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MEMORANDUM

TO: Carie Anne Ergo, Village Administrator
FROM: Ellen Weber, Planning Consultant
THROUGH: Kurtis Pozsgay, Community Development Director
DATE: March 25, 2025
SUBJECT Request to Approve a Master Sign Plan for the NTT Campus in the ROC District with Four (4) Wall Signs and Two (2) Monument Signs in Excess of Forty-Eight (48) sq. ft. PC 25-005

RECOMMENDED MOTION: Move to Approve a Master Sign Plan for the NTT Data Campus (CH#1-4, directional and monument signs), including Four (4) Wall Signs and Two (2) Monument Signs for a Total of Six (6) Signs in Excess of 48 square feet. PC 25-005

INTRODUCTION

In September of 2024, the Village Board accepted a recommendation from the Itasca Plan Commission to approve installation of a 113.98 s.f. illuminated wall sign for the data center building under construction at 275 Pierce Road, identified as CH#2. The sign was subsequently installed on the south façade at the southwest corner of the building installed under permit #24409; the sign meets the new branding prototypes being used by NTT – adding the word “data.”

At the March 19, 2025 meeting, the Itasca Plan Commission reviewed an expanded request from NTT Global Data Centers for approval of a Master Sign Plan which would include the first four buildings, two monument signs, and wayfinding signage. The proposed NTT Global Data Centers Master Sign Plan addresses current and future signage needs for their campus comprised of four buildings and includes six signs in excess of 48 sq ft. One building (CH#1) is complete, one (CH#2) is partially complete, and two are to be constructed in the future (plans for CH#3 and CH#4 are under review). No change is proposed for the sign installed on 275 Pierce/CH#2. The property is zoned Regional Office Center (ROC) district.

The proposed Plan includes the following signs to implement NTT’s updated branding:

- CH1 – 255 Pierce Rd: Replace existing wall sign with 113.98 sq ft wall sign, design “A”
- CH2 – 275 Pierce Rd: Existing 113.98 sq ft wall sign, design “A” (already installed under permit #24409). Approval for size was granted via Ord 2120-24.
- CH3 – 235 Pierce Rd: New 200 sq ft wall sign, design “A”

- CH4 – 1200 N. Arlington Heights Rd: New 200 sq ft wall sign, design “A”
- Interior Campus: Four new wayfinding blade signs, 12 sq ft each, design “B”
- Pierce Road: Replace existing monument sign, 60 sq ft design “C”
- Arlington Heights Road/Parkside: Add 60 sq ft logo/lettering to existing southerly Parkside monument sign, design “D”

DISCUSSION

Section 13.04 of the Zoning Ordinance regulates signs in the Regional Office Center District. The staff zoning review of the building permit determined that the proposed signs conform to the applicable provisions of Section 13 of the Itasca Zoning Ordinance, other than size - Section 13.03-4 requires that all signs in excess of 48 square feet in the ROC district are subject to review and recommendation by the Plan Commission and approval by the Village Board.

The signs depicted in the proposed Master Sign Plan comply with the applicable provisions of Section 13.04, summarized as follows:

- All signs are accessory to the principal use of the property.
- One wall sign is proposed per building.
- The ordinance permits one ground sign per building, except that on corner lots, two are permitted. 1200 N. Arlington Heights Rd. is a corner lot, and 235 Pierce Rd. can be considered a corner lot because it’s at the intersection of Pierce Road and the main entry drive into the campus serving three buildings. Therefore, six freestanding/ground signs are permitted, and six are proposed. (This includes the four internal wayfinding/directional signs, as the Zoning Ordinance does not separately provide for onsite directional signs.)
- The proposed wall signs do not extend above the roof line nor project beyond or overhang the wall or any permanent architectural feature by more than one (1) foot, and are not painted, pasted or similarly posted directly on the wall of a building or structure.
- The total area of all signs on the property may not exceed 10 percent of the total area of the four front facades. Each of the four buildings has a front wall area of 30,000 sq ft or more, so the total allowable sign area is approximately 12,000 sq ft. or more. The total area of all proposed signs on the NTT campus shown in the Master Sign Plan is approximately 796 sq ft.
- No wall sign may exceed 240 square feet. The largest wall signs proposed, for 235 Pierce and 1200 Arlington Heights Rd, are 200 sq ft. each.
- The proposed signs have no moving or flashing parts or lights. There are no residentially zoned properties nearby, so shielding is not required; also, the wall signs and the Pierce Rd monument sign are internally lit and will not emit glare. Any lighting used to illuminate the Arlington Heights monument sign will be directed toward the landscape wall on which the sign will be located, which is away from any public street or residential property.

The Master Sign Plan includes four wall signs and two monument signs in excess of 48 sq ft. *If the Plan is approved, these signs will be part of that approval and NTT will not need to go back to the Plan Commission or Village Board for further approvals at the time building permit applications are submitted for these signs.*

BOARD OR COMMISSION RECOMMENDATION

At their March 19, 2025 meeting, the Plan Commission recommended approval of the Master Sign Plan for NTT Global Data Centers (CH#1, CH#2, CH#3, and CH#4) at 235, 255, 275 Pierce Road, and 1200 Arlington Heights Road, including six (6) signs greater than 48 s.f.

It is noted that approval includes the signs previously approved via Ord 2120-24 (and installed under permit #24409); that Master Plan would be replaced by this new expanded proposal.

STAFF RECOMMENDATION

Staff recommends the item be forwarded to the Village Board First Reading on April 1, 2025 for consideration and approval.

