

Chapter 15.22 Outdoor Lighting

Section 15.22.010 Short Title. This Ordinance may be cited as the “Outdoor Lighting Ordinance” of the City of Cambridge (the “City”).

Section 15.22.020 Purpose. The purpose of this Outdoor Lighting Ordinance is to regulate outdoor lighting, as defined in this Ordinance, in the City, the intent being to permit an amount of outdoor lighting that is appropriate to allow for the safe use and enjoyment of outdoor areas, while also mitigating potential nuisance in the form of light trespass and glare to abutters and the public at large, reducing light pollution, and promoting energy conservation.

Section 15.22.030 Definitions.

- A. **Architectural lighting** means lighting designed to reveal architectural beauty, shape and/or form and for which lighting for any other purpose is secondary.
- B. **Building envelope** means the separator between the interior and exterior of a building. Components of the envelope are typically: walls, floors, roofs, fenestrations and doors.
- C. **Correlated color temperature (“CCT”)** means a specification of the color appearance of the light emitted by a lamp, relating its color to the color of light from a reference source when heated to a particular temperature, measured in Kelvin (K).
- D. **Glare** means lighting entering the eye directly from luminaires **light fixtures** or indirectly from reflective surfaces that causes visual discomfort or reduced visibility.
- E. **High Intensity Discharge (“HID”)** means a discharge lamp where the emitted energy (light) is produced by the passage of an electric current through a gas. HID includes mercury, metal halide, and high pressure sodium (“HPS”) lamps.
- F. **Illuminance** means the density of the luminous flux incident on a surface; it is the quotient of the luminous flux by the area of the surface when the latter is uniformly illuminated.
- G. **Lamp means** a source of optical radiation, often called a “bulb” or “tube,” such as incandescent, fluorescent lamps, high-intensity discharge (“HID”) lamps, and low pressure sodium (“LPS”) lamps, as well as light-emitting diode (“LED”) modules and arrays.
- H. **Landscape lighting** means lighting of trees, shrubs, or other plant material as well as ponds and other landscape features.

Carol Lynn Alpert 2/22/2016 10:08 AM

Comment [1]: Both common and legal Dictionary Definitions of the term “nuisance” belittle real harm and safety concerns that motivate this Ordinance: 1. “a person, thing, or circumstance causing inconvenience or annoyance.” 2. “LAW an unlawful interference with the use and enjoyment of a person’s land.noun: private nuisance; plural noun: private nuisances

Carol Lynn Alpert 2/22/2016 12:00 PM

Comment [2]: ONLY MENTIONED AS AN EXAMPLE IN THE DEFINITION OF LAMP, WHERE THE CONTEXT EXPLAINS IT SUFFICIENTLY. Do we have to explain discharge lamp, LED, and the other terms not used elsewhere? Laser?

