

# Site Plan Review Criteria

- Minimize
  - the volume of cut and fill
  - the number of removed trees 6" caliper or larger
  - the length of removed stone walls
  - the area of wetland vegetation displaced
  - the extent of storm water flow increase from site
  - soil erosion
  - threat of air and water pollution
  
- Maximize pedestrian and vehicular safety both on the site and egress from it
  
- Minimize obstruction of scenic views from publicly accessible locations
  
- Minimize visual intrusion by controlling the visibility of parking, storage or other outdoor service areas viewed from public ways or premises residentially used or zoned
  
- Minimize glare from headlights and lighting intrusion
  
- Minimize unreasonable departure from the character, materials and scale of buildings in the vicinity as viewed from public ways and places
  
- Minimize contamination of groundwater from on-site waste-water disposal systems or operations on the premises involving the use, storage, handling, or containment of hazardous substances
  
- Ensure compliance with the provisions of this Zoning By-Law including:
  - parking
  - signage
  - landscaping
  - environmental performance standards