ATTACHMENTS

1. Itasca Plan Commission Agenda Packet of February 19, 2025 which includes the application for review of the NTT Global Data Center’s Master Sign Plan, including:
 - Request Narrative
 - NTT Master Sign Plan Campus Overview graphics including:
 - Site plan showing locations of existing and proposed signage for CH1, CH2, CH3, and CH4
 - Graphic depictions of sign types “A”, “B”, “C”, and “D”
 - Location of wall signs on CH1 and CH2 (255 and 275 Pierce Rd)
 - Location of wall sign on CH3 (235 Pierce Rd)
 - Location of wall sign on CH5 (1200 Arlington Heights Rd)
 - Photo reference of existing Pierce Rd. Monument sign and additional logo and lettering
 - Photo depiction of “NTT Data” with logo addition to Arlington Heights Rd./Parkside monument sign
2. Draft Ordinance to approve the Master Sign Plan for the NTT Global Data Centers Campus CH#1-CH#4



Village of Itasca
Community Development Department

550 W. Irving Park Road, Itasca, IL 60143
PHONE: 630-773-5568 | FAX: 630-773-0852
www.itasca.com

PLAN COMMISSION DATE: March 19, 2025

TO: Village of Itasca Plan Commission
FROM: Michael Purtell, Planning & Zoning Coordinator
Bob Hupp, Interim Planner
THROUGH: Ellen Weber, Interim Community Development Director
DATE: March 12, 2025
SUBJECT: NTT Data Campus Master Sign Plan Including Signs in Excess of Forty-Eight
(48) Square Feet PC 25-005

PROJECT SUMMARY

TITLE: NTT Master Sign Plan

ADDRESS: CH1 – 255 Pierce Rd, CH2 – 275 Pierce Rd, CH3 – 235 Pierce Rd, CH4 –
1200/1250 N. Arlington Heights Rd, Pierce Road and Arlington Heights Road
entryways

PROPOSAL

NTT Global Data Centers proposes a Master Sign Plan including six signs in excess of 48 sq ft., to address current and future signage needs for their campus comprised of four buildings: One building is complete, one is partially complete, and two are to be constructed in the future. The property is zoned Regional Office Center (ROC) district. The proposed Plan includes the following signs to implement NTT's updated branding:

- CH1 – 255 Pierce Rd: Replace existing wall sign with 113.98 sq ft wall sign, design "A"
- CH2 – 275 Pierce Rd: Existing 113.98 sq ft wall sign, design "A" (already installed under permit #24409). Approval for size granted via Ord 2120-24.
- CH3 – 235 Pierce Rd: New 200 sq ft wall sign, design "A"
- CH4 – 1200 N. Arlington Heights Rd: New 200 sq ft wall sign, design "A"
- Interior Campus: Four new wayfinding blade signs, 12 sq ft each, design "B"
- Pierce Road: Replace existing monument sign, 60 sq ft design "C"
- Arlington Heights Road/Parkside: Add 60 sq ft logo/lettering to existing southerly Parkside monument sign, design "D"

BACKGROUND

NTT is updating the branding for their properties, adding the word “data” to signage. The wall sign at 275 Pierce Rd., for which a permit was issued this past September, uses this updated design. As the Community Development Department and NTT began to discuss proposed revisions to existing signage and implementation of future signage for multiple NTT properties, it became clear that a Master Sign Plan would be more efficient and streamline the process.

Section 13.03-4 requires that all signs in excess of 48 square feet in the ROC district are subject to review and recommendation by the Plan Commission and approval by the Village Board. The Master Sign Plan includes four wall signs and two monument signs in excess of 48 sq ft, so if the Plan is approved, these signs will be part of that approval and NTT will not need to go back to the Plan Commission or Village Board for further approvals when these signs are submitted for permit.

ZONING REVIEW

Section 13.04 of the Zoning Ordinance regulates signs in the Regional Office Center District. The signs depicted in the proposed Master Sign Plan comply with the applicable provisions of Section 13.04, summarized as follows:

- All signs are accessory to the principal use of the property.
- One wall sign is proposed per building.
- The ordinance permits one ground sign per building, except that on corner lots, two are permitted. 1200 N. Arlington Heights Rd. is a corner lot, and 235 Pierce Rd. can be considered a corner lot because it's at the intersection of Pierce Road and the main entry drive into the campus serving three buildings. Therefore, six freestanding/ground signs are permitted, and six are proposed. (This includes the four internal wayfinding/directional signs, as the Zoning Ordinance does not separately provide for onsite directional signs.)
- The proposed wall signs do not extend above the roof line nor project beyond or overhang the wall or any permanent architectural feature by more than one (1) foot, and are not painted, pasted or similarly posted directly on the wall of a building or structure.
- The total area of all signs on the property may not exceed 10 percent of the total area of the four front facades. Each of the four buildings has a front wall area of 30,000 sq ft or more, so the total allowable sign area is approximately 12,000 sq ft. or more. The total area of all proposed signs on the NTT campus shown in the Master Sign Plan is approximately 796 sq ft.
- No wall sign may exceed 240 square feet. The largest wall signs proposed, for 235 Pierce and 1200 Arlington Heights Rd, are 200 sq ft. each.
- The proposed signs have no moving or flashing parts or lights. There are no residentially zoned properties nearby, so shielding is not required; also, the wall signs and the Pierce Rd monument sign are internally lit and will not emit glare. Any lighting used to illuminate the Arlington Heights monument sign will be directed toward the landscape

wall on which the sign will be located, which is away from any public street or residential property.

RECOMMENDED MOTION

“I move to recommend the Village Board approval of PC 25-005 for the Master Sign Plan for the NTT Data Campus, attached to the Staff Report as Exhibit A, including the six signs in excess of 48 square feet.”

EXHIBITS

- A. NTT Master Sign Plan narrative
- B. NTT Master Sign Plan Campus Overview graphics including:
 - Site plan showing locations of existing and proposed signage for CH1, CH2, CH3, and CH4
 - Graphic depictions of sign types “A”, “B”, “C”, and “D”
 - Location of wall signs on CH1 and CH2 (255 and 275 Pierce Rd)
 - Location of wall sign on CH3 (235 Pierce Rd)
 - Location of wall sign on CH5 (1200 Arlington Heights Rd)
 - Photo reference of existing Pierce Rd. Monument sign and additional logo and lettering
 - Photo depiction of “NTT Data” with logo addition to Arlington Heights Rd./Parkside monument sign

CH Campus - Master Sign Plan

NTT Global Data Centers
255 Pierce Rd Itasca, IL



From Tim Durbin
To Ellen Weber, Michael Purtell
Date 3/7/2025
Subject Exterior Signs Narrative – CH1, CH2, CH3, CH4

As NTT Global Data Centers develops the remaining buildings master planned for our campus in Itasca, IL, the corporate branding for the organization has been refreshed. Across the portfolio the update is in effect, and is paramount to convey our unified brand & customer experience from site to site.

