

**DESIGN REVIEW COMMISSION
AGENDA**

July 25, 2023

7:00 PM

Virtual Meeting

Due to the growing concerns regarding the COVID-19 virus, we will be conducting a remote/virtual Design Review Commission Meeting. In an effort to ensure citizen engagement and comply with open meeting law regulations, citizens will be able to dial into the meeting using the provided phone number (Cell phone or Landline Required) OR citizens can participate by copying the link (Phone, Computer, or Tablet required). Please click on <https://us02web.zoom.us/j/88231880147> or call on your phone at 1-929-205-6099, meeting ID is 88231880147

Swearing In of Members

- 7:00 PM** **Berkshire Hathaway – 391 East Central Street**
Recover 135”x36”x48” awning – white graphics. Install 165” x33” sign Cabinet to existing roof railing.
- 7:05 PM** **Artistic Gems Nail Salon – 139 East Central Street**
Replace existing sign panel
- 7:10 PM** **Gardner – 125 Constitution Blvd.**
Replace existing monument and wall signs faces to reflect rebranding
- 7:15 PM** **Big Y – 348 East Central Street**
Rebrand Big Y with new logo signage – reface existing pylon sign –
Replace existing building signs

General Matters:

Approval of Minutes: July 11, 2023

Old Business:

New Business:

Adjourn

COMMENTS: These listing of matters are those reasonably anticipated by the Chair which may be discussed at the meeting. Not all items listed may in fact be discussed and other items not listed may also be brought up for discussion to the extent permitted by law. This agenda is subject to change. Next meeting is 8/8/2023

FORM Q

TOWN OF FRANKLIN
DESIGN REVIEW APPLICATION
FOR §185-31(2) OF THE ZONING BY-LAW

A) General Information

Name of Business or Project: Berkshire Hathaway

Property Address 391 E. Central St.

Assessors' Map # 285 Parcel # 003

Zoning District (select applicable zone): _____

Zoning History: Use Variance _____
Non-Conforming Use _____

B) Applicant Information:

Applicant Name: Sign Design

Address: 170 Liberty St.
Brockton MA 02301

Telephone Number: 508-245-7781 cell

Contact Person: Nicole Handricken

C) Owner Information (Business Owner & Property Owner if different)

Business Owner: Berkshire Hathaway Property Owner: Jaquer Denovares
Address: 860 N. Main St. Ext 96 Pond St.
Wethersford CT 06492 Holbrook MA 02343

All of the information is submitted according to the best of my knowledge

Executed as a sealed instrument this _____ day of _____ 20____

Nicole Handricken

Signature of Applicant

see attached.

Signature of Owner

Nicole Handricken

Print name of Applicant

Print name of Owner

***FOR SIGNS COMPLETE PAGES 1 & 2 ONLY.
FOR SITE PLANS, BUILDING PLANS, PROJECTS, COMPLETE PAGES 1 - 4**

SEE ADDENDA ATTACHED FOR ASSISTANCE IN COMPLETION OF FORM Q

D) Architect/Engineer/Sign Company Information (if not the applicant)

a. Sign Company

Business Name: _____

Contact Person: _____

Address _____

Telephone Number: _____

b. Architect/Engineer (when applicable)

Business Name: _____

Contact Person: _____

Address _____

Telephone Number: _____

E) Work Summary

Summary of work to be done: 1. recover a 135" x 36" x 48" awning and paint white graphics 2. Install a 165" x 33" sign cabinet to an existing roof railing.

F) Information & Materials to be Submitted with Application

a) FOR SIGN SUBMISSIONS ONLY:

THE FOLLOWING MUST BE SUBMITTED ELECTRONICALLY TO Mkinhart@franklinma.gov

1. Drawing of Proposed Sign which must also include
type of sign (wall, pylon etc.) colors
size/dimensions materials
style of lettering lighting-illuminated, non-illuminated and style
2. Drawing and/or pictures indicating location of new sign.
3. Picture of existing location and signs (if previously existing location)

b) FOR BUILDINGS/DEVELOPMENTS OR PROJECT SUBMISSIONS:

THE FOLLOWING MUST BE SUBMITTED W/APPLICATION to Mkinhart@franklinma.gov

1. Site Plan including Landscape Plan showing plantings. Plantings must be from Best Development Practices Guide
2. Lighting Plan indicating lighting levels & specifications of proposed lights
3. Building drawings, indicating size and height of building(s); front, rear and side elevations (when there are no adjoining buildings) and floor plans
4. Drawings or pictures of existing conditions
5. If any signage on the building or site, provide information from above Signage Checklist

June 8, 2023

Franklin
Building Inspections
355 East Central Street
Franklin, MA 02038

To Whom It May Concern:

I authorize Sign Design, Inc. to act as our agent for the enclosed sign permit application.

Business Name: Berkshire Hathaway
Property Location: 391 E Central Street, Franklin, MA 02038
Building Owner: Jaquer Denovaes
Building Owner Address: 96 Pond St. Holbrook, MA 02343
Phone: 603-231-3301

Sincerely,

Jaquer de Novaes dotloop verified
06/08/23 1:15 PM EDT
C01A-5NKG-ULZA-J0YF

Owner

June 8, 2023

Signature

Title

Date

Jaquer Denovaes

Print Name

Address if different from above

160929

Version 06
07-18-23

Berkshire Hathaway
391 East Central St
Franklin MA 02038

Awning &
Illuminated Sign Cabinet

SIGNDESIGN
REAL ESTATE GRAPHICS

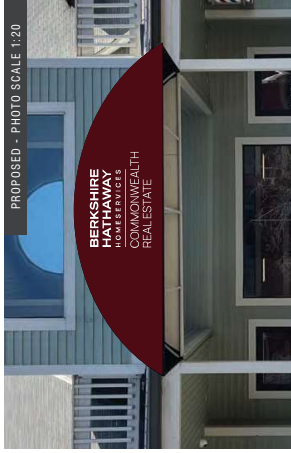
170 Liberty Street
Brookton, MA 02301
508-580-0094

SALES REPRESENTATIVE
Becca Clifford
PROJECT MANAGER
TJ / MR
ACCOUNT COORDINATOR
Cindy Dunham
DESIGNER
NK

SCALE 10%

SHEET
G01.00

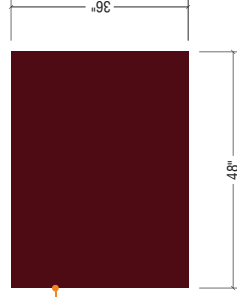
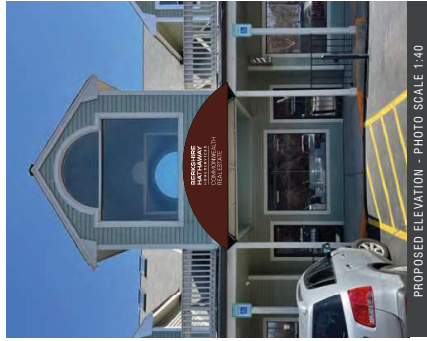
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Awning Recover - 391 E Central St Franklin, MA 02038
Quantity: 1
1 Awning Recover (135" W x 36" H x 48" Projection) (approx.)
Sumbrella Fabric Cover (Sumbrella Black Cherry)
Painted White Graphics



Sumbrella Black Cherry



2 End View
Scale: 1:10
Fabrication

1 Elevation
Scale: 1:10
Fabrication

160929

Version 06
07-18-23

Berkshire Hathaway
391 East Central St
Franklin MA 02038

Awning &
Illuminated Sign Cabinet

SIGNDESIGN
REAL COMMUNICATIONS GROUP

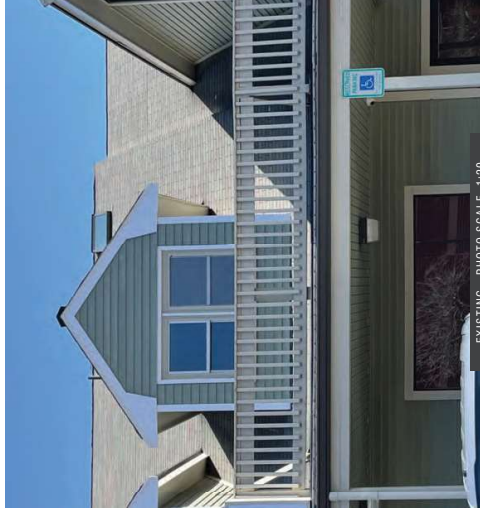
170 Liberty Street
Brookton, MA 02301
508-580-0094

