

# Town of Randolph

## Planning Board Minutes

November 3, 2016

**Members Present:** Arlene Eisenberg, Roberta Arbree, John Scarinza and Bob Ross (arrived at 8:15)

**Members Excused:** John Turner

**Call to order:** The meeting was called to order at 7:05 by Chairman Scarinza

**Minutes of October 6, 2016** – Roberta asked that the minutes be amended as follows: The first sentence of the Work Session section should read “The board met to begin working on changes to the sign section of the Town’s Land Use Ordinance”. On a motion from Arlene with a second from Roberta, the board voted to approve the minutes as amended.

### **Work Session:**

Driveway Regulations. Some of the items discussed were firming up the justification of 750’ driveway length limit as well as being sure emergency vehicles are able to turn around. Arlene would like to see wording about preserving the resident’s health as included in other regulations. Chairman Scarinza will do some research about design standards and health for the next meeting.

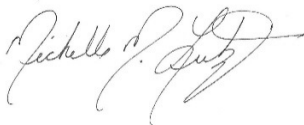
**Signs:** The board discussed making the following changes to the sign section of the ordinance:

- 1) Section B –
  - a) Remove “at least in part” when referring to Advertising Signs.
  - b) Remove “erected for” when referring to Temporary Signs
- 2) Section E – Reduce height to 15 feet
- 3) Section H – Reword as follows: Advertising signs for a business must be located on the premises where the business is carried on in the Town of Randolph, except as provided in Subsection K (currently J)
- 4) Section I – Remove the following: which contains the name and address of the occupant of the premises and the profession or nature of the business carried on within,
- 5) Second Section I – Relabel as Section J. Also, consider how to limit having 3 free standing signs
- 6) Section J – Relabel as Section K
- 7) Section K – Relabel as Section L,
- 8) Section L –
  - a) remove “subsection K” and replace with “this section” and
  - b) move the whole section to the end of Section K
- 9) Section P – add: “and electronic signs” after mechanical objects and signs

The board also discussed whether to allow signs larger than 16 sq ft by Special Exception especially along Route 2. Roberta felt that 16 sq ft was large enough. Arlene felt that anything bigger than that would look like a billboard. John felt that doing nothing could push the Board of Adjustment into granting variances for size. He also felt that the Board of Adjustment would be better equipped to deny variance requests if there were a mechanism to allow for adjustments by Special Exception. Roberta presented pictures of some of the existing signs in Town for comparison. The board also discussed what defines a temporary sign and how soon after an event a temporary sign should be removed. Bob suggested possibly adding a section for abandoned signs.

**Adjournment:** As there was no other business to conduct, the meeting adjourned at 9:00 by general consensus.

Respectfully submitted,



Michelle M. Lutz  
November 8, 2016

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