



## TOWN OF ARLINGTON

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Department of Planning and Community Development

### **Town Meeting 2026 Proposed Warrant Articles: Amendments to the Sign Bylaw**

**To:** Arlington Redevelopment Board  
**CC:** Claire Ricker, Director of Planning and Community Development  
**From:** Katie Luczai, Economic Development Coordinator  
**Date:** January 8, 2026  
**RE:** Amendments to the Sign Bylaw

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Since joining the Town of Arlington, I have reviewed 65 sign permit applications to date. After working with the Bylaw for the last two years, I would like to propose several changes based on my experience working with both incoming and established Arlington businesses and sign fabricators.

Attached to this memo is a red-lined version of the Town of Arlington Zoning Bylaw with the proposed changes as well as recent examples. Thank you for your consideration.

Proposed Warrant Article:

**To see if the Town will vote to amend Section 6.2 Signs, of the Zoning Bylaw, to make amendments to various sections of the Sign; or take any action related thereto.**

#### 1. Traffic Visibility at Intersections

- a. Under the current Bylaw, no signage is allowed to be installed within the triangular area formed between the property lines and a diagonal line joining points on the property lines 25 feet from the point of their intersection (refer to Reference Image 1). Under the Bylaw, under Prohibited Signs, the Town already forbids "signs that could be confused with any authorized traffic signal or device or that interfere with, obstruct, confuse, or mislead traffic." The triangular area to determine traffic visibility can be reduced as its duplicative and has limited the ability of Arlington's businesses to install signage that would have otherwise not interfered with traffic visibility.
- b. *Recommended change:* **Reduce from 25 ft. to 10 ft.**
  - i. Alternative change: **Do not allow projecting signs in the traffic visibility area but allow non-illuminated wall signs.**
- c. Recent Example: Marathon Sports (673 Mass Ave) originally proposed a wall sign above their entry door; however, this would have technically been within the Traffic Visibility Intersection. Within the Intersection, this sign would not have interfered with traffic safety.

#### 2. Allow Cabinet Signs

- a. Under the current Bylaw, cabinet signs are prohibited. Existing non-conforming cabinet signs in Town have not detracted from the vibrancy of the Town's business districts (refer to Reference Image 2). It should be allowed as an option as it is commonly allowed in most towns.
- b. *Recommended change:* **Remove Cabinet Signs from list of Prohibited Signs.**

3. Allow exception for electronic Massachusetts Lottery signs
  - a. Under the current Bylaw, Town staff consider Mass Lottery signs to be electronic displays. To ensure equitable applicability of Bylaw while promoting local commerce, allow one Massachusetts Lottery sign to be used per business (refer to Reference Image 3).
  - b. *Recommended change:* **Add an exception under Prohibited electronic message boards and electronic displays for Mass Lottery signs.**
4. Allow future Marquees for Arlington's theatres to go digital
  - a. Under the current Bylaw, Electronic Message Centers or electronic displays are prohibited. As the signage of the Capitol and Regent Theatres comes to the end of their useful lives, the Town would like to give the option for the Marquee signs to become fully or partially electronic. This is largely for the safety of their employees who are required to change out the letters by hand (refer to Reference Image 4). Technology for digital marquees has advanced significantly since the Town Bylaw regarding signage was last revised in 2015.
  - b. *Recommended change:* **Add an exception under Prohibited electronic message boards and electronic displays for Marquee Signs with administrative approval of DPCD.**
5. Amend all mentions of Neighborhood Business District (B1)
  - a. *Recommended change:* **Where mentioned, revise all references to Neighborhood Office District (B1).**
6. Allow Canopy and Projecting Sign Types in Residential/Business District
  - a. As we see more MBTA Communities projects include ground floor commercial space in areas zoned R7 we should allow Canopy and Projecting signs. There are great recent examples such as Juno Space at 1025 Mass Ave which have proposed beautiful signs for their ground floor commercial spaces (refer to Reference Image 5).
  - b. *Recommended change:* **Add "Y" for Canopy Sign and Projecting Sign under Allowed Sign Types by Sign District for Residential/Business (R4, R5, R6, R7, B2).**
7. Allow Freestanding Projecting Sign Type in Residential/Business District
  - a. As we have expanded B2 properties, new businesses are seeking new signage for lawn space. Allowing Freestanding Projecting Signs will give more options for businesses. Currently, for businesses looking to install a sign in a lawn area, the only option would be to install a Directory Sign or Post Sign, which may not convey the sense of place a business historically located in B1 would want (refer to Reference Image 6). Freestanding Projecting Signs are traditionally more decorative than other sign types allowed.
  - b. *Recommended change:* **Add "Y" for Freestanding Projecting Sign under Allowed Sign Types by Sign District for Residential/Business (R4, R5, R6, R7, B2).**
  - c. Recent example: A new business located at 1011 Mass Ave was looking to install a new sign and was hoping to install a freestanding projecting sign, however, this type of sign is not allowed for their parcel under current zoning.
8. Limit allowable portable A-Frame signs to one per business
  - a. Under the current Bylaw there are no limitations to the number of A-Frames per business. To maintain ample sidewalk space and public placemaking we ask that A-frames are limited to one per business (refer to Reference Image 7).
  - b. *Recommended change:* **Add Max. One (1) A-Frame per business under Other Requirements for Standards for Specific Portable and Temporary Signs for A-Frames.**

# Town of Arlington Zoning Bylaws

## Sign Regulations

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### 6-14 / STANDARDS

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- (3) Bicycles that must be lifted off of the ground or floor without any physical assistance.
- G. The location of bicycle parking spaces shall comply with the following requirements:
  - (1) Short-term bicycle parking shall be located within 50 feet of the main entrance of a building or no further away than the nearest off-street parking space, whichever is closer, with appropriate signage leading to the bicycle parking if not visible from the main entrance;
  - (2) Long-term bicycle parking shall be provided within the building containing the use that it is intended to serve, or within a structure that is no more than 200 feet from the main entrance of a building. Bicycle parking serving multiple uses or buildings may be pooled into a single secure area, enclosure, or facility;
  - (3) Bicycle parking must not require lifting bicycles off the floor or carrying bicycles up or down any steps or stairs; and
  - (4) While requirements in this Section shall not be satisfied within individual residential dwelling units, residents may bring bicycles into their individual dwelling unit for storage.
- H. The requirements of this Section may be reduced as follows after a finding of the Special Permit Granting Authority that the characteristics of the use, structure, or facility makes the use of bicycles unlikely or would substantially reduce the use of bicycles:
  - (1) For non-residential uses, up to twenty percent of the required long-term bicycle parking spaces or four spaces, whichever is greater, may be converted to short-term bicycle parking spaces; and
  - (2) For residential uses requiring six long-term bicycle parking spaces or fewer, the long-term bicycle parking spaces may be designed to meet the requirements for short-term bicycle parking spaces, so long as the bicycle parking spaces are covered to be protected from precipitation, are in a secure area, and are located on the same lot as the residential uses they serve.

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## 6.2 SIGNS

### 6.2.1. General Provisions

- A. Purpose. The purpose of this Section is to promote the public health, safety, and welfare through a comprehensive system of reasonable, effective, consistent, content-neutral, and non-discriminatory sign standards and requirements, including the following specific purposes:
  - (1) Ensure that all signs are compatible with the unique character and environment of the Town of Arlington, and that they support the desired ambience and development patterns of the various districts, overlay districts, and historic areas within the Town;

- (2) Balance public and private objectives by allowing adequate avenues for both commercial and non-commercial messages;
  - (3) Improve pedestrian and traffic safety by promoting the free flow of traffic and the protection of pedestrians and motorists from injury and property damage caused by, or which may be fully or partially attributable to, cluttered, distracting, and/or illegible signage;
  - (4) Prevent property damage, personal injury, and litter caused by signs that are improperly constructed or poorly maintained;
  - (5) Protect property values, the local economy, and quality of life by preserving and enhancing the appearance of the streetscape; and
  - (6) Provide consistent sign design standards that enable the fair and consistent enforcement of these sign regulations.
- B. Authority. This Section is the primary tool for implementing the sign policies of the Town of Arlington and other state and local requirements. Whenever any provision of this Section refers to or cites a section of state law, and that section is later amended or superseded, the Section shall be deemed amended to refer to the amended section or the section that most nearly corresponds to the superseded section.
- C. Applicability. This Section applies to all signs within the Town of Arlington regardless of their nature or location, unless specifically exempted in Section 6.2.1(E).
- (1) Standards for Permanent Signs are found in Section 6.2.5.
  - (2) Standards for Portable Signs and Temporary Signs are found in Section 6.2.6.
  - (3) Standards for signs located in any historic district are regulated pursuant to the Bylaws of the [Town of Arlington Title VII, Historic Districts, Article 4](#), and the Arlington Historic Districts Commission Design Guidelines for Local Historic Districts.
  - (4) Standards for signs for home occupations are regulated pursuant to Section 5.9.1.
  - (5) Nothing in this Section shall be construed to prohibit a person from holding a sign while picketing or protesting on public property that has been determined to be a traditional or designated public forum, so long as the person holding the sign does not block ingress and egress from buildings, create a safety hazard by impeding travel on sidewalks, in bike or vehicle lanes, or on trails, or violate any other reasonable time, place, and manner restrictions adopted by the Town of Arlington.
- D. Substitutions and Interpretations. This Section is not intended to, and does not, restrict speech on the basis of its content, viewpoint, or message. No part of this Section shall be construed to favor commercial speech over non-commercial speech. A non-commercial message may be substituted for any commercial or non-commercial message displayed on a sign without the need for any approval or sign

permit, provided that the sign is otherwise permissible under this Section. If a commercial message is substituted for any other commercial message, a sign permit is required pursuant to Section 6.2.2(A)(1). To the extent any provision of this Section is ambiguous, the term will be interpreted not to regulate on the basis of the content of the message.