SALES REPRESENTATIVE
Becca Clifford
PROJECT MANAGER
TJ / WJR
ACCOUNT COORDINATOR
Cindy Dunham
DESIGNER
NK

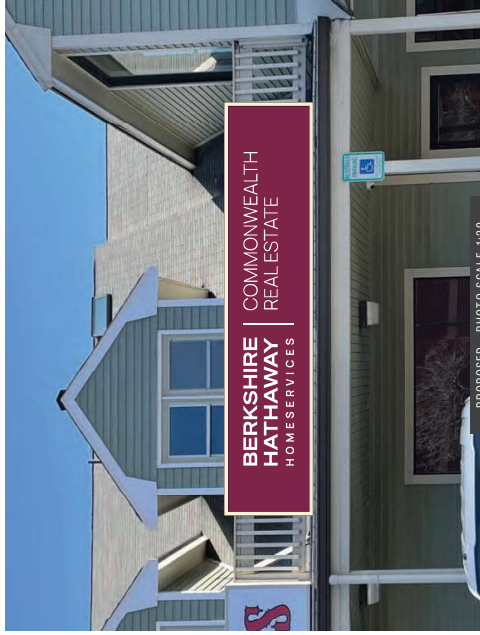
SCALE 10%

SHEET
G02.00

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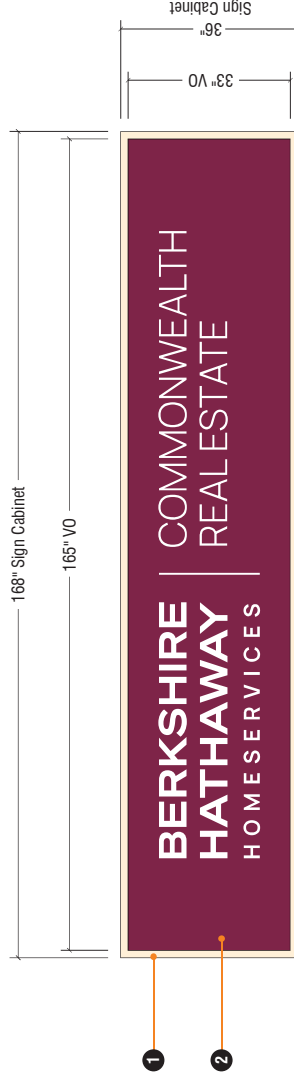


EXISTING - PHOTO SCALE 1:20



PROPOSED - PHOTO SCALE 1:20

PMS 216C
Updated Berkshire Hathaway Color



1 Elevation Scale: 1:10 Fabrication

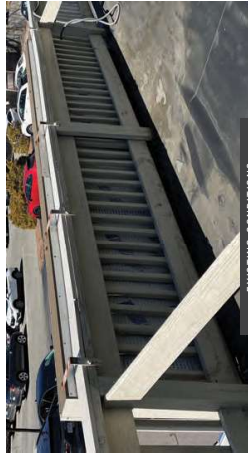
This sign is intended to be installed in accordance with the requirements of Article 600 of the National Electrical Code and/or other applicable local codes. This includes proper grounding and bonding of the sign.

Illuminated Sign Cabinet - 391 E Central St Franklin, MA 02038

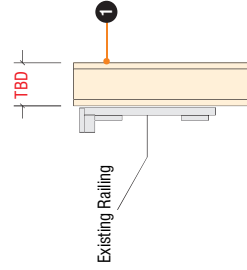
Quantity: 1 single-sided

- Sign Cabinet**
 - EC9 Frame (EC9R top/bottom, EC9 Sides) with 1.5" LF retainer:
 - All Visible Painted (Ben Moore 2165-0 Dark Beige)
 - 3/16" White Lexan Polycarbonate Face
 - LEDs Power Strips
- Graphics**
 - Pressure Sensitive Graphics
 - Digitally Printed on Trans Vinyl (Backlit Method)
 - Lustre Lam
- Installation**
 - Mechanically Fastened to Roof Railing **TBD**

INSTALL METHOD TBD



EXISTING CONDITIONS



2 End View Scale: 1:10 Fabrication

VERIFY EXISTING CABINET DEPTH

160929

Version 06
07-18-23

Berkshire Hathaway
391 East Central St
Franklin MA 02038

Awning &
Illuminated Sign Cabinet

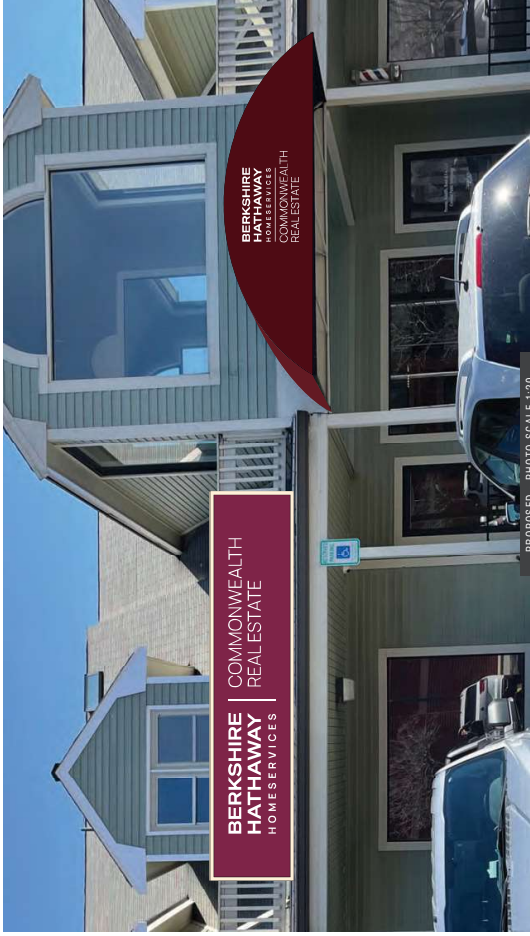
SIGNDESIGN
REAL ESTATE SIGNAGE
170 Liberty Street
Brookton, MA 02301
508-580-0094

SALES REPRESENTATIVE
Becca Clifford
PROJECT MANAGER
TJ / M/R
ACCOUNT COORDINATOR
Cindy Dunham
DESIGNER
NK

SCALE N/A

SHEET
G03.00

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FORM Q

TOWN OF FRANKLIN
DESIGN REVIEW APPLICATION
FOR §185-31(2) OF THE ZONING BY-LAW

A) General Information

Name of Business or Project: Artistic Gems Nail Salon

Property Address 139 East Central St.

Assessors' Map # _____ Parcel # 286-255-000-000

Zoning District (select applicable zone): _____

Zoning History: Use Variance _____
Non-Conforming Use _____

B) Applicant Information:

Applicant Name: _____ Signs By Cam, Inc.
837 Upper Union Street

Address: _____ Suite C-18
Franklin, MA 02038

Telephone Number: 508-364-2905

Contact Person: Cam Afonso

C) Owner Information (Business Owner & Property Owner if different)

Business Owner: Rachel Turzo Property Owner: 139 E Central LLC
Address: 139 E. Central 141 East Central
Franklin, MA 02036 Franklin, MA 02036

All of the information is submitted according to the best of my knowledge
Executed as a sealed instrument this _____ day of _____ 20____

Cam Afonso
Signature of Applicant

Cam Afonso
Print name of Applicant

Craig Carey
Signature of Owner

CRAIG CAREY
Print name of Owner

***FOR SIGNS COMPLETE PAGES 1 & 2 ONLY.
FOR SITE PLANS, BUILDING PLANS, PROJECTS, COMPLETE PAGES 1-4**

SEE ADDENDA ATTACHED FOR ASSISTANCE IN COMPLETION OF FORM Q

D) Architect/Engineer/Sign Company Information (if not the applicant)

a. Sign Company

Business Name: _____ Signs By Cam, Inc.
Contact Person: _____ 837 Upper Union Street
Address _____ Suite C-18
Telephone Number: _____ Franklin, MA 02038

b. Architect/Engineer (when applicable)

