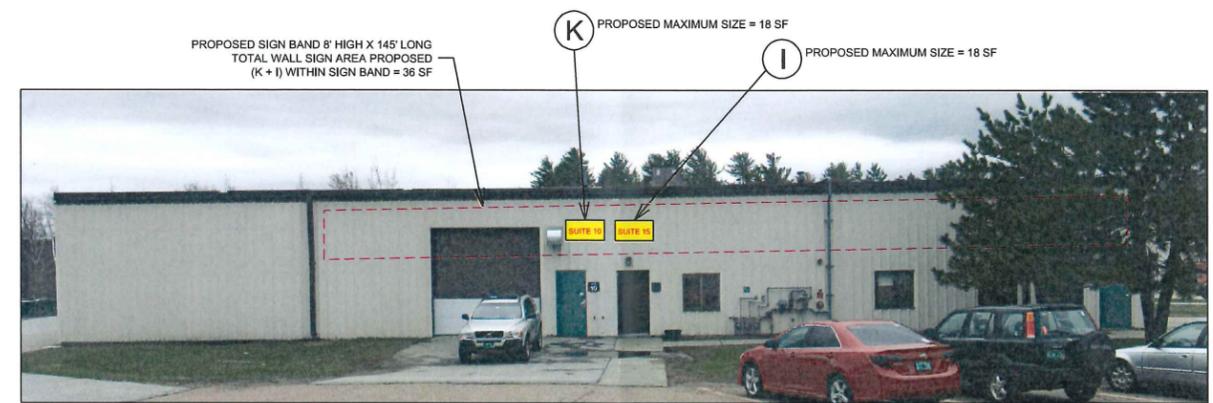


EAST ELEVATION
 PROPOSED SIGN BAND 8' HIGH X 105' LONG
 TOTAL WALL SIGN AREA PROPOSED (D + E + F) WITHIN SIGN BAND = 54 SF



WEST ELEVATION
 PROPOSED SIGN BAND 8' HIGH X 100' LONG
 TOTAL WALL SIGN AREA PROPOSED (G + H + J) WITHIN SIGN BAND = 54 SF



SOUTH ELEVATION
 PROPOSED SIGN BAND 8' HIGH X 145' LONG
 TOTAL WALL SIGN AREA PROPOSED (K + I) WITHIN SIGN BAND = 36 SF

RECEIVED
 JUN 28 2017
 PLANNING/ZONING

FINAL PLANS

TENANT NAMES & GRAPHICS
 SUBJECT TO CHANGE

MAXIMUM TOTAL SIGN AREA = 188 SF
 USING THE EAST FACE OF BUILDING:
 138.5' X 17' AVG HEIGHT = 2354 SF
 8% X 2354 SF = 188.4 SF

MAXIMUM WINDOW SIGN COVERAGE
 THE COMBINED AREA OF PERMANENT AND TEMPORARY WINDOW
 SIGNS SHALL NOT EXCEED 20% COVERAGE OF THE GLASS AREA
 FACING PUBLIC WAYS.

FREESTANDING SIGN NOTES:
 1. LANDSCAPING SHALL BE PROVIDED AROUND THE BASE OF THE SIGN.
 2. FREESTANDING SIGNS SHALL BE A MINIMUM OF 5 FEET OFF PROPERTY
 LINE.

GENERAL NOTES:
 1. THE PURPOSE OF THIS PLAN IS TO PRESENT THE PROPOSED MASTER
 SIGN PLAN FOR THE BUILDING LOCATED AT 368 AVENUE D / LOT 8 OF
 WHITCOMB PARK.
 2. SITE PLAN AND UTILITIES INFORMATION SHOWN ON THIS PLAN ARE SHOWN
 FOR THE PURPOSES OF THE MASTER SIGN PLAN ONLY.