DEFINE LASER LIGHT AS USED IN GENERAL REQUIREMENTS SECTION F

- I. **Light bulb.** See “Lamp.”
- J. **Light fixture** See “Luminaire” means a complete lighting unit consisting of one or more light bulbs together with the parts designed to distribute the light, to position and protect the lamps and to connect the lamps to the power supply. Sometimes this includes ballasts or drivers, and photocells. For the purpose of this Ordinance, light fixture shall be synonymous with luminaire.
- K. **Light trespass** means lighting that falls beyond the boundaries of the property it is intended to illuminate.
- L. **Lighting** means electric, man-made, or artificial lighting. See lighting equipment.
- M. **Lighting equipment** means equipment specifically intended to provide gas or electric illumination, including but not limited to, lamp(s), luminaire(s), ballast(s), poles, posts, lens(es), electrical wiring, and related structures or other necessary or auxiliary components.
- N. **Lighting plan** means a site plan depicting the property lines of all properties for which lighting is proposed, the location and specification of all exterior light fixtures to be installed within the property, their lumen values, mounting heights, shielding and directionality, controls and the location of all adjacent streets, the uses of abutting properties and properties located directly across a street, any relevant project site conditions, vertical illuminance calculations at lighting boundaries, and any additional information required to demonstrate compliance with applicable standards.
- O. **Light pollution** means adverse effects of lighting, as defined in this Ordinance, including, but, not limited to, glare, light trespass, sky glow, energy waste, compromised safety and security, and impacts on the nocturnal environment.
- P. **Lighting Zone (“LZ”)** means an area or district within which particular lighting standards apply as set forth in this Ordinance. Lighting Zones are delineated by reference to the districts established with the Zoning Map of the City of Cambridge. **Lighting Zone 3 includes the following applicable zoning districts:** Residence C-3, C-3A or C-3B; Office 2, 2A or 3; Business B or C; Industry B, B-1, B-2 or C; Special Districts 1, 3, 4, 4A, 5, 6, 7, 8, 11, 15 and any other Special District whose general zoning limitations derive from one of the previously listed base zoning districts; Mixed-Use Development District: Kendall Square (MXD) and Cambridgeport Revitalization Development District (CRDD); all Planned Unit Development (PUD) districts and Alewife Overlay Districts (AOD). **Lighting Zone 2 includes the zoning districts not listed under Lighting Zone 3.**
- Q. **Low-Pressure Sodium (“LPS”)** means a discharge lamp where the light is produced by radiation from sodium vapor at a relatively low partial pressure (about 0.001 torr). LPS is a “tube source” and is monochromatic light.

Carol Lynn Alpert 2/22/2016 11:57 AM

Comment [3]: ONLY MENTIONED AS AN EXAMPLE IN THE DEFINITION OF LAMP, WHERE THE CONTEXT EXPLAINS IT SUFFICIENTLY.

R. **Lumen** means the unit of measure used to quantify the amount of light produced by a lamp or emitted from a luminaire or light fixture (as distinct from “watt” or other measure of a lamp’s power consumption).

S. ~~**Luminaire** See “Light Fixture.” means a complete lighting fixture, consisting of a lamp, or lamps and ballast(s) (when applicable), together with the parts designed to distribute the light from the fixture (i.e., reflector, lens, diffuser), to position and protect the fixture, and to connect the fixture to the power supply.~~

Carol Lynn Alpert 2/22/2016 6:51 PM

Comment [4]: No longer necessary. We have edited out all references to 'luminaire,' substituting 'light fixture'

T. **Lux** means the SI (International System of Units) unit of illuminance. One lux equals one lumen per square meter and is approximately equal to 1/10 of a foot candle.

U. **New lighting** means lighting for areas not previously illuminated, or newly installed lighting of any type, except for replacement lighting or lighting repairs.

V. **Outdoor or exterior lighting** means lighting equipment installed within the property line and outside the **habitable** building envelope of a subject property, whether attached to poles, building structures, the earth, or any other location, and any associated lighting control equipment.

Carol Lynn Alpert 2/21/2016 9:30 AM

Comment [5]: The purpose of the addition of the word "habitable" is to ensure that no building element such as a penthouse structure functioning primarily as a luminescent light fixture or beacon is exempted from this Ordinance. Example: 1 Leighton Street.

V.1 Parties in Interest means the petitioner, abutters, owners of land directly opposite on any public or private street or way, and abutters to the abutters within three hundred feet of the property line of the petitioner as they appear on the most recent applicable tax list, or others materially impacted by the lighting equipment within City boundaries, notwithstanding that the land of any such owner is located in another city or town the planning board of the city or town, and the planning board of every abutting city or town."

Carol Lynn Alpert 2/22/2016 6:41 PM

Comment [6]: We need a definition of "Parties in interest." Here we use how t is defined in Zoning 40A Sec. 11, which is what Cambridge typically uses.

W. **Partly shielded light fixture** means a light fixture with opaque top and translucent or perforated sides, designed and maintained to emit most light downward.

