



City of Bayonne

DEPARTMENT OF MUNICIPAL SERVICES

DIVISION OF PLANNING & ZONING

MUNICIPAL BUILDING

630 AVENUE C

BAYONNE, NJ 07002

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Zoning Permit Information for Signage

- Fill out the attached zoning permit application after you have read through the ordinance requirements.
- Two copies of a Letter of Authorization to the Zoning Officer from the Property Owner giving permission to install the sign. The letter must be signed, dated and include the property address and owner's contact information.
- Two copies of a rendering of proposed sign (including floor-to-floor height of façade, total square footage of storefront and total square footage of the sign shown on drawing).
- Mail in, or place in the drop box in front of City Hall, your completed application should be brought in to Room #18A (Building Department permits may also be required).
- Fees for signs are as follows: New Sign \$100, Refacing Sign \$50, Temporary Sign \$25 (payable to the City of Bayonne) and are due when you pick up the permit from Room #18A.

35-25 SIGN REGULATIONS.

35-25.1 Sign Permit.

All signs hereinafter erected, altered, enlarged, relocated, or repaired shall require a sign permit issued by the Zoning Officer.

Applications shall include two (2) copies of each of the following:

a. Drawings indicating plot plan, building elevation, indicating sections showing sign location, size, type, materials, method of attachment and indicating all other existing "wall signs," "projecting signs," or other signs on the building, lighting and support details.

b. Proof of ownership or authorization of the owner to erect a sign.
(Ord. No. O-95-12 § 33-8.1; Ord. No. O-12-31)

35-25.2 In All Districts.

a. *Signs Permitted in All Districts.* The following signs are permitted in all districts:

1. "Address signs" not exceeding eight inches by twelve inches (8" x 12") in size.
2. Governmental and public utility signs.

b. *Signs Limited to Certain Districts/Uses.*

1. Informational signs containing fixed and/or variable message components having a ground, monument or wall sign design for public buildings/uses, schools and houses of worship.

2. Informational Sign Standards. Such signs shall have a maximum height of ten (10) feet, area of one hundred (100) square feet and variable message component limited to sixty (60%) percent of total sign area or less. The variable message component may not flash, strobe or create excessive glare to limit impacts upon residential properties and ensure safe traffic/vehicular circulation.

3. Reserved.

c. *Signs Prohibited in All Districts.*

1. Signs which interfere with, disrupt, or are erected upon, or block a pedestrian or vehicular circulation pattern or site line which constitute a safety hazard to persons or vehicles.

2. "Illuminated signs" which have interior or exterior flashing light sources, which have intermittent or variable intensity lighting, or which cause glare on pedestrian or vehicular circulation patterns within or into residential areas.

3. Privately owned or operated signs which stimulate or resemble by color, size, shape, or location any governmental, public utility, official, traffic, directional or warning sign or device.

4. Advertising signs on any building exclusively used for residential purposes.
 5. Signs which move either by wind, motion, mechanical or electrical means, except signs with time or temperature messages.
 6. Signs which divide or repeat a message or announcement along a public or railroad right-of-way.
 7. "Roof signs" or signs which are erected or projected above the cornice or parapet of a building.
 8. Signs on any building facade not fronting on a public right-of-way or driveway with direct access to a public right-of-way.
 9. Signs on bridges or other structures crossing over any public right-of-way.
 10. Signs applied to the facade of a building which cover any portion of a window, cornice or other architectural detail of a building.
- (Ord. No. O-95-12 § 33-8.2; Ord. No. O-12-31)

35-25.3 Signs Permitted in Residential and Residential/Office Districts.

No signs shall be permitted in any residential district except:

- a. Non-illuminated temporary sign advertising premises on which the sign is located for sale or lease, not exceeding twelve (12) square feet, provided it is removed within seven (7) days after the premises has been sold or leased.
 - b. Non-illuminated temporary signs on new construction sites, not exceeding twelve (12) square feet, provided that a building permit for said construction has been issued and that said sign is removed prior to the issuance of a certificate of occupancy.
 - c. Home professional signs, identifying a permitted use in residential districts, affixed to the structure, and not exceeding one (1) square foot in area.
 - d. Institutional and church bulletin signs not exceeding twenty (20) square feet in area and, if freestanding, not more than five (5) feet in height.
 - e. Temporary announcement signs for political and religious organizations, erected not sooner than two (2) months prior to an event and removed not later than two (2) weeks following an event.
 - f. In R-3 and R-M districts only, identifying signs, either freestanding or building mounted, for multifamily developments, not exceeding ten (10) square feet in area, nor four (4) feet in height when freestanding.
 - g. In R2-O districts, one (1) building mounted sign identifying a permitted nonresidential use, not exceeding one (1) square foot in area.
- (Ord. No. O-95-12, § 33-8.3; Ord. No. O-12-31)

35-25.4 Signs Permitted in Commercial Districts and Highway Commercial/Select Light Industrial District.

