New Hearing
2019-35
Electric Supply Company

The petition of Electric Supply Company for property at 200 Middlesex Street as shown on Map #39, Parcel #12-0 of the Burlington Assessor’s Maps. The applicant is seeking a Special Sign Permit to install five (5) Signs. The proposed signage is as follows:
Sign 1 is to be an interior sign 3’-8” x 12’-0” to be located within the lobby/foyer of the building. Burlington Zoning By Law has no regulation on interior signs.
Sign 2 is to be a Wall Sign 8’-3” x 34’-2” to be located on the Front (south) elevation on the left side to read ‘ESC with a 3 square graphic pattern to the right’. Violation of Article 13, section 13.1.4.2.1, wall sign shall be six (6) feet or less. proposed sign is 8’-3” in height.
Sign 3 is to be a Wall Sign 13” x 50” to be located on the Front (south) elevation on the left side of main entry door to read ‘ESC’. Violation of Article 13, section 13.1.3.2.1, one wall sign is permitted for each business side of the building. Proposed sign is to be 2nd for this elevation.
Sign 4 is to be a Wall Sign 76” x 54” to be located on the front elevation to the right of the main entry door to read ‘3 square graphic pattern’. Violation of Article 13, section 13.1.3.2.1 one wall sign is permitted for each business side of the building. Proposed sign is to be 3rd for this elevation.
Sign 5 is to be a Wall Sign 16’-10” x 36’-6” to be located on the Side (east) elevation to read ‘ESC with a 3 square graphic pattern on both sides’. Violation of Article 13, section 13.1.4.2.1, wall sign shall be six (6) feet or less. Wall sign shall be six (6) feet or less. Proposed sign is 16’-10” in height.
As shown on plans filed on September 23, 2019 + and a copy of which can be reviewed at the Town Clerk’s.

New Hearing
2019-36
47 Middlesex Turnpike

The petition of Nikhil Shah for property located at 47 Middlesex Turnpike as shown on Map # 56, Parcel #6 of the Burlington Assessor’s Maps. The Applicant is seeking a Special Sign Permit to install two (2) Wall Signs. The proposed signage is as follows:
Sign A is to be 3’-0” x 14’-0” to be located on the Front (west) elevation, right side corner at the roofline to read ‘Viet Citron Fresh Vietnamese Eats’.
Sign B is to be 3’-0” x 14’-0” to be located on the Side (south) elevation on the left side corner along roofline to read ‘Viet Citron Fresh Vietnamese Eats’.
The signs are in compliant with the Burlington Zoning By Laws, however due to previous Board
of Appeals decisions (#2014-66 and 2017-167) prohibiting any signage to be erected/placed on the building even by right. As shown on plans filed on September 23, 2019 and a copy of which can be reviewed.

New Hearing
2019-37
65 Network Dr

The petition of Stantec for property located at 65 Network Drive as shown on Map # 32, Parcel #3-1 of the Burlington Assessor’s Maps.
The Applicant is seeking a Special Sign Permit to install one Wall Sign to be 4’-0” x 15’-0” to be located on the West elevation below the roof line to read ‘Stantec with 4’-0” diameter circular design on the left’. The sign is in violation of Burlington Zoning By Laws/Network Drive Planned development District Article 5, Section e.i., states Wall signs above the first floor cannot exceed 6’-0” x 10’-0”.

As shown on plans filed on September 23, 2019 and a copy of which can be reviewed at the Town Clerk Office.

Minutes
Adjourn
Chaired by Michael Murray, Jr. called the meeting of the Burlington Board of Appeals to order at 7:30 p.m. The meeting was held in the Main Town Hall Meeting Room, 2nd Floor, and 29 Center Street, Burlington, MA.

Present: Chairman: Michael Murray Jr., Charles Viveiros, Mark Burke, John Sullivan, Brenda Rappaport and Adam Tigges
Absent: Jim Sheridan

DEPT.         Burlington Board of Appeals
DATE:         Tuesday, October 15, 2019
TIME:         7:30P.M.
PLACE:        Town Hall Main Meeting Room, 2nd floor

New Hearing
2019-35
Electric Supply Company

The petition of Electric Supply Company for property at 200 Middlesex Street as shown on Map #39, Parcel #12-0 of the Burlington Assessor’s Maps. The applicant is seeking a Special Sign Permit to install five (5) signs. The proposed signage is as follows:

Sign 1 is to be an interior sign 3’-8” x 12’-0” to be located within the lobby/foyer of the building. Burlington Zoning By Law has no regulation on interior signs.

Sign 2 is to be a Wall Sign 8’-3” x 34’-2” to be located on the Front (south) elevation on the left side to read ‘ESC with a 3 square graphic pattern to the right’. Violation of Article 13, section 13.1.4.2.1, wall sign shall be six (6) feet or less, proposed sign is 8’-3” in height.

Sign 3 is to be a Wall Sign 13” x 50” to be located on the Front (south) elevation on the left side of main entry door to read ‘ESC’. Violation of Article 13, section 13.1.3.2.1, one wall sign is permitted for each business side of the building. Proposed sign is to be 2nd for this elevation.

Sign 4 is to be a Wall Sign 76” x 54” to be located on the front elevation to the right of the main entry door to read ‘3 square graphic pattern’. Violation of Article 13, section 13.1.3.2.1 one wall sign is permitted for each business side of the building. Proposed sign is to be 3rd for this elevation.

Sign 5 is to be a Wall Sign 16’-10” x 36’-6” to be located on the Side (east) elevation to read ‘ESC with a 3 square graphic pattern on both sides’. Violation of Article 13, section 13.1.4.2.1, wall sign shall be six (6) feet or less. Wall sign shall be six (6) feet or less. Proposed sign is 16’-10” in height.