W.1 NEED DEFINITION FOR PUBLIC ART as used in exemption 2.

X. **Replacement lighting** means lighting equipment, fixtures, or parts, including lamps and light bulbs installed in order to replace existing lighting equipment.

Y. **Seasonal lighting** means **holiday** lighting in use for not longer than a six-week period in any calendar year.

Carol Lynn Alpert 2/22/2016 6:42 PM

Comment [7]: Holiday is not defined. Do we need this?

Z. **Shielded directional light fixture** means a fixed or adjustable light fixture that also contains a shield, hood, cowl, louver, or baffle to reduce direct view of the lamp.

AA. **Substantial renovation** means work area as defined in the building permit that is 50% or more of the Gross Floor Area of the building or 50% of the exterior wall area of the building,

BB. Sky glow means the brightening of the nighttime sky that results from scattering and reflection of artificial light by moisture and dust particles in the atmosphere, caused by light directed or reflected upwards or sideways, and which reduces ability to view the night sky.

CC. Unshielded light fixture means a light fixture capable of emitting light in any direction.

DD. Vertical illuminance means illuminance measured or calculated in a plane perpendicular to the property boundary or property line of a subject property.

Section 15.22.040 Effective Date This Ordinance shall take effect on three (3) months from the date of enactment.

Section 15.22.050 General Requirements.

A. Conformance with all Applicable Codes. The provisions of this Ordinance shall be interpreted and applied at all times consistently with the provisions of all applicable federal, state, and local laws, rules, and regulations, including, but not limited to, applicable sections of the Massachusetts Building Code, the Cambridge Zoning Ordinance, and the Cambridge Municipal Code. This Ordinance recognizes that certain restrictions on illuminance in zoning ordinance **In the event of a conflict, the most restrictive provision shall apply.**

B. Applicability. Except as set forth in this Ordinance, all outdoor lighting installed after the effective date of this Ordinance shall comply with the requirements of this Ordinance. This includes, but is not limited to, new lighting equipment, light fixtures, replacement lighting, or any other lighting whether attached to structures, poles, the earth, or any other location. Except as otherwise provided in this Ordinance, all outdoor lighting installed prior to the effective date of this Ordinance shall be altered or changed so as to comply with these requirements within **five (5) years of the effective date of this Ordinance. None of these provisions shall be construed so as to prevent or delay ongoing enforcement of existing Cambridge Zoning Ordinance provisions concerning lighting in residential zones, and lighting of signs, parking areas, driveways, and loading bays.**

C. Interim Modifications. Upon the effective date of this Ordinance, property owners shall make improvements where possible to eliminate or minimize light trespass **on other properties onto adjacent lots** by: (1) replacing a lamp(s) within an existing light fixture to be in conformance with the lumen limitation and **Light Color Standards** of this Ordinance, and/or (2) changing the shielding **and direction** of elements of an existing fixture to be directed downward **and/or** away from other properties.

D. Light Color Standard. Correlated color temperature of any outdoor light source shall not exceed **3500 Kelvins** unless introduced as **part of an architectural lighting scheme designed for lighting used exclusively for the decorative illumination through color of certain building façade or landscape features. or other decorative elements. Such lighting shall also be required to meet The Performance or Prescriptive Standard shall still apply. set forth in this Ordinance.**

Carol Lynn Alpert 2/22/2016 10:31 AM

Comment [8]: This is standard language used in many ordinances. For some reason, Legal and/or CDC keeps ignoring our attempts to reinforce the protections applied by the Zoning Ordinance, other than the specifically stated exemption for signs. Can you explain why?

Carol Lynn Alpert 2/22/2016 6:42 PM

Comment [9]: This is our suggestion for assuring that we at least **"do not harm"** regarding existing provisions. We want no confusion about 5-year grandfathering here. Violations of the Zoning Ordinance can be enforced with no delay.

Carol Lynn Alpert 2/22/2016 10:34 AM

Comment [10]: consistent with other language herein.