Business Name: _____
Contact Person: _____
Address _____
Telephone Number: _____

E) Work Summary

Summary of work to be done: replace Existing Sign Panel

F) Information & Materials to be Submitted with Application

a) FOR SIGN SUBMISSIONS ONLY:

THE FOLLOWING MUST BE SUBMITTED ELECTRONICALLY TO Mkinhart@franklinma.gov

1. Drawing of Proposed Sign which must also include
type of sign (wall, pylon etc.) colors
size/dimensions materials
style of lettering lighting-illuminated, non-illuminated and style
2. Drawing and/or pictures indicating location of new sign.
3. Picture of existing location and signs (if previously existing location)

b) FOR BUILDINGS/DEVELOPMENTS OR PROJECT SUBMISSIONS:

THE FOLLOWING MUST BE SUBMITTED W/APPLICATION to Mkinhart@franklinma.gov

1. Site Plan including Landscape Plan showing plantings. Plantings must be from Best Development Practices Guide
2. Lighting Plan indicating lighting levels & specifications of proposed lights
3. Building drawings, indicating size and height of building(s); front, rear and side elevations (when there are no adjoining buildings) and floor plans
4. Drawings or pictures of existing conditions
5. If any signage on the building or site, provide information from above Signage Checklist

48 in

50 in



Signs By Cam
Inc

Sign & Graphic Solutions • Uncompromising Integrity

Cam Afonso

837 Upper Union St., Suite C-18
Franklin, MA 02038

Phone: 508-364-2905

Fax/Office: 508-528-0766

E-Mail: cam@signsbycam.com

Website: www.signsbycam.com

APPROVED FOR PRODUCTION:

X

JOB INFORMATION

JOB TITLE:

CONTACT:

PHONE:

FAX:

JOB DESCRIPTION:

SQUARE FOOTAGE: =

SIGN MATERIAL SPECS

BANNER: COROPLAST: WOOD:

ACRYLIC: MAGNETIC: URETHANE:

PVC: ALUMINUM: NUEDGE:

SINGLE SIDED: DOUBLE SIDED:

OTHER: _____

© COPYRIGHT

ALL DRAWINGS ARE PROPERTY OF SIGNS BY CAM, Inc.
ANY DUPLICATION OF ANY KIND IS PROHIBITED.
PERSON(S) WILL BE PROSECUTED TO THE FULL EXTENT
OF THE LAW.

COLOR SPECS:

BACKGROUND:

COPY:

OUTLINE:

SHADOW:

BORDER:

LOGO:

FORM Q

TOWN OF FRANKLIN
DESIGN REVIEW APPLICATION
FOR §185-31(2) OF THE ZONING BY-LAW

A) General Information

Name of Business or Project: GARDNER

Property Address 125 CONSTITUTION BLVD.

Assessors' Map # 319-014-000 Parcel # 000

Zoning District (select applicable zone): IND

Zoning History: Use Variance -
Non-Conforming Use -

B) Applicant Information:

Applicant Name: ANDREW CLARK EXPOSE SIGNS + GRAPHICS

Address: 3 LANDING LANE
HOPE RALE MA 01747

Telephone Number: 508-381-0941

Contact Person: KEVIN ROSENBERG

C) Owner Information (Business Owner & Property Owner if different)

Business Owner: GARDNER Property Owner: SAME
Address: 125 CONSTITUTION BLVD STEVE GOLDMAN CEO
FRANKLIN

All of the information is submitted according to the best of my knowledge
Executed as a sealed instrument this _____ day of _____ 20____

[Signature]
Signature of Applicant

PLEASE SEE ATTACHED LOA/PO.
Signature of Owner

ANDREW CLARK
Print name of Applicant

STEVE GOLDMAN CEO
Print name of Owner

***FOR SIGNS COMPLETE PAGES 1 & 2 ONLY.**

FOR SITE PLANS, BUILDING PLANS, PROJECTS, COMPLETE PAGES 1 - 4

SEE ADDENDA ATTACHED FOR ASSISTANCE IN COMPLETION OF FORM Q

D) Architect/Engineer/Sign Company Information (if not the applicant)

a. Sign Company

Business Name: EXPOSE SIGNS & GRAPHICS INC
Contact Person: ANDREW CLARK
Address: 3 LANDING LANE, HOLYDALO MA 01747
Telephone Number: 508 381-0941

b. Architect/Engineer (when applicable)

Business Name: N/A
Contact Person: _____
Address: _____
Telephone Number: _____

E) Work Summary

Summary of work to be done: FABRICATE & REPLACE EXISTING MONUMENT & WALL SIGNS FACES TO REFLECT REBRANDING NO CHANGE TO CURRENT SIZE OR LOCATION FOR LETTER. PLANS ATTACHED

F) Information & Materials to be Submitted with Application

a) FOR SIGN SUBMISSIONS ONLY:

THE FOLLOWING MUST BE SUBMITTED ELECTRONICALLY TO Mkinhart@franklinma.gov

1. Drawing of Proposed Sign which must also include
type of sign (wall, pylon etc.) ✓ colors ✓
size/dimensions ✓ materials ✓
style of lettering ✓ lighting-illuminated, non-illuminated and style ✓
2. Drawing and/or pictures indicating location of new sign. ✓
3. Picture of existing location and signs (if previously existing location)

b) FOR BUILDINGS/DEVELOPMENTS OR PROJECT SUBMISSIONS:

THE FOLLOWING MUST BE SUBMITTED W/APPLICATION to Mkinhart@franklinma.gov

1. Site Plan including Landscape Plan showing plantings. Plantings must be from Best Development Practices Guide
2. Lighting Plan indicating lighting levels & specifications of proposed lights
3. Building drawings, indicating size and height of building(s); front, rear and side elevations (when there are no adjoining buildings) and floor plans
4. Drawings or pictures of existing conditions
5. If any signage on the building or site, provide information from above Signage Checklist



Purchase Order

Date: 3/30/23
 P.O. #: B1009397
 Project ID#:
 Customer ID:

Vendor: Expose Signs and Graphics Inc
Address: 3 Landing Lane
 Hopedale, MA 07147

Ship to: Gardner
Address: 125 Constitution Blvd.
 Franklin, MA 02038

Shipping Method/Terms	Div. Code	Dept Code	GL Acct Code	GL Account Description
	31 Boston	00 No Dept	1500158	LEASEHOLD IMPROVEMENTS
Payment Terms	Delivery Date	Payable in What Currency? (USD or CAD)		
Upon Receipt		USD		
Memo Information				

Qty	Item #	Description	Unit Price	Line Total
2.00		Cut Vinyl signs	\$ 872.08	\$ 1,744.16
7.00		Dimensional Lettering	256.00	\$ 1,792.00
1.00		Removal of existing building lettering, fill & repaint install new letters	2,400.00	\$ 2,400.00
1.00		Permit Acquisition Fee	250.00	\$ 250.00
1.00		Permit Cost	100.00	\$ 100.00

Subtotal \$ 6,286.16
Sales Tax \$ 221.01
Total \$ 6,507.17

1. Enter this order in accordance with the prices, terms, delivery method and specifications listed above.
2. Please notify us immediately if you are unable to ship as specified.
3. Send all correspondence to:

apinvoices@dixiesales.com

Gardner Group - Dixie Sales
 5920 Summit Avenue
 Browns Summit, NC 27214
 Office: 336-375-7500 / Fax: 336-621-3555

Steve Goldberg 3/30/23

Authorized by Date

Todd Geyer 3/30/23

Authorized by (REQUIRED if \$5,000 or greater) Date

Authorized by (REQUIRED if \$20,000 or greater) Date

5920 Summit Avenue, Browns Summit, NC 27214

JOB# 20288

EST#

ITEM# 1

DUE DATE:

FILE PATH: \\McInserver\G\Production Files\20288 Production File

EXPONE ONLY	FOAMT MILL	EXPONE
EXPONE / FH.	LASER	SEKOP
F.H. ONLY	ROUTER	METAL FAB.
	ENGRAVE	VINYL/PRINT
	PAINT	SUPPLIER
	ASSEMBLY	NOTES

Shop | Vinyl | Install | Prod. | Original

QTY: 2

SF / DF

Material: Check Stock Needed / Ordered / Supplied

Approval Date: 04/28/2023

Exsting:



Replace panel with new cut

Proposed:



White Polycarbonate Panel

Vinyl Graphics

- Dimensions:
- Fixed Box
- Panel
- Scale Area (Label)

BUILD BY: *Clarity*



EXPONE
SIGNS & GRAPHICS, INC.