E. Exemptions. The following signs are not regulated under this Section:

- (1) Any sign, posting, notice or similar signs placed, installed, or required by law by a town, county, or a federal or state governmental agency in carrying out its responsibility to protect the public health, safety, and welfare, including the following:
  - a) Emergency and warning signs necessary to warn of dangerous and hazardous conditions and that serve to aid public safety or civil defense;
  - b) Traffic signs erected and maintained by an authorized public agency;
  - c) Signs required to be displayed by law, regulation, or ordinance;
  - d) Signs directing the public to points of interest;
  - e) Signs showing the location of public facilities; and
  - f) Numerals and letters identifying an address from the street to facilitate emergency response and compliant with Town requirements.
- (2) Non-illuminated non-commercial signs on single-family, two-family, and three-family residences and duplexes in residential zoning districts;
- (3) Non-illuminated signs which provide incidental information including, but not limited to credit card acceptance, business hours, open/closed, no soliciting, directions to services and facilities, or menus, provided these signs do not exceed an aggregate of six square feet in sign area;
- (4) Building identification signs not exceeding two square feet in area for residential buildings and four square feet in area for nonresidential and mixed-use buildings;

### Building Identification Sign

(See Section 6.2.1(E)(2))



This diagram is included for illustrative purposes only. It is not part of the Arlington Zoning Bylaw.

- (5) Signs not exceeding 11 x 17 inches posted on a community bulletin board;
  - (6) Landmark signs;
  - (7) Historical plaques and commemorative signs erected and maintained by non-profit organizations, building cornerstones, and date-constructed stones not exceeding four square feet in area;
  - (8) Signs not readable from the public right-of-way, including:
    - a) Signs or displays located entirely inside of a building and not visible from the building's exterior, such as those for home occupations described in Section 5.9.1;
    - b) Signs intended to be readable from within a parking area or Town park but not readable beyond the boundaries of the lot or parcel upon which they are located or from any public right-of-way; and
    - c) Signs located within Town of Arlington recreation facilities; and
  - (9) Any notice as defined in [Title V, Article 1](#) of the Town Bylaws.
- F. Severability. If any section, sentence, clause, phrase, word, portion, or provision of this Section is held invalid or unconstitutional by any court of competent jurisdiction, such decision shall not affect, impair, or invalidate any other section, sentence, clause, phrase, word, portion, or provision of this Section which can be given effect without the invalid provision. The invalidation of the application of any section, sentence, clause, phrase, word, portion, or provision of this Section to a particular property or structure, or any particular properties or structures, by any court of competent jurisdiction shall not affect the application of such section, sentence, clause, phrase, word, portion or provision to any other property or structure not specifically included in said invalidation.

### 6.2.2. Procedures

#### A. Permanent Sign Permits.

- (1) Sign Permit Required. A sign permit is required to erect, install, construct, move, alter, replace, suspend, display, or maintain (i.e., removal of the sign so that structural elements supporting the sign may be maintained) any permanent sign, unless otherwise specified in this Section. Each sign and change of copy (i.e., changing of the face or letters on a sign) requires a separate Sign Permit except as allowed in Section 6.2.1(D).
- a) All permanent signs must comply with all applicable requirements and standards established in this Section.
- b) Any sign not authorized pursuant to this Section is not allowed.
- (2) Review and Approval.
  - a) Application Required. An application for a sign permit shall be filed with the Department of Inspectional Services, together with required fees and supporting documentation.
  - b) Review. The Building Inspector shall review all sign permit applications and supporting documentation for compliance with the standards of this Section. The Building Inspector will refer the sign permit application to the Department of Planning and Community Development for review before issuing the sign permit. The Department of Planning and Community Development shall complete a design review and, based on the Arlington Redevelopment Board's Rules and Regulations, determine whether the application should be referred to the Arlington Redevelopment Board.
  - c) Determination. Following review by the Department of Planning and Community Development and the Arlington Redevelopment Board, as applicable, the Building Inspector shall determine whether the sign permit may be issued or if additional information is required from the applicant to complete the permit application. If the sign permit application is denied, the reason shall be stated in writing.
  - d) Building Permit Required. If the Building Inspector determines that a separate electrical or structural permit is required, the applicant shall be notified. The sign permit shall not be issued until all other required permits have been obtained.

#### B. Temporary Sign Permits.

- (1) Sign Permit Required. A temporary sign permit is required to display a temporary wall banner sign, an A-frame sign, or an upright sign placed in the public right-of-way. All temporary wall banner signs, A-frame signs, and upright signs must comply with all applicable requirements and standards established in this Section.
- (2) Duration of Temporary Sign Permit. A temporary sign permit for a wall banner is valid for 60 days beginning with the date of issuance. There are no time limitations for A-frame or upright signs installed in public right-of-way for which a temporary sign permit is required pursuant to Section 6.2.6(C).
- (3) Review and Approval.

- **Application Required.** An application for a temporary sign permit and any supporting documentation shall be filed with the Department of Inspectional Services by a business owner or a property owner on behalf of the business.
- Each tenant in a multi-tenant building is entitled to a temporary wall banner sign in accordance with this Section.
- **Review.** The Building Inspector shall review the temporary sign permit application for compliance with the standards in Section 6.2.6. The Building Inspector may refer the temporary sign permit application to the Department of Planning and Community Development for review before issuing the sign permit.
- **Determination.** The Building Inspector shall determine whether the temporary sign permit may be issued or if additional information is required from the applicant to complete the permit application. If the temporary sign permit application is denied, the reason shall be stated in writing.

C. **Sign Special Permits.**

- (1) A sign special permit may be granted by the Arlington Redevelopment Board to allow more than the number of signs allowed under this Section 6.2, or signs of a greater size or in a location other than that specified in this Section 6.2 provided the architecture of the building, the location of the building relative to the street, or the nature of the use being made of the building is such that an additional sign or signs of a larger size should be allowed in the public interest. In no case shall any sign allowed exceed a maximum sign area of four feet times the length of the building frontage.
- (2) An application for a sign special permit shall comply with the submission requirements and procedures in Section 3.3 and Section 3.4 and the rules and regulations of the Arlington Redevelopment Board, as applicable.

D. **Appeals.** A decision of the Building Inspector may be appealed by any aggrieved person pursuant to Section 3.1.3.

6.2.3. **General Restrictions for All Signs**

A. **Location Restriction.** Except where specifically authorized in this Section, signs may not be placed in the following locations:

- (1) Within, on, or projecting over public property, Town rights-of-way, and the Minuteman Bikeway, or waterways, except signs specifically authorized by this Section 6.2, including Shared Mobility Docking Stations;
- (2) Any location that obstructs the view of any authorized traffic sign, signal, or other traffic control device;
- (3) On property at any corner formed by intersecting streets, within the triangular area formed between the property lines and a diagonal line joining points on the property lines ~~10~~ **25** feet from the point of their intersection, or in the case of rounded property line corners, the triangular area between the tangents to the curve at such corner and a diagonal line joining points on the tangents ~~10~~ **25** feet from the point of their intersection;

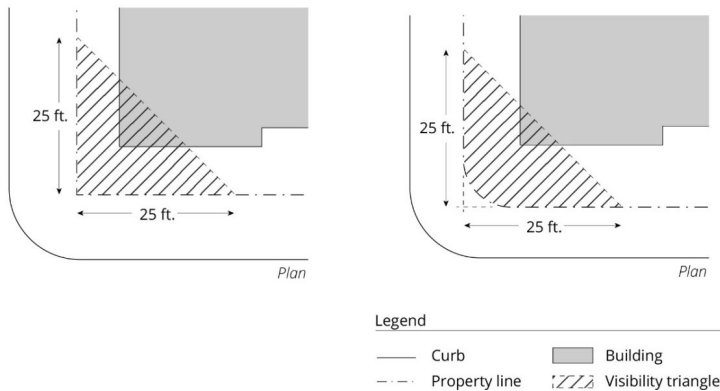
STANDARDS

**Commented [KL1]:** This location restriction has unduly prevented a business from locating signage in an otherwise appropriate location. While well-meaning, wall signage installed on a building within the Traffic Visibility window would not interfere with traffic. Should proposed signage interfere with traffic and pedestrian safety the Board may deny based on Prohibited Signage section (Town prohibits "Signs that could be confused with any authorized traffic signal or device or that interfere with, obstruct, confuse or mislead traffic").



