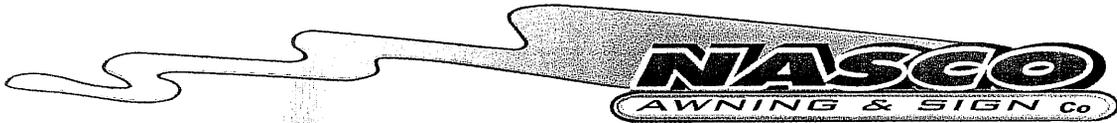


Serving Watertown and Surrounding Communities With Quality Electrical Awnings and Signage



FABRICATION • INSTALLATION • SERVICE

EST. 1989

22891 Murrock Circle, Watertown, NY 13601

TEL (315) 782-8515

FAX (315) 782-4859

E-mail: nasco@nnymail.com

September 29, 2014

City of Watertown
City Engineer's Office
245 Washington Street; Room 305
Watertown, NY 13601

Re: Pemm LLC, Quicklee's
1279 Coffeen Street
Watertown, NY 13601
Tax ID: 8-40-101.006



Attn: Planning Board and City Council:

Please find attached application for an amendment to the current zoning, in regards to the property at 1279 Coffeen Street in Watertown.

Currently the property is located in Planned Development District # 1. The property has the following signs.

- 1) One (1) freestanding sign that measures 18' overall in height. It has two double-sided, internally lit sign boxes. The top sign box measures 4' wide x 5' high (20 sf) and the bottom sign that shows the fuel pricing only measures 58" w x 62" h (24.97 sf) Please refer to P1.
- 2) One (1) freestanding "Sky" high rise sign that measures 80' high. It has a double-sided, internally lit sign box that measures 27' wide x 7' high (189 sf)

City Council met and made amendments for the signs in which

Permit # S712-008, receipt # 2-920 approved the signs originally on November 4, 1971.

Permit # S859-38, receipt # 9-51 approved amendments to the two freestanding signs on April 4, 1990 when the property became Sugarcreek.

Since then, the property has been sold. Pemm LLC is the present owner. The convenient store is now called "Quicklee's". The property is currently being renovated to accommodate Quicklee's, Dunkin Donuts, and Mobil.

At some point, there was a building sign approved for 48 square feet in addition to the two freestanding signs. Permit # S-858-070, receipt # 9-190 dated June 23, 1989.

EXISTING

	<u>Total SF</u>
<u>MOBIL (291.09 sf)</u>	
Two (2) "Mobil" on the fuel canopy measuring 2' h x 7' w (14 sf)	28.00
Eight (8) "Pegasus" logo decals on the pumps measuring 20" h x 42" w (5.85 sf)	46.80
Eight (8) "Mobil" decals on the pumps measuring 3 1/2" h x 12" w (.29 sf)	2.32
One (1) Sky/Highrise sign measuring 7' h x 27' w (189 sf)	189.00
One (1) LED fuel pricing sign measuring 62" h x 58" w (24.97 sf)	24.97
<u>QUICKLEE'S (20 sf)</u>	
One (1) "Quicklee's" on the 18' freestanding sign measuring 2'6" h x 4' w (10 sf) (please note that this sign box actually measures 5' h x 4' w and has a decorative vinyl divider)	20.00

ADDITIONAL

<u>DUNKIN DONUTS (100.02 sf)</u>	
One (1) "Dunkin Donuts" on the front elevation measuring 30 1/2" h x 6'10" w (17.36 sf)	17.36
One (1) "Dunkin Donuts" on the Right elevation measuring 38 1/8" h x 8' 6 1/2" (27.13 sf)	27.13
One (1) menuboard with extenders measuring 63.685" h x 71.75" w (55.53 sf)*	55.53
<u>QUICKLEE'S (45.89 sf)</u>	
One (1) "Quicklee's" on the front elevation measuring 36" h x 10'7" w (31.74 sf)	31.74
One (1) "Quicklee's" on the right elevation measuring 24" h x 7 3/4" w (14.15 sf)	14.15

We are requesting that there be consideration for the existing signs to remain and an additional 200 square feet for the parcel to used and permitted whether it is to be used on the building, canopy, or freestanding as long as it meets regulations.

Look forward to further discussion.