13 Airport Road • Hopedale, MA
Phone 508.381.1241 Fax 508.351.1254
WWW.EXPONEGRAPHICS.COM

Gardner Inc.
Attn: Steve Goodberg & Paul Ochoa
sgdberg@gardnerinc.com
pchoa@gardnerinc.com

Logo: Outlined

	PMS 672C
	PMS 485C

PANEL
MATERIAL: POLYCARBONATE
SIZE: 307 H x 144 W
THICKNESS: 3/16"
COLOR: WHITE
MOUNTING: EXISTING FLEXI BOX
OTHER: N/A

VINYL
COLORS: PMS 672C / PMS 485C
TYPE: EXTENDER
SURFACE: FIRST
WEED: STANDARD
REP. ONLY: N/A

INSTALL NOTES:

REPLACE EXISTING PANEL WITH NEW PANEL & VINYL GRAPHICS

JOB # 20288

EST #

ITEM # 2

DUE DATE:

FILE PATH: \\Moinserver\GA\Production Files\20288 Production File

EXPONE ONLY	ROUTER MILL	EXPONER SHOP
EXPONE / FH.	ROUTER	METAL FAB.
FH. ONLY	ENGRAVE	VINYL / PAINT
	PAINT	SUBVENDOR
SHIP	INSTALL	PAU
	REPAIR	ASSEMBLY
		NOTES

Losser | Paint | Shop | Install | Prod. | Original

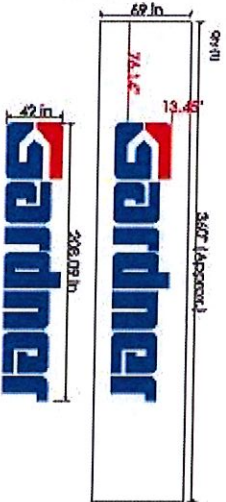
- QTY: 1
- SF / DF
- Material: Check Stock / Needed / Ordered / Supplied
- Approval Date: 04/28/2023

Etching:



Replace with new art

Proposed:



BUILD BY: *Chantry*

EXPOS

SIGNS & GRAPHICS, INC.

13 Airport Road • Hopkinton, MA
 phone: 508.381.0841 fax: 508.381.1291
 www.exposigns.com

Gardner Inc.
 Attn: Steve Goldberg & Paul Ochiob
 sgolberg@gardnerinc.com
 pochiob@gardnerinc.com

Install:
 125 Constitution Blvd.
 Framingham, MA

Logos: Outlined

	PMS 672C
	PMS 485C

MOUNTED CUT LETTERING

ATERIAL:	ACRYLIC
FINISH:	
ORPH:	
SIZE:	42" H x 200.09" W
THICKNESS:	1/4"
COLOR:	CLSR
PAINTED:	THS 072C / PMS 485C
TYPE/FINISH:	EXTENSION / SATIN
SURFACE:	FACE & EDGES
LETTERING:	10-24 STUDS
SPACERS:	3/4" DIA. GROMMET PAD SPACERS
PATTERN:	PAPER
OTHER:	

INSTALL NOTES:

REPLACE EXISTING LETTERS WITH NEW COPY

FORM Q

TOWN OF FRANKLIN
DESIGN REVIEW APPLICATION
FOR §185-31(2) OF THE ZONING BY-LAW

A) General Information

Name of Business or Project: BIG Y

Property Address 348 MAIN STREET

Assessors' Map # 285 Parcel # 008 PARCEL ID: 285-008-000-000

Zoning District (select applicable zone): CBCD - COMMERCIAL II

Zoning History: Use Variance _____
Non-Conforming Use _____

B) Applicant Information:

Applicant Name: GRAPHIC IMPACT SIGNS, INC

Address: 575 DALTON AVENUE
PITTSFIELD, MA 01201

Telephone Number: 800-458-2376

Contact Person: JOHN RENZI

C) Owner Information (Business Owner & Property Owner if different)

Business Owner: BIG Y FOODS, INC Property Owner: BIG Y FOODS, INC
Address: 2145 ROOSEVELT AVENUE 2145 ROOSEVELT AVENUE
SPRINGFIELD, MA 01102 SPRINGFIELD, MA 01104-1650

All of the information is submitted according to the best of my knowledge
Executed as a sealed instrument this 11 day of JULY 2023

John J. Renzi
Signature of Applicant

Curtis Thorington
Signature of Owner

JOHN RENZI
Print name of Applicant

CURTIS THORINGTON
Print name of Owner

***FOR SIGNS COMPLETE PAGES 1 & 2 ONLY.
FOR SITE PLANS, BUILDING PLANS, PROJECTS, COMPLETE PAGES 1 - 4**

SEE ADDENDA ATTACHED FOR ASSISTANCE IN COMPLETION OF FORM Q

D) Architect/Engineer/Sign Company Information (if not the applicant)

a. Sign Company

Business Name: GRAPHIC IMPACT SIGNS, INC
Contact Person: JOHN RENZI
Address: 575 DALTON AVE, PITTSFIELD, MA 01201
Telephone Number: 800-458-2376

b. Architect/Engineer (when applicable)

Business Name: N/A
Contact Person: _____
Address: _____
Telephone Number: _____

E) Work Summary

Summary of work to be done: REBRAND BIG Y WITH NEW LOGO SIGNAGE
- REPLACE EXISTING PYLON SIGN "BIG Y - YOUR FAMILY MARKET" & "TABLE & VINE"
- REPLACE EXISTING BUILDING SIGNS "BIG Y - YOUR FAMILY MARKET" & "WINE & BEER - TABLE & VINE"

F) Information & Materials to be Submitted with Application

a) FOR SIGN SUBMISSIONS ONLY:

**THE FOLLOWING MUST BE SUBMITTED ELECTRONICALLY TO
Mkinhart@franklinma.gov**

1. Drawing of Proposed Sign which must also include
 - ✓ type of sign (wall, pylon etc.)
 - ✓ colors
 - ✓ size/dimensions
 - ✓ materials
 - ✓ style of lettering
 - ✓ lighting-illuminated, non-illuminated and style
2. Drawing and/or pictures indicating location of new sign. ✓
3. Picture of existing location and signs (if previously existing location) ✓

b) FOR BUILDINGS/DEVELOPMENTS OR PROJECT SUBMISSIONS:

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4. Drawings or pictures of existing conditions
5. If any signage on the building or site, provide information from above Signage Checklist



575 Dalton Avenue, Pittsfield, MA 01201

ph. 800.458.2376 fax. 413.443.0034
gisigns.com

Big Y
348 East Central Street
Franklin, MA

7-11-2023

Building Frontage = 312 Feet

Existing Building Signage Audit:

Sign	Size	Square Footage	Quantity	Total Square Footage
Big Y	8' 6" H x 16' 6" W	140.25	1	140.25
World Class Market	1' 3" H x 21' 0" W	26.25	1	26.25
American Owned	1' 3" H x 19' 4" W	24.17	1	24.17
Sushi Chef	1' 3" H x 11' 3" W	14.06	1	14.06
Sandwich Shop	1' 3" H x 15' 4" W	19.17	1	19.17
Hearth Baked Pizza	1' 3" H x 19' 2" W	23.96	1	23.96
Bouquets	1' 3" H x 9' 9" W	12.19	1	12.19
Butcher Shop	1' 3" H x 14' 0" W	17.50	1	17.50
Bakery	1' 3" H x 7' 3" W	9.06	1	9.06
Fish & Chips	1' 3" H x 12' 0" W	15.00	1	15.00
Delicatessen	1' 3" H x 13' 0" W	16.25	1	16.25
Beer & Wine	1' 3" H x 11' 9" W	14.69	1	14.69
Total Sign Square Footage: 332.52				

Proposed Building Sign Plan:

Sign	Size	Square Footage	Quantity	Total Square Footage
Big Y	132" H x 132" W	121.00	1	121.00
Your Family Market	13" H x 226.5" W	20.50	1	20.50
Wine & Beer	16.38" H x 167" W	19.00	1	19.00
Table & Vine	16" H x 121" W	13.45	1	13.45
Total Sign Square Footage: 173.95				

Proposed



Existing



A...(1)...Storefront Internally Illuminated Logo Signage...NTS logo circle= 121 sq. ft.