## Traffic Visibility at Intersections

(See Section 6.2.3(A)(3))



This diagram is included for illustrative purposes only. It is not part of the Arlington Zoning Bylaw.

- (4) Areas allowing for ingress to or egress from any door, window, vent, exit way or fire lane required by the Building Code or Fire Department regulations currently in effect;
  - (5) Off the premises of the business to which the commercial advertising sign refers, except as provided in Section 6.2.6;
  - (6) On fuel tanks, storage containers and/or solid waste receptacles or their enclosures, except for a manufacturer's or installer's identification, appropriate warning signs and placards, and information required by law;
  - (7) Where they cover the architectural features of a building, such as dormers, insignias, pilasters, soffits, transoms, trims, or another architectural feature;
  - (8) Tacked, painted, burned, cut, pasted, or otherwise affixed to trees, rocks, light and utility poles, posts, fences, ladders, benches, or similar supports that are visible from a public way except for notices as defined in Title V, Article 1, of the Town Bylaws; and
  - (9) On the roof of a building or structure.
- B. Prohibited Signs. Except as otherwise provided in this Section, the following signs are prohibited and considered illegal:
- (1) Signs that could be confused with any authorized traffic signal or device or that interfere with, obstruct, confuse or mislead traffic;
  - (2) Bandit Signs;
  - ~~(3) Cabinet Signs;~~
  - (3) Electronic Message Centers or electronic displays;

**Commented [KL2]:** Existing non-conforming cabinet signs in Town have not detracted from the vibrancy of the Town's business districts. It should be allowed as an option as it is commonly allowed in most towns.

a) Exception to be made for businesses to display, one (1) state-provided signage for the Massachusetts Lottery;

(4)b) Exception for Marquee signs with administrative approval of Department of Planning and Community Development staff.

**Commented [KL3]:** Under the current Bylaw, the Mass Lottery signs are considered electronic displays. To ensure equitable applicability of Bylaw, allow one Massachusetts Lottery sign to be used per business.

(5)(4) Inflatable balloons, spinners, strings of flags and pennants, feather banners, fixed aerial displays, streamers, tubes, or other devices affected by the movement of the air or other atmospheric or mechanical means either attached to a sign or to vehicles, structures, poles, trees and other vegetation, or similar support structures, except as allowed in Section 6.2.6;

**Commented [KL4]:** As the signage of the Capitol and Regent Theatres comes to the end of their useful lives, the Town would like to give the option for the Marquee signs to become fully or partially electronic. This is largely for the safety of their employees who are required to change out the letters by hand.

(6)(5) Signs affixed to trucks, automobiles, trailers, or any other vehicle that advertise, identify or provide direction to a use or activity not related to its lawful use for making deliveries, the sale of merchandise, or rendering services from such vehicles;

(7)(6) The parking of delivery, sales, or service vehicles in an off-site location, or on-site within a parking lot adjacent to a public street, for the purpose of advertising;

(8)(7) Any sign which advertises a business no longer in existence or a product or service no longer being sold, except landmark signs;

(9)(8) Any portable or temporary sign, other than those signs allowed pursuant to Section 6.2.6; and

(10)(9) Any other signs not specifically allowed by the provisions of this Section.

C. Display Restrictions. The purpose of this Section is to regulate the manner in which signs convey their messages by specifying prohibited display features that create distractions to the traveling public and create visual clutter that mar the natural and architectural aesthetics of the Town of Arlington. Signs with the following display features are prohibited:

- (1) Animated features which rotate, move, or give the appearance of moving by mechanical, wind, or other means. Barber poles no more than three feet in height and 10 inches in diameter, flags, and clocks are excepted from this restriction;
- (2) Sound, odor, or any particulate matter including, bubbles, smoke, fog, confetti, or ashes;
- (3) Lighting devices with intermittent, flashing, rotating, blinking or strobe light illumination, animation, motion picture, or laser or motion picture projection, or any lighting effect creating the illusion of motion, as well as laser or hologram lights;
- (4) Internally illuminated signs with a directly exposed light source, except for neon incorporated into the design of a permanent window sign. See Section 6.2.4(C);

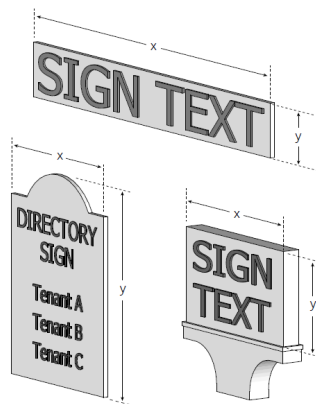
- (5) Surfaces that reflect light by means of a glossy, polished, or mirrored surface; and
- (6) Strings of lights used in connection with commercial premises, except when used for temporary lighting for decoration, and lights arranged in the shape of a product, arrow, or any commercial message.

#### 6.2.4. General Requirements for All Signs

- A. Sign Message. Any sign may contain, in lieu of any other message or copy, any lawful non-commercial message, so long as the sign complies with the size, height, area, location, and other requirements of this Section.
- B. Sign Measurement.
  - (1) Sign Area Measurement. Sign area for all sign types is measured as follows:
    - Signs on Background Panel. Sign copy mounted, affixed, or painted on a background panel or surface distinctively painted, textured, or constructed as a background for the sign copy, is measured as that area contained within the sum of the smallest rectangle(s) that will enclose both the sign copy and the background.

#### Sign Area for Signs on Background Panel

*(See Section 6.2.4(B)(1))*



This diagram is included for illustrative purposes only. It is not part of the Arlington Zoning Bylaw.

- Signs with Individual Letters. Sign copy mounted as individual letters or graphics against a wall, fascia, mansard, or parapet of a building or surface of another structure, that has not been painted, textured or otherwise altered to provide a distinctive background for the sign copy, is measured as a sum of the smallest rectangle(s) that will enclose each word and each graphic in the total sign.

Sign Area for Signs with Individual Letters  
(See Section 6.2.4(B)(1))

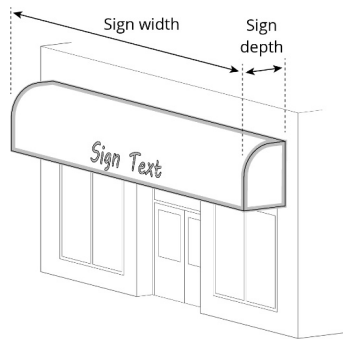


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- Signs on Illuminated Surfaces. Sign copy mounted, affixed, or painted on an illuminated surface or illuminated element of a building or structure, is measured as the entire illuminated surface or illuminated element, which contains sign copy. Such elements may include lit canopy fascia signs, and/or interior lit awnings.

#### Sign Area for Signs on Illuminated Surfaces

(See Section 6.2.4(B)(1))



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- **Irregular Shaped Signs.** Sign area for irregular shaped signs is determined by dividing the sign into squares, rectangles, triangles, circles, arcs, or other shapes the area of which is easily calculated.

#### Sign Area for Irregular Shaped Signs

(See Section 6.2.4(B)(1))



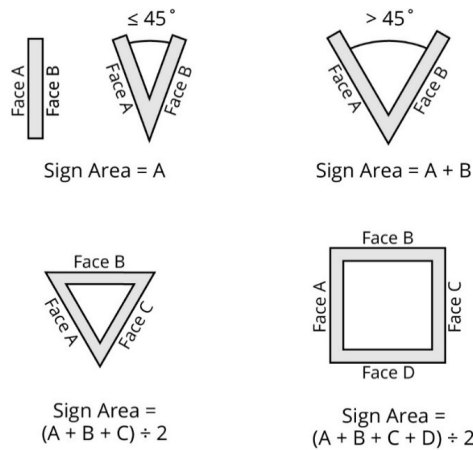
This diagram is included for illustrative purposes only. It is not part of the Arlington Zoning Bylaw.

