

# Article #

## Zoning Bylaw – Signs and Advertising Devices

(Two-thirds vote)

Ray Yacouby moves that the Town  
adopt the Zoning Bylaw amendments  
as set forth in the Article.



# This article amends the existing regulations for Signs and Advertising Devices

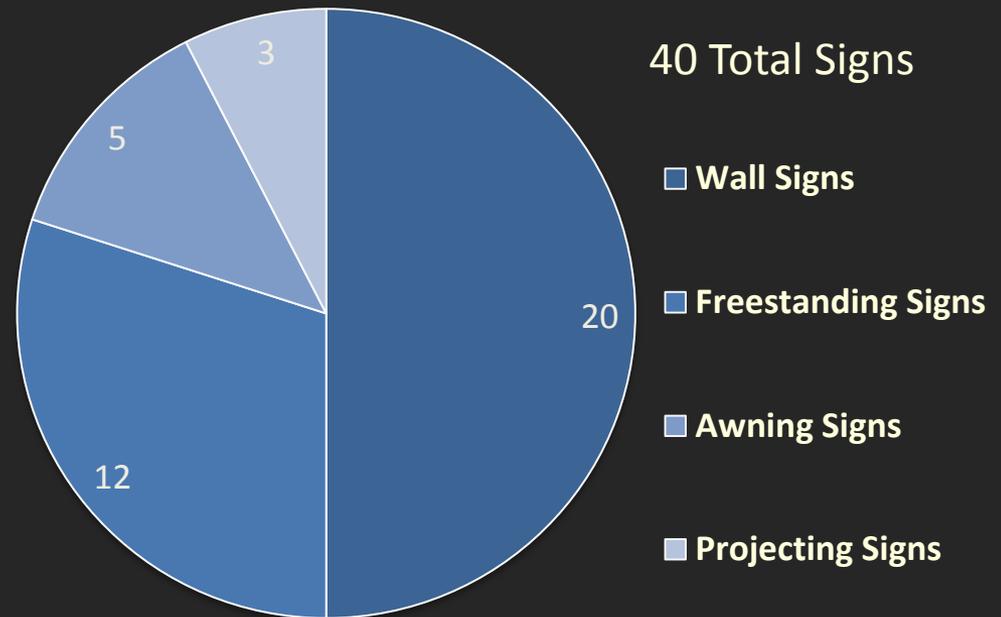
- Increases the height for wall signs in the Business, Office, Industrial, EAV and EAV-2 Districts for signs that would not require a Special Permit;
- Increase the by-right height, and display area of business center signs allowed in the Business, Office, Industrial, EAV and EAV-2 Districts. The amend regulations only pertains to freestanding business center signs;
- Increases the number of business center signs allowed in the Business, Office, Industrial, EAV and EAV-2 Districts for properties that meet 300 feet minimum frontage requirements;
- Eliminates the special permit option for oversized freestanding sign dimensions.



# Planning Board Sign Special Permit

<i>Types of Waiver Requests Granted through Special Permits, 2011 - Present</i>	
Display Area	17
Location	16
Greater # of Signs	14
Height	13
Width	7
Illumination	3
Landscaping	2
Miscellaneous	1
<i>Total Requests</i>	<i>73</i>

**Number of Signs Approved by Special Permit, 2011 - Present**



Since 2011, a total of 40 signs have been approved for 72 different waivers including display area, height, quantity, location, and other factors.



- Expands the by-right options for business owners;
- Encourages business centers to utilize cohesive signage instead of multiple individual business signs;
- Reduces financial and time-related burden on businesses and makes better use of Town resources.



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Oct 5, 2016 STM

Article

# Wall Signs



<b>Business, Industrial &amp; Office Districts</b>	<b>CURRENT MAX. HEIGHT</b>	<b>PROPOSED MAX. HEIGHT</b>
	3 Feet	4.5 Feet
<b>EAV &amp; EAV-2 Village Districts</b>	<b>CURRENT MAX. HEIGHT</b>	<b>PROPOSED MAX. HEIGHT</b>
	2 Feet	3 Feet



# Freestanding Business Center Signs



Business, Industrial & Office Districts	CURRENT MAX. HEIGHT	PROPOSED MAX. HEIGHT	CURRENT MAX. DISPLAY AREA	PROPOSED MAX. DISPLAY AREA
	7 Feet	12.5 Feet	24 Feet <sup>2</sup>	50 Feet <sup>2</sup>
EAV & EAV-2 Village Districts	CURRENT MAX. HEIGHT	PROPOSED MAX. HEIGHT	CURRENT MAX. DISPLAY AREA	PROPOSED MAX. DISPLAY AREA
	6 Feet	9 Feet	12 Feet <sup>2</sup>	27 Feet <sup>2</sup>



## Freestanding Business Center Sign



## Individual Freestanding Sign



BUSINESS CENTER – For the purpose of this Section, BUSINESS CENTER shall be defined as a business development occupied by or available for occupancy to at least two distinctly separate businesses on one or more adjacent LOTS sharing common facilities such as driveways and parking areas.