No signs shall be permitted in commercial districts, except:

- a. Those signs permitted in residential districts.
- b. Temporary signs announcing special events such as charitable events, grand openings, promotions and sales for a period of no greater than thirty (30) days. Temporary signs may include but are not limited to banners, flags, pennants and window placards located on private property and not in the public right-of-way. A maximum of two (2) such signs shall be permitted per location.
- c. Business signs, not exceeding twenty (20%) percent of the sign facade area as defined by this chapter, of the following types:
 1. Wall signs, not exceeding three (3) square feet for each linear foot of sign frontage, as defined by this chapter.
 2. Projecting signs, not projecting a distance greater than twelve (12) inches.
 3. Awning and canopy signs, regulated as wall signs, provided that the sign does not extend above or below the edges of the awning or canopy.
 4. Box signs, affixed to walls and regulated as wall signs.
 5. For permitted gasoline filling stations, or freestanding sign not exceeding thirty-five (35) square feet in area, and not less than ten (10) feet nor more than twenty (20) feet in height, displaying customary brand name and prices. Further, customary accessory signs identifying service may be erected over bay doors, not exceeding twelve (12) inches in height nor six (6) feet in area per bay.
 6. Window signs, not exceeding thirty (30%) percent of the window area to which the sign is affixed.
- d. Directional signs for entry and exits to parking areas, not to exceed four (4) feet in area, nor five (5) feet in height.
- e. For permitted planned shopping centers exceeding twenty-five thousand (25,000) square feet in floor area, one free-standing identifying sign, not exceeding eighty (80) square feet in area may be permitted, provided that:
 1. The sign shall identify the shopping center only.
 2. No part of the sign shall exceed thirty (30) feet in height, nor be less than ten (10) feet in height.
 3. No sign shall be closer than fifty (50) feet from a street right-of-way.
- f. Awnings extending no more than three (3) feet from a structure and which extend over public right-of-way in accordance with the following:

1. All awnings extending over any public right-of-way must be securely fastened and constructed so that there will be no danger of the same being dislodged by ordinary winds or falling from other cause. No awning shall be erected or maintained extending over any public right-of-way in such a location as to obstruct the view of any traffic light or other traffic sign or signal.

2. The lowest part of any awning or any support thereof which extends over any public way shall be at least seven feet six inches (7' 6") above the level of the walk or public way over which it extends; but no such sign shall be maintained over any public way used by vehicles if any part of its support or of the awning is less than fifteen (15) feet above the level of such public way.

3. Any canvas or other material, natural or synthetic, used as a component part of any awning permitted under this section shall be classified as flame resistant by Underwriters Laboratories, Inc.
(Ord. No. O-95-12 § 33-8.4; Ord. No. O-98-17 § 1; Ord. No. O-12-31)

35-25.5 Signs Permitted in Industrial Districts.

No signs shall be permitted in Industrial Districts except:

a. Those signs permitted in commercial districts.

b. Temporary signs announcing special events such as charitable events, grand openings, promotions and sales for a period of no greater than thirty (30) days. Temporary signs may include but are not limited to banners, flags, pennants and window placards located on private property and not in the public right-of-way. A maximum of two (2) such signs shall be permitted per location.

c. Freestanding business signs, where the building front setback is at least seventy-five (75) feet. The sign shall be set back at least twenty (20) feet from a street right-of-way and not exceed three (3) square feet for each linear foot of street frontage or two hundred (200) square feet, whichever the lesser, provided that:

1. No sign shall have a length greater than twenty (20) feet.

2. No part of the sign shall be higher than ten (10) feet.

(Ord. No. O-95-12 § 33-8.5; Ord. No. O-12-31)

35-25.6 Maintenance and Appearance.

All signs shall be maintained in a clean and neat-appearing condition, and such maintenance, where applicable, shall include regular cleaning; regular painting and removal of any peeled, chipped or blistered paint; the renewal or replacement, in whole or in part, of any sign which has been caused to crack, break, peel or otherwise disintegrate or fall apart. (Ord. No. O-95-12 § 33-8.6; Ord. No. O-12-31)

35-25.7 General Provisions.

a. Any sign, now or hereafter erected or maintained, which no longer advertises a bona fide business conducted or product sold, or notice of a current or future event, shall be taken

down and removed by the permittee or by the owner of the premises, if there is no permittee, within thirty (30) days after such business ceases, such product ceases to be sold or such event occurs. Upon failure to comply, the Zoning Officer is hereby authorized to cause the removal of such sign and any expense incident thereto shall be paid by the permittee or owner of the premises upon which sign is located. The Zoning Officer shall thereafter refuse to issue a permit for the erection of any sign, awning, canopy or marquee in the City of Bayonne to any permittee or property owner who refuses to pay the costs of such removal.

