

TOWN OF WELLESLEY



MASSACHUSETTS

RECEIVED  
TOWN CLERK'S OFFICE  
WELLESLEY MA 02482

ZONING BOARD OF APPEALS

TOWN HALL • 525 WASHINGTON STREET • WELLESLEY, MA 02482-5992

2000-482-9 P 12:03

KENDALL P. BATES, CHAIRMAN  
WILLIAM E. POLLETTA, VICE CHAIRMAN  
RICHARD L. SEEDEL

ELLEN D. GORDON  
EXECUTIVE SECRETARY  
TELEPHONE  
(781) 431-1019 EXT. 208

ROBERT A. BASTILLE  
CYNTHIA S. HIBBARD  
ROBERT W. LEVY

ZBA 2000-29  
Petition of Andersen Consulting, LLP.  
100 William Street

Pursuant to due notice, the Special Permit Granting Authority held a Public Hearing on Thursday, April 27, 2000 at 7:30 p.m. in the Selectmen's Meeting Room (Conference Room B) at the Town Hall, 525 Washington Street, Wellesley, on the petition of ANDERSEN CONSULTING, LLP. requesting a Special Permit pursuant to the provisions of Section XXIIA and Section XXV of the Zoning Bylaw to replace their existing externally illuminated wall sign with a new externally illuminated 2 foot 5 inch by 13.5 foot (27 square feet) wall sign at a height of 33 feet on the façade of its premises at 100 WILLIAM STREET, in an Administrative and Professional District. The proposed sign will exceed the allowed area of 15 square feet and the allowed height of 15 feet.

On April 10, 2000, the petitioner filed a request for a hearing before this Authority, and thereafter, due notice of the hearing was given by mailing and publication.

Presenting the case at the hearing was James MacDonald, Facilities Coordinator for the petitioner, who said the sign will replace an existing sign, as Andersen Consulting has a new logo. The new sign will be the same type of sign as is currently in place. The new sign will be slightly smaller than the existing one. The letters will be slightly smaller, and new logo will be included.

The Board commented that the Design Review Board had recommended approval of the proposal, subject to the condition that the wall sign be illuminated only when the business is open to the public, and asked if the company was open for business all night. Mr. MacDonald said that the building is often used at night, and the sign is not visible from the residential area.

The Board was of the opinion that the sign is not solely for identification, but also for advertising. It was of the further opinion that adherence to the recommendation of the Design Review Board was necessary. It was agreed that the external illumination would be discontinued no later than 11:00 p.m. every night.

No other person present had any comment on the petition.

Statement of Fact

RECEIVED  
TOWN CLERK'S OFFICE  
WELLESLEY MA 02482

2000 MAY -9 P 12:03

The subject property is located at 100 William Street, in the Wellesley Office Park, in an Administrative and Professional District. The property is owned by Equity Office Properties, and leased to Andersen Consulting, LLP, the sole tenant.

In September, 1996, the petitioner requested and was granted a Special Permit to install an externally illuminated wall sign with a total area of 56.82 square feet at a height of 32 feet on the façade of its premises. The petitioner is now requesting a Special Permit to replace that sign with an externally illuminated 27 square foot wall sign at a height of 33 feet. The proposed sign will have a black face with brushed stainless steel returns, 10 inch high letters and a 2 foot high company logo.

A sign drawing entitled Halo Illuminated Skyline Sign, dated 2/18/99, drawn by Harness-Ord, photographs, and a letter of approval from Equity Office, dated February 29, 2000, accompanied the application.

On February 10, 2000, the Design Review Board reviewed the sign proposal and recommended approval, subject to the wall sign being illuminated only when the business is open to the public.

On April 24, 2000, the Planning Board reviewed the petition and voted to support the recommendations of the Design Review Board.

Decision

This Authority has made a careful study of the materials submitted and the information presented at the hearing. The petitioner is requesting a Special Permit to replace an existing externally illuminated wall sign with a 27 square foot externally illuminated wall sign at a height of 33 feet to identify the premises.

This Authority is of the opinion that the proposed wall sign is in harmony with the general purpose and intent of Section XXIIA of the Zoning Bylaw in regard to the area and height of the proposed wall sign.

A Special Permit is granted, as voted unanimously by this Authority at the Public Hearing, for the proposed wall sign at 100 William Street, in accordance with the submitted drawing, subject to the following conditions:

1. If Andersen Consulting, LLP. should ever vacate the building, or take a lesser occupancy than the entire building at 100 William Street, they shall remove said sign immediately.
2. The externally illuminated wall sign shall not be illuminated by any means after 11 p.m. every night.

ZBA 2000-29  
Petition of Andersen Consulting, LLP.  
100 William Street

The Inspector of Buildings is hereby authorized to issue a permit for said sign upon his receipt and approval of an application.

APPEALS FROM THIS DECISION,  
IF ANY, SHALL BE MADE PURSUANT  
TO GENERAL LAWS, CHAPTER 40A,  
SECTION 17, AND SHALL BE FILED  
WITHIN 20 DAYS AFTER THE DATE  
OF FILING OF THIS DECISION IN  
THE OFFICE OF THE TOWN CLERK.

