

**SIGN COMMITTEE  
MINUTES – JUNE 12, 2012**

Chairman Kauppi called the meeting to order at 2:00 PM in the Town Hall.

Members present: Jason Kauppi, Mark Haddad

Member absent: Patrice Garvin

Others present: Michelle Collette, Land Use Director  
Barbara Ganem, Conservation Administrator

**Public Hearing – Williams Barn Committee Signs**

In accordance with the provisions of Chapter 196 Signs of the Code of Groton, the Sign Committee held a public hearing to consider the application submitted by the Williams Barn Committee to utilize the provisions of Section 196-8 Special and Unique Circumstances for signs on property owned by the Town of Groton, located at 160 Chicopee Row, Assessors Map 225 Parcel 61.

Chairman Kauppi called the public hearing to order. Janine Lavalley represented the applicant at the public hearing. She described the proposed 58" x 74" (30 SF) sign for the Williams Barn located at 160 Chicopee Row. The Williams Barn is located on a 100-acre parcel managed by the Conservation Commission.

Mr. Haddad asked why the proposed sign is so large in a Residential-Agricultural (R-A) District. Ms. Lavalley said the sign must be large enough to be seen from the road. It will be located near the driveway subject to the Police Chief's approval that it does not block sight distance on Chicopee Row.

Mr. Haddad asked if the size of the sign could be reduced. Ms. Lavalley said, "yes," the top sign could be reduced to 48" x 44" (15 SF) and the bottom 20" x 44" (6 SF).

Conservation Administrator Barbara Ganem said the Conservation Commission should review the plans for signs on conservation land. The Commission will review the diagram of the proposed sign at its meeting on July 12, 2012.

The Committee voted unanimously to close the public hearing.

The motion was made by Haddad, seconded by Kauppi, to approve the sign for the Williams Barn under Section 196-8 Special and Unique Circumstances because the sign is needed for visibility based upon the sight distance from the road and it is in keeping with the scale of the Williams Barn. The permit includes the following conditions:

1. The Conservation Commission must approve the sign because it will be located on conservation property.
2. The Police Chief must approve the location of the sign to ensure that it does not obstruct sight distance on Chicopee Row.
3. The bottom panel is not part of the permanent sign and shall only be used when needed to advertise events.

The motion passed unanimously.

### **Williams Barn Temporary Sign**

The Committee reviewed the application submitted by the Williams Barn Committee for temporary signs at the commons on Main Street and Pleasant Street, at Old Ayer Road and Boston Road, and at the island in the intersection of Main Street and Hollis Street. The signs will be placed on the commons every Friday to advertise the Farmers' Market. Town Manager Mark Haddad approved the signs in accordance with Section 196-9D. The Historic Districts Commission also approved the signs in the Historic Districts.

### **Public Hearing – First Baptist Church Sign**

In accordance with the provisions of Chapter 196 Signs of the Code of Groton, the Sign Committee held a public hearing to consider the application submitted by the First Baptist Church of Groton to utilize the provisions of Section 196-8 Special and Unique Circumstances for signs on property owned by the First Baptist Church of Groton, located at 365 Main Street, Assessors Map 110 Parcel 1.

Chairman Kauppi called the public hearing to order. Janine Lavalley represented the applicant at the public hearing. She described the location of the proposed 35 SF sign which will be installed after the existing cherry tree is removed. More visibility is needed to see the driveway to the church. the church is a large building in an open area.

Mr. Haddad asked if the sign could be reduced to 24 SF because 35 SF is too large for this Residential-Agricultural (R-A) District. He said that the top of the sign should not exceed 24 SF and the bottom should be no larger than 10 SF. Ms. Lavalley agreed.

The Committee voted unanimously to close the public hearing.

The motion was made by Haddad, seconded by Kauppi, to approve the sign for the First Baptist Church under Section 196-8 Special and Unique Circumstances because the sign is needed for visibility based upon the sight distance from Main Street, traffic safety on Route 119, and it is in keeping with the scale of the church building. The permit includes the following conditions:

1. The top portion of the sign shall not exceed 24 SF and the bottom portion shall not exceed 10 SF.
2. The sign shall be installed in the location designated in the application.

The motion passed unanimously.

### **Enforcement Issues**

Land Use Director Michelle Collette discussed the following enforcement issues with the Sign Committee:

**Johnson's Drive-In, 164 Boston Road** – The replacement sign installed after the old sign was damaged by an automobile accident is not in compliance with the sign approved by the Sign Committee on May 16, 2011. The applicant must submit an application for a replacement sign showing the new size and design of the sign. A Request for Compliance will be issued.

**Mill Run Plaza, 491-497 Main Street** – The Condominium Association is working on an application for a permanent sign listing all the businesses in Mill Run Plaza. In the meanwhile, three of the temporary signs have reappeared along Route 119. Temporary signs for special sales and events must be located within 15 feet of the doorway as specified in Section 196-9C. An Enforcement Order will be issued to the business owners for on-going violations of the Sign By-law.

**Children First Learning Center, 86 Pleasant Street** - A temporary sign for “Child Care Openings” has been installed in the right of way of Pleasant Street. The Land Use Director called the owner and requested that the sign be removed from town property, but the sign has been in place for over one month. An Enforcement Order will be issued to the property owner for violations of the Sign By-law.

**Danker Construction, One Main Street** – There are two construction signs for Danker Construction at One Main Street. The work on the house has been completed, but the work on the garage is still underway. The Committee will send the homeowner a letter requesting that one of the two signs be removed.

#### **Groton Grange Sign Application**

The Committee reviewed the application submitted by the Groton Grange to install a project sign indicating that the work was paid for by the Community Preservation Fund. The application was incomplete because it did not include details on the size and location of the sign so the Committee took no action.

Meeting adjourned at 3:10 PM

Respectfully submitted,

Michelle Collette  
Land Use Director