

Berlin Planning Commission

DRAFT Meeting Minutes

December 9, 2015

Present: Brandy Saxton, Karla Nuissl, Chair, Tom Badowski, Sally Herring, Bob Wernecke, Paul Irons

Next meeting: December 30, 2015, 6:00 pm, Berlin Town Offices

1. Discussion

- **Old Business**

- Keep checking website (placesense.com/Berlin) for updates

- **New Business**

- Tom and Sally discussed of the points presented at the Workforce Housing Conference.
- We reviewed the proposed sign standards, Section 3206. Signs. Should the town collect fees for special sale and similar signs?
- The terminology is being changed for some uses. Highway Commercial will be Commercial and Commercial will be Mixed Use.
- Should maximum wall sign square footage be calculated by the side of the building or total for the entire building? Our maximum now is 300 sq. ft.
- Halo lights have good visibility but do not project as much light in the vicinity of the sign as ordinary internally lit signs.
- Under 3206.H Specific Standards (2) Projecting Signs (g) the term “yards” will be changed to “setback”.
- Many ground mounted signs on Routes 2 and 302 would be nonconforming under these standards. The Current square footage allowed is 64 sq. ft. They would only be required to bring in to conformance if the sign is going to change. What kind and amount of change would require conformance?
- Under 3206.H Specific Standards (8) Electronic Messaging Signs (e), how often should the message be allowed to change without being distracting to drivers?
- Under 3206.H Specific Standards (9) Awnings and Similar Accessory Structures, umbrellas on outdoor tables should be excluded.
- Brandy is rewriting under 3206.H Specific Standards (11) Temporary Signs and (12) Portable Signs.

- Under 3206.I Special Use Signs, should Theaters be treated differently than other uses? Brandy will add language about internally lit signs.
- 3206. M Nonconforming Signs. Brandy will fine tune this section.

- Next Meeting
 - We will meet at 6:00 pm on December 30 and cancel the December 23 meeting since several people cannot attend.
- Reminder: **MEETINGS WILL BEGIN AT 6PM**
 - This is in order to stay on our existing timeline to complete the first draft.

2. Meeting Adjourned