Cc: Planning Board  
Inspector of Buildings

  
Kendall P. Bates, Chairman

  
William E. Polletta

  
Richard L. Seegel

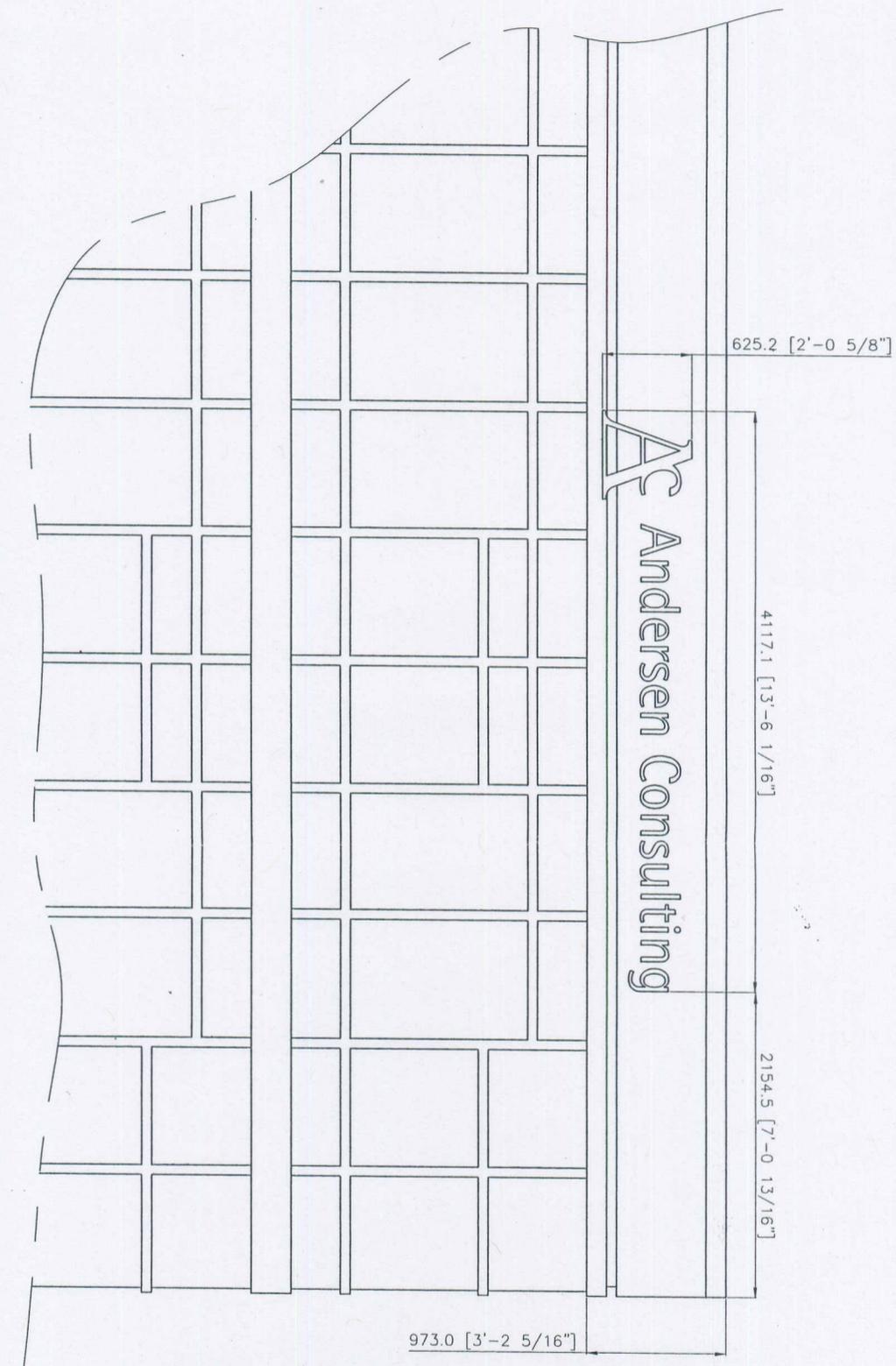
RECEIVED  
TOWN CLERK'S OFFICE  
WELLESLEY MA 02482  
2000 MAY -9 P 12:03

All dimensions in millimetres

3RD ANGLE PROJECTION

NOTES:  
 1. THE SKYLINE WILL HAVE A BLACK FACE WITH BRUSHED STAINLESS STEEL RETURNS. DURING DARKNESS THE SIGN WILL BE INTERNALLY ILLUMINATED.

RECEIVED  
 TOWN CLERK'S OFFICE  
 WELLESLEY MA 02482  
 2000 APR 10 A 11: 28



PART VIEW OF SOUTH-EASTERN SECTION OF  
 ANDERSEN CONSULTING, WELLESLEY BUILDING.

TOLERANCES UNLESS OTHERWISE STATED  
 WHOLE NO. ± 1  
 1 DEC. PLACE ± 0.5  
 2 DEC. PLACE ± 0.2

ANGULAR DIMS. ± 0.5  
 DRILLED HOLES ± 0.2  
 DRAWING NUMBER 212121E1A10131810  
 © Copyright 1999

REV.	DATE	DESCRIPTION
1	13-Jan-00	Approval drawing

**Ac Andersen Consulting**  
 Harkess - Ord

TITLE  
 Internally Illuminated Skyline Sign (625mm Height)  
 NOTES  
 For approval.  
 FINISH  
 SEE DRAWING  
 DRAWN BY  
 S.Bibby  
 CHECKED BY  
 DATE  
 SCALE  
 NTS  
 SHEET 1 OF 1