Sincerely,



Y. Donna Yang
Northern Awning & Sign Co., inc.

PEMM, LLC
Dba Quicklee's
25697 Lakeville Road, Suite 1
Avon, NY 14414

September 9, 2014

To Whom It May Concern;

Please allow Y. Donna Yang or Northern Awning and Sign Company make an application on behalf of PEMM, LLC. If you have any questions or concerns regarding this matter please feel free to contact me at the number below.

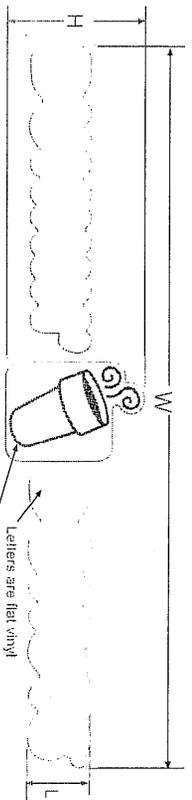
Regards,



Ken Perelli
585-303-9925

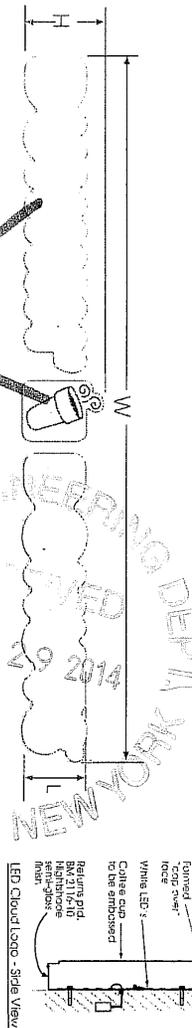


INLINE CONFIGURATION



"IN-LINE" LOGO LED CLOUD SIGN

Nominal Size	H	L	W	*Area (sq ft)	ILLUMINATION
12" Letter	27-1/4"	12"	11-7/16"	26.39	White LEDs
15" Letter	34-1/16"	15"	14-5/8"	41.24	
18" Letter	41"	18"	17-5/16"	59.64	
21" Letter	47-1/16"	21"	20-3/8"	80.84	
24" Letter	54-1/2"	24"	23-3/8"	105.59	



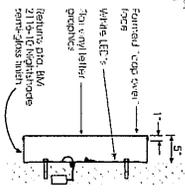
"IN-LINE" LOGO LED CLOUD SIGN, OPTIONAL CUP LOGO SIZES
(where fascia height is limited)

Nominal Size	H (cup logo)	L	W	*Area (sq ft)	ILLUMINATION
12" Letter	15-3/4"	12"	11-2"	14.65	White LEDs
15" Letter	19-11/16"	15"	13-11/16"	22.90	
18" Letter	23-5/8"	18"	16-9"	32.97	

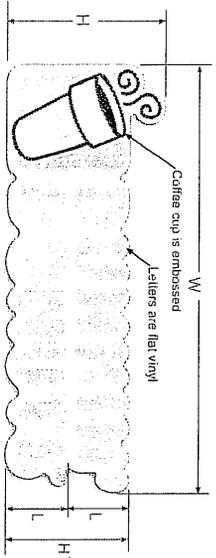
COLOR & MATERIAL NOTES:

STACKED LED CLOUD SIGN / LOGO SIGN FOR INLINE CLOUD:
 Faces are formed clear solar grade polycarbonate, decored second surface vinyl
 Vinyl colors to be: DD Orange-3M #3630-3123; DD Magenta- 3M #3630-1379; Dark Brown (on cup logo)- 3M #3630-59
 Coffee cup portion of logo to be 1/2" emboss depth.
 Formed "cap-over" face fits over aluminum returns pld. Benjamin Moore 2116-10 Nightshade semi-gloss finish; Cabinet to be 5" deep
 Illumination: White LED's

INLINE CLOUD LETTERS:
 Cloud letter faces to be formed clear polycarbonate, decored second surface vinyl; Letters to be flat (not embossed)
 Vinyl colors to be: DD Orange-3M #3630-3123; DD Magenta- 3M #3630-1379; Cabinet to be 5" deep; Returns pld. Benjamin Moore 2116-10 Nightshade semi-gloss finish
 Illumination: White LED's