While the CH3 building begins construction, NTT is pursuing signage update for the existing CH1 facility lit panel signage (sign type A) and it's existing monument sign (sign type C). The intent is for CH1 and CH2 to have identical signage proportion & size as they are buildings of equivalent height and footprint. While CH3 and CH4 do not have the same footprint, they are to have the same signage size & proportion as well as they are equivalent height. The existing monument sign off Pierce Rd is to be updated in order to convey "NTT Data" & represent the (3) addresses the entrance serves.

In addition to these signages, wayfinding signage (type B) are proposed for future implementation as the Pierce Rd main entrance supports (3) separate addresses for CH1, CH2, & CH3. These will help guide visitors or deliveries to their destination to conduct scheduled business at the data center facilities. Lastly, the future CH4 project will prompt update to the existing "Parkside" sign off Arlington Heights to represent NTT Data as the primary occupant for 1200 N Arlington Heights. The proposed (sign type D) will be conforming with the existing finishes on the sign and reasonably sized on the available area for tenants securing signage rights to the sign.

Master Sign Plan Contents:

- Sign Type A – Exterior Lit Panel Signage for CH1, CH2, CH3, & CH4 buildings
- Sign Type B – Site Wayfinding Signages – Examples for B1, B2, B3 & B4 included
- Sign Type C – Existing Pierce Rd Monument Sign – Proposed Revision to Sign – Originally installed under permit #30425
- Sign Type D – Existing Parkside monument sign off Arlington Heights
- CH1/CH2 Exterior Signage Elevations – Convey Location & Size of Sign Type A
- CH3 /CH4 Exterior Signage Elevations – Convey Location & Size of Sign Type A

The totals per address for building signage (type A) is approximated as follows:

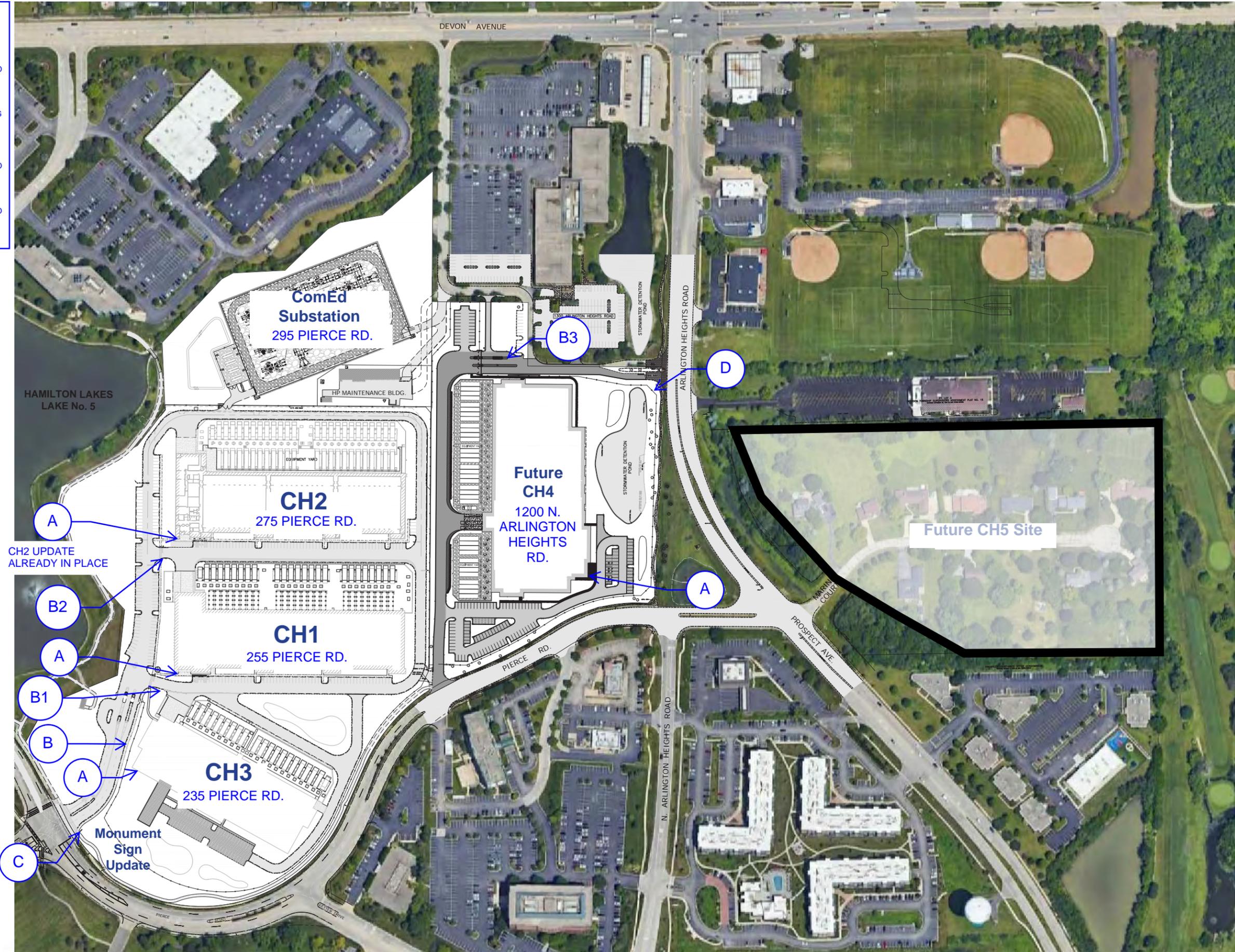
- CH1 – 255 Pierce Rd – 113.98 sq ft – to be submitted for permit but match CH2
- CH2 – 275 Pierce Rd - 113.98 sq ft - Installed under permit #24409
- CH3 – 235 Pierce Rd - ~200 sq ft – to be submitted for permit
- CH4 – 1200 N. Arlington Heights Rd - ~200 sq ft – to be submitted for permit

The included exhibits convey the intent for NTT proposed signs, and should establish concept & variance for the signs to be installed with respective / forthcoming permits by NTT's approved contractors. The Master Sign Plan is to establish a basis variance for which installer permit applications will demonstrate conformance.