- * 8" deep aluminum fabricated circular flex-face extruded sign with bleed face retainer...edges and retainer painted Big Y Red
- * internally illuminated with 6500 K white SloanLED²⁴ Prism low voltage LED modules ...60W 120VAC power supplies contained within cabinet..UL listings
- * 3M white panaflex flex face with translucent 3M 3630-73 Dark Red vinyl applied graphics
- * sign cabinet mounts to window mullion system (self drill/tap into existing mullion extrusions)
- * non-illum. " YOUR FAMILY MARKET " letters are .50" thick Type 1 PVC letters painted Black...stud mount flush to fascia



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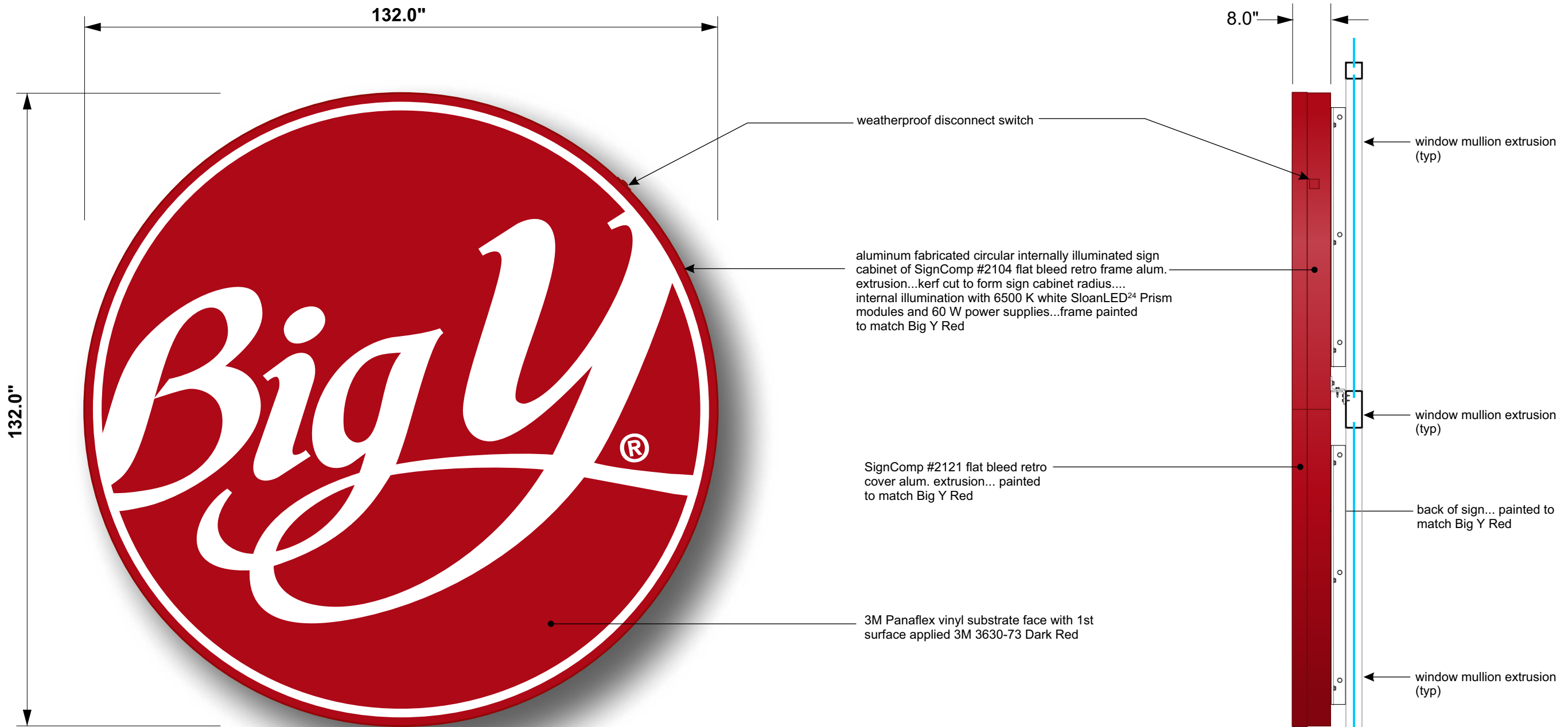
Sales Rep: J. Renzi
Job Name: Big Y
Job Location: Franklin, MA
Sheet: 1 of 7
Date: 5/24/22
Job #:
Scale: as noted
Drawn by: LH

Big Y
348 Main Street
Franklin, MA
Rev 7/5/23

APPROVED
 APPROVED AS NOTED

CLIENT SIGNATURE _____
DATE _____

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A...(1)...Single Sided Storefront Internally Illuminated Logo Signage Details...NTS

* UL listed with disconnect switch



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Job Name: Big Y
Job Location: Franklin, MA
Sheet: 2 of 7
Date: 6/20/22
Job #:
Scale: as noted
Drawn by: LH