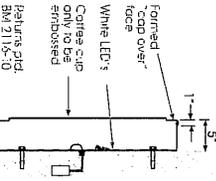


STACKED CONFIGURATION



"STACKED" LOGO LED CLOUD SIGN

Nominal Size	H	H1	L	W	*Area (sq ft)	ILLUMINATION
12" Letter	30-1/2"	24"	12"	6-10"	17.36	White LEDs
15" Letter	38-1/8"	30"	15"	8-8 1/2"	27.13	
18" Letter	45-3/4"	36"	18"	10-3"	39.07	
21" Letter	53-3/8"	42"	21"	11-11 1/2"	53.18	
24" Letter	61"	48"	24"	13-9"	69.47	



Stacked LED Cloud Sign
Side View

"DRIVE-THRU" S/F LED OVAL SIGN

Formed "cap-over" face
Horizontal orientation
Cabinet to be 5" deep
Returns pld. Benjamin Moore 2116-10 Nightshade semi-gloss finish

SIZES	H	W	*Area (sq ft)	ILLUMINATION
1' x 3'5"	16"	42"	3.66	White LEDs
1'5" x 4'	18"	47-1/4"	4.63	
2' x 5'5"	25"	65-5/8"	8.94	

COLOR AND MATERIAL SPECIFICATIONS:
 Face to be formed cap-over polycarbonate w/ second surface vinyl decoration.
 Copy to be 3M #3630-59 Dark Brown vinyl on white background w/ PMS 185 Orange border, hand cut and sprayed.
 Cabinet to be alum. returns and back pld. to match Benjamin Moore 2116-10 Night Shade semi-gloss finish.
 Illumination to be white LED's

If questions regarding 3M films, please contact: Deborah Sampolo-3M Corporation at 800.714.9865

Revisions:

Revisions:	Date:
DD LED Cloud Logo/Letters	9/8/10
FILE	Scale: NTS
	Drawn: C HART
	BS-1

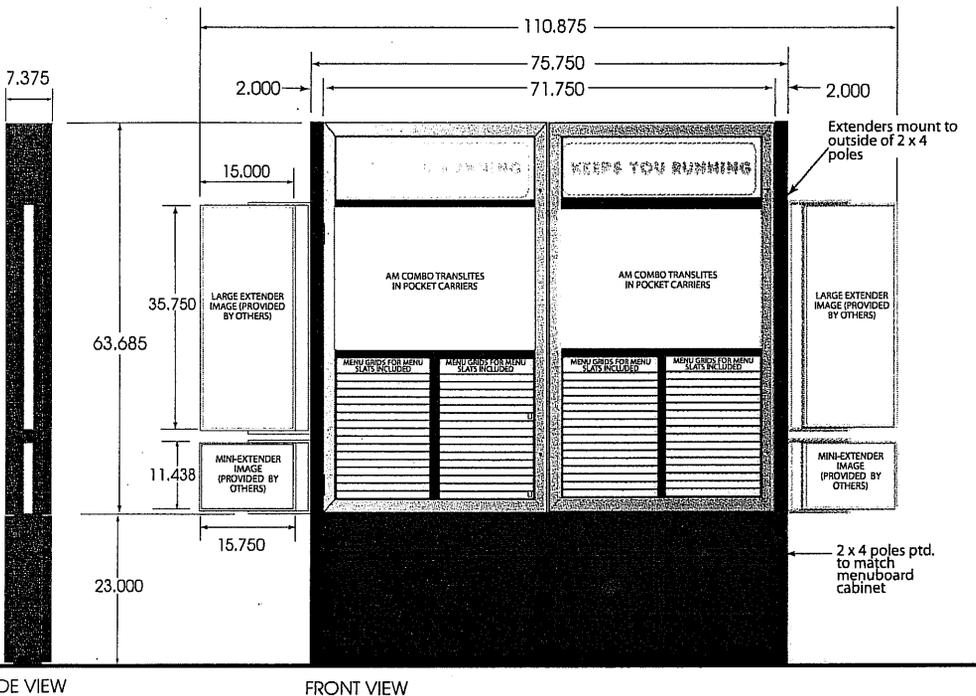
NOTE: THESE DRAWINGS ARE FOR IMAGE DESIGN GUIDANCE ONLY. IT IS THE SOLE RESPONSIBILITY OF THE CLIENT TO OBTAIN ALL NECESSARY PERMITS AND APPROVALS FOR THE PROJECT LOCATION, OBTAIN BRANDS, INC., THEIR AGENTS AND EMPLOYEES, DO NOT GUARANTEE THAT THESE DRAWINGS AND THESE COPIES OBTAINED FROM BRANDS, INC. OR ANY FEDERAL, STATE OR LOCAL LAWS, REGULATIONS, ORDINANCES, BUILDING DEPARTMENTS, CONTRACTORS, OR OTHER PROFESSIONAL DESIGNERS WILL BE IN FULL COMPLIANCE WITH ALL APPLICABLE LAWS, REGULATIONS, ORDINANCES, CODES AND OTHER REQUIREMENTS, INCLUDING, WITHOUT LIMITATION, AMERICANS WITH DISABILITIES ACT.