- **Multi-Face Signs.** Multi-face signs are measured as follows:
  - **Two face signs:** If the interior angle between the two sign faces is 45 degrees or less and the sign faces are less than 42 inches apart, the sign area is determined by the measurement of one sign face only. If the angle between the two sign faces is greater than 45 degrees, the sign area is the sum of the areas of the two sign faces.

- Three or four face signs: The sign area is 50 percent of the sum of the areas of all sign faces.

#### Sign Area for Multi-Face Signs

(See Section 6.2.4(B)(1))

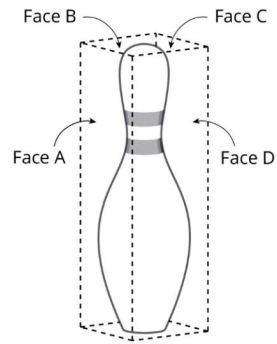


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- Spherical, free-form, or sculptural sign area is measured as 50 percent of the sum of the areas using only the four vertical sides of the smallest four-sided polyhedron that will encompass the sign structure. Signs with greater than four polyhedron faces are prohibited.

#### Sign Area for Spherical and Free-form Signs

(See Section 6.2.4(B)(1))



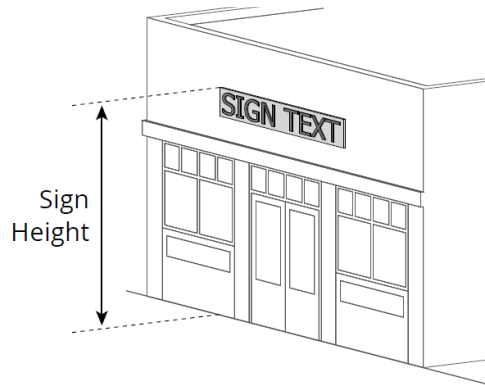
$$\text{Sign Area} = \frac{(A + B + C + D)}{2}$$

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- Numerals and letters up to 2 square feet in area used to identify an address are not included in the determination of sign area.
- (2) Sign Height Measurement. Sign height is measured as follows:
  - a) Building Mounted Sign Height. The height of signs mounted on the wall, fascia, mansard, or parapet is the vertical distance measured from the base of the wall on which the sign is located to the top of the sign or sign structure.

### Building Mounted Sign Height

(See Section 6.2.4(B)(2))

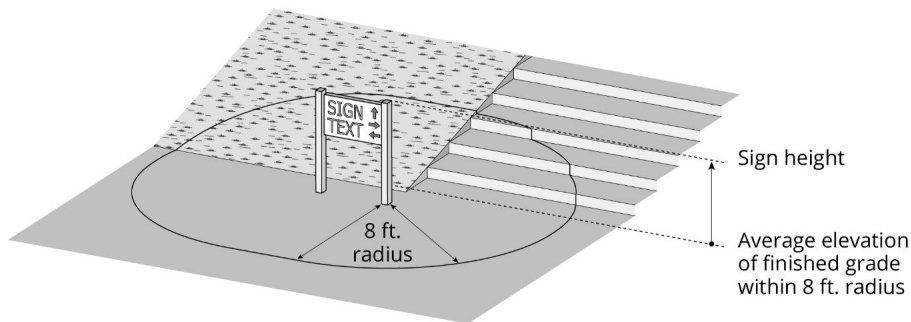


This diagram is included for illustrative purposes only. It is not part of the Arlington Zoning Bylaw.

- b) Freestanding Sign Height. Sign height is measured as the vertical distance from the average elevation of the finished grade within an eight-foot radius from all sides of the sign at the base of a sign to the top of the sign, exclusive of any filling, berming, mounding or landscaping solely for the purpose of locating the sign, including decorative embellishments.

### Freestanding Sign Height

(See Section 6.2.4(B)(2))



This diagram is included for illustrative purposes only. It is not part of the Arlington Zoning Bylaw.



- C. Sign Illumination. All allowed permanent signs may be non-illuminated, illuminated by internal light fixtures, halo illuminated, or illuminated by external indirect illumination, unless otherwise specified. All permanent signs for single-family, two-family, and three-family residences or duplexes and all temporary signs must be non-illuminated.
- (1) No sign shall be illuminated between 12:00 AM and 6:00 AM, except signs identifying emergency services such as police and ambulance stations or hospitals and signs on premises open for business during that time.
  - (2) Internally Illuminated Signs.
    - a) Internally illuminated signs include signs constructed with pan channel letters, preferably without raceways, or internal/indirect halo illuminated channel letters on an unlit or otherwise indistinguishable background on a freestanding sign or building wall.
    - b) Single-color LED signs are considered internally illuminated signs.
  - (3) Externally Illuminated Signs. Externally illuminated signs must be illuminated only with steady, stationary, fully-shielded light sources directed solely onto the sign without causing glare. The light source for externally illuminated signs must be arranged and shielded to substantially confine all direct light rays to the sign face and away from streets and adjacent properties.
  - (4) Direct illumination is limited to marquee signs; see Section 6.2.5(C)(6) and is limited to the illumination of letters, numbers, symbols and accents on the marquee sign. Exposed lamps may only be animated to create an effect of patterned illusionary movement provided the alternate or sequential activation of the illuminated elements occurs on a cycle that exceeds two seconds.
- D. Neon and Single-Color LED Signs. Neon or single-color LED signs placed in a window count toward the aggregate area for all window signs and must not exceed 25 percent of the area of the window. Any individual neon or single-color LED sign must not exceed four square feet in area. Other uses of neon are prohibited; see Section 6.2.3(C)(4).
- E. Structure and Installation. The construction of signs shall be enforced and administered by the Building Inspector. All signs and advertising structures must be designed to comply with the provisions of this Section 6.2 and applicable provisions of the Building and Electrical Codes and constructed to withstand wind loads, dead loads, and lateral forces.
- (1) Any angle iron, bracing, guy wires, or similar features used to support a sign must not be visible to the extent technically feasible.
  - (2) Where electrical service is provided to freestanding signs or building mounted signs, the service must be placed underground and concealed. Electrical service to building mounted signs, including conduit, housings, and wire, must be concealed or, when necessary, painted to match the surface of the structure upon which they are mounted. A building permit shall be issued prior to installation of any new signs requiring electrical service.

- (3) Raceway cabinets shall only be used in building mounted signs when access to the wall behind the sign is not feasible, shall not extend in width and height beyond the area of the sign, and shall match the color of the building to which it is attached. Where a raceway cabinet provides a contrast background to sign copy, the colored area is counted in the total allowable sign area allowed for the site or business. A raceway cabinet is not a cabinet sign.

Raceway Cabinets  
(See Section 6.2.4(E)(3))



This diagram is included for illustrative purposes only. It is not part of the Arlington Zoning Bylaw.

- (4) All permanent signs allowed by this Section must be constructed of durable materials capable of withstanding continuous exposure to the elements and the conditions of a built-up environment and must be permanently attached to the ground, a building or another structure by direct attachment to a rigid wall, frame, or structure.
- F. Sign Maintenance. Unless otherwise specified in this Section, all signs must be maintained by any property owner, lessor, lessee, manager, agent, or other person having lawful possession or control over a building, structure, or parcel of land. Signs must be maintained in a condition or state of equivalent quality to that which was approved or required by the Town of Arlington.
- (1) All signs together with their supports and appurtenances must be maintained in good structural condition, in compliance with applicable Building and Electrical Codes, and in conformance with this Section. Maintenance of a sign includes periodic cleaning, replacement of flickering, burned out or broken light bulbs or fixtures, repair or replacement of any faded, peeled, cracked, or otherwise damaged or broken parts of a sign, and any other activity necessary to restore the sign so that it continues to comply with the requirements and contents of the sign permit issued for its installation and provisions of this Section.
  - (2) Required landscaped areas contained by a fixed border, curbed area, wall, or other perimeter structure must receive regular repair and maintenance. Plant materials that do not survive after installation in required landscape areas are required to be replaced within three months.

- (3) The Building Inspector has the authority to order the repair, maintenance, or removal of any sign or sign structure that has not been maintained and is dangerous or in disrepair, or which is erected or maintained contrary to the requirements of this Section.
- (4) Failure to maintain a sign constitutes a violation of this Section and shall be subject to enforcement action, in which case the Building Inspector may order the removal of any sign that is determined to be in disrepair or dangerous pursuant to the provisions of Section 3.1.