As shown on plans filed on September 23, 2019 and a copy of which can be reviewed at the Town Clerk’s. Legal notice posted as required and sent to abutters and surrounding communities.
Kristine Hung from Reimer and Braunstein introduced herself, along with Jim Fournier from ESC and Andy Layman from Sign Art Boston.

Ms. Hung explained that ESC was seeking to get relief to install 5 Wall signs. She provided some background information. She explained the company was currently undergoing a rebranding of their logo and some renovations both internally and the exterior and they are looking for new signage. She explained the south side parking lot is used for employees and vendors, while the north parking lot is used for contractors. They are for 2 distinct purposes. She explained the other signs locations and the reason they were denied. She added the 3 yellow blocks made of vinyl and is more of a decorative piece, and that is they are the reason the sign is non-compliant.

She stated the 2 signs that read “Counter Sales” are directional signage and according to the Building Inspector those are allowed. She continued saying they are necessary because it is easy to miss the entrance and it is not visible from Middlesex Turnpike creating a safety concern.

Mr. Sullivan stated he did not feel the counter sales sign is necessary. They are placed at the corners and you can see them both signs and would like to see only one on the corner.

Mr. Fournier stated it was very busy in the early in the morning, and the traffic is moving fast and without the signage it creates a safety concern.

Mr. Burke stated he did see a need for the directional signage, but he feels the 3 Square Yellow signs are too big and would prefer to see them smaller.

Mr. stated the warehouse is very long and they looked at other options but felt this was the best fit for the building. He added they were trying to fit it to the bottom of the set of the windows. He stated the owners are investing money for the moral of the employees to make it “a cool place to go to work”.

Mr. Viveiros stated he agreed the counter sales signs are too much and the vinyl squares should be smaller.

Ms. Rappaport felt the vinyl sign logo are too big.

Mr. Sullivan questioned if the inside sign needs variance and was informed, Mr. Ungerson called them wall signs.

Ms. Hung stated the requirement is a signage covering over 20% requires a variance.

Mr. Murray stated he didn’t feel the 3 large vinyl squares are necessary, it feels repetitive and is alright with the Counter signs.

hearing open to the public. No one present to speak for or against. Motion made and second to close the public hearing. 5-0 in favor.

Discussion included wanted clarification from Building Inspector on the counter sales signs, other options such as illuminating the 3 squares logo, and the possibility of having to file a new application for those signs.

Motion made and seconded to continue the hearing until November 5, 2019. 5-0 in favor.

New Hearing
2019-36
47 Middlesex Turnpike

The petition of Nikhil Shah for property located at 47 Middlesex Turnpike as shown on Map # 56, Parcel #6 of the Burlington Assessor’s Maps. The Applicant is seeking a Special Sign Permit to install two (2) Wall Signs. The proposed signage is as follows:

Sign A is to be 3'-0” x 14'-0” to be located on the Front (west) elevation, right side corner at the roofline to read “Viet Citron Fresh Vietnamese Eats’.

Sign B is to be 3'-0” x 14'-0” to be located on the Side (south) elevation on the left side corner.
Nikhil Shah introduced himself along with Shawn from Fast Signs and Suzanne Church the landlord and Tran the Owner.
Mr. Shah described the signage and location of the signs they are requesting and explained it previously was Subway.
Ms. Rappaport stated she felt the signage was proportional and the look good.
Mr. Sullivan stated because of the way the building sits, you can see the two signs at the same time.
Ms. Church replied the signs are tastefully done and feels it is necessary to have the two signs for visibility because you don’t see the front of the building until you are there. She explained they have an easement to use that driveway, therefore the sign is necessary.

Mr. Tigges asked about the illumination of the sign and informed them they could not exceed 90 lumens per square foot.
Mr. Murray asked about the illumination and was informed the would be front and halo lit.

Hearing opened to the public. No one present to speak for or against. Motion made and second to close the public hearing. 5-0 in favor

Motion made and second to grant a Special Permit (4-1) to Nikhil Shah for Viet Citron located at 47 Middlesex Turnpike for the installation of two (2) wall signs to be 3’-0” x 14’-0” to read ‘Viet Citron Fresh Vietnamese Eats’. One will be located on the Front (west) elevation on the right-side corner at roof line and the second one will be located on the Side (south) elevation on the left side corner along the roof line as depicted on the plans submitted September 23, 2019. The Special Sign Permit was granted with the condition the illumination is not to exceed 90 lumens per square foot and no other signs to be placed on the building even if by right. 4-1 (John Sullivan) in favor.

New Hearing
2019-37
65 Network Dr

The petition of Stantec for property located at 65 Network Drive as shown on Map # 32, Parcel #3-1 of the Burlington Assessor’s Maps.
The Applicant is seeking a Special Sign Permit to install one Wall Sign to be 4’-0” x 15’-0” to be located on the West elevation below the roof line to read ‘Stantec with 4’-0” diameter circular design on the left’. The sign is in violation of Burlington Zoning by Laws/ Network Drive Planned Development District Article 5, Section e.i, states Wall signs above the first floor cannot exceed 6’-0” x 10’-0”.

As shown on plans filed on September 23, 2019 and a copy of which can be reviewed at the Town Clerk Office. Legal notice posted as required and sent to abutters and surrounding communities.
Mr. Batten from Batten Signs requested a continuance until November 5, 2019. He provided a rendering to the Board members.
Motion made and second to continue the hearing Until November 5th. 5-0 in favor to continue the hearing.

Motion made and second to approve the minutes from October 1, 2019, 5-0 in favor
Motion made and second to adjourn. 5-0 in favor.