Everbrite
 4949 South 110th Street
 PO Box 20020
 Greenfield, WI 53220-0020
 414.599.7131

BRANDS™
 think!



MBDDVEWOS- DD EXTERIOR DT MENU BOARD



SIGN SPECIFICATIONS

Materials:

- 22 ga. galvalneal steel
- Aluminum extrusion
- (2) 2x4x3/16 poles w/ steel plates

Access:

- Open front doors to access menu grids and POP images
- Remove POP frames or menu grids to access lamps and ballasts

Area:

- 45.59 Sq. Ft. (not including extenders)
- 55.53 Sq. Ft. (including extenders)

Weight (approx.):

- 559 lbs.

Wind Load:

- 35 PSF

ELECTRICAL SPECIFICATIONS

Lamps:

- (8) FO40/741 60" 40-Watt 4100K

Ballasts:

- (4) Fulham WH5

Line Load:

- 4.6 Amps @ 120 V
- (1) 20 Amp circuit, 60 Hz

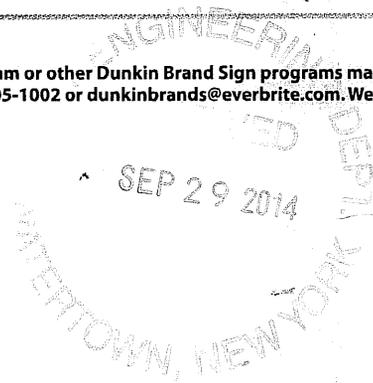
COLOR SPECIFICATIONS

- BM 2116-10 Nightshade Brown semi-gloss
- PMS 165C Orange
- PMS 219C Raspberry

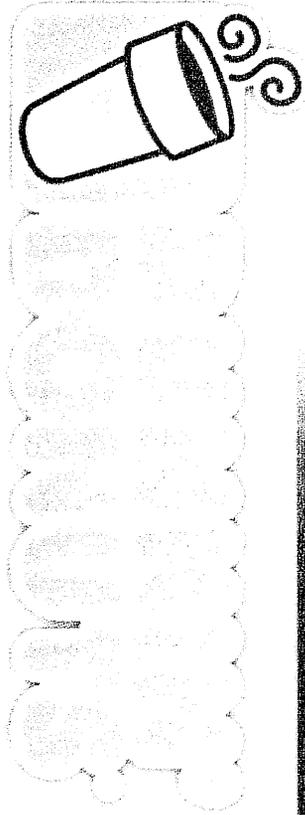
Everbrite

For More Information about the Dunkin' Donuts Sign Program or other Dunkin Brand Sign programs manufactured by Everbrite, LLC, please contact a Dunkin Brands Specialist at toll free 888-505-1002 or dunkinbrands@everbrite.com. We are pleased to assist you.

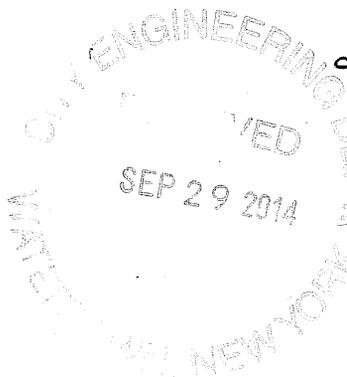
282821-1 6/27/12



DRIVE THRU



proposed lettering for existing 4' x 5' h
sign between pole. Sign area is
2' 6" h x 4' w.