Please consider the approval of a Master Sign Plan for the facilities mentioned above. As we have scheduled a great quantity of development across a number of addresses, our intent is to make clear the signage vision for Itasca Community Development and establish a functioning procedure for the identical signage iterations to come.

SIGN TYPE LEGEND

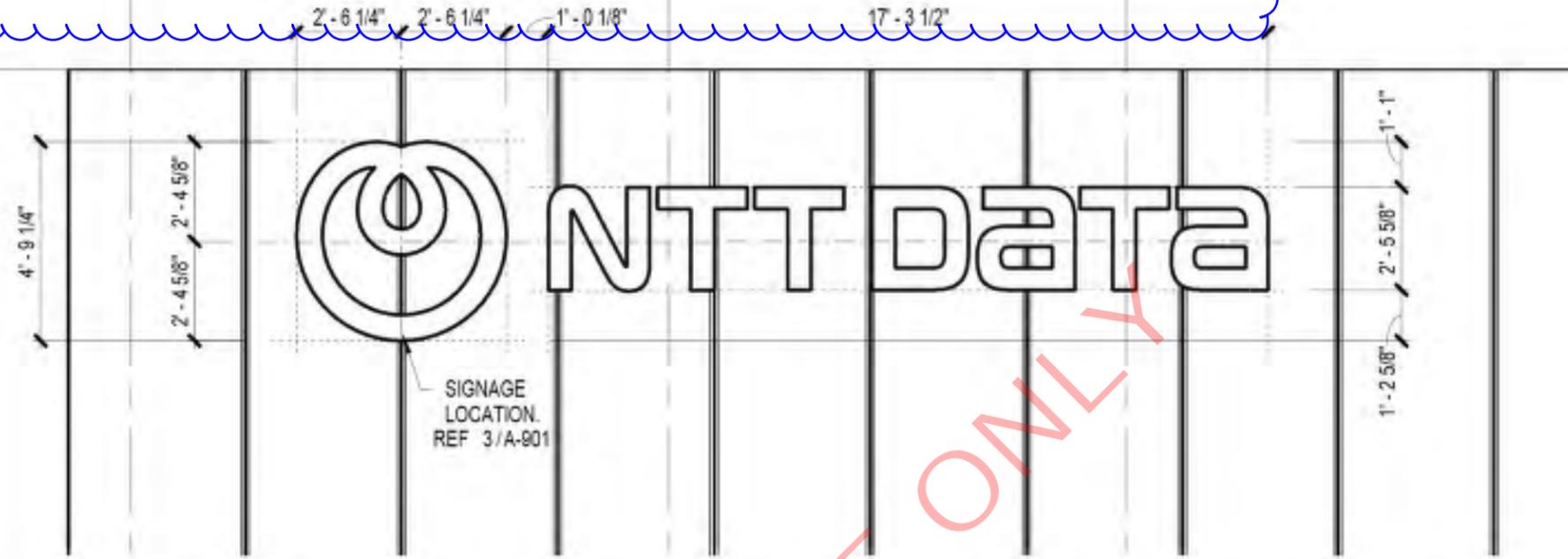
- A** BUILDING PANEL SIGNAGE
"NTT DATA" WITH INFINITY LOGO
PG. 2
- B** CAMPUS INTERIOR WAYFINDING
BLADE SIGNAGE
PG. 3
- C** EXISTING MONUMENT SIGN
"NTT DATA" WITH INFINITY LOGO
PG. 4
- D** EXISTING PARKSIDE SIGN
"NTT DATA" WITH INFINITY LOGO
PG. 5



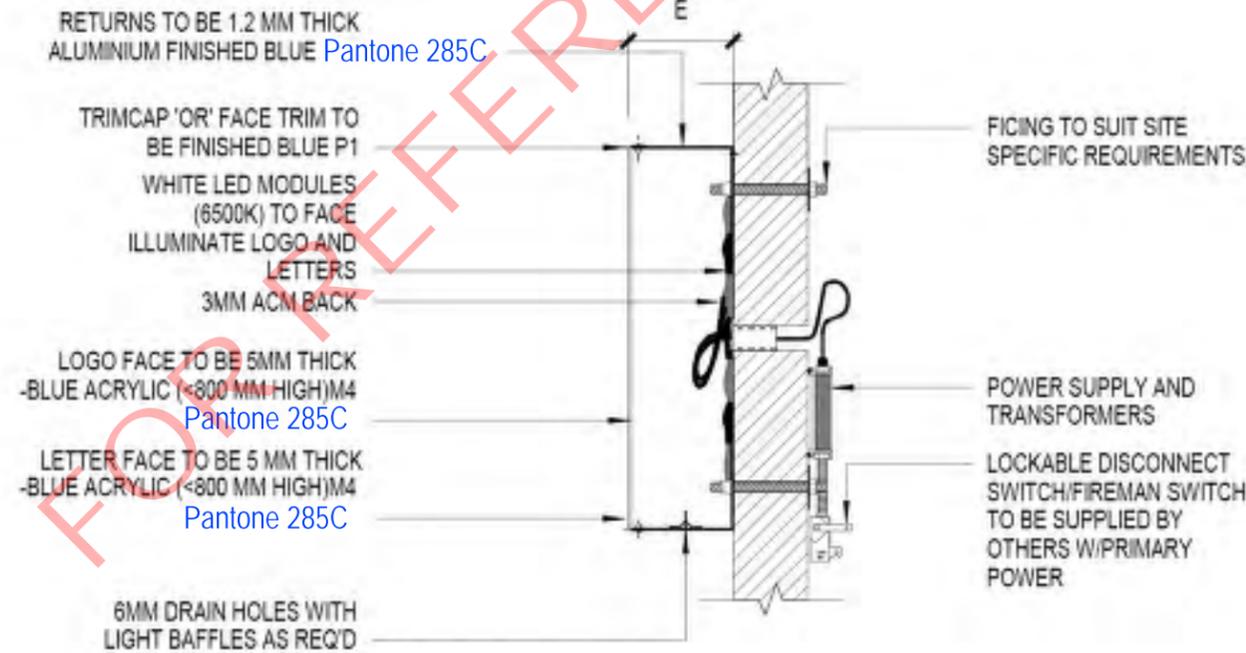
SIGN TYPE A - BUILDING PANEL SIGNAGE/LOGO

