

Chairman O' Shea reopened the public hearing at 7:45 PM to interested members of the public who came in for the public hearing.

Frank Saratt who lives across the street from the Preble Congregational Church stated that he has lived there for 21 years.

Mr. Saratt stated that a few months ago a new sign went up and it looks more fitting for a Las Vegas strip, it is 60% too big over the sign ordinance. He wants the Board to consider the character of the neighborhood and said that you find this type of sign in front of high schools. The size of this sign compares to the Sunoco sign on Route 281 or the Billboard behind the Knapp's property.

Mr. Sarratt states he has equal objections to this sign size and the sign lighting.

Mr. Don Wright of Preble Road stated the Methodist Church in Groton has a sign just like this one.

Mr. Sarratt stated this is not a debate, the neighborhood has industry is very much busier than this Town. Mr. Bill Underwood stated that the late Dorothy Rolf left money for this sign to be erected and the Church had planned to dedicate this sign to Dorothy.

Melissa Saratt stated that she thinks Dorothy Rolf was part of the group that put the Church on the historical registry, and I doubt she would approve of this sign.

I spoke with Tony Appaco of the historical registry and he states they do not regulate signs and is the sorry that this sign is outside of the historical site.

She states that, it is interesting that the Church did not come and speak to its neighbors.

I am surprised at the lack of communication, I do not want to sign torn down but it is out of proportion to the neighborhood. The lighting, I can read in my backyard .

If we could somehow work out the light issue, she wants a switch so the neighbors could come and turn it off.

Mr. Bill Underwood states the last thing he wants the Church to do is to create enemies. It was Dorothy's wish and I am sure we can adjust the lighting and do not feel that the sign is that much larger.

Mr. Joe Collins of Preble Road has lived across from the Church for one year and states the light is very very bright, I am not asking for it to be turned off all the time but it is really really bright.

Board member Bob Lieber asked about downsizing the lights.

Melissa Saratt stated, I do not know if the ordinance has changed over the last 5 to 10 years. It looks like anyone can put up a large sign that is bright I am concerned about how the ordinance reads and what are the restrictions on lighting

Chairman O' Shea does have concern about excess lighting, he feels too much lighting makes viewing the sky impossible. Mr. O. Shea stated there are bills in the works now for light trespassing.

Mr. Francis Casullo, Attorney for the ZBA, stated that we all have concern for the lighting and if we could hold off, maybe have a month to exchange information and facilitate common ground so we can make sure the lighting issue is addressed and not left open ended.

Mr. Saratt and Mr. Underwood agreed and would like to be leaving it as good neighbors with assurance that this issue will be taken care of.

Mr. Swayze stated that they had put a timer on it for four hours and receive complaints so then they put the timer on for two hours and we still received complaints, so really were down to let see if we can keep this sign.

Board has 45 days to accept.

RESOLUTION

Bob Lieber motioned to postpone the Church variance until the Board gets more information from counsel. Linda Riehlman seconded the motion, motion carried.

Vote was;

Bob Lieber	AYE
Kay Vossler	AYE
Rudy Kobelia	AYE
Linda Riehlman	AYE
Chairman O'Shea	AYE

RESOLUTION

Bob Lieber motioned to approve the May 2010 zoning board minutes as written and Rudy Kobelia seconded the motion, motion carried.

Vote was;

Rudy Kobelia	AYE
Bob Lieber	AYE
Linda Riehlamn	AYE
Kay Vossler	AYE
Chairman O'Shea	AYE

RESOLUTION

Kay Vossler motion to adjourn at 8:15 PM and Bob Lieber seconded the motion, motion carried.

Sharon Flint