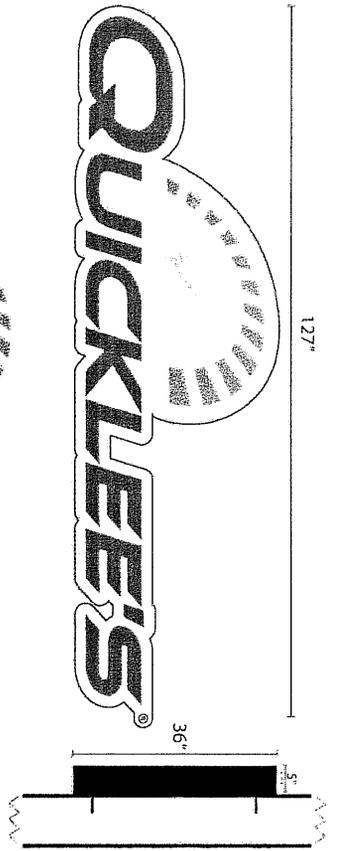


← One double-sided sign box measuring 4' x 5' h = 20 #
Has vinyl divider allowing 2' 6" h x 4' w for
each business to list their name.

← One double-sided pricing sign box measuring
58" w x 62" h = 24.97 #

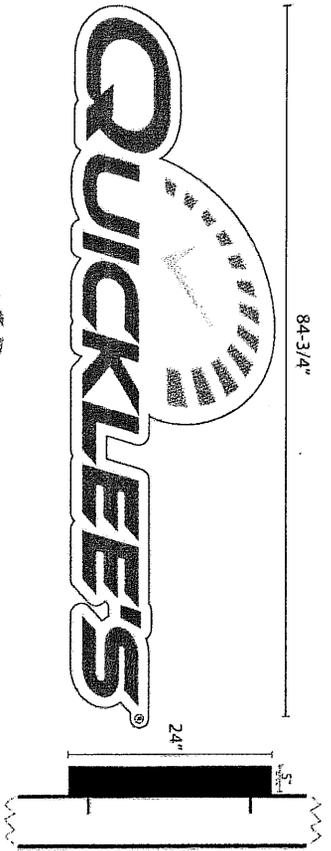
Freestanding sign is 18' OAH





3' x 10' 7" W = 31.74 ft
 Sign cloud to be on the right of
 the FRONT ELEVATION

Q1



2' x 7' 3/4" = 14.15 ft
 Sign cloud to be on the right of
 the RIGHT ELEVATION

Q2



617.20
Appendix B
Short Environmental Assessment Form

Instructions for Completing

Part 1 - Project Information. The applicant or project sponsor is responsible for the completion of Part 1. Responses become part of the application for approval or funding, are subject to public review, and may be subject to further verification. Complete Part 1 based on information currently available. If additional research or investigation would be needed to fully respond to any item, please answer as thoroughly as possible based on current information.

Complete all items in Part 1. You may also provide any additional information which you believe will be needed by or useful to the lead agency; attach additional pages as necessary to supplement any item.

Part 1 - Project and Sponsor Information			
Name of Action or Project: Pemm LLC, /Quicklee's / Dunkin Donuts			
Project Location (describe, and attach a location map): 1279 Coffeen Street Watertown, NY 13601			
Brief Description of Proposed Action: Additional square feet of signage			
Name of Applicant or Sponsor: Y. Donna Yang Northern Awning: Sign Co. Inc.		Telephone: 315.782.8515	
		E-Mail: nasco@nnymail.com	
Address: 22891 Murrock Circle			
City/PO: Watertown		State: NY	Zip Code: 13601
1. Does the proposed action only involve the legislative adoption of a plan, local law, ordinance, administrative rule, or regulation? If Yes, attach a narrative description of the intent of the proposed action and the environmental resources that may be affected in the municipality and proceed to Part 2. If no, continue to question 2.		NO <input type="checkbox"/>	YES <input type="checkbox"/>
2. Does the proposed action require a permit, approval or funding from any other governmental Agency? If Yes, list agency(s) name and permit or approval:		NO <input checked="" type="checkbox"/>	YES <input type="checkbox"/>
3.a. Total acreage of the site of the proposed action?		198 X 17.5 acres	
b. Total acreage to be physically disturbed?		_____ acres	
c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor?		_____ acres	
4. Check all land uses that occur on, adjoining and near the proposed action.			
<input type="checkbox"/> Urban <input type="checkbox"/> Rural (non-agriculture) <input type="checkbox"/> Industrial <input type="checkbox"/> Commercial <input type="checkbox"/> Residential (suburban) <input type="checkbox"/> Forest <input type="checkbox"/> Agriculture <input type="checkbox"/> Aquatic <input checked="" type="checkbox"/> Other (specify): Planned Dev 1 <input type="checkbox"/> Parkland			

