

Village of **Croton-on-Hudson**



Engineering Department  
Stanley H. Kellerhouse Municipal Building  
One Van Wyck Street  
Croton-on-Hudson, NY 10520-2501  
Tel: 914-271-4783  
[engineering@crotononhudson-ny.gov](mailto:engineering@crotononhudson-ny.gov)

## Sign Permit Application

(Form # Eng-§230-44-A)

**Instructions:** An application for a sign must be submitted under section 230-44 of the Village Code. Sign application will be reviewed by the visual Environment Board prior to approval by the Building Department or Planning Board. Submit completed application with required drawings and fee as indicated in the Village Fee Schedule.

**Application Date:** 05/21/2026

**Application #:** 20260366

**Property Information:** Section: 79.13 Block: 1 Lot: 66

Zoning District (Zoning District map is available online)

- RA-5     RA-40     C1, C-1R(A), C-1R(B)     RC (One-Family Residence)     RB (Two-Family Residence)  
 RA-9     O-1     C2     RC (Multiple Residence)     WC  
 RA-25     O-2     LI     RB (One-Family Residence)     WD

Business/Office Name: MAGICAL BEGINNINGS

Nature of Business: (i.e., dental, law) DAYCARE

Street Address: 365 S. RIVERSIDE AVE

**Applicant Information:**  Property Owner     Business Owner     Other: SIGN COMPANY

Last Name: BLAIRE First Name: TYLER MI: \_\_\_\_\_

Company: SIGN EXTREME, INC.

Address: 285 NORTH BROADWAY, SLEEPY HOLLOW, NY 10591

Office #: 914-693-3755 Cell #: \_\_\_\_\_ E-mail: INFO@SIGNEXTREME.COM

**Sign Contractor Information:**

Last Name: BLAIRE First Name: TYLER MI: \_\_\_\_\_

Company: SIGN EXTREME, INC.

Address: 285 NORTH BROADWAY, SLEEPY HOLLOW, NY 10591

Office #: 914-693-3755 Cell #: \_\_\_\_\_ E-mail: INFO@SIGNEXTREME.COM

**Sign Information:**

Sign Location: 1 SIGN LOCATED ON RIVERSIDE AVE BUILDING SIDE

1 SIGN LOCATED ON BENEDICT BLDV BUILDING SIDE

Sign Type:

- Permanent     Temporary  
 Temperature/Time Sign  
 Neon     Billboard  
 Nonconforming

Reason for Application:

- Erect New Sign  
 Replace Existing Sign  
 Move Existing Sign  
 Modify Existing Sign

Submitted with an application for:

- Site Plan  
 Amended Site Plan  
 Change of Use  
 N/A

Size of Sign: Height: 36" Length: 144" Area: 36 SQ FT (See *Calculating Sign Area* on page 2/4)

Mounted Sign Height: (For freestanding signs, from ground to top of sign) \_\_\_\_\_

Text on Sign: MAGICAL BEGINNINGS

Sign Material: CARVED AND PAINTED HIGH DENSITY URETHANE

Font: CUSTOM Letter Height: MAIN: 6", SECONDARY: 3.75", LOGO: 14.5"

Color Scheme: BLUE BACKGROUND / WHITE LETTERING



**III. Placement: § 230-44 (F)**

No Yes

- No  Yes. Will sign obstruct signs displayed by a public authority?
- No  Yes. Will sign obstruct proper vehicle site distance?
- No  Yes. Will sign interfere with pedestrian or vehicular traffic flow?
- No  Yes. Will sign interfere with any ventilation system, door or window?
- No  Yes. Will sign interfere with a fire escape?

**IV. Movement: § 230-44 (G)**

No Yes

- No  Yes. Does the sign have movement, animation, rotation or revolving parts? *(If no, go to the next section.)*
- No  Yes. Is sign associated with an educational, religious or municipal institution, gas station or movie theatre?
- No  Yes. Does the sign have removable letters?
- No  Yes. Does sign contain light strips or strings of lights that do not comprise the actual text of the sign?

**V. Quality: § 230-44 (H)**

No Yes

- No  Yes. Is sign and related illumination of professional quality with respect to such matters as design, painting, lettering, materials and construction?

**VI. Projecting Signs: § 230-44 (J)**

No Yes

- No  Yes. Is sign project out from building façade?
- No  Yes. Does sign project vertically above the roofline or parapet, or extend horizontally beyond the limits of the building? *(If no to the first two questions in this section, go to the next section)*
- No  Yes. Is there at least an 8' clearance above pedestrian rights-of-way?
- No  Yes. Is there at least a 14' clearance above vehicular rights-of-way \_\_\_ 0?

