

SHREWSBURY BOROUGH PLANNING COMMISSION

Regular Meeting: February 22, 2010

Planners Jessica Buck, Robert Fisher, Russell Palmer,
Present: George Smith

Others Mike Lee, Stacey Morgan
Present:

Chairman Fisher convened the regular meeting of the Shrewsbury Borough Planning Commission at 7:30 p.m. in the Municipal Building, 35 W. Railroad Ave.

APPROVAL OF MINUTES

G. Smith moved to approve the minutes of the July 27, 2009 regular meeting. R. Palmer seconded the motion. The motion carried with all in favor.

CITIZEN COMMENTS

None

NEW BUSINESS

National Sign Services, LLC - Variance #2010-1 - to allow a larger free standing business sign for the CVS store at 606 South Main Street.

Stacey Morgan, representing National Sign Services, LLC, presented the application for a dimensional variance to increase the size of the sign. They are asking for a 92.7 sq. ft. pylon sign to be placed at the corner of the property along South Main Street, closest to the dentist's office. The sign is designed to complement the store. The upper portion of the sign will be CVS Pharmacy, with a message board underneath. The property has 2 frontages with a total of 525 lineal feet including both of the frontages. The Ordinance allows 32 sq. feet/100 lineal feet. The height of the sign satisfies the Ordinance.

M. Lee stated that during the land development process, Borough Council spent considerable time stressing that larger signs will not be allowed. They must conform to the Ordinance. Since it is a corner lot, the Ordinance allows a

64 sq. foot sign on each of the streets.

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G. Smith stated that there is not an issue with visibility therefore, he doesn't see a need for a larger sign.

R. Fisher said he does not see a hardship and pointed out that the message board cannot use specific colors, because of the proximity of the signal light. R. Palmer questioned whether they could shrink the CVS portion of the sign to allow for the message board, and meet the Ordinance requirements.

G. Smith made the motion to recommend that the size of the sign must meet the Ordinance, therefore, not allowed to be larger.

J. Buck seconded the motion. The motion carried with all in favor.

OTHER BUSINESS

None

BILLS AND COMMUNICATIONS

None

REPORTS

None

ADJOURNMENT

The meeting was adjourned at 8:00 p.m.

Prepared By

Doreen Smith

NEXT MEETING: March 22, 2010