TYPICAL FREESTANDING SIGN
 2' x 6' (12 SF) 5' MAX HEIGHT

TOWN OF WILLISTON - FIRE SAFETY PLAN REVIEW STANDARDS
 EXTERIOR DOOR SIGNAGE REQUIREMENTS:
 - ALL EXTERIOR DOORS SHALL BE MARKED WITH A COMBINATION LETTER/NUMERICAL
 SIGN OR STICKER
 - ALL SIDES OF THE BUILDING SHALL BE DESIGNATED A LETTER, STARTING WITH 'A',
 AND PROCEEDING AROUND THE BUILDING CLOCKWISE TO LETTER 'B', 'C' AND 'D'.
 - EACH DOOR ON EACH SIDE OF THE BUILDING SHALL BE NUMBERED SEQUENTIALLY,
 ALONG WITH THE LETTER DESIGNATED FOR THAT SIDE OF THE BUILDING.
 - ALL LETTERS/NUMBER SHALL BE A MINIMUM OF 10 INCHES HIGH, BE REFLECTIVE,
 AND SHALL CONTRAST WITH THE BACKGROUND
 - SIGNAGE SHALL BE PLACED AT THE INTERIOR AND EXTERIOR OF EACH DOOR
 BUILDING IDENTIFICATION REQUIREMENTS:
 - STREET ADDRESS NUMBERS SHALL BE PLACED IN A LOCATION THAT IS CLEARLY
 VISIBLE FROM THE STREET FRONTING THE PROPERTY.
 - NUMBERS SHALL BE REFLECTIVE AND SHALL CONTRAST WITH THEIR BACKGROUND

SUMMARY OF BUILDING NUMBER AND DIRECTIONAL SIGNS
 (EXEMPT FROM THE TOTAL NUMBER AND AREA OF SIGNS)

KEY	SIGN TYPE	AREA
Z	WALL / BUILDING NUMBER	1.5 SF EACH
NOT SHOWN	EXTERIOR DOOR SIGNAGE	VARIES

SUMMARY OF EXISTING & PROPOSED SIGNS

KEY	SIGN TYPE	AREA
A	FREESTANDING (2)	EXISTING 24 SF
B	WALL SIGN	EXISTING 2 SF
C	WINDOW SIGN	EXISTING 6 SF
D	WALL SIGN	PROPOSED 18 SF
E	WALL SIGN	PROPOSED 18 SF
F	WALL SIGN	PROPOSED 18 SF
G	WALL SIGN	PROPOSED 18 SF
H	WALL SIGN	PROPOSED 18 SF
I	WALL SIGN	PROPOSED 18 SF
J	WALL SIGN	PROPOSED 18 SF
K	WALL SIGN	PROPOSED 18 SF
W	WINDOW SIGN	4 @ 3 SF EACH 12 SF
TOTAL AREA ALL SIGNS =		188 SF

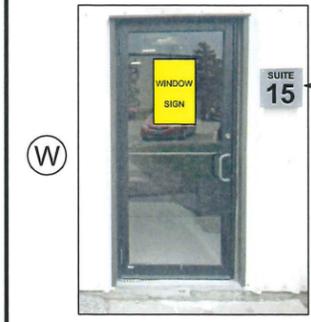
OWNER & APPLICANT
 R.E.M. DEVELOPMENT COMPANY, LLC
 599 AVENUE D
 WILLISTON, VT 05495

REVISIONS	# OF SHEETS
06-22-17 ADD FIRE SAFETY SIGNAGE REQUIREMENTS ABR	1
THESE PLANS WITH LATEST REVISIONS SHOULD ONLY BE USED FOR THE PURPOSE SHOWN BELOW:	
<input type="checkbox"/> SKETCH/CONCEPT	
<input type="checkbox"/> PRELIMINARY	
<input checked="" type="checkbox"/> FINAL	
<input type="checkbox"/> RECORD DRAWING	

R.E.M. DEVELOPMENT COMPANY, LLC
 368 AVENUE D WILLISTON, VT

MASTER SIGN PLAN
 DP17-25

LAMOUREUX & DICKINSON
 Consulting Engineers Inc.
 14 Morse Drive
 Essex Junction, VT 05452
 (802) 878-4450
 Engineers-Planners-Surveyors



TYPICAL WINDOW SIGN
 MAXIMUM AREA = 3SF OR 20% OF GLASS AREA, WHICHEVER IS LESS

UPON FINDING THAT THE FINAL PLANS COMPLIED WITH ALL REQUIREMENTS OF THE WILLISTON DEVELOPMENT BYLAW AND ALL CONDITIONS IMPOSED ON THE APPROVAL OF THE AMENDMENT TO DISCRETIONARY PERMIT # DP 17-25, WHICH WAS APPROVED BY THE DEVELOPMENT REVIEW BOARD ON JUNE 13, 2017, THE ADMINISTRATOR / DRB APPROVED THE FINAL MASTER SIGN PLAN FOR 368 AVENUE D ON THE 14 DAY OF AUGUST, 2017.

Kan Belbin
 DEVELOPMENT REVIEW BOARD CHAIR / ADMINISTRATOR'S SIGNATURE

DP # 17-25
 TAX PARCEL # 02:067:026.000