T.O. PARAPET
50' - 6"

REFER TO PAGES 6-8 FOR SIZE & LOCATION PER BUILDING ELEVATION



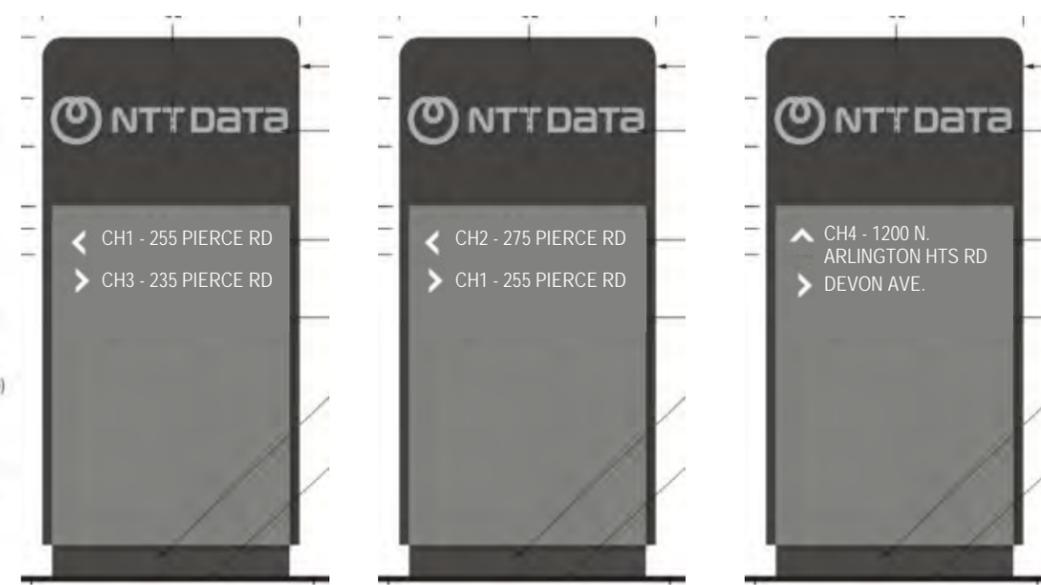
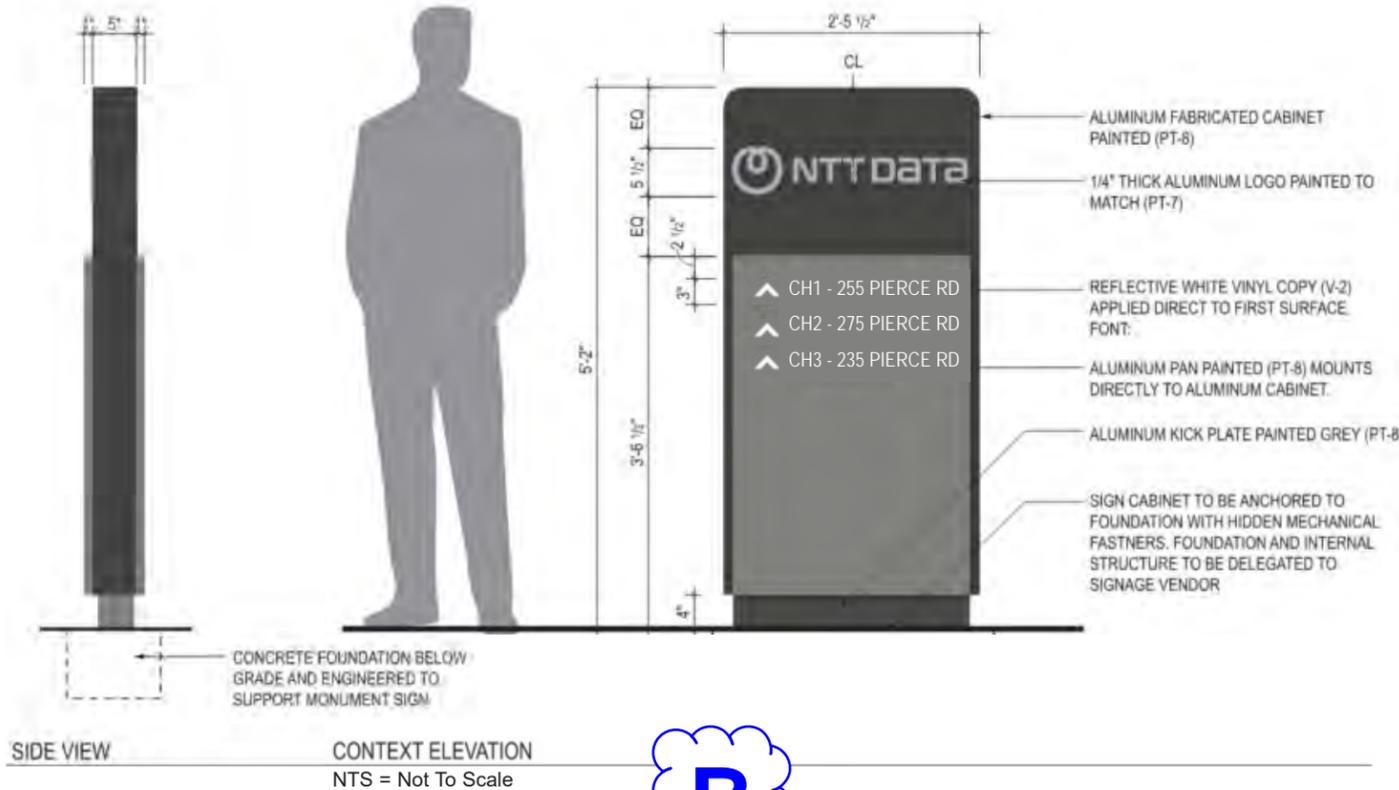
**ARCHITECTURAL EXTERIOR ELEVATION -
EXTERNAL SIGN**