**VII. Temporary Signs Requiring a Permit (Maximum of 45 days): § 230-44 (K) (1-3)**

\_\_\_\_\_ Square footage of temporary sign *(maximum is 16 square feet)*

No Yes

- No  Yes. Is sign a temporary sign (i.e., usage limited to a maximum of 45 days)? *(If no, go to the next section)*
- No  Yes. Does sign have adhesive backing?
- No  Yes. Is sign easily removable without residual marking?
- No  Yes. Is sign illuminated?
- No  Yes. Except with respect to quality, do temporary signs conform to all sign requirements in the village?

**VIII. Freestanding Signs: § 230-44 (L)**

No Yes NA

- No  Yes. Is sign freestanding? *(If no, go to the next section)*
- No  Yes  NA. If use is a shopping center or motor vehicle service station, does sign extend more than 20' in height from the ground to the top of the sign?
- No  Yes  NA. If sign is not for a shopping center or motor vehicle service station use, does it extend more than 10' in height from the ground to the top of the sign?

**IX. Prohibitions: § 230-44 (M)**

No Yes

- No  Yes. Is sign a billboard which is existing on the effective date of these regulations and which is associated with a site which is on the National Register of Historic Places.
- No  Yes. Could sign compete for attention with or be mistaken for a traffic sign?
- No  Yes. Does sign include searchlight beams, blimps or permanent balloons?
- No  Yes. Is sign attached to or painted on a truck or other vehicle that is obviously marked and parked in such a manner as to advertise or attract attention to an establishment or business?

**X. Consistent Signage: § 230-44 (N)**

No Yes

- No  Yes. Including proposed sign, will building have more than one sign? *(If no, go to the next section)*
- No  Yes. Is new sign consistent with other signs in terms of size, shape, mounting type, and height?

**XI. Window Sign: § 230-44 (O)**

No  Yes Is proposed sign a permanent window sign?

3 Square footage of permanent window sign

÷ 16 Square footage of window

= 19 % Percent of window area used by permanent window sign (must be 25% or less)

365 S. Riverside

**XII. Zoning District Sign Standards: § 230-44 (P) (1-9)** Only complete section for the zoning district in which the property is located.

**One-Family Residence (RA-40, RA-25, RA-9, RA-5) / Two-Family Residence (RB) / Multiple Residence (RC)**

\_\_\_\_ Number of signs (*Maximum is 1*)

NA No Yes

NA  No  Yes If use is a nursery with seasonal sales or a funeral home, is the sign a non-illuminated nameplate or professional sign with an area of not over two square feet?

NA  No  Yes If there is a customary home occupation, professional office, studio or daycare center, is the only sign visible from the street a non-illuminated nameplate or professional sign with an area of not over two square feet?

NA  No  Yes If sign is for an educational institution, is the sign non-illuminated and less than 12 square feet?

NA If use is a bed and breakfast establishment,

No  Yes Does sign area exceed 2 square feet?

No  Yes If sign is freestanding, does the height exceed 6' and is it at least 5' from the property line?

No  Yes Is sign internally illuminated?

No  Yes If sign is externally illuminated, does the total illumination exceed 100 Watts?

No  Yes If illuminated, is illumination constant and directed toward the sign and shielded to eliminate glare?

**Limited Office (O-1)**

\_\_\_\_ Number of signs (*Maximum is 1*)

\_\_\_\_ Square footage of sign (*Maximum is 5 sq. ft.*)

No Yes

No  Yes Is sign illuminated?

No  Yes Does the sign face the street?

**Limited Office (O-2)**

\_\_\_\_ Number of signs (*Maximum is 1*)

\_\_\_\_ Square footage of sign (*Maximum is 1.5 times the length in feet of the wall on which it is placed*)

\_\_\_\_ Length of wall on which sign is installed

No Yes

No  Yes Does sign face the street?

No  Yes Is sign parallel to the face of the building?

No  Yes Does any part of sign installed parallel to wall, including illuminating devices, project more than 12" from wall?

No  Yes Is sign perpendicular to the face of the building?

No  Yes Does any part of sign installed perpendicular to the wall, including illuminating devices, project more than 36" from wall?

**~~Central Commercial (C-1)~~ Riverside Commercial (C-1R(A)) / Riverside Transition (C-1RB) / General Commercial (C-2)**

\_\_\_\_ Number of businesses on the lot

1 per side Number of signs on building façade 1x for S. Riverside Ave + 1x for Benedict Blvd side

\_\_\_\_ Square footage of sign Riverside = 36 sq Ft Benedict Blvd side = 61 sq ft.