#### 6.2.5. Standards for Permanent Signs

- A. Purpose and Applicability. This Section establishes the standards for permanent building mounted and freestanding signs that are applicable in all districts. Standards for each allowed sign type are provided in tables in Sections 6.2.5(D) and 6.2.5(E). These tables are organized as permanent building mounted and freestanding signs for each sign type. All permanent signs must comply with the standards for sign area, height, number, type, and other requirements provided in these tables.
- B. Sign Districts. The table below summarizes how the Town of Arlington's districts established in Section 4.1 have been combined into sign districts based on similarity of use, building form, and character.

Sign Districts		
Sign District Name	Districts	Description
Residential Sign District	Large Lot Single-Family District (R0) Single-Family District (R1) Two-Family District (R2) Three-Family District (R3)	These districts comprise the vast majority of residential land in Arlington. Signage is limited in these districts, as a variety of allowed signage types could detract from the desired residential character.
Residential/Business Sign District	Townhouse District (R4) Apartment District/Low Density (R5) Apartment District/Medium Density (R6) Apartment District/High Density (R7) Neighborhood Office District (B1) Neighborhood Business District (B2)	These districts generally are located along Massachusetts Avenue, and require a variety of sign types to achieve a diverse, mixed-use character appropriate for neighborhood residential, office, service, and retail uses.
Business Sign District	Major Business District (B2A) Village Business District (B3) Vehicular Oriented Business District (B4) Central Business District (B5)	These districts comprise the major commercial centers in Arlington and require a variety of sign types to achieve a diverse character appropriate for major office, service, and retail uses.
Industrial Sign District	Industrial District (I) Transportation District (T)	These districts allow a number of sign types to achieve a character appropriate for industrial manufacturing, warehousing, and transportation uses.
Multi-Use Sign District	Multi-Use District (MU) Planned Unit Development (PUD)	These districts allow a variety of signage types for larger-scale, multi-use or planned unit developments.
Open Space Sign District	Open Space District (OS)	This district prohibits most sign types, allowing only those necessary to provide information for the primary open space and recreation uses.

**Commented [KL5]:** Amend mentions of B1


- C. Allowed Sign Types by Sign District. The table below establishes which sign types are allowed in each Sign District.

Allowed Sign Types by Sign District						
Sign Type	Residential <sup>1</sup> (R0, R1, R2, R3)	Residential/ Business <sup>1</sup> (R4, R5, R6, R7, <b>B1</b> , B2)	Business <sup>1</sup> (B2A, B3, B4, B5)	Industrial <sup>1</sup> (I, T)	Multi-Use <sup>1</sup> (MU, PUD)	Open Space <sup>1</sup> (OS)
<b>Building Mounted Signs<sup>2</sup></b>						
Awning Sign		Y	Y	Y	Y	
Bracket Sign		Y	Y		Y	
Canopy Sign		<b>Y</b>	Y		Y	
Directional Sign		Y	Y	Y	Y	
Directory Sign		Y	Y	Y	Y	
Marquee Sign			Y			
Porch Sign	Y	Y				
Projecting Sign		<b>Y</b>	Y	Y	Y	
Service Island Canopy Sign			Y	Y		
Wall Sign	Y	Y	Y	Y	Y	
Window Sign	Y	Y	Y	Y	Y	
<b>Freestanding Signs</b>						
Directory Sign	Y			Y	Y	
Directional Sign		Y	Y	Y	Y	
Freestanding Projecting Sign		<b>Y</b>		Y	Y	Y
Monument Sign			Y	Y		
Post Sign		Y	Y	Y	Y	Y
Mobility Station	Y	Y	Y	Y	Y	Y
<b>End Note:</b> <sup>1</sup> For Religious and Educational Uses in all Districts, all permanent sign types are allowed except for the following: <ul style="list-style-type: none"> <li>• Awning Sign</li> <li>• Marquee Sign</li> <li>• Projecting Sign</li> <li>• Service Island Canopy Sign</li> </ul> <sup>2</sup> In all districts, a building may have no more than two of either an awning sign, wall sign, or a window sign.						


**Commented [KL6]:** Allow for Canopy and Projecting in Residential/Business District - as we see more MBTA Communities projects we should allow Canopy and Projecting signs. There are great recent examples such as Juno Space at 1025 Mass Ave which have tasteful, subtle signs.

D. Standards for All Permanent Building-Mounted Sign Types. The following sign types are allowed, subject to the criteria listed under each sign type.

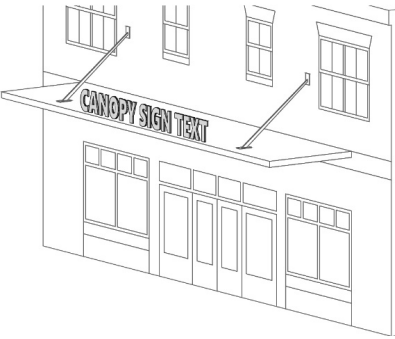
- (1) Awning Sign. Awning signs must comply with the standards provided in the table below.

Awning Sign Standards		 <p>This diagram is included for illustrative purposes only. It is not part of the Arlington Zoning Bylaw.</p>
Standard	Requirements	
Sign Area <sup>1</sup>	1 sq. ft. of sign area per linear foot of awning width.	
Mounting Height	Min. of 8 ft. from the bottom of the awning to the sidewalk.	
Sign Placement	Only above the doors and windows of the ground or second floor of a building. Must not project above, below, or beyond the edges of the face of the building wall or architectural element on which it is located. Sign width shall not be greater than 60% of the width of the awning face or valance on which it is displayed.	
Setback from back of curb	Min. 2 ft.	
Illumination	Non-illuminated or illumination under the awning.	
Permitting	Sign permit required. See Section 6.2.2(A).	
<b>End Notes:</b> <sup>1</sup> If an awning is placed on multiple store fronts, each business is allowed signage no greater than 60% of the width of the store front.		

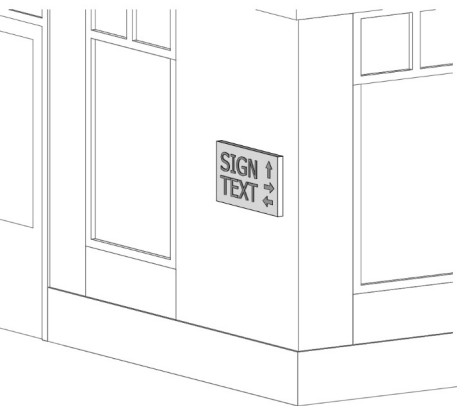
- (2) Bracket Sign. Bracket signs must comply with the standards provided in the table below.

Bracket Sign Standards		 <p>This diagram is included for illustrative purposes only. It is not part of the Arlington Zoning Bylaw.</p>
Standard	Requirements	
Number of Signs	Max. 1 per business.	
Sign Area	Max. 12 sq. ft.	
Mounting Height	Min. of 8 ft. from the bottom of the sign to the sidewalk. Must be mounted perpendicular to the building face or corner of the building.	
Sign Placement	If mounted below the underside of a walkway or overhead structure, must not extend beyond the edge of the structure on which it is located.	
Sign Projection	Max. 5 feet from the building façade.	
Illumination	Non-illuminated or externally illuminated. See Section 6.2.4(C).	
Permitting	Sign permit required. See Section 6.2.2(A).	

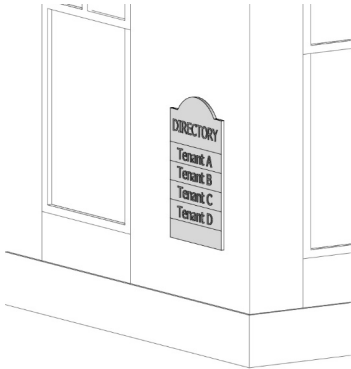
- (3) Canopy Sign. Canopy signs must comply with the standards provided in the table below.

Canopy Sign Standards		 <p>This diagram is included for illustrative purposes only. It is not part of the Arlington Zoning Bylaw.</p>
Standard	Requirements	
Number of Signs	Max 1 per business.	
Sign Area	1 sq. ft. of sign area per linear foot of canopy width.	
Mounting Height	Max. 20 ft. on ground floor canopies. Min. of 8 ft. from the bottom of the sign to the sidewalk.	
Illumination	Non-illuminated or internal illumination only. See Section 6.2.4(C).	
Permitting	Sign permit required. See Section 6.2.2(A).	

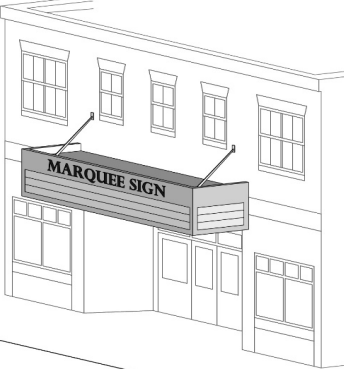
- (4) Directional/Driveway Sign. Directional signs must comply with the standards provided in the table below.

