

Subject to approval

**ADVISORY COMMITTEE ON COMMUNITY APPEARANCE**

**Regular Meeting October 11 2022**

**Minutes**

The Regular Meeting of the Advisory Committee on Community Appearance (ACCA) was held on Tuesday, October 11, 2022 via Zoom Video Conference, with Elizabeth Ardolino presiding.

**Members present:** Chair Elizabeth Ardolino, John Cunningham, Matt Williams, Fred Murphy, and Alex Province

**Members absent:** Peter Clement, Ron Zollshan

**Staff present:** Erin Mannix, Town Planner

Chairwoman Ardolino called the meeting to order at approximately 5:00p.m.

**Applications:**

**22-25+CSP. 1362 Boston Post Rd.** Map 31, Lot 38/1, R-2. Owner/Applicant: Town of Madison; Special Exception Permit Modification to convert 21,504 sq.ft. of undeveloped area into enclosed dog park. Application includes a Coastal Site Plan Review.

Austin Hall, Beach & Recreation Dept & Senior Services Director was present to discuss the proposed application. He detailed the specifications of the dog park and fencing material of black chain link. Chairwoman Ardolino referenced the small size of the dog park, roughly a half-acre. She asked what the surface material would be and whether or not there was any maintenance plan in place to handle animal refuse. Mr. Hall indicated that the surface would be turf and that that garbage and waste bags will be located throughout the park. Question was raised as to whether or not water would be available at the park. Mr. Hall noted that public water is located within Salt Meadow and could likely be extended to the park during the next phase of construction activities to build restrooms on the property.

Concern was raised regarding the fencing material and its visibility from both the entrance and more importantly from Boston Post Road. Mr. Cunningham mentioned that the black chain link doesn't have the same aesthetic feel as a cedar and heavy gauge wire fence would have. Mr. Province shared some examples of fencing made from cedar and wire. Mr. Williams also indicated that the park is slightly askew from road and looks like it was just dropped on the property.

Mr. Hall indicated that the funding available for this project is not sufficient to cover the costs of installing a cedar fence. The Committee asked if there were any other locations in town considered for this park. Mr. Hall replied that roughly 7 years ago, a proposal was made for Bauer Park, however the Bauer Park Committee did not approve the use.

Another option for screening the fencing would be plantings such as red cedars and bayberry. Question was raised by the Committee as to why this proposal is being so frugal with the fencing when the Town has spent so much money on acquiring the property and creating the park.

The Committee requested that Mr. Hall return with alternatives for landscaping and/or fencing as well as a reconfigured shape for the park that more closely conforms to the space available. Mr. Hall agreed.

**22-26 110 Bradley Rd.** Map 38, Lot 75, DVD. Owner: Ironworks, LLC; Applicant: Davis Realty, LLC. Application for a 45" x 26" x 60" free-standing monument sign for apartment building.

Mr. Jerry Davis, property owner/developer and Katie Zera, sign designer, were present to discuss the details of the proposed application. Ms. Zera indicated that the monument signage proposed is roughly 8-9 sq ft total, one-sided, and uplit from a single ground light. The depth of the sign is roughly 18 inches.

The Committee expressed concern regarding the size of the letter "B" on the sign and felt that it should be reduced to allow for more sign to surround the letter.

Mr. Davis noted that the electrical transformer had been relocated on site which caused minor landscaping modifications as well as a slightly reconfigured sign location. The Committee recommended that an ornamental multi-stem shrub or tree be added behind the sign to help screen the view from the driveway. Mr. Cunningham recommended that there should be a low ground cover around the base of the sign that distinguishes it from the surrounding grass area.

Chairwoman Ardolino motioned to approve the sign with the following changes:

1. Decrease the size of the letter "B" and give more sign area around it so that it is more proportional.
2. Rearrange the landscaping to better screen the transformer and place landscaping closer to the monument sign.

Mr. Cunningham seconded the motion, all members voted in favor. Motion carried.

**Motion:** Chairwoman Ardolino

**Seconded:** John Cunningham

**In Favor:** 5

**Opposed:** 0

**Abstained:** 0

Meeting was adjourned at approximately 6:00pm.

Respectfully submitted,  
Erin Mannix, Town Planner