EXTERNAL SIGN - TYPICAL SECTION

SIGN TYPE B - PROPOSED NEW BLADES FOR INTERIOR CAMPUS WAYFINDING

Corporate logo on Wayfinding Signage



B

B1

B2

B3

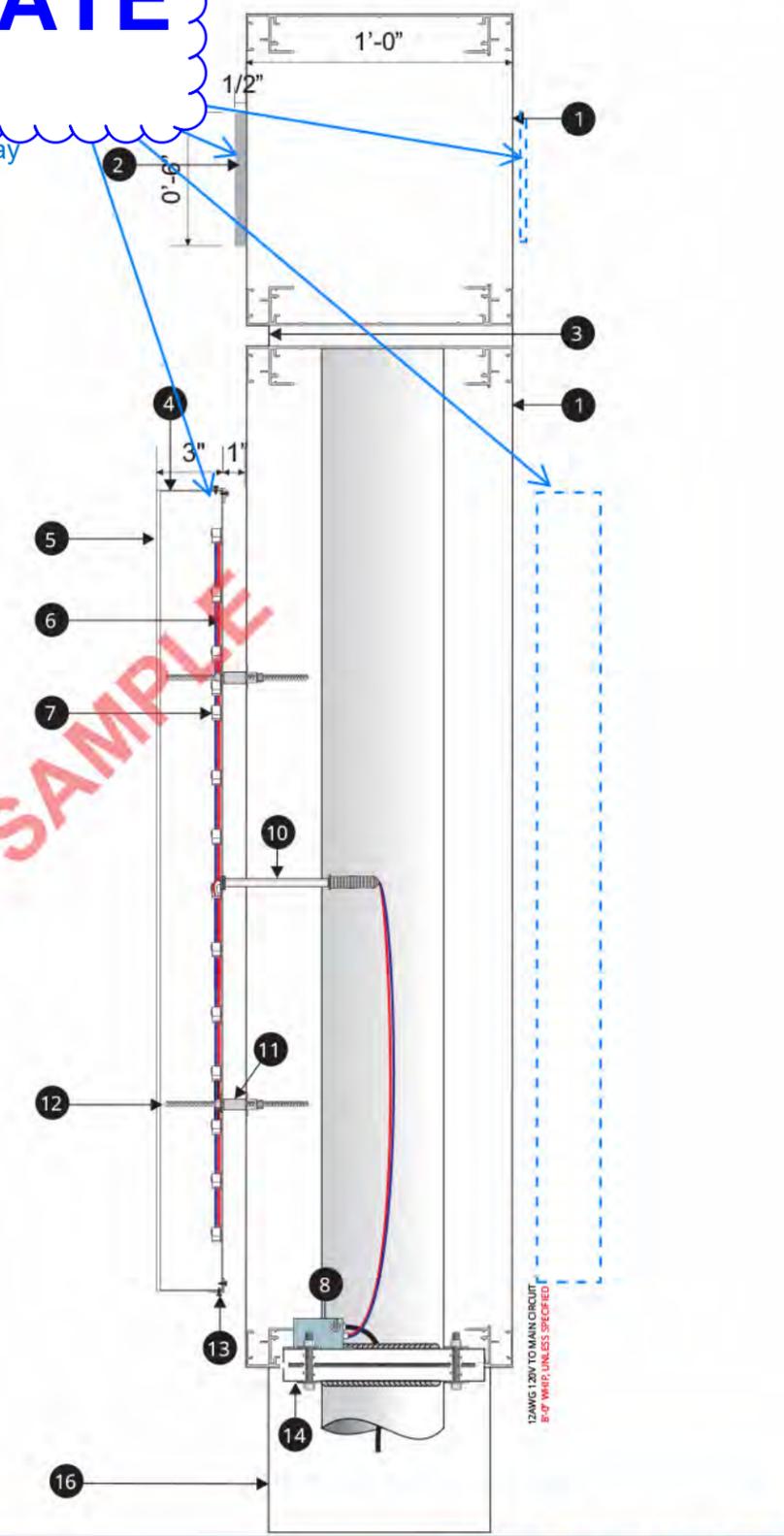
SIGN TYPE C - EXISTING MONUMENT SIGN UPDATE

UPDATE ADDRESS TO CONVEY
(3) BUILDING ADDRESSES

UPDATE CORPORATE LOGO
TO CONTAIN "NTT DATA"

INCREASE RIGHT SIDE OF
SIGN LENGTH FROM 8' TO 12'

Only if perpendicular to the road way



MONUMENT WITH HALO LIT CHANNEL LETTERS - SINGLE SIDED

(1) ONE SET REQUIRED

SCALE 1/2" = 1'-0"