Directional/Driveway Sign Standards		 <p>This diagram is included for illustrative purposes only. It is not part of the Arlington Zoning Bylaw.</p>
Standard	Requirements	
Number of Signs	Max. 3 per lot. Max. 1 at each driveway or drive-through lane.	
Sign Area	Max. 3 sq. ft. per sign face.	
Mounting Height	Max. 6 ft. from nearest grade; except, max. 3 ft. at each driveway or drive-through lane.	
Illumination	Non-illuminated or internal illumination only. See Section 6.2.4(C).	
Permitting	Sign permit required. See Section 6.2.2(A).	

- (5) Directory Sign. Directory signs must comply with the standards provided in the table below.

Directory Sign Standards		 <p>This diagram is included for illustrative purposes only. It is not part of the Arlington Zoning Bylaw.</p>
Standard	Requirements	
Number of Signs	Max. 1 per building.	
Sign Area	1 sq. ft. per occupant or tenant space. Max. 16 sq. ft.	
Mounting Height	Max. 6 ft. from nearest grade.	
Permitting	Sign permit required. See Section 6.2.2(A).	

- (6) Marquee Sign. Marquee signs must comply with the standards provided in the table below.

Marquee Sign Standards		 <p>This diagram is included for illustrative purposes only. It is not part of the Arlington Zoning Bylaw.</p>
Standard	Requirements	
Number of Signs	1 sq. ft. of sign area per linear foot of marquee width.	
Sign Area	Min. of 8 ft. from the bottom of the marquee to the sidewalk.	
Mounting Height	Only above the doors and windows of the ground or second floor of a building. Must not project above, below, or beyond the edges of the face of the building wall or architectural element on which it is located. Sign width shall not be greater than 60% of the width of the face of the marquee.	
Sign Placement	Min. 2 ft. from back of curb	
Permitting	Sign permit required. See Section 6.2.2(A).	
Special Provisions		
Changeable Copy Signs	Equivalent to the total allowable wall sign area. Allowed only as an integral part of a marquee sign. Non-illuminated or internally illuminated. See Section 6.2.4(C). Sign permit required. See Section 6.2.2(A).	
Electronic	More to be added as details received from Regent/Capitol	


**Commented [KL7]:** Currently working with Theatres on this matter

#### Marquee Sign Standards

display


- (7) Porch Sign. Porch signs must comply with the standards provided in the table below.

#### Porch Sign Standards

Standard	Requirements	
Number of Signs	Max. 1 per building.	 <p>This diagram is included for illustrative purposes only. It is not part of the Arlington Zoning Bylaw.</p>
Sign Area and Dimensions	Max. 6 sq. ft.; Max. dimension of any side 3 ft.	
Mounting Height	Min. 6 ft. 8 inches from the porch floor.	
Sign Placement	Mounted on a beam or other structure parallel to the face of the building.	
Illumination	Non-illuminated or externally illuminated. See Section 6.2.4(C).	
Permitting	Sign permit required. See Section 6.2.2(A).	

- (8) Projecting Sign. Projecting signs must comply with the standards provided in the table below.

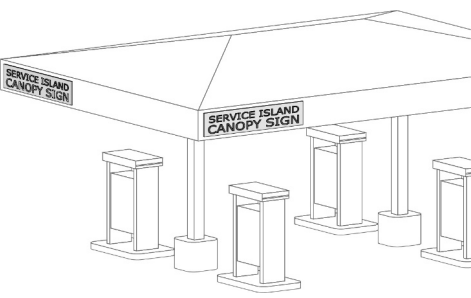
#### Projecting Sign Standards

Standard	Requirements	
Number of Signs	Max. 1 per business.	 <p>This diagram is included for illustrative purposes only. It is not part of the Arlington Zoning Bylaw.</p>
Sign Area	Max. 16 sq. ft.	
Sign Width	Max. 2 ft.	
Mounting Height	Min. of 8 ft. from the bottom of the sign to the sidewalk.	
Sign Placement	Only on the wall of a building and must not project above the plate line.	
Projection	Max. 12 inches from the wall.	
Illumination	Non-illuminated, internally illuminated, or externally illuminated. See Section 6.2.4(C).	
Permitting	Sign permit required. See Section 6.2.2(A).	



- (9) Service Island Canopy Sign. Service island canopy signs must comply with the standards provided in the table below.

Service Island Canopy Sign Standards	
Standard	Requirements
Number of Signs	Max. 2; 1 per canopy façade.
Sign Area	Max. 20 sq. ft.
Illumination	Non-illuminated or internally illuminated. See Section 6.2.4(C).
Permitting	Sign permit required. See Section 6.2.2(A).



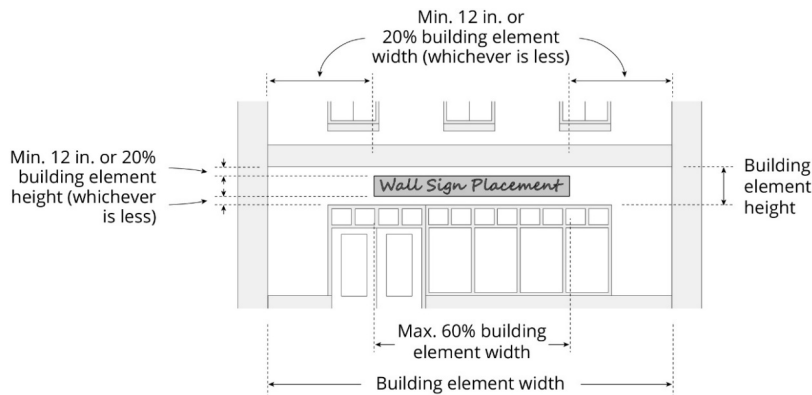
This diagram is included for illustrative purposes only. It is not part of the Arlington Zoning Bylaw.

- (10) Wall Sign. Wall signs must comply with the standards provided in the table below.

Wall Sign Standards		
Standard	Requirements	
	Sign Area and Number of Signs <sup>1</sup>	Sign Height
Residential Sign District:	Max. 1; Max. 4 sq. ft. per residence	Max. 6 ft. to the nearest grade
Residential/Business Sign District:	Max. 1 per residence; Max. 4 sq. ft. Max. 1 per frontage for businesses; Max. 20 sq. ft.	Max. 6 ft. to the nearest grade
Business Sign District:	Max. 1 per frontage; Max. 40 sq. ft. per business	Max. 25 ft.
Multi-Use Sign District:	Max. 1 per frontage; Max. 40 sq. ft. per business	Max. 25 ft.
Industrial Sign District:	Max. 1 per frontage; Max. 40 sq. ft. per business	Max. 25 ft.
Open Space Sign District:	Max. 1; Max. 12 sq. ft.	Max. 10 ft. to the nearest grade
Institutional Use in All Districts:	2 signs per frontage; 1 sign max. 20 sq. ft. and 1 sign max 10 sq. ft. (1 sign may be a freestanding sign max. 10 sq. ft.).	Max. 10 ft. to the nearest grade

### Wall Sign Standards

Sign Placement	<p>The total sign area for signs on single-tenant or multi-tenant buildings may be placed on any building elevation, subject to the following standards:</p> <ol style="list-style-type: none"> <li>(1) At least 1 sign must be placed above or associated with the building entry;</li> <li>(2) The width of the sign shall be no greater than 60% of the width of the building element on which it is displayed;</li> <li>(3) Signs shall be placed at least 12 inches or 20% of the width of the building element on which they are mounted, whichever is less, from the sides of the building element;</li> <li>(4) Signs shall be placed at least 12 inches or 20% of the height of the building element on which they are mounted, whichever is less, from the top and bottom edge of the building element; and</li> <li>(5) Signs shall be placed no higher than the lowest of the following: <ul style="list-style-type: none"> <li>• 25 ft. above grade;</li> <li>• The bottom of the sill of the first level of windows above the first story; or</li> <li>• The cornice line of the building at the building line.</li> </ul> </li> </ol>
Illumination	Non-illuminated, internally illuminated, or externally illuminated. See Section 6.2.4(C).
Permitting	Sign permit is required, except for single-family, two-family, and three-family residences and duplexes. See Section 6.2.2(A).

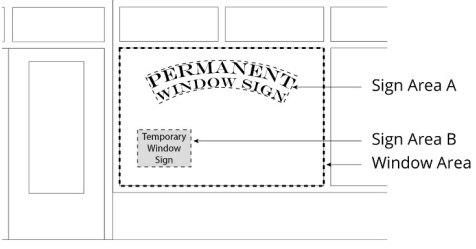


This diagram is included for illustrative purposes only. It is not part of the Arlington Zoning Bylaw.