Carol Lynn Alpert 2/16/2016 9:56 PM

Comment [11]: the "and" was accidentally omitted.

Carol Lynn Alpert 2/16/2016 10:04 PM

Comment [12]: Kelvin is singular

Carol Lynn Alpert 2/21/2016 6:27 PM

Comment [13]: The edits here are designed to reduce excess verbiage and to further define the intended focus on 'decorative' and 'colored' and lighting of particular features, not just overall facade lighting, and not because they want to install cool white bulbs (e.g. 3500-4500 K). Added in "landscape features" to allow for the use of color string lights around the ice rinks, outdoor cafes, etc.

Carol Lynn Alpert 2/21/2016 6:29 PM

Comment [14]: Don't want to give the impression that the architectural lighting scheme can ignore the other standards as well. (Otherwise, the Zinc display might be allowed).

- E. **Substantial Renovation.** If any substantial renovation of an existing building or property occurs after the effective date of this Ordinance, then that property shall be required to meet the Standards set forth in this Ordinance.
- F. **Laser Light Ban.** Any **Laser light** classified by the Food and Drug Administration as other than **Class I** as Class II, IIa or IIIa, IIIb, or IV are- is strictly prohibited for outdoor use unless otherwise exempted in this Ordinance.

Carol Lynn Alpert 2/22/2016 6:52 PM
Comment [15]: We removed qualifier so that any new form of laser light unclassified by the FDA or from a foreign unmarked source would not be exempted.

Carol Lynn Alpert 2/22/2016 10:48 AM
Comment [16]: These are old classifications and have been superseded by a new set. All Class 2 and above lasers are now required to carry a triangular yellow warning label.

G. Flashing or Intermittent Light. Any lighting which flashes, moves, **or incorporates rapid color or intensity changes** is prohibited in all Lighting Zones, ~~except motion sensors,~~ unless otherwise provided in this Ordinance.

H. Prescriptive and the Performance Standard. ~~As set forth below,~~ All outdoor lighting must comply with the **Light Color Standard and either one of the two following,** the Prescriptive Standard or the Performance Standard, ~~as set forth below as well as the Light Color Standard.~~ **For properties 10,000 square feet and larger, a lighting plan must be submitted to Inspectional Services Department (ISD).**

1. Prescriptive Standard

Outdoor Lighting Category	Maximum - Allowed Lumens Per Light Fixture	Maximum Height	Shielding and Direction
Unshielded or partly shielded light fixture placed not less than 4 feet apart	315	12 feet above the surface of the area to be illuminated	Not applicable
Up to two unshielded or partly shielded light fixtures located in a main entry area, placed not less than 4 feet apart.	630	12 feet above the surface of the area to be illuminated	Not applicable

Carol Lynn Alpert 2/17/2016 11:39 AM
Comment [17]: The word "changes" alone is too vague. The exclusion of motion sensors is not necessary since motion sensors do not flash or move or change color or intensity. It is extremely important that motion sensor lights be subject to the same Standards as other outdoor lighting so we don't want to start a trend of excepting these in specific places.

Carol Lynn Alpert 2/22/2016 6:56 PM
Comment [18]: The idea being that the electrician/project manager of a large building using the Prescriptive method must also submit a lighting plan as defined in this Ordinance to ensure work does not begin without clarity about the guidelines provided.

<p>Shielded directional light fixtures, placed not less than 4 feet apart, for entries, and walkways, and architectural lighting. placed not less than 4 feet apart.</p>	<p>1,050</p>	<p>12 feet above the surface of the area to be illuminated.</p>	<p>All light fixtures shall be located, aimed, and shielded so as to minimize light pollution and light trespass across property boundaries. Light fixtures for entries and walkways shall emit light in a downward direction only.</p>
<p>Shielded directional light fixtures for parking areas, driveways, or outdoor loading bays.</p>	<p>1260</p>	<p>14 feet above the surface of the parking area, driveway or loading bay</p>	<p>All light fixtures shall be located, aimed, and shielded so as to minimize light pollution and light trespass across property boundaries.</p>

Carol Lynn Alpert 2/22/2016 6:59 PM
Comment [19]: The changed order of wording is intended to reduce confusion by clarifying that the 4 foot spacing applies to all three placements.