\_\_\_\_ Length of wall on which sign is installed Riverside 50'6" Benedict Blvd = 62'

No Yes

No  Yes Is the total aggregate area of all signs more than 2 times the length, in feet, of the wall on which they are placed?

No  Yes If sign is parallel to wall, does any part, including illuminating devices, project more than 12" from the wall?

No  Yes If sign is perpendicular to wall, does any part, including illuminating devices, project more than 36" from the wall?

No  Yes Is sign located on same lot as establishment?

No  Yes Is there more than one sign on building façade that faces the street?

No  Yes If building set back from the curb line is 25 feet or more, is the freestanding sign more than 40 square feet on each face?

Note: If building set back is 15'-25', applicant may apply to ZBA for special permit for freestanding sign.

No  Yes In C-1 district, if use is motor vehicle service station, are there more than one freestanding sign and one exterior sign per wall facing a street?

No  Yes In C-1 district, if use is in connection with sale of used or rental vehicles at a service station, are there any temporary signs on the exterior of vehicles or signs in the interior of the vehicle larger than 12" by 15" with characters larger than one inch?

No  Yes In C-2 district, if use is drive-in theater, is the name of the theater on a sign affixed to the theater screen structure on the reverse side of the screen, and is a supplementary sign on that same face announcing the feature attractions and customary announcements?

No  Yes In C-2 district, if use is motor vehicle sales and service agencies, are there more than one freestanding sign and one exterior sign per wall facing a street?

No  Yes In C-2 district, if use is motor vehicle sales and service agencies, are there temporary signs on the exterior of vehicles or signs in the interior of vehicles larger than 12" by 15" with characters larger than one inch?

**Light Industrial (LI)**

No Yes

- No  Yes Is more than one sign facing each street from which access to the lot is provided?
- No  Yes Are signs attached to the wall of the building?
- No  Yes Is the sign area greater than 50 square feet or an area equal to 1.5 times the length of the wall in feet (whichever is less)?
- No  Yes Are all light sources shielded from view of adjacent lots and streets and will they be extinguished no later than 9 p.m.?
- No  Yes Is there more than one identification sign at each point of access to the lot?
- No  Yes Is the identification sign's area more than 3 square feet?
- No  Yes Is there more than one directory sign at the entrance of the complex?
- No  Yes Is the directory sign more than eight feet in height with listings greater than 8" in height and 2' in length?

**Waterfront Commercial (WC)**

No Yes

- No  Yes Is there more than one sign facing each street from which access to the lot is provided?
- No  Yes Is the sign area greater than 30 square feet or an area equal to 1.5 times the length of the wall in feet (whichever is less)?
- No  Yes Are signs attached to the wall of the building?
  - No Yes
  - No  Yes If there is no building, is the sign closer than 25 feet to the nearest lot line?
  - No  Yes If there is no building, is the sign greater than 10 feet from the ground?
- No  Yes Are all light sources shielded from view of adjacent lots and streets and will they be extinguished no later than normal business hours?

**Waterfront Development (WD)**

No Yes

- No  Yes Is use a professional office or studio?
  - No Yes
  - No  Yes Is sign a non-illuminated nameplate or professional sign with an area of not over two square feet?
- No  Yes Is more than one sign facing each street from which access to the lot is provided?
- No  Yes Are signs attached to the wall of the building?
- No  Yes Does sign exceed an area of 24 square feet or extend beyond the wall in any direction?
- No  Yes If there is no building, is the freestanding sign higher than 10 feet above the ground and/or greater than 24 square feet in size and/ or closer than 25 feet to the nearest lot line?
- No  Yes Are all light sources shielded to prevent glare?
- No  Yes Will sign remain illuminated after business hours?
- No  Yes Are security lights kept on all night?
- No  Yes Does sign obstruct views?
- No  Yes Does sign relate to vehicular, pedestrian and bicycle usage, traffic or parking?

I certify that the above information is accurate and that I am the owner or am authorized by the owner to file this application on their behalf.

TYLER BLAIRE

5/22/26

Applicant's Name (please print)

Applicant's Signature

Date

FOR VILLAGE USE ONLY:

Approved for review by VEB

Date forwarded to the VEB: 5/28/26  
VEB Meeting Date: 6/9/26

Fee paid: \$ 125  
 Approved  
 Denied

Approved for review by Planning Board

Date forwarded to Planning Board: N/A  
Planning Board Meeting Date: \_\_\_\_\_

Village Engineer

Date: \_\_\_\_\_