**Community Preservation Panel July 11, 2018 Meeting Minutes**

The meeting was held at the Aurora Firehouse meeting room at 7:00 pm

**Present:** Chairperson Chris MacCormick, Jeff Blum and Janet Murphy

**Absent:** Richard Kegler and Claire Morehouse

**Others Present**

**Village Officials:** Clerk Ann Balloni

**Members of the Public:** Elizabeth Bragg, G. Alan Clugston and Steve Holtz

**Call to Order:** Mr. MacCormick called the meeting to order at 7:00 pm.

**Changes to the Agenda:** Applications #18-20 and 18-25 have been withdrawn and the panel will discuss them following the other application reviews.

**Approval of Minutes:** On motion by Mr. Blum, seconded by Ms. Murphy, the CPP voted to approve the June 6, 2018 minutes.

AYES: Blum, MacCormick and Murphy

NAYS: None

Motion carried unanimously.

**Announcements:** No announcements

**Visitor Welcome:**  Mr. MacCormick welcomed all visitors and there were no comments.

**Old Business:** No old business was discussed.

**New Business**

**Application #18-22 from Steve & Marie Taylor for new walkway railings at 21 Cherry Ave (Tax Map #182.13-1-5.1)**

Mr. MacCormick noted that the Taylors were not in attendance, but the review is a formality as the railings are needed for safety and only came to the panel because they are visible from a public way (Court St).

The railings will be black and similar to the railings at the Aurora Free Library and along the steps to the village park.

On motion by Ms. Murphy, seconded by Mr. Blum, the CPP voted to approve Application #18-22 as submitted.

AYES: Blum, MacCormick and Murphy

NAYS: None

Motion carried unanimously.

Mr. MacCormick issued the applicants a Certificate of Appropriateness.

**Application #18-24 from Martha Day for a new shed at 2451 Sunset Beach Road (Tax Map #193.09-1-5.1)**

Ms. Bragg noted that Ms. Day was unable to attend the meeting, but that they co-own the property along with other family members.

Ms. Bragg described an 8’ x 8’ shed set on a wooden platform next to an existing concrete pad. Again, Mr. MacCormick noted that the review for the application was strictly due to the shed being visible from a public way (Cayuga Lake).

On motion by Mr. Blum, seconded by Ms. Murphy, the CPP voted to approve Application #18-24 as submitted.

AYES: Blum, MacCormick and Murphy

NAYS: None

Motion carried unanimously.

Mr. MacCormick issued the applicant a Certificate of Appropriateness.

Ms. Bragg was reminded that Application #18-24 is scheduled for review at the July 25, 2018 Planning Board meeting and Ms. Bragg responded that Martha Day will be in attendance.

**Application #18-26 from Steve Holtz for replacement of a porch at 15 Main St (Tax Map #193.09-1-5.311)**

Mr. Holtz submitted plans to replace the existing 16’ x 12’ pergola, deck and stairs with new decking, posts, railing, and steps including a covered roof. All sides will be open, and the dimensions remain the same. Steps are on the north, south and west (lakeside) sides of the structure with sliding patio doors from the house to the deck. The covered roof will tie into the existing roof line using the same architectural shingles as the existing roof. All new materials will be used to construct the new structure.

On motion by Ms. Murphy, seconded by Mr. Blum, the CPP voted to approve Application #18-26 as submitted.

 AYES: Blum, MacCormick and Murphy

NAYS: None

Motion carried unanimously.

Mr. MacCormick issued the applicant a Certificate of Appropriateness.

**Discussion of Application #18-20 and #18-25 from the Inns of Aurora (withdrawn July 11, 2018)**

**#18-20 for a new sign at 371 Main St:** Mr. MacCormick reiterated the information that is required by the CPP for review of a new sign per section 406.G.4. of the village zoning law, under Application Procedure, which states: “A scale drawing of the sign, including the framework, and showing its visual message or text, graphic design, lettering, symbols, etc, and a description of the materials.” As the sign at 371 Main St is for a different business than had previously occupied the space, and the sign advertises the new business, Mr. MacCormick argued that the change in “visual text, graphic design and lettering”, despite the use of the existing framework, requires CPP approval.

Sue Edinger, general manager of the Inns, along with her attorney, Wendy Marsh, argue that section 406 which states: “All new signs except temporary signs and changes of size, location or illumination of existing signs require a Zoning Permit and a Certificate of Appropriateness” exempts them from review because the size and location are the same.

Mr. MacCormick relayed a discussion he had on the issue with Mayor Bennett, who agrees with Ms. Edinger, and added that she learned in a recent training that wording on signs can’t be regulated due to freedom of speech protections. Mr. MacCormick countered that “graphic design, lettering and symbols” are not speech and remarked that the current zoning law hasn’t been amended to reflect the freedom of speech concerns.

Mr. Blum also noted that the former sign denoted several businesses and the current sign is specifically for the Inns of Aurora support facility.

Mr. MacCormick expressed dismay that the Inns of Aurora are intent on arguing a trivial point and predicted a “slam dunk” if the panel were to vote on the sign. Mr. MacCormick questioned the panel, hypothetically, if they were to review Application #18-20, how would they vote? All responded AYE.

**#18-25 for relocation of a garden shed at 396 Main St:** Mr. MacCormick reminded the panel that the discussion of the garden shed came up during the Wallcourt application review. The CPP and Planning Board requested that the shed be restored and returned to the property and the Inns agreed. The shed was kept in storage at the Bush Farm property on Sherwood Road during Wallcourt construction and the Inns recently hired Rick Lazarus to do the restoration.

The shed was slated to be moved onto the Taylor House property as its former location is now a parking lot on the Wallcourt property. Re-locating the shed triggered both CPP and Planning Board review and, despite the withdrawal of the application, the CPP signaled interest in seeing documentation of the restoration process.

Mr. MacCormick stated that he will reach out to Ms. Edinger regarding both applications and hopes that an understanding will be reached that is agreeable to both parties.

**Adjournment:** On motion by Ms. Murphy, seconded by Mr. Blum, the CPP voted to adjourn the meeting at 7:30 pm.

AYES: Blum, MacCormick and Murphy

NAYS: None

Motion carried unanimously.

Respectfully submitted,

Ann Balloni

Village Clerk