

Dawn Collins

From: Lindsey Michelle <l.zapalac12@gmail.com>
Sent: Monday, August 21, 2023 10:10 AM
To: Dawn Collins
Subject: Re: PC Workshop and Special Meeting 8/23

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Thank you, Dawn. I will be there. Below is my feedback ahead of our workshop/special meeting on Wednesday.

- Recommendation for update to pg 16 section (J)
 - different graphic (the existing graphic too closely resembles a monument sign / it has a solid base).
 - I am good with freestanding "pole" signs as long as they are not the basic metal or wood column supports (see image #6 below) and I think item #3 covers that "Metal pole or column sign supports without a decorative cover shall be prohibited"
 - example photo #5 below is what we would not want to allow as this does not support the overall vision we have for signage in PL.
 - Adjust the height requirements, 10ft is too high. (recommend 6 ft max)

Other comments/recommendations-

- Monument signs/Pole Signs (for businesses) are not always multi-tenant and when done correctly can be visually appealing. (example photos 1 & 2 below)
- Monument signs/Pole Signs can also be multi-tenant/common site signs, which I believe is what most of the commission members are less in favor of (ie. West End Pole Sign and example photo #3)
 - This is also partially what is causing confusion for some of us on the sign allocation section (pg 22)
 - **Q:** If there is a multi-tenant/common site sign where multiple tenants have a sign panel (example photo #3) does this count toward their 2 sign maximum?
 - **A:** I **don't** think it should, the sign structure itself belongs to the center and the tenant would just have a small panel, so the business itself should still be able to have 2 signs (wall, projecting, awning/canopy, window) but **NOT** an additional pole or monument sign.
 - I agree with section (b) pg 22 "common site signs shall not count towards the two allotted signs per tenant", but the way it reads in the current draft makes it seem like a business could have a panel on the multi-tenant/common site sign AND each business could also have a monument/pole sign. Can the wording be updated to clarify? We can control the size of the monument or pole of the "common site sign" to ensure we don't get another "west end" multi-tenant sign. (see photo example #6 below where I think it's done nicely and is helpful for businesses wanting to catch customers from the road)
 - If it is a single tenant building/business, they could have up to 2 of the following (wall, projecting, awning/canopy, window, monument/pole)

*****some of my specific examples below may not meet our the size criteria and are just meant to focus on the type of sign*****

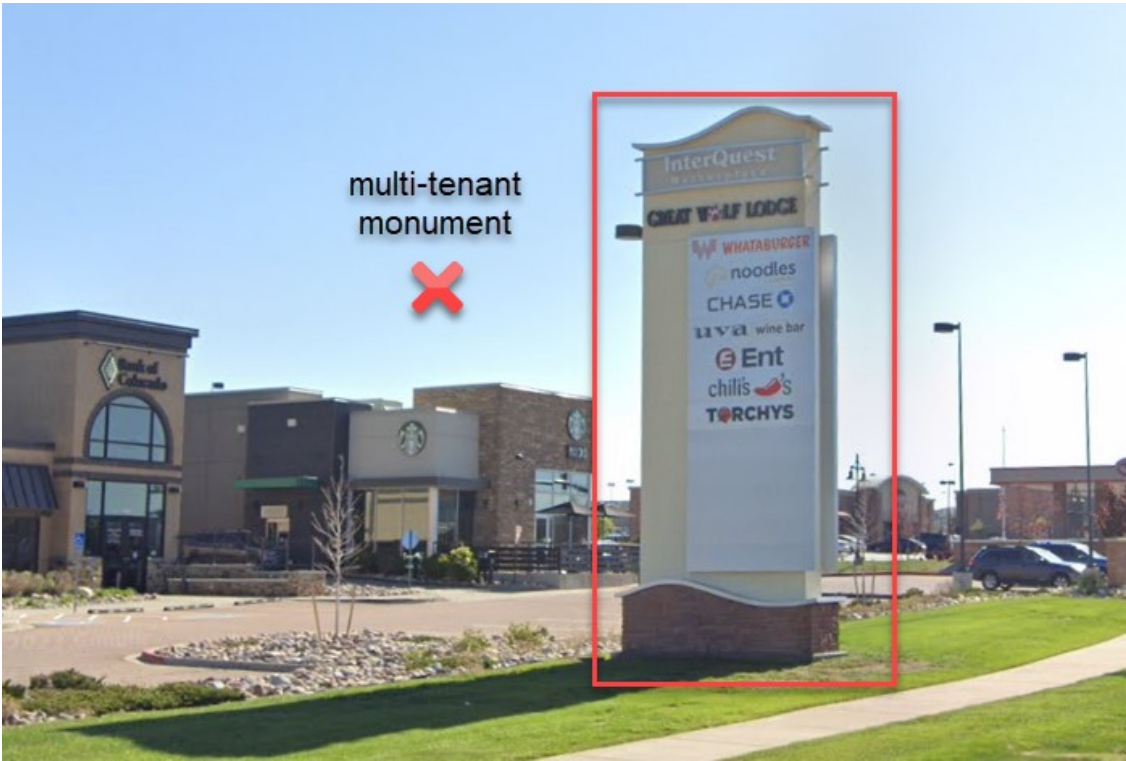
1



2



3



4



5



6



On Thu, Aug 17, 2023 at 8:26 AM Dawn Collins <dawn@palmer-lake.org> wrote:

All,

It is confirmed that the workshop and special meeting to address the draft sign code will be at the town hall next Wed., at 5p and a notice will be generated and distributed this week.

Please be sure to submit any comments to the draft plan before Tue., 8/22, thank you,

Dawn A. Collins, CMC

Town Administrator/Clerk