Carol Lynn Alpert 2/22/2016 11:19 AM
Comment [20]: Because the definition for "shielded directional" only mentions light trespass, this is the best way to ensure that "minimizing light pollution" is taken seriously.

2. Performance Standard.

In order to apply the Performance Standard, permit applicants must submit a lighting plan and accompanying calculations that demonstrate conformance with as required to meet the U.S. Green Building Council's LEED Light Pollution Reduction (LPR) credit v4 BD+C without making use of that system's LPR credit's exemption for lighting subject to automatic shutoff from midnight until 6 am. and this Ordinance's Light Color Standard. Certification must be prepared by a registered architect or professional engineer licensed in the Commonwealth of Massachusetts, and submitted to the Inspectional Services Department with plus The lighting plan and must accompanying calculations certifying that the lighting depicted in the lighting plan shall conform to the Performance Standards set forth in this Ordinance. demonstrating conformance to the LPR Credit requirements must be prepared and certified by a registered architect or professional engineer licensed in the Commonwealth of Massachusetts; and must be approved by submitted to the Cambridge Inspectional Services Department (ISD). The LEED LPR Credit exemption for lighting subject to automatic shutoff from midnight until 6 am shall not apply. with accompanying calculations certifying that the lighting depicted in the lighting plan can earn the LEED LPR credit v4.BD+C. shall conforms to the Performance Standards set forth in this Ordinance. The Performance Standards

Carol Lynn Alpert 2/22/2016 7:15 PM
Comment [21]: The language here has been cleaned up for procedural clarity and to reduce repetitive verbiage. We added language to address one of our concerns about the use of the LEED LPRC as the sole Performance standard. LEED LPRC exempts any facade and landscape lighting in Zone 3 that is automatically shut off at midnight. That reflects LEED's concern about energy and dark sky but not citizen concern about light trespass.

LEED provides no limit on numbers of fixtures and the Zone 3 lumen allowances are quite high. We would like to hear from our consultants exactly what maximum lumen levels are allowed for Zone 3.

Carol Lynn Alpert 2/22/2016 7:15 PM
Comment [22]: Color standard is now included in the H Preamble

shall not be applied unless such a lighting plan has been approved by the Commissioner of Inspectional Services or her/his designee. Nevertheless, **Even if approved**, should the lighting as installed and maintained fail to meet **the Light Color Standard and/or** the minimum LEED **LPCR** Credit requirements **excluding the automatic shutoff exemption** and be determined to be in violation of the light **pollution and light trespass** protections afforded in the LEED LPR **Credit** system, ~~than~~ **then** that lighting shall be considered in violation of this Ordinance.

H. Exemptions from Applicability. **The following exemptions assume a good faith effort has been made to achieve near or partial compliance with the provisions of the Ordinance where feasible and allowable by law.**

1. Lighting within public ways for the principal purpose of illuminating public ways. No exemption shall apply to any lighting within a public way when the purpose of the luminaire or light fixture is to illuminate areas outside the public way, other than as provided in this Ordinance.
2. Lighting for public parks or public art that is accessible to the general public and is commissioned, owned, or operated by a city, state, or federal entity, or that is required by the City, by special permit, or otherwise by law.
3. Lighting for public monuments, statuary, or the national flag in cases where compliance with the Standards of this Ordinance are specifically prohibited by law or conflicting with superseding requirements.
4. Architectural lighting that has been reviewed by and has received a Certificate of Appropriateness from the Cambridge Historical Commission. ~~or a neighborhood conservation district commission.~~
5. Architectural lighting of structures or buildings listed on the National Register of Historical Places.
6. Lighting solely for signs as regulated under Article 7 of the Cambridge Zoning Ordinance.
7. Lighting for theatrical or television production or performance areas, if an electrical permit has been received from the City's Inspectional Services Department.
8. Lighting for work areas at construction sites, if an electrical permit has been received from the City's Inspectional Services Department.
9. Underwater lighting in swimming pools and other water features.

