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SEYMOUR PLANNING AND ZONING COMMISSION

PUBLIC HEARING NOTICE

The Seymour Planning and Zoning Commission will hold a public hearing on September 8, 2011 at 7:15PM in the Norma Drummer Room, Seymour Town Hall on a general revision Section 13 of the Zoning Regulations. This section pertains to sign regulations. A copy of the proposed general revision is on file for public inspection in the office of the Town Clerk. **COPY ATTACHED**

SEYMOUR PLANNING AND ZONING COMMISSION

James Baldwin, Chairman

General Revision for Public Hearing 9-8-11

Changes are Underlined

13.0 SIGNS

13.1 General

It is the intent of this section to regulate the height, size and location of all signs in the Town of Seymour, and the character of such signs to the extent necessary to protect the public safety convenience and continuity. No sign shall be erected, moved or altered without first having obtained a zoning permit, except for those signs exempt from zoning approval as specified in this section. Signs not expressly permitted by this section are prohibited.

13.2 Definitions

- a) Sign- Any object, device or display which is used to advertise, identify, display, direct or attract attention to an object, person, institution, organization, business, product, service, event or location by any means.
- b) Area of sign- The entire visible face of a sign, which may consist of more than one side, including the advertising surface and any framing, trim or molding, but not including the supporting structure.
- c) Detached sign- A sign that is freestanding and is attached to or resting on the ground.
- d) Attached sign- A sign that is attached directly to or projects from the wall of a building.

13.3 Prohibited Signs

The following signs are prohibited:

- a) Billboards and all other signs that do not identify, advertise or otherwise directly relate to the property on which they are located, except for existing billboards as specified in Sec 5.2. This section is further intended to prohibit such signs within a public right of way and on Town property.
- b) Hazardous Signs- Signs that are either within or hang over a public or private street or right of way including a sidewalk; that are located within ten feet of a street line in such a manner as to interfere with vehicular sight distance; that are otherwise located or maintained in a condition that is a hazard to pedestrians or vehicles.
- c) Roof Signs- Signs that are attached to the roof of a building except as may be allowed by special permit.
- d) Animated Signs- Signs that are flashing, revolving, oscillating, pulsating or otherwise animated. Standard time and temperature signs are permitted as well as electronic signs provided the changing display is relatively static and not flashing The Zoning Officer shall refer all applications for such electronic signs to the Planning and Zoning Commission for approval.
- e) Improperly Lighted Signs- Signs that cast unshielded light directly upon an adjacent street or property.
- f) Excessive Height- Free standing signs shall not exceed a height of twenty four feet.
- g) Portable "sandwich" signs are prohibited, except in the CBD-1 District if they are located directly in front of the business served. Portable signs shall be removed during non-business hours and shall not exceed a height of four feet and a width of two feet.

13.4 Exempt Signs

The following signs are permitted in any zoning district and do not require a permit except as noted.

- a) Traffic control, street name or directional signs within a public or private right of way or on private property. Such signs shall be of a standard size and design. (See C22, Sec 5.3)
- b) Regulatory signs such as No Hunting or No Trespassing, and the like.
- c) Signs bearing the name and address of the property owner.
- d) Political signs to be removed immediately after the election.
- e) Contractor's Signs- One sign per contractor identifying the person or firm currently constructing or repairing a building, not to exceed 16 sq. ft.
- f) Temporary signs for public service, charity or similar events that have a set time duration and have been approved by the Zoning Enforcement Officer.
- g) For Sale or Rent Signs- One sign not to exceed six sq. ft. advertising the sale or rental of land or buildings, provided it is located on the same premises.
- h) Subdivision Signs- Signs advertising or identifying lots for sale in a approved subdivision, limited to one sign per subdivision not to exceed thirty two square feet. Signs identifying each lot by developers lot number are also permitted.
- i) Repair and Maintenance- Operations that do not change the height, size, location or basic character of a sign including change of copy do not require zoning approval, but may require a building permit.
- j) Temporary banners provided they are approved by the Zoning Enforcement Officer and displayed for no more than 30 days.

13.5 Residential Districts

The following signs are permitted upon receipt of a zoning permit:

- a) Home Occupation Signs- Such sign shall be for the sole purpose of identifying a home occupation. It shall bear no advertising and not exceed an area of two and one half square feet.
- b) Special Permit/Site Plan- Signs associated with any use allowed by special permit or site plan approval are permitted. The location, number and size requirements for commercial/industrial districts as set forth below shall apply.

13.6 Commercial/Industrial Districts

- a) Signs identifying and/or advertising for the principal use or uses on the lot are permitted. One freestanding sign having an area of fifty square feet or less for each building is permitted. One attached sign for each business, service or tenant is allowed. A second such sign is permitted if the building fronts on or is clearly visible from a second street. The area of such sign shall not be greater than five percent of the area of the wall to which it is attached. Subordinate signs such as directory signs or entry signs are permitted provided that they are shown on a site plan approved by the Planning and Zoning Commission and are not otherwise prohibited in these regulations.
- b) No freestanding sign shall be located in a required side or rear yard that is adjacent to a residential zoning district.

- c) Temporary signs of paper, cardboard, cloth or similar material advertising goods sold or services rendered are allowed in commercial districts without a zoning permit if they are located inside of a building and are not visible from outside. If such signs are located on the outside of a building or are visible from the outside, they are to be considered as attached signs and subject to the five percent limit stated herein.

13.7 Non Conforming Signs

Signs lawfully existing at the time of enactment of this section and not conforming to its provisions shall be considered as non-conforming signs. A non-conforming sign shall not be changed as to height, size, location or basic character except in conformance with this section.

13.8 Special Permit Signs

Signs that do not meet the requirements of this section may be permitted by special permit granted by the Planning and Zoning Commission upon a finding that:

- a) The number, size, height and character of the requested sign(s) bear a reasonable relationship to the scale and characteristics of the associated use.
- b) The location does not present a hazard to public safety.
- c) The sign(s) do not cause an annoyance or nuisance to surrounding property.
- d) The resulting signage is not considered excessive or unattractive according to standards reasonably acceptable to the community.
- e) The resulting signage demonstrates compatibility, continuity and uniformity with existing signage in the vicinity.