Special Provisions	Requirements
Painted Wall Signs	<p>Painted wall signs are allowed on any exterior building wall of an individual tenant space or building.</p> <p>Painted wall signs are included in the total allowable area for wall signs. The allowable area for a painted wall sign shall be increased by 10%.</p> <p>Must be professionally painted.</p> <p>Non-illuminated or externally illuminated. See Section 6.2.4(C).</p>
<p><b>End Note:</b></p> <p><sup>1</sup> In any B, I or PUD district, one wall sign is permitted for each street or parking lot frontage for each establishment.</p>	

- (11) Window Sign. Window signs must comply with the standards provided in the table below.

Window Sign Standards	
Standard	Requirements
Sign Area	Combined area of permanent and temporary window signs must not exceed 25% of the area of the window where they are displayed.
Sign Placement	No higher than 2 <sup>nd</sup> story windows. Inside mounting required.
Illumination	Non-illuminated or externally illuminated only. Neon and single-color LED in some applications. See Section 6.2.4(C).
Permitting	Sign permit required. See Section 6.2.2(A).



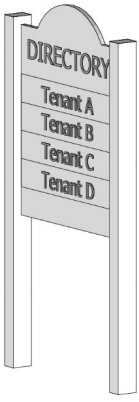
Sign Area A + Sign Area B ≤ 25% Window Area

This diagram is included for illustrative purposes only. It is not part of the Arlington Zoning Bylaw.

- E. Standards for All Permanent Freestanding Sign Types. The following sign types are allowed, subject to the criteria listed under each sign type.

- (1) Directory Sign. Directory signs must comply with the standards provided in the table below.

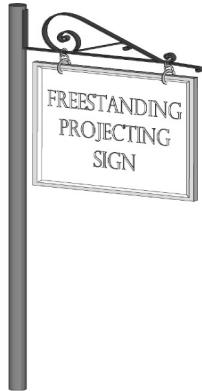
Directory Sign Standards	
Standard	Requirements
Number of Signs	Max. 1 per building.
Sign Area	1 sq. ft. per occupant or tenant space. Max 12 sq. ft.
Height	Max. 6 ft. from nearest grade.
Illumination	Non-illuminated, internally illuminated, or externally illuminated only. See Section 6.2.4(C).
Permitting	Sign permit required. See Section 6.2.2(A).



This diagram is included for illustrative purposes only. It is not part of the Arlington Zoning Bylaw.

- (2) Freestanding Projecting Sign. Freestanding projecting signs must comply with the standards provided in the table below.

Freestanding Projecting Sign Standards	
Standard	Requirements
Number of Signs	1 per lot.
Sign Area	Max. 4 sq. ft.; Max. dimension of the longest side 2 ft.
Height	Max. 6 ft.
Sign Placement	Min. 5 ft. setback from property line. See also Section 6.2.3(A)(3).
Illumination	Non-illuminated or externally illuminated with down directed, fully shielded fixtures only. See Section 6.2.4(C).
Permitting	Sign permit is required. See Section 6.2.2(A).



This diagram is included for illustrative purposes only. It is not part of the Arlington Zoning Bylaw.

- (3) Monument Sign. Monument signs must comply with the standards provided in the table below.

Monument Signs Standards		
Standard	Requirements	
	Sign Area and Number of Signs	Sign Height
Residential/Business Sign District:	Max. 1 per residence and 1 per frontage for businesses; Max. 8 sq. ft.	Max. 4 ft. to the nearest grade
Business Sign District:	Max. 1 per frontage; Max. 24 sq. ft.	Max. 8 ft. to the nearest grade
Multi-Use Sign District:	Max. 1 per frontage; Max. 24 sq. ft.	Max. 12 ft. to the nearest grade
Open Space Sign District:	Max. 1 per frontage; Max. 12 sq. ft.	Max. 6 ft. to the nearest grade
Industrial Sign District:	Max. 1 per frontage; Max. 24 sq. ft.	Max. 6 ft. to the nearest grade
Institutional Use in All Districts:	Max. 1 per frontage; Max. 10 sq. ft.	Max. 6 ft. to the nearest grade
Sign Placement	Business, Industrial, Multi-Use and Open Space Sign District: Min. 5 ft. setback from property line. Residential and Residential/Business Sign District: Min. 10 ft. from property line. See also Section 6.2.3(A)(3).	
Illumination	Non-illuminated or externally illuminated. See Section 6.2.4(C).	
Permitting	Sign permit is required. See Section 6.2.2(A).	

## Monument Signs Standards



This diagram is included for illustrative purposes only. It is not part of the Arlington Zoning Bylaw.

Special Provisions	Requirements
Name of Property	The name of a property is included in the area and height limits for freestanding signs.
Landscaping	A landscaped area consisting of shrubs, and/or perennial ground cover plants with a max. spacing of 3 ft. on center is required around the base of the signs. The landscape area must be a min. of 2 sq. ft. for each 1 sq. ft. of sign area.

- (4) Post Sign. Post signs must comply with the standards provided in the table below.

## Post Signs Standards

Standard	Requirements	
	Sign Area and Number of Signs	Sign Height
Residential/Business Sign District:	Max. 1 per residence and 1 per frontage for businesses; Max. 8 sq. ft.	Max. 4 ft. to the nearest grade
Business Sign District:	Max. 1 per frontage; Max. 24 sq. ft.	Max. 8 ft. to the nearest grade
Multi-Use Sign District:	Max. 1 per frontage; Max. 24 sq. ft.	Max. 8 ft. to the nearest grade
Open Space Sign District:	Max. 1 per frontage; Max. 12 sq. ft.	Max. 6 ft. to the nearest grade
Industrial Sign District:	Max. 1 per frontage; Max. 24 sq. ft.	Max. 6 ft. to the nearest grade
Institutional Use in All Districts:	Max. 1 per frontage; Max. 10 sq. ft.	Max. 6 ft. to the nearest grade
Sign Placement	Business, Industrial, Multi-Use and Open Space Sign District: Min. 5 ft. setback from property line. Residential and Residential/Business Sign District: Min. 10 ft. from property line. See also Section 6.2.3(A)(3).	
Illumination	Non-illuminated or externally illuminated. See Section 6.2.4C).	
Permitting	Sign Permit is required. See Section 6.2.2(A).	

Post Signs Standards

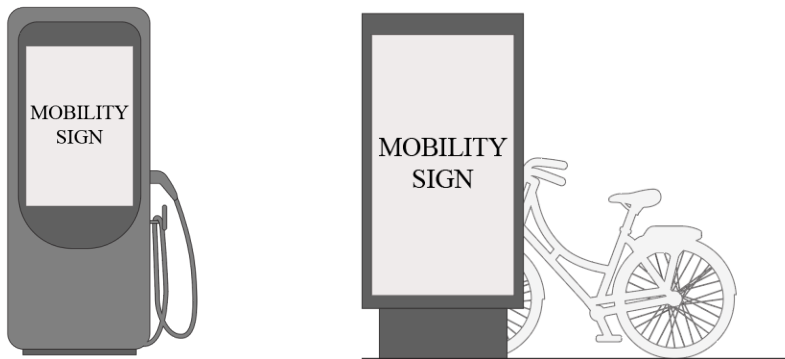


This diagram is included for illustrative purposes only. It is not part of the Arlington Zoning Bylaw.

- (5) Mobility Station Sign. Mobility Station signs must comply with the standards provided in the table below.

Mobility Station Sign Standards

Standard	Requirements
Number of Signs	Max. 1 per shared mobility docking station or electric vehicle charging station
Sign Area	21 sq. ft. display area per shared mobility docking station; 12 sq. ft. display area per electric vehicle charging station.
Station Height	Max. 8 ft. from nearest grade.
Illumination	Non-illuminated, internally illuminated, or externally illuminated only. See Section 6.2.4(C).
Permitting	Sign permit not required if above criteria are met.



This diagram is included for illustrative purposes only. It is not part of the Arlington Zoning Bylaw.

End Note:

In all districts, Mobility Station signs are not counted toward a building's maximum allowable signs. Solar panels used to provide power to a Mobility Station do not contribute to the overall sign area calculation or station height.