Carol Lynn Alpert 2/21/2016 6:47 PM
Comment [23]: THIS IS SECTION I, NOT H.

Carol Lynn Alpert 2/21/2016 9:36 PM
Comment [24]: Under many of these circumstances at least partial compliance is certainly possible and should be expected. We think that should be stated upfront.

Carol Lynn Alpert 2/22/2016 11:42 AM
Comment [25]: We need a definition for public art and some mention of a review process.

Carol Lynn Alpert 2/22/2016 7:29 PM
Comment [26]: We are concerned that the Certificate of Appropriateness must EXPLICITLY address the outdoor lighting design. Additional concerns here: (1) the CHC has not yet committed itself to providing such reviews or developing expert-guided standards for such reviews, ditto for the neighborhood conservation commissions; (2) the CHC has recently made some less-than-stellar decisions regarding for instance externally and internally illuminated commercial signage in Harvard Square).

Carol Lynn Alpert 2/21/2016 9:37 PM
Comment [27]: Apparently CHC reviews all.

Carol Lynn Alpert 2/21/2016 8:07 PM
Comment [28]: We would like to do away with this exemption completely. There are 175 buildings in Cambridge listed on the NRHP, most of them in private hands, some already mixed into our historic districts and others into residential neighborhoods. Why should they be given a blanket exception? If anything, having them conform to the Standards (lower lumen levels and CCT) should enhance their historic character. Besides, they could apply to the CHC for a Certificate of Appropriateness or for an Administrative exemption.

- 10. Seasonal lighting as defined in this Ordinance.
- 11. Lighting that is only used under emergency conditions.
- 12. Lighting required by federal, state, or local laws, rules or regulations.
- 13. Lighting for sports facilities, including but not limited to outdoor conditioned or unconditioned rinks, open courts, fields, and stadiums. All light fixtures shall be directed and shielded in a way that minimizes light trespass and sky glow. Lighting for the playing surfaces and spectator areas must be turned off after the activities have ceased or 11:00 PM, whichever is earlier. ~~Light fixtures installed after the effective date of this Ordinance shall comply with the Light Color Standard.~~

Carol Lynn Alpert 2/22/2016 7:18 PM
Comment [29]: Steve L. says some sports require flexibility here.

Section 15.22.060 Administrative Exemption. The Commissioner of the Inspectional Services Department ("the Commissioner") or, if that position is vacant, the person designated to act in his or her stead, shall have the authority to grant a partial or complete waiver of the requirements of this Ordinance according to the following procedures: where the applicant property owner has submitted an Application for Administrative Exemption.

A. Any applicant person ~~property owner~~ seeking an exemption from to this Ordinance shall file an application with the Inspectional Services Department (ISD) describing in detail with supporting information and documentation the nature, duration, location and specifications and other particulars of the waiver being sought. The Application for Administrative Exemption must demonstrate that: a) bringing the source of light for which the Administrative Exemption is sought into full compliance with this Ordinance would constitute a demonstrably unreasonable hardship on the applicant, as balanced against the potential impacts on parties in interest and others affected by the lighting; or b) bringing the source of light for which the Administrative Exemption is sought into full compliance with this Ordinance would result in conditions that are materially detrimental to public health, safety, or welfare. The property owner seeking the Administrative Exemption shall file the Application for Administrative Exemption with the Inspectional Services Department ISD demonstrating at least one of the two requirements for an administrative exemption listed above. The property owner may also provide for consideration an alterative plan(s) that demonstrate(s) the ability to substantially mitigate negative effects of non-compliance. The Commissioner of ISD may determine an appropriate application fee and levy any such fee upon accepting an application.

