

Town of Clarence, New York

Planning Board Meeting
November 13th, 2013





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Sign Law Amendment

Temporary Signs



Flags (e.g. rectangular, teardrop, feather or banner flags)

A business may have one (1) flag.

A flag is a sign attached to a pole that has characters, letters, illustrations or ornamentalations applied to a cloth, paper, fabric or other lightweight material and is suspended so that it is actuated by wind currents. The flag pole may not exceed ten (10) feet in height. A flag must not exceed thirty (30) square feet in area. Flags must be within the parcel on which the business is located. Flags shall not be placed within the Right of Way, nor closer than ten (10) feet to any drive approach to maintain visibility for cars entering/exiting a parking lot. Flags are not permitted in Residential Zones.

Each flag must be separated a minimum of one hundred (100) feet from any other flag.

Each flag shall be permitted on a temporary basis in conformance with current temporary sign regulations: present code allows for a thirty (30) day permit and \$50.00 fee. With a maximum of two (two) permits per year.

Applicant must provide a survey showing proposed flag location, as well as a diagram depicting the overall size, area and type of flag. Subject to Approval.



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A-Frame

Expand our current A-Frame sign regulation to include all zoning districts except for residential districts.

Allow one (1) A-frame sign per business, not to exceed eight (8) square feet per side.

A-frame signs shall not be placed within Right of Way, and must not be displayed past regular business hours.





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L.E.D. Regulations

L.E.D. Gas Prices

Currently all LED signs are prohibited in Traditional Neighborhood District. Create an exception to allow for LED gas prices in all zoning districts.





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Clarification to Nonconforming signs



Nonconforming sign

All signs that are nonconforming by reason of size, height, location, illumination or changeable copy must be removed or brought into compliance at such time as the sign is replaced or the property changes use.

A nonconforming sign may only be altered by new face content, updated lighting or changeable copy in conformance with current code. Any changes to exterior dimensions would constitute a rebuild, and therefore be subject to conformity with regulations for which the sign is located.

Code as currently exists

A nonconforming sign may not be rebuilt except in conformity with the regulations for the district in which it is located.

A nonconforming sign representing a use that has ceased for a consecutive period of 24 consecutive months may not be altered, rebuilt or resumed unless in conformity with this chapter.



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Freestanding Signs



Restricted Business and Commercial Zones

Currently any freestanding sign shall not exceed 12 feet in height within these zones. In addition, pole signs are prohibited in these zones, making monument signs the only permitted freestanding sign allowed in these zones.

Given this information, the current 12' height seems out of proportion for freestanding monument signs allowed in these zones, therefore the total height for freestanding signs should be reduced to 6 feet.