66.00 SQUARE FEET

SIGN DETAILS

- 1 090 ALUMINUM FACE AND BACK (BACK REMOVABLE), ALUMINUM EXTRUSION CABINET: TOP/BOTTOM: #1924
- 2 NON-ILLUMINATED 1/2" ALUMINUM LETTERS PAINTED MATTHEWS BRUSHED ALUMINUM, STUD MOUNTED
- 3 1" REVEAL, 1" TUBING, FRONT SIDE ONLY, PAINTED TO MATCH SW 7067 CITYSCAPE
- 4 3" DEEP - .063 ALUMINUM RETURNS
OUTSIDE BRUSHED ALUMINUM/INSIDE WHITE
- 5 1/8" THICK ALUMINUM FACES, OUTSIDE MATTHEWS BRUSHED ALUMINUM /INSIDE WHITE
- 6 1/8" CLEAR POLYCARB BACKS - SANDED
- 7 6500K COOL WHITE LED AS REQUIRED (QTY & PLACEMENT DETERMINED BY SIGN SIZE)
- 8 REMOTE 120V POWER SUPPLIES MOUNTED INSIDE UL APPROVED METAL BOX W/ DISCONNECT SWITCH
- 9 UL LABELS CONCEALED. UL LISTED/RECOGNIZED 18 AWG/2PLTC WIRING AND FIXTURES GOING TO POWER SUPPLIES
- 10 SIGN TO HAVE AN 8'-0" WHIP, INSTALLER TO SPECIFY IF SPECIFIC LENGTH IS REQUIRED
- 11 1" SPACERS - WHITE
- 12 MOUNTING IS THRU BOLTS
- 13 COUNTER SUNK SCREWS
- 14 1/2" STEEL MOUNTING PLATES, SECURED WITH 3/4" GRADE 8 BOLTS
- 15 FOUNDATION AND POLE SIZE TBD
- 16 063 ALUMINUM POLE COVER PAINTED CITYSCAPE



NIGHT VIEW

SCALE 1/4"=1'

SECTION DETAIL

SCALE 1-1/2" = 1'-0"

SIGN TYPE D - EXISTING PARKSIDE MONUMENT SIGN APPLIED NTT LOGO IN POLISHED BRASS

"NTT DATA" WITH INFINITY LOGO IN
CONFORMING PIN MOUNTED POLISHED
BRASS,

N.T.E. 10' LENGTH

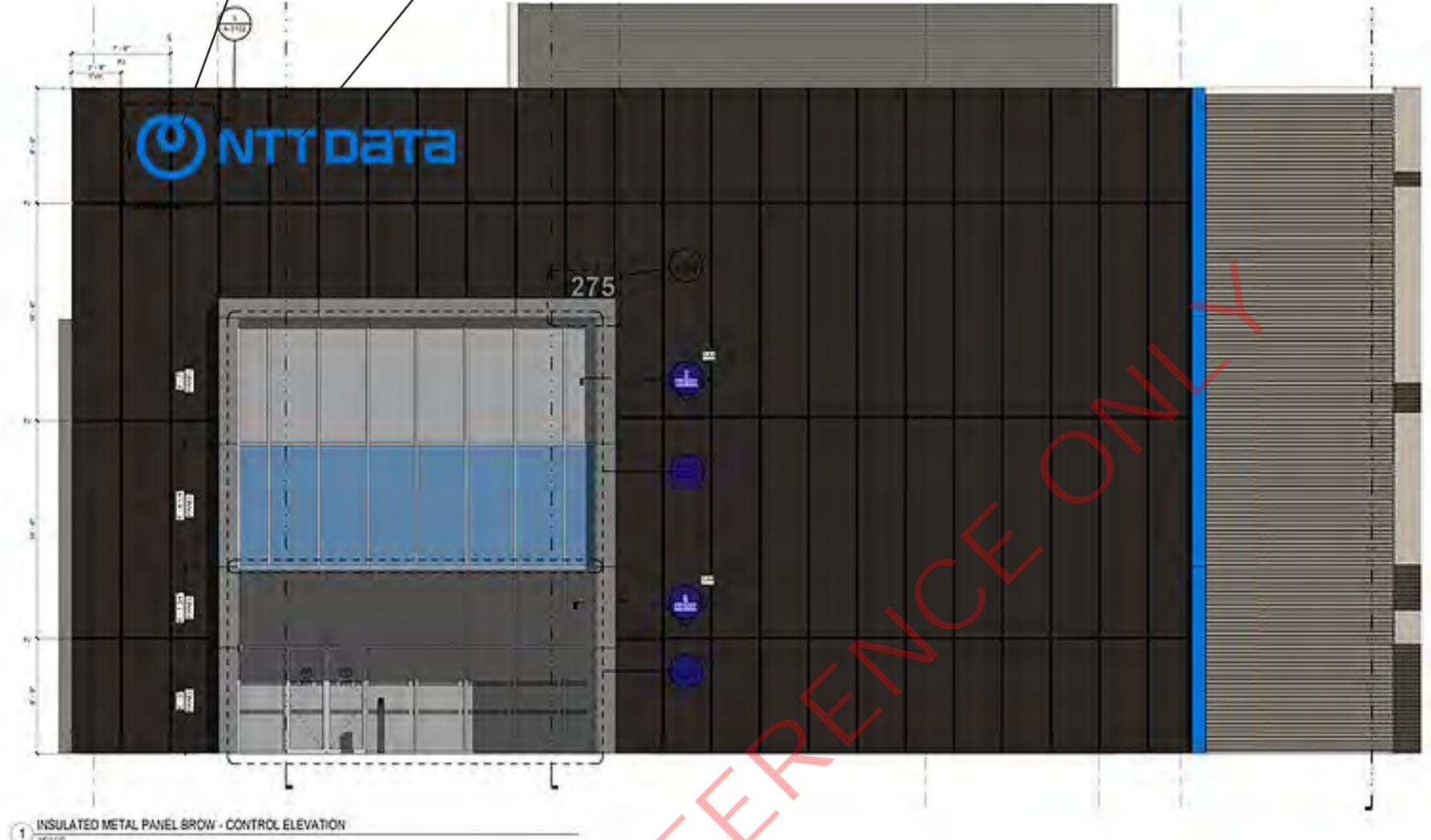
UPDATE ADDRESS NUMBER TO "1200"