Big Y
348 Main Street
Franklin, MA
Rev 7/5/23

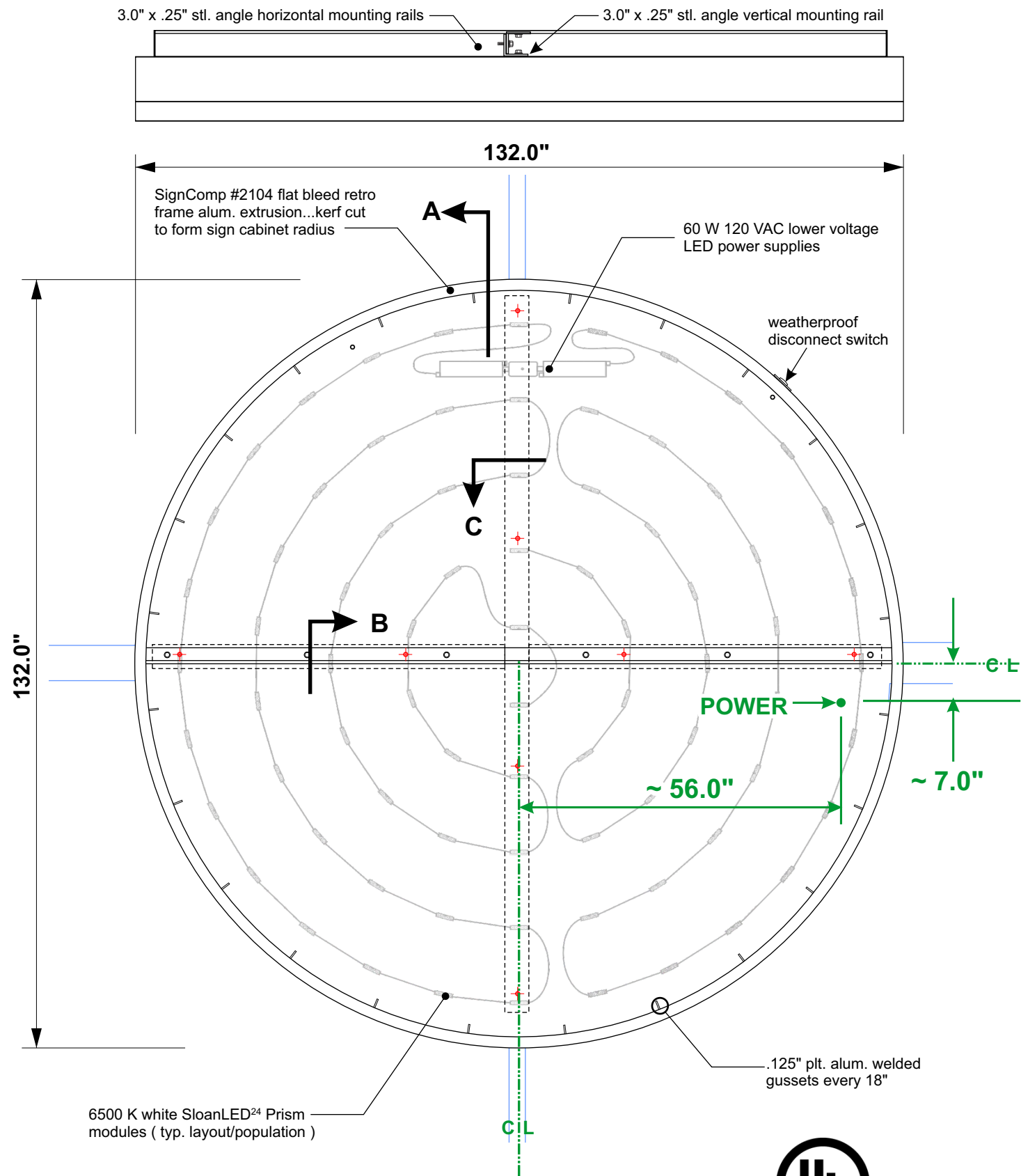
APPROVED

APPROVED AS NOTED

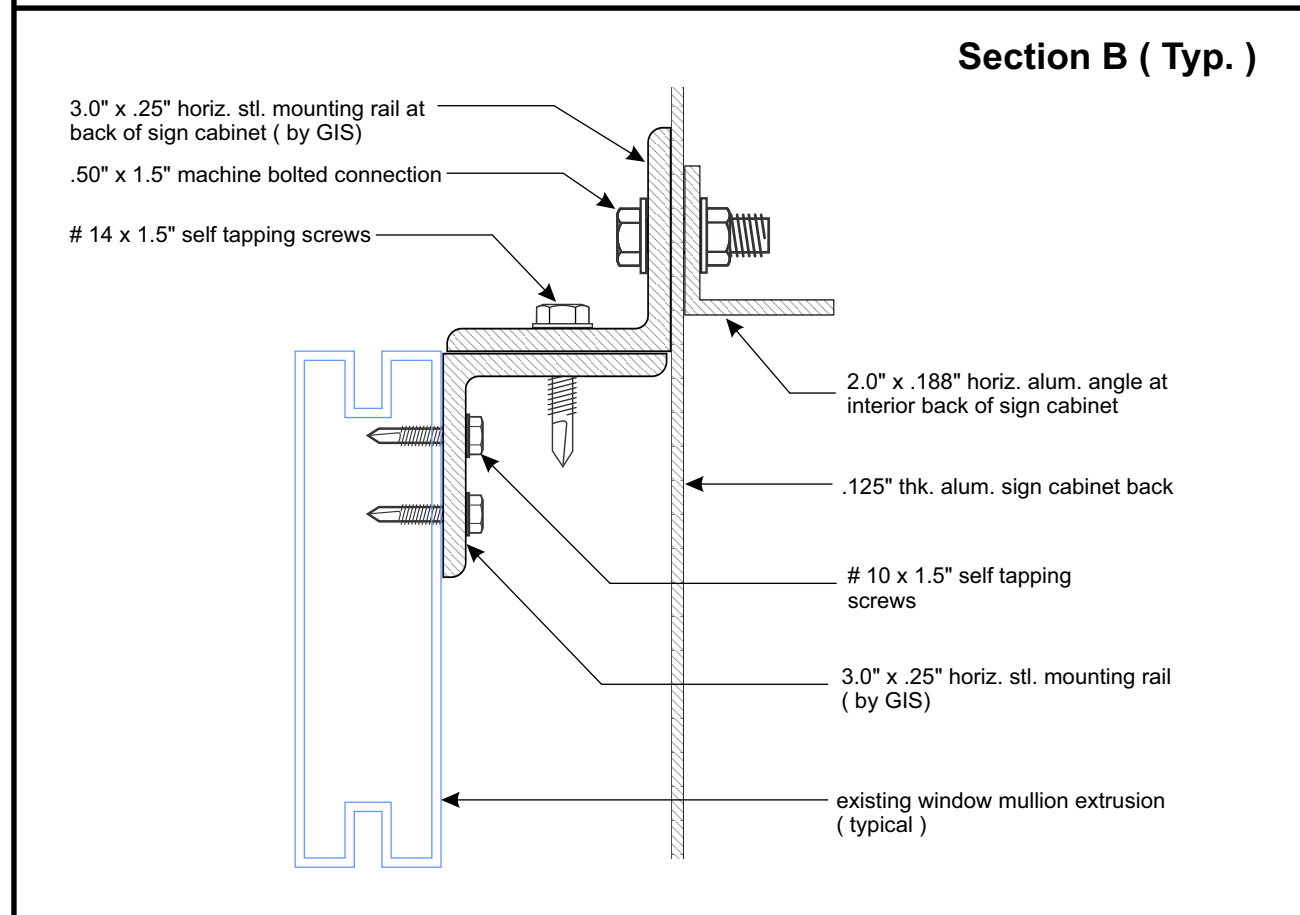
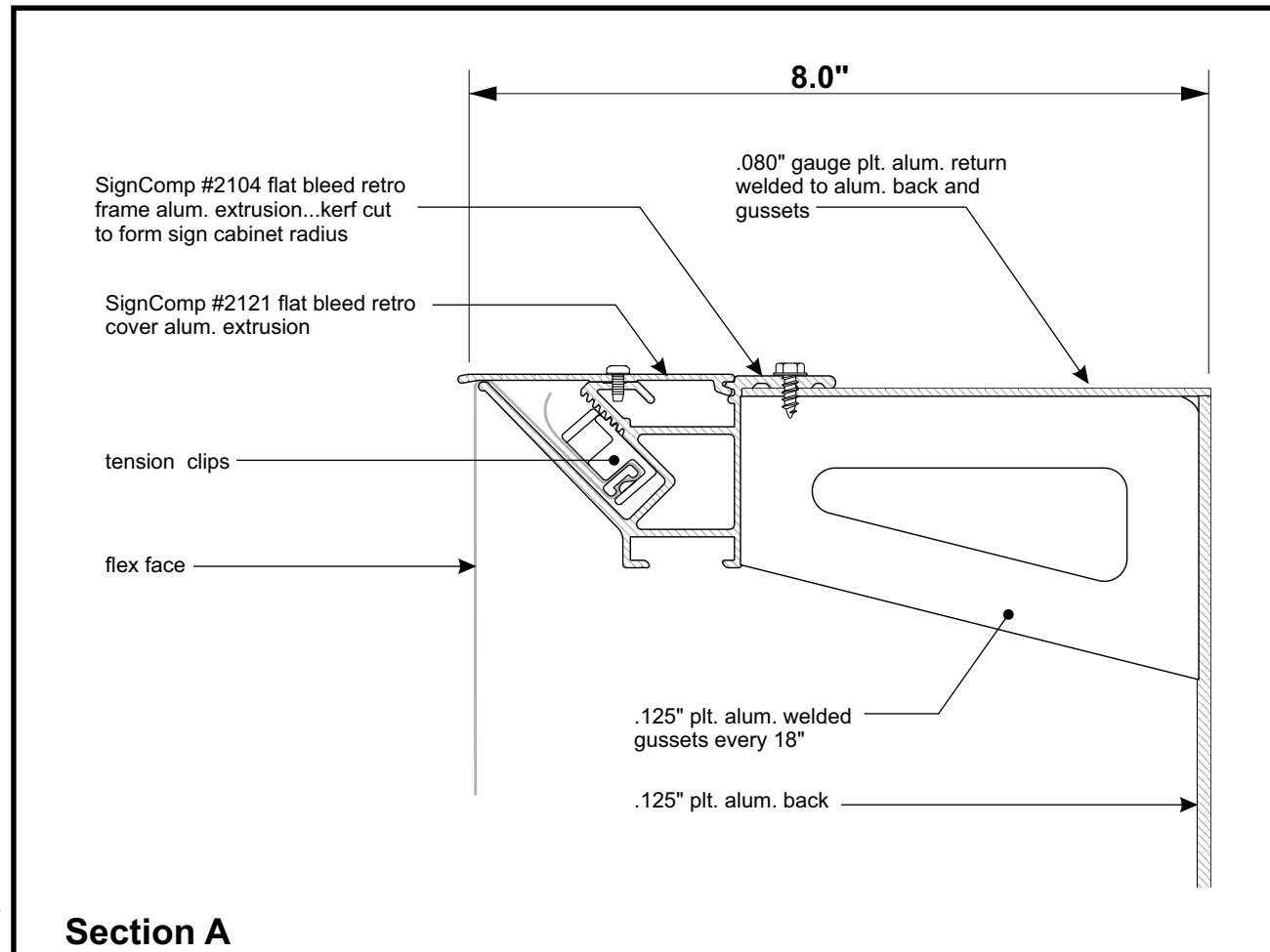
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A...Logo Signage Details (Typ)...NTS