Carol Lynn Alpert 2/21/2016 9:38 PM
Comment [30]: Re "Parties in Interest" definition provided on 2/12 redlined version. The definition from F.L. C. 40A, 11 indicates that we would have to consult the planning boards of other towns and cities. We don't want this. We need to redefine the term and include it in the Definitions section. We have inserted our new definition in the Definitions section.

B. ISD shall then give fair-written notice to each of the parties in interest, including specific information on the nature, duration, location, and specifications and other particulars of the waiver being sought, in writing, of at least 14 days in advance of any hearing, proceeding, or decision. Any person individual who claims that he/she or occupants of

ct 2/22/2016 11:46 AM
Comment [31]: Ranjit asked to cover the expense of notification by ISD.

Carol Lynn Alpert 2/21/2016 9:39 PM
Comment [32]: It is important to provide more than a vague notice of application, so parties in interest can understand how it might affect them.

his/her property would to be adversely affected by a grant allowance of the Administrative Exemption may file a statement and materials with ISD containing any information to support his/her claim.

- C. In determining whether to grant or deny the Administrative Exemption and what, if any, conditions and limitations (including a time limit) to impose, application, the Commissioner of Inspectional Services shall balance the hardship to the applicant and the community, of not granting the exemption, against the adverse impact on the health, safety, and welfare of persons affected, the adverse impact on property affected, and any other adverse impacts of granting the Exemption. Applicants for an Administrative Exemption and other persons contesting an Exemption may be required to submit any additional information and materials that the Commissioner of Inspectional Services may reasonably require. In granting or denying an Administrative Exemption application, the Commissioner shall place on public file copies of the application for exemption, all accompanying submissions, the notices to parties in interest, including confirmation of when the notices were given, plus any statements and materials filed by the parties in interest, and the decision (including all conditions and limitations) and the reasons for granting or denying the Exemption, as well as any other documentation associated with the process.
- D. Administrative Exemptions or partial exemptions shall be granted by notice to the applicant containing all conditions and limitations, including any time limit on the permitted activity. The No Exemption shall not become effective until all conditions and limitations are agreed to by the applicant in writing filed with ISD. Noncompliance with any condition of the Exemption shall terminate it and subject the person holding it to those provisions of this Ordinance.
- E. The Any Administrative Exemption may be reviewed, adjusted, or repealed by the Commissioner of Inspectional Services at any time after two years.
- F. The Commissioner of the Inspectional Services Department may issue guidelines further defining the procedures to be followed in applying for an Administrative Exemption and the criteria to be considered in deciding whether to grant an Administrative Exemption.

Section 15.22.070 Enforcement.

- A. **Enforcement Officials.** The Commissioner of Inspectional Services or her/his designee shall be the authorized enforcement personnel charged with the enforcement of the provisions of this Ordinance.
- B. **Complaints.** The Inspectional Services Department shall provide a system for receiving and responding to complaints of non-compliance with the Ordinance in a timely manner.
- C. **Violations.** Authorized enforcement personnel may order and specify remedial

actions to be taken by a violator of this Ordinance to achieve compliance, or issue citations, pursuant to G. L.c. 40, § 21D, for violations of these provisions, assessing fines of three hundred dollars for each such violation. Each day such a violation continues shall constitute a separate offense. Additionally, any person found to be in violation of any of the provisions of this Ordinance may be prosecuted for a misdemeanor and upon conviction thereof shall be fined three hundred dollars for each such misdemeanor.

D. Injunction. As an additional remedy, any outdoor lighting installed or maintained in violation of any provision of this Ordinance may be subject to abatement summarily by a restraining order or injunction issued by a court of competent jurisdiction.

E. Suspension or Revocation of Permit. As an additional remedy, any enforcement official hereunder may summarily suspend, and after a hearing may revoke, any license or permit, including a building, demolition, or electrical permit.