

**TOWN OF KILLINGTON
DEVELOPMENT REVIEW BOARD
Meeting of August 26, 2020**

PRESENT: Ken Wonsor, Chair
Vito Rasenas, Vice Chair
Roger Rivera (via *Zoom* TeleConferencing)
Ron Riquier
Merisa Sherman
Jon Wysocki

START: 6:30 p.m.
END: 7:55 p.m.

Preston Bristow, Town Planner & Zoning Administrator
Lucrecia Wonsor, Recording Secretary

GUESTS: Chet Hagenbarth, Town Manager, Jim Haff

1. WELCOME

Ken Wonsor, Chair opened the meeting at 6:30 p.m.

2. APPROVAL OF THE AGENDA

Rasenas moved to approve the Agenda as may be amended. Sherman seconded. There being no amendments. Vote on Agenda as presented. 5 in Favor (Jon Wysocki joined the meeting after this vote)

3. APPROVAL OF THE MINUTES

Sherman moved to table approval of the Minutes of July 7, 2020 to the next meeting. Rasenas seconded. All in Favor.

4. CITIZEN INPUT

Jim Haff informed the DRB that he sent a picture of the fence he installed between the former Butternut Inn and its neighboring property as required by the Planning Commission. Jim provided the DRB with a brief history for their information.

5. SIGNS WITH ELECTRONIC MESSAGE DISPLAY

The Town has applied for a Sign Permit for the Public Safety Building which includes a 40x80 inch LED electronic message display. Bristow provided the Board with a memo summarizing the current Sign By-laws which state that all lighting will be external to the sign and there cannot be any back lighting. The By-laws also state that governmental bodies are exempt. Although technically the Town does not need to apply for a permit in this case, because of the use of LED technology it would be useful to go through the exercise of reviewing this particular sign with the knowledge that if it is approved, there will be coming a request to replace the message portion of the Welcome to Killington Region sign at the corner of the Killington

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Road and Route 4 with an LED message display. Bristow also provided the Board with a draft Permit outlining a list of conditions modeled after the City of Burlington's ordinance which he modified to fit this situation.

Town Manager, Chet Hagenbarth, advised that the request for an LED message board on the Public Safety Building sign came from the Fire Department (KVFD). KVFD noted it would be very useful to have the ability to easily post public safety messages using LED technology and they offered to pay for the electronic message portion of the sign. He noted that the goal of applying for this permit is to obtain input. The Town wants the public and businesses to know it is not looking to ignore its By-laws but maybe be the first to erect such a sign, find out what the issues are, what does and doesn't work and then manage that into future regulations. LED sign technology, if regulated properly, may be a technology that businesses may want to incorporate into their signs.

DRB member discussion: Rivera feels an LED message board on the Public Safety Building (PSB) sign makes sense. He does have concerns over what it will look like and the effect such a sign will have. He would hold off on incorporating that technology in the Killington Region sign at the bottom of the Killington Road at this time until we see how the PSB sign is done and managed. Wonsor agreed that this type of sign is appropriate for the PSB and suggested that the control package purchased is capable of various adjustments in order to produce the best aesthetically pleasing result. Sherman expressed her discomfort with the Town moving forward with using a sign technology that is not currently permitted in its By-laws. She feels businesses will want to use this technology as well and if not regulated properly it can change the character of the Killington Road and create safety issues for pedestrians and vehicles. If the Town moves forward with this type of sign for the PSB, she recommended the By-laws be amended to state such signs can only be used for Town facilities, that there be a strict limit on the amount of lumens that these types of signs can emit regardless of the time of day and the safety of vehicles and pedestrians and maintaining the character of the Killington Road be made a priority. Wysocki looks at the PSB sign as a matter of public benefit. He understands the concerns over lighting and safety of vehicles and pedestrians but thinks having the electronic messaging capability is for the greater public good. He feels there is no better application of this type of sign than in front of the PSB and does not think it sets a precedent because it is clearly for relaying public safety information. He agreed that whether to incorporate this technology at the Killington Region sign needs more conversation. Riquier advised that there is an existing sign in Town that is prohibited by the By-laws. The Zoning Board of Adjustment approved a variance for the roof top sign on the Welcome Center. The ZBA approved it on the basis that it was a public facility and it was not for commercial use. He feels the electronic message board on the PSB is a good idea. Since it is a public building it does not open the door for businesses to apply for similar signs. Rasenas likes the idea of this type of sign for the PSB. He can see where businesses could benefit from this type of technology but is not sure of the impact the widespread use of this technology would have on the Town. He suggested moving slowly and requesting the Planning Commission review the sign regulations. Rasenas feels strongly, however, that if governmental bodies are exempt from sign regulations, then the Town should not request or be issued a permit for this sign.

After some further discussion, Rasenas moved to authorize the Public Safety Building sign with electronic message display if done in accordance with the conditions for operation as presented by the Town Planner and attached to these minutes. Sherman seconded. All in Favor.

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It was requested that the Town meet again with the DRB, after the electronic message display at the PSB has been in operation and can be evaluated, before proceeding with an electronic message display on the Killington Region sign at the foot of the Killington Road.

Sherman moved to request the Planning Commission review the Sign Regulations in Section 440 of the Zoning By-laws taking into consideration new signage technologies. Wysocki seconded. All in Favor.

6. OTHER BUSINESS

The Board requested that the Town Planner/Zoning Administrator do a daytime and nighttime review of the Killington Road on a regular basis to observe current conditions in relation to the Sign Regulations in Section 440 of the Zoning By-laws.

7. ADJOURN

Roger Rivera moved to adjourn the meeting at 7:55 p.m. Vito Rasenas seconded. All in Favor.

The next Development Review Board meeting is a joint meeting with the Planning Commission on September 2, 2020 at 6:30 pm at the Sherburne Memorial Library.

Respectfully submitted,

Lucrecia Wonsor
Recording Secretary

NOTE: These minutes have not been approved by the Development Review Board and are, therefore, subject to change.

ATTACHMENT

Conditions for Operation of Electronic Message Display

Killington Public Safety Facility, 800 Killington Road

Submitted for DRB consideration at their meeting of August 26, 2020

1. The electronic message display shall not have any distracting appearance of motion including but not limited to flashing, blinking, shimmering, animation, moving video, or scrolling.
2. The electronic message display shall have characters of sufficient size to be easily discerned and must not constitute a safety hazard by distraction of drivers.
3. The message display area may have a maximum of three (3) lines of characters including all letters, numbers, spaces, or other symbols.
4. The electronic message display shall consist only of alphabetic or numeric characters on a plain background and may not include any graphic, pictorial, or photographic images.
5. A maximum of one color shall be used for an electronic message, which shall be on a dark background of one color.
6. The message that is displayed may change no more frequently than once every two (2) minutes. When the display of an electronic message changes, it must change as rapidly as technologically practicable with no phasing, rolling, scrolling, flashing, or blending.
7. The electronic message display shall include internal ambient light monitors that automatically adjust the brightness level of its display according to natural ambient light conditions.
8. The electronic message display shall contain a default mechanism that freezes the sign in one position if a malfunction occurs.

Preston Bristow
Town Planner and Zoning Administrator