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Sales Rep: J. Renzi
 Job Name: Big Y
 Job Location: Franklin, MA
 Sheet: 3 of 7
 Date: 6/20/22
 Job #:
 Scale: as noted
 Drawn by: LH

Big Y
 348 Main Street
 Franklin, MA
 Rev 7/5/23

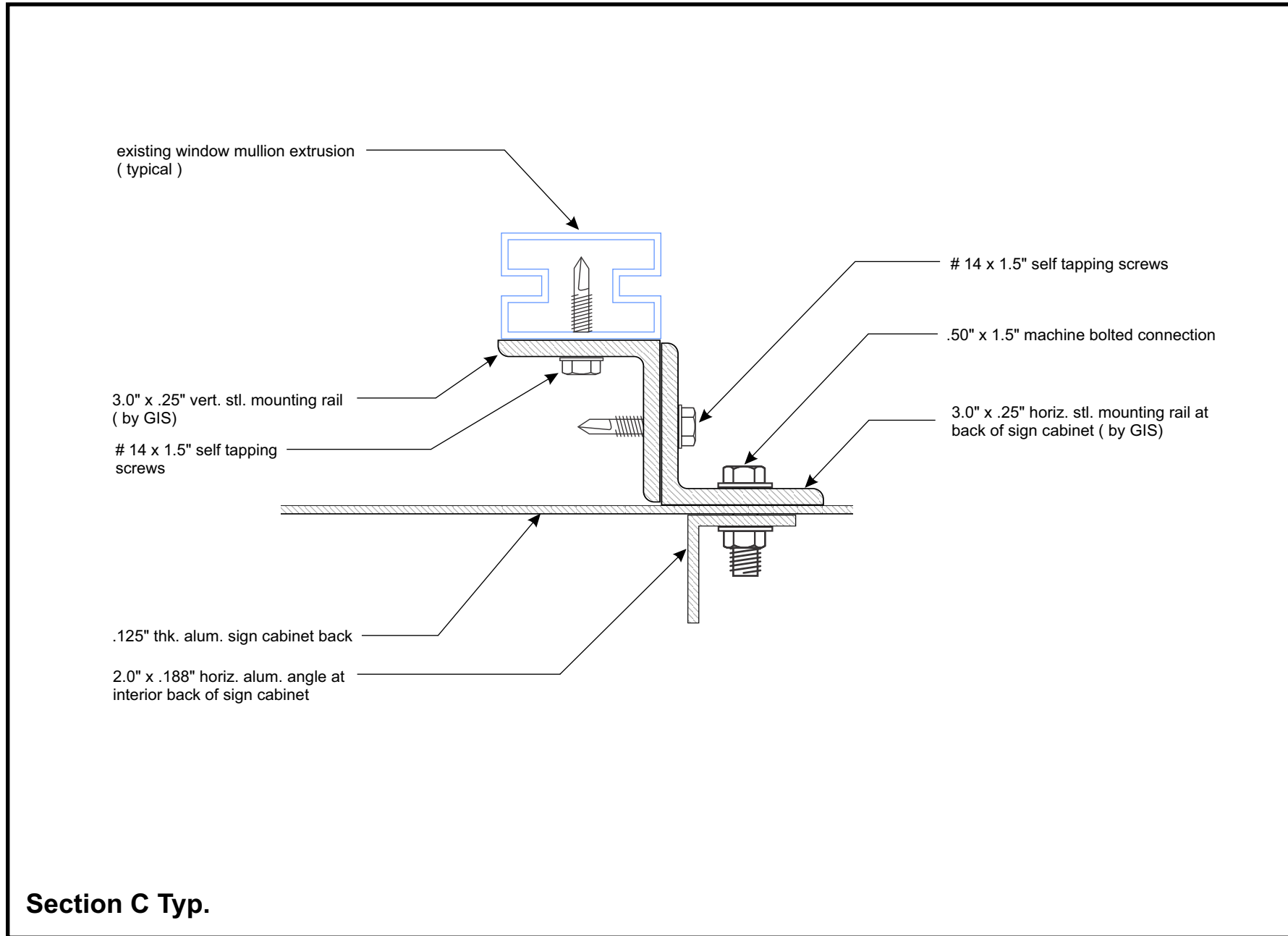
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Section C Typ.



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Sales Rep: J. Renzi
Job Name: Big Y
Job Location: Franklin, MA
Sheet: 4 of 7
Date: 6/20/22
Job #:
Scale: as noted
Drawn by: LH

Big Y
348 Main Street
Franklin, MA
Rev 7/5/23

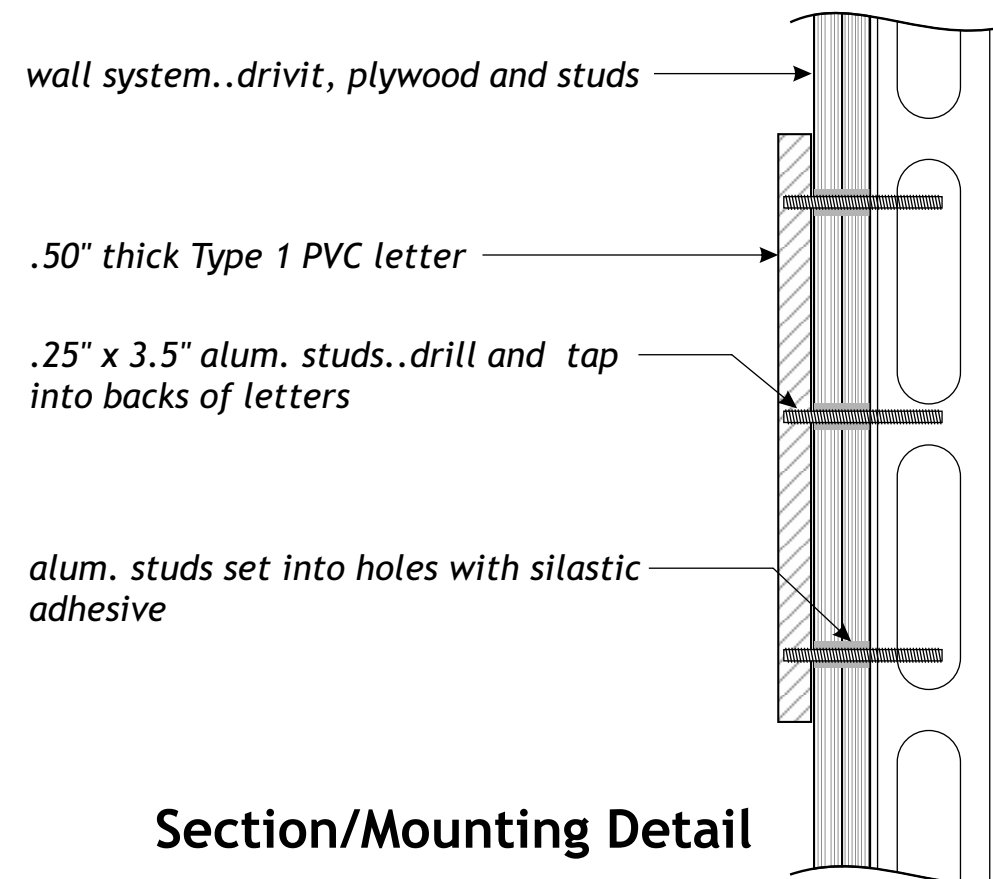
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B...(1)...Set " YOUR FAMILY MARKET " Dimensional Letter Signage...NTS 20.5 sq. ft.

