

ZONING BOARD OF APPEALS

MINUTES
Monday, April 1, 2013

The Town of Bloomfield Zoning Board of Appeals held a meeting on April 1, 2013, scheduled for 7:30 p.m. at the Town Hall in Bloomfield, Connecticut with the following members present:

Present:

Jacqueline Isaacson, Chairperson
Tara Baldwin
Suzanne Caron
Fannie Pittman
Lucille Wactowski

Also Present: Michael Kosilla, ZEO

Absent: Bill Starkie
Queen Allen

Ms. Isaacson called the meeting to order at 7:30 p.m. Ms. Pittman read the Legal Notice that appeared in The Hartford Courant.

1. Application by Laurentano Sign Group for a wall sign projecting above the roofline of a building at 50 Old Windsor Road, I-2 zone.

Robert Kuszpa of Laurentano Sign Group presented the application. Mr. Kuszpa stated that the building was constructed for the military in the 1950's. As such, the building was well built but not necessarily aesthetically pleasing. Mr. Kuszpa showed pictures of the building and explained that there is not enough room on the brick façade above the windows on the second floor to place a sign that can be seen from Old Windsor Road. The middle band of brick between the first and second floor is much wider but a sign placed there would not be readable from the road because it would not be high enough.

Mr. Kuszpa explained that the proposed 173 square foot signs are going to be placed on screening that will be installed to hide the rooftop mechanical equipment from street view. He explained that given the length of wall that is used to calculate the area of wall signs the proposed ones are considerably smaller than what they are proposing. He explained that the back lighting on the signs will have a halo effect so at night the Kaman letters on the signs will look like they are floating in air.

Mr. Ron Imbimbo of Kaman Aerospace spoke on the history of the building and the upgrades that they have undertaken on the property including the removal of a chain link fence and the installation of a more decorative wrought iron one. They have also removed the water tower that was on the property, and spent a considerable amount on renovating the inside.

Ms. Caron had some questions regarding the disclaimer on the plans about them being for preliminary design purposes only and about the time of completion. Mr. Kuszpa explained that

the signs as depicted are the signs that will be constructed. He went on to further explain that the Kaman sign requirements regarding their logo are very specific including all the way down to the logo on the business cards. Ms. Caron asked about the completion date. Mr. Kuszpa stated that if approved it the work should be done by the end of summer. Ms. Caron asked if the signs would be on all four sides and Mr. Kuszpa stated that they would be only on the sides facing Old Windsor Road.

Chairperson Isaacson asked staff if there were any staff comments. Mr. Kosilla stated that if the brick on the building had gone all the way up to the height of the proposed screening the sign could have gone on that parapet wall without a variance. Because the screening is going to be of a different material than the building it is not considered to be an extension of the wall of the building so a variance is needed.

Seeing that there was no more discussion Ms. Isaacson closed the public hearing.

Ms. Caron made a motion to approve the application based on the age of the building and that there wasn't anywhere else to place the signs so that they would be visible. The motion was seconded and approved 5-0.

2. Minutes of August 6, 2012.

Ms. Wactowski made a motion to approve the minutes and Ms. Pittman seconded the motion. They were approved 5-0.

Chairperson Isaacson stated that since our last meeting Zoning Board of Appeals member Bob Cromwell had passed away and we had received a thank you note for a donation that was given in his name.

The meeting adjourned at 7:58.

Fannie Pittman, Secretary

Michael W. Kosilla, Recording Secretary