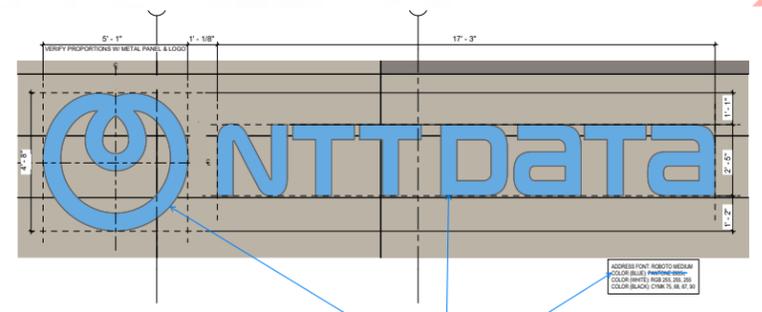
CH1/ CH2

PROPOSED SAME AS
INSTALLED AT CH2

Same Infinity Loop Logo to still be used but relocated for CH1,
then new "NTT DATA" logotype brand to be added, size and proportion per vector artwork provided.

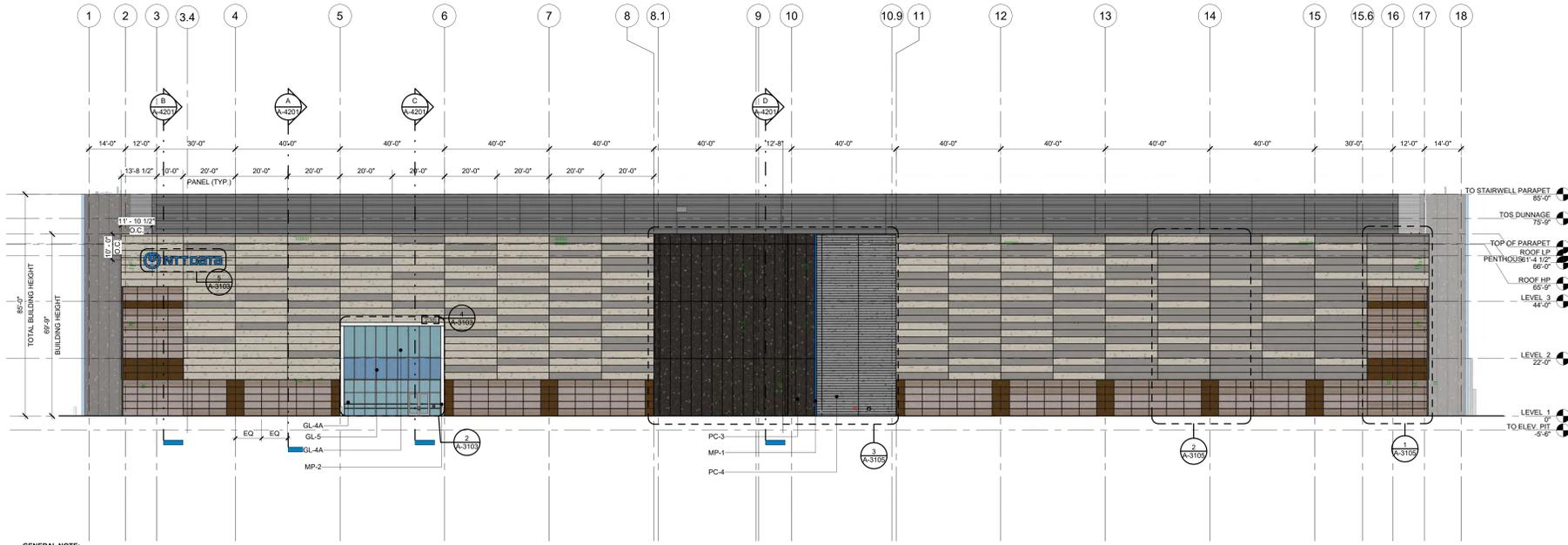


1 INSULATED METAL PANEL BROW - CONTROL ELEVATION

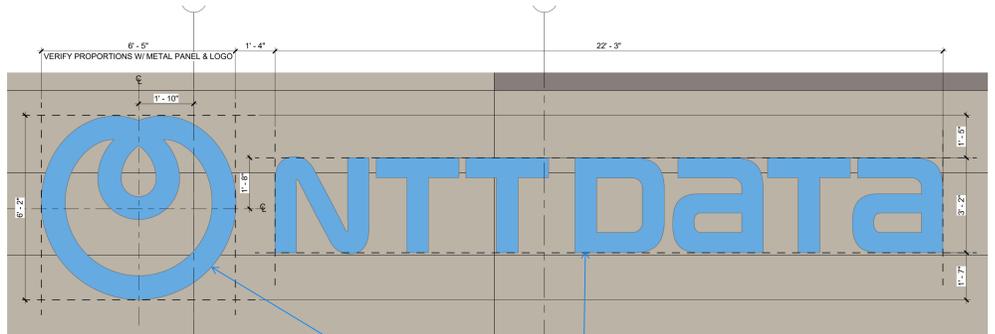


5 ILLUMINATED BUILDING LOGO SIGNAGE

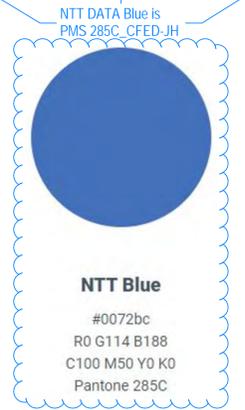




2 OVERALL SOUTH ELEVATION
1" = 20'-0"



5 ILLUMINATED BUILDING LOGO SIGNAGE
1/2" = 1'-0"