* .50" thick CAM routed Type 1 PVC letters painted Satin Black...mount flush to fascia with aluminum studs and silastic adhesive



Section/Mounting Detail



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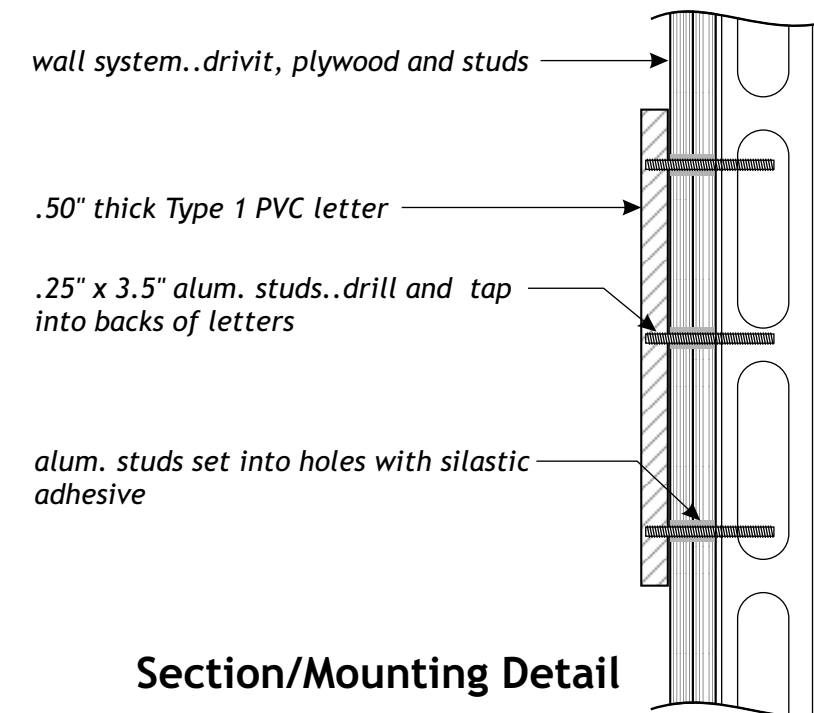
Sales Rep: J. Renzi
Job Name: Big Y
Job Location: Franklin, MA
Sheet: 5 of 7
Date: 6/20/22
Job #:
Scale: as noted
Drawn by: LH

Big Y
348 Main Street
Franklin, MA
Rev 7/5/23

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Section/Mounting Detail

Existing



Existing (to be removed)



C...(1)...Set " WINE & BEER " Dimensional Letter Signage...NTS 19.0 sq. ft.

* .50" thick CAM routed Type 1 PVC letters painted Satin Black...mount flush to fascia with aluminum studs and silastic adhesive

D...(1)...Set " TABLE & VINE " Dimensional Letter Signage...NTS 13.5 sq. ft.

* .50" thick CAM routed Type 1 PVC letters painted Satin Black...mount flush to fascia with aluminum studs and silastic adhesive

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YOUR FAMILY MARKET

Sales Rep: J. Renzi
 Job Name: Big Y
 Job Location: Franklin, MA
 Sheet: 6 of 7
 Date: 6/20/22
 Job #:
 Scale: as noted
 Drawn by: LH

Big Y
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BIG Y FRANKLIN - EXTERIOR PAINT PLAN



remove

remove

remove

remove & replace

remove & replace

remove



remove

remove

remove

remove

remove



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Big Y
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Sheet: 1 of 1
Date: 6/20/22
Job #:
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Big Y
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D...Re-Face Double Sided Illuminated Tenant Pylon Sign.....NTS

- * .188" thk. white polycarbonate sign faces....add 2.5" horizontal divider bar...paint satin white
- * Big Y logo to be translucent 3M 3630-73 Dark Red and opaque Black
- * " TABLE & VINE "graphics to be translucent Pantone Green 5753 and Pantone Purple 2623 C
- * faces designed to fit existing signs 2.0" face retainer system

Town of Franklin



Design Review Commission

**Tuesday, July 11, 2023
Meeting Minutes**

Vice Chair Sam Williams called the above-captioned meeting to order this date at 7:00 PM, as a remote access virtual Zoom meeting. Members in attendance: Vice Chair Sam Williams, Paul Lopez, Cassandra Bethoney. Members absent: Chair James Bartro. Also present: Maxine Kinhart, Administrative Staff.

As stated on the agenda, due to the continued concerns regarding the COVID-19 virus, this meeting will be conducted as a remote/virtual Design Review Commission meeting. In an effort to ensure citizen engagement and comply with open meeting law regulations, citizens will be able to dial into the meeting using the provided phone number, or citizens can participate by using the Zoom link provided on the agenda. This meeting was recorded.

1. Marshalls – 200 Franklin Village Drive – Replace existing Marshalls wall sign.

Vice Chair Williams noted that the applicant would not be attending tonight's meeting.

GENERAL MATTERS

Election of Officers

Motion: To **Appoint** Sam Williams as the chair of the Design Review Commission. Motioned by P. Lopez. Seconded by C. Bethoney. Roll Call Vote: Williams-YES; Bethoney-YES; Lopez-YES. Voted 3-0-0.

Motion: To **Appoint** Paul Lopez as the vice chair of the Design Review Commission. Motioned by C. Bethoney. Seconded by S. Williams. Roll Call Vote: Williams-YES; Bethoney-YES; Lopez-YES. Voted 3-0-0.

Approval of Minutes: June 27, 2023

Motion: To **Approve** the June 27, 2023 Meeting Minutes as presented. Motioned by P. Lopez. Seconded by C. Bethoney. Roll Call Vote: Williams-YES; Bethoney-YES; Lopez-YES. Voted 3-0-0.

Chair and Commission Comments

Chair Williams stated that the Marshalls sign is too big. He stated that the Commission would probably have them go to the Zoning Board of Appeals for a variance.

Ms. Amy Adams joined the meeting and stated that she was on the list to become a Commission member; she wanted to see what was discussed during the meetings.

Chair Williams reviewed general information on what the Commission does which includes reviewing signage in town. He stated that they either before or while applications are presented to the Planning Board, the Commission gets to review the aesthetics of building facades; for those items the Commission is a recommending board. He recommended that Ms. Adams attends another Commission meeting as there are not many items to discuss tonight.

Ms. Kinhart stated that she will not be at the July 25 meeting and either Bryan Taberner or Tyler Paslaski will be taking over for that night. She asked if the chair wanted her to convey to the Marshalls applicant that the Commission wants them to go to the Zoning Board of Appeals. Chair Williams stated yes. He stated that if Big Y has the same signage situation, then Ms. Kinhart should recommend they go to the ZBA as well.

Old Business

Ms. Bethoney noted that Mr. Bartro was spearheading the revisions to the Commission's regulations/bylaws. She asked how Chair Williams foresees that going forward. Chair Williams reviewed the process which includes Planning Board then Town Council. He stated that he would reach out to Mr. Taberner to see where the process is.

New Business

Ms. Bethoney asked to hear about Ms. Adams's interest in the Commission. Ms. Adams stated that she is a resident of Franklin and has been on the Cultural District Committee. She would now like to volunteer on another group. Ms. Kinhart noted that Ms. Adams would have to be recommended by the Town Administrator and ratified by the Town Council.

Chair Williams noted temporary signs around town and that they stay there for a long time. He stated that they need to do something about how to get them removed. He said he will reach out to Building Commissioner Gus Brown.

Ms. Bethoney noted that she may be a little late for the next meeting, but she will be attending.

Motion: To **Adjourn** by P. Lopez. Seconded by C. Bethoney. Roll Call Vote: Williams-YES; Bethoney-YES; Lopez-YES. Voted 3-0-0.

Meeting adjourned at 7:17 PM.

Respectfully submitted,

Judith Lizardi
Recording Secretary