F. Billboards.

- (1) No person, firm, association, or corporation shall erect, display or maintain a billboard, except those exempted by [G.L. c. 93, § 30](#) and [32](#).
- (2) No billboard shall be erected, displayed, or maintained in any block in which one-half of the buildings on both sides of the street are used exclusively for residential purposes; except that this provision shall not apply if the written consent of the owners of the majority of the frontages on both sides of the street in such block is first obtained and is filed with the Select Board or the Massachusetts Department of Transportation (MassDOT) Office of Outdoor Advertising, together with the application for a Permit for the billboard.
- (3) Requirements for Billboards. Billboards are subject to the permit requirements established by the MassDOT Office of Outdoor Advertising. In addition, the following standards apply.
  - a) A maximum of one billboard is allowed per lot.
  - b) A billboard may not be located within 50 feet of any public right-of-way.
  - c) A billboard may not be located within 50 feet of another billboard, unless they are placed back-to-back billboards on the same structure.
  - d) A billboard may not be located in any Residential District or Planned Unit Development District unless specifically exempt by the applicable regulations of the MassDOT Office of Outdoor Advertising.
  - e) A billboard may not be located in any B or I District when:
    - On any block in which one-half or more of the buildings on both sides of the street are used partially or wholly for residential purposes;
    - On the premises of or within 300 feet of a district, site, building, structure or object which is listed in the National Register of Historic Places in accordance with P. L. 89 665, 805.915 (1966) as amended;
    - On the premises of or within 300 feet of any church, chapel, synagogue, school, public playground, hospital, municipal building (including without limitation town hall, fire and police stations and public library buildings, MBTA station), museum, public park or reservation, a permanently erected memorial to veterans or monument;
    - Within 200 feet of the 100-year flood line of the Alewife Brook, Mystic Lake, Mystic River, Mill Brook, Spy Pond or any wetlands shown on the floodplain and wetland overlay of the Zoning Map of the Town of Arlington;
    - Within a radius of 150 feet from the point where the centerlines of two or more public ways intersect;
    - Exceeding a height of 30 feet measured from the ground surface;
    - Upon the roof of any building;
    - Exceeding an area of 300 square feet or one-half square foot per foot of lot frontage or, in the case of wall signs, of one-sixth of the area of said wall, whichever is smaller;

- Containing a sign face with a vertical dimension more than 12 feet;
  - Nearer than 100 feet to any public way, if within view of any portion of the same, if such billboard shall exceed a length of eight feet or a height of four feet;
  - Nearer than 300 feet to any public way, if within view of any portion of the same, if such billboard shall exceed a length of 25 feet of a height of 12 feet; or
  - In any event if such billboard shall exceed a length of 50 feet or a height of 12 feet; except that the Select Board may permit the erection of billboards which do not exceed 40 feet in length and 15 feet in height if not nearer than 300 feet to the boundary line of any public way.
- (4) No billboard shall be erected, displayed or maintained without a license from the Select Board pursuant to the following provisions:
  - a) Upon receipt of an application for a permit to erect, display or maintain a billboard within the limits of the Town of Arlington has been received by it, the Select Board shall hold a public hearing on the said application in the Town, notice of which shall be given by posting the same in three or more public places in the Town at least one week before the date of the such hearing.
  - b) A written statement as to the decision of the Board results shall be forwarded to the applicant within 30 days from the date of notice of the Town that an application for a permit had been made. In the event of a disapproval of the such application, the Board shall provide reasons for the disapproval within 30 days from the date of notice of the Town that an application for such a permit had been made
- (5) This Subsection shall not apply to billboards erected and maintained in conformity with law, which advertise or indicate either the person occupying the premises in question or the business transacted thereon, or advertising the property itself or any part thereof as for sale or to let and which contain no other advertising matter and provided further that this Bylaw shall not apply to billboards legally maintained, at the time of its approval by the Attorney-General, until one year from the first day of July following such approval.

#### 6.2.6. Standards for Portable Signs and Temporary Signs

- A. General to All. Portable and temporary signs are allowed only in compliance with the provisions of this Section.
  - (1) A temporary sign permit is required for the display of temporary wall banner signs. All portable signs may be installed without a temporary sign permit, except that A-frame and upright signs placed in the public right-of-way require a temporary sign permit.
  - (2) There is no limitation on the length of time that a portable sign may be displayed except as provided in Section 6.2.6(C).

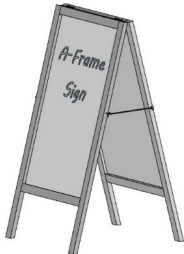






- (3) Portable signs must be placed in a manner allowing traffic visibility for street corners and driveways, in accordance with Section 6.2.3(A).
- (4) Portable and temporary signs are not counted toward the total allowable sign area or number of permanent signs.


B. Standards for All Portable Signs and Temporary Signs. Portable and temporary signs are allowed in all zoning districts in compliance with the time, place, and manner restrictions provided in this Section.

Standards for All Portable Signs and Temporary Signs	
Applicable to All Districts	
Placement	Sign placement must not create a hazard for pedestrian or vehicular traffic and must allow for a 4-foot wide sidewalk to comply with the Americans with Disabilities Act.
Prohibited Elements	Illumination, including flashing, blinking, or rotating lights; animation; reflective materials; and attachments, including balloons, ribbons, loudspeakers, etc.
Design and Construction	Signs must be of sufficient weight and durability to withstand wind gusts, storms, etc., for the safety of pedestrians, bicyclists, and vehicles.
Permitting	See Section 6.2.2(B).
All Residential Sign Districts	
Allowed Sign Types	Yard Sign Types I and II; and Window Signs.
Total Sign Area	Max. 16 sq. ft. per lot; excludes the area of temporary window signs.
Number of Signs	Unlimited, except that the total sign area must not exceed 16 sq. ft.
All Non-Residential Sign Districts	
Allowed Sign Types	A-Frame or Upright Signs; Yard Sign Type I, II, and III; Wall Banners; and Window Signs.
Total Sign Area	Max. 24 sq. ft. per business; excludes the area of temporary wall banner signs and window signs.
Number of Signs	Unlimited, except that the total sign area must not exceed 24 sq. ft. per business.

- C. Standards for Specific Portable and Temporary Sign Types. All portable and temporary sign types must comply with the standards provided in this Section. Portable and temporary sign types not included in this table are not allowed.

Standards for Specific Portable and Temporary Signs				
Sign Type	Standard			Other Requirements
	Max. Height	Max. Width	Max. Area	
Portable Signs <sup>1</sup>				
A-Frame or Upright Sign	4 ft.	3 ft.	12 sq. ft.	Max. One (1) A-Frame per business
<div><div></div><div></div></div>				
This diagram is included for illustrative purposes only. It is not part of the Arlington Zoning Bylaw.				
Yard Sign Type I	4 ft.	2 ft.	3 sq. ft.	Sign must be installed securely in the ground.
Yard Sign Type II	6 ft.	2 ft.	4 sq. ft.	Sign must be installed securely in the ground.
Yard Sign Type III	6 ft.	8 ft.	32 sq. ft.	Sign must be installed securely in the ground.
<div><div></div><div></div><div></div></div> <p>Not to scale</p>				
This diagram is included for illustrative purposes only. It is not part of the Arlington Zoning Bylaw.				

**Commented [KL8]:** Limit businesses to use one A-frame at a time, to maintain clear sidewalks.

Standards for Specific Portable and Temporary Signs				
Temporary Signs				
Wall Banner	-	-	32 sq. ft.	Signs must be mounted on a building wall or on T-posts or stakes installed 6 inches or less from the wall. Signs may only be displayed for a maximum of 60 calendar days per calendar year.
 <p>This diagram is included for illustrative purposes only. It is not part of the Arlington Zoning Bylaw.</p>				
Window Sign	-	-	Max. 25% <sup>2</sup>	Signs may not be placed higher than 2 <sup>nd</sup> story windows. Inside mounting required.
<b>End Notes:</b> <sup>1</sup> Other portable sign types may be allowed (e.g. fuel pump topper signs wraps around waste receptacles) provided the max. area limitation for all portable signs is not exceeded. <sup>2</sup> The total area of temporary and permanent window signs must not exceed 25% of the area of the window on which they are displayed.				

#### 6.2.7. Nonconforming Signs

- A. If at the effective date of February 14, 2019 any sign which is being used in a manner or for a purpose which is otherwise lawful but does not comply with the provisions of this Section 6.2, shall be deemed legal but nonconforming.
- B. Nonconforming signs are required to be maintained in good condition in compliance with Section 6.2.4. Nothing in this Section affects an existing sign or the right to its continued use for the purpose used at the time this Section takes effect, nor to make any reasonable repairs or alterations.
- C. A legal nonconforming sign that has been damaged or has deteriorated to such an extent that the cost of restoration would exceed 35percent of the replacement cost of the sign at the time of restoration, must be removed or repaired, rebuilt or replaced only in compliance with the provisions of this Section 6.2.
- D. Removal of a nonconforming sign, or replacement of a nonconforming sign with a conforming sign, is required when the use of the sign and/or the property on which the sign is located has been abandoned, ceased operations, become vacant, or been unoccupied for a period of 180 consecutive days or more as long as the period of non-