18. Does the proposed action include construction or other activities that result in the impoundment of water or other liquids (e.g. retention pond, waste lagoon, dam)? If Yes, explain purpose and size: _____ _____	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
19. Has the site of the proposed action or an adjoining property been the location of an active or closed solid waste management facility? If Yes, describe: _____ _____	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
20. Has the site of the proposed action or an adjoining property been the subject of remediation (ongoing or completed) for hazardous waste? If Yes, describe: _____ _____	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>

I AFFIRM THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE

Applicant/sponsor name: H. Donna Yang Northern American Sign Co., Inc. Date: 9.29.14
 Signature: [Signature] 22891 Murdock Circle Watertown, NY 13601 (315) 782-0010

Part 2 - Impact Assessment. The Lead Agency is responsible for the completion of Part 2. Answer all of the following questions in Part 2 using the information contained in Part 1 and other materials submitted by the project sponsor or otherwise available to the reviewer. When answering the questions the reviewer should be guided by the concept "Have my responses been reasonable considering the scale and context of the proposed action?"

	No, or small impact may occur	Moderate to large impact may occur
1. Will the proposed action create a material conflict with an adopted land use plan or zoning regulations?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
2. Will the proposed action result in a change in the use or intensity of use of land?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
3. Will the proposed action impair the character or quality of the existing community?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
4. Will the proposed action have an impact on the environmental characteristics that caused the establishment of a Critical Environmental Area (CEA)?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
5. Will the proposed action result in an adverse change in the existing level of traffic or affect existing infrastructure for mass transit, biking or walkway?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
6. Will the proposed action cause an increase in the use of energy and it fails to incorporate reasonably available energy conservation or renewable energy opportunities?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
7. Will the proposed action impact existing: a. public / private water supplies?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b. public / private wastewater treatment utilities?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
8. Will the proposed action impair the character or quality of important historic, archaeological, architectural or aesthetic resources?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
9. Will the proposed action result in an adverse change to natural resources (e.g., wetlands, waterbodies, groundwater, air quality, flora and fauna)?	<input checked="" type="checkbox"/>	<input type="checkbox"/>

	No, or small impact may occur	Moderate to large impact may occur
10. Will the proposed action result in an increase in the potential for erosion, flooding or drainage problems?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
11. Will the proposed action create a hazard to environmental resources or human health?	<input checked="" type="checkbox"/>	<input type="checkbox"/>

Part 3 - Determination of significance. The Lead Agency is responsible for the completion of Part 3. For every question in Part 2 that was answered "moderate to large impact may occur", or if there is a need to explain why a particular element of the proposed action may or will not result in a significant adverse environmental impact, please complete Part 3. Part 3 should, in sufficient detail, identify the impact, including any measures or design elements that have been included by the project sponsor to avoid or reduce impacts. Part 3 should also explain how the lead agency determined that the impact may or will not be significant. Each potential impact should be assessed considering its setting, probability of occurring, duration, irreversibility, geographic scope and magnitude. Also consider the potential for short-term, long-term and cumulative impacts.

<input type="checkbox"/>	Check this box if you have determined, based on the information and analysis above, and any supporting documentation, that the proposed action may result in one or more potentially large or significant adverse impacts and an environmental impact statement is required.
<input type="checkbox"/>	Check this box if you have determined, based on the information and analysis above, and any supporting documentation, that the proposed action will not result in any significant adverse environmental impacts.
_____	_____
Name of Lead Agency	Date
_____	_____
Print or Type Name of Responsible Officer in Lead Agency	Title of Responsible Officer
_____	_____
Signature of Responsible Officer in Lead Agency	Signature of Preparer (if different from Responsible Officer)

PRINT