b. If the Zoning Officer shall determine that any sign, now or hereafter erected or maintained, is unsafe or insecure or is a menace to the public, or has been constructed or erected or is being maintained in such a manner as to pose a hazard to persons or property, or has been constructed or erected or is being maintained in violation of the provisions of this chapter or any other law or ordinance, he shall give written notice to the permittee, and, if there is no permittee, to the owner of the premises, of such violation. If the permittee or owner fails to remove or alter the sign within thirty (30) days after such notice, such sign may be removed or altered by the City at the expense of the permittee or owner of the premises upon which it is located. The Zoning Officer may cause any sign which is an immediate peril to persons or property to be removed summarily and without notice.

c. All signs attached to the ground or to a building or other structure shall be thoroughly and rigidly secured and shall be repaired and maintained as necessary to keep them secure, safe and free from causing any danger or damage to persons or property.

d. No sign shall be erected or maintained so as to obstruct access to any fire escape, window, door, exit or standpipe, or obstruct passage by either vehicular or pedestrian traffic on any public or quasi-public right-of-way.

Signs shall be constructed and erected in such a manner as to allow for the effects of high winds and other natural forces and the Zoning Officer may require copies of the stress sheets and calculations showing that the sign is adequately designed for dead-load and wind pressure in any direction, in any situation where such information may be helpful in determining whether such sign can be safely constructed, erected or maintained.
(Ord. No. O-95-12 § 33-8.7; Ord. No. O-12-31)

35-25.8 Nonconforming Signs.

Signs not in conformance with this section shall be allowed to continue as of right, regulated as follows:

a. Repair of signs is permitted, provided that the cost of repair does not exceed fifty (50%) percent of the replacement costs of the sign.

b. The structural alteration of sign shall only be permitted if said alteration brings the sign into conformance with this section.

c. No permits shall be issued for new signs or owner-occupied or single-tenanted properties where nonconforming signs exist.
(Ord. No. O-95-12 § 33-8.8; Ord. No. O-12-31)



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E-mail: ALosonczy@baynj.org



JAMES M. DAVIS
MAYOR

Zoning Permit Application

Date Received: _____

Date Issued: _____

Application #: _____

Permit #: _____

Board App #: _____

Property Information

Property Address: _____ Block: _____ Lot: _____ Zone District: _____

Applicant's Information

Business Name: _____ Phone #: _____

Person to Contact: _____ E-mail: _____

Address: _____ City: _____ State: _____ Zip Code: _____

Property Owner's Information Check here if owner is the applicant. If not, complete this section.

Name: _____ Phone #: _____

Address: _____ E-Mail: _____

City: _____ State: _____ Zip Code: _____

Current or Last Use of Property

Single Family Two Family Multi Family (# of units _____) Townhouse/Condo

Commercial (Specify type of business): _____ Vacant Land

Industrial (Specify type of business): _____

Other (describe): _____

Proposed Use of Property

Single Family Two Family Multi Family (# of units _____) Townhouse/Condo

Commercial (Specify type of business): _____ Vacant Land

Industrial (Specify type of business): _____

Other (describe): _____

Type of Zoning Permit Requested

New Construction Alteration/Addition Demolition Off-Street Parking

In-Ground Pool/Spa Above-Ground Pool/Spa Deck/Porch Sign

Accessory Structure (Shed, Detached Garage, Gazebo, etc.) Fence – Height: _____

Certification of Nonconforming Use/Structure Temporary Use/Sign

Use or Change of Use

Other (describe): _____

Detailed Description of Proposed Work or Use (attach additional sheets when necessary)

For proposed Use or Change of Use please provide a letter describing the principal use and any accessory use as well as a floor plan drawing indicating how the space would be allocated (PLEASE PRINT).

1. This application must be accompanied by sufficient information for the Zoning Officer to render a decision, including but not limited to the following:
 - (1) two true, accurate and complete copies of a current property survey (except when applying for a CCO) showing the proposed location of the work, drawn to scale;
 - (2) plot plans with lot lines, all existing and proposed buildings, alterations and/or additions with appropriate dimensions and elevations;
 - (3) dimensioned drawings of all proposed signs, accessory structures, and/or site changes if applicable; and
 - (4) where there is an easement or any other type of shared property rights, a complete copy of the filed deed on record with the Hudson County Register's Office, together with all exhibits to the deed that clearly reflect any and all easements or restrictions affecting the property.

2. If there is any easement or restriction on your property and that easement or restriction is affected in any way by the proposed work, you must provide with this permit application the written and notarized authorization to perform the proposed work by the property owner(s) who are in any way affected by the easement or restriction.

By signing this application, I am certifying under penalties of perjury that the above-stated information and any documents submitted in support of this application are true, complete and accurate; that the survey (if applicable) submitted with this application is a true representation of the property with the exception of any proposed work as part of this application; and that the copy of the filed deed that is submitted in support of this application is a true, accurate and complete copy of the deed that is recorded in the Hudson County Clerk's Office and includes any and all information regarding any easements or restrictions affecting my property.

Signature of Applicant

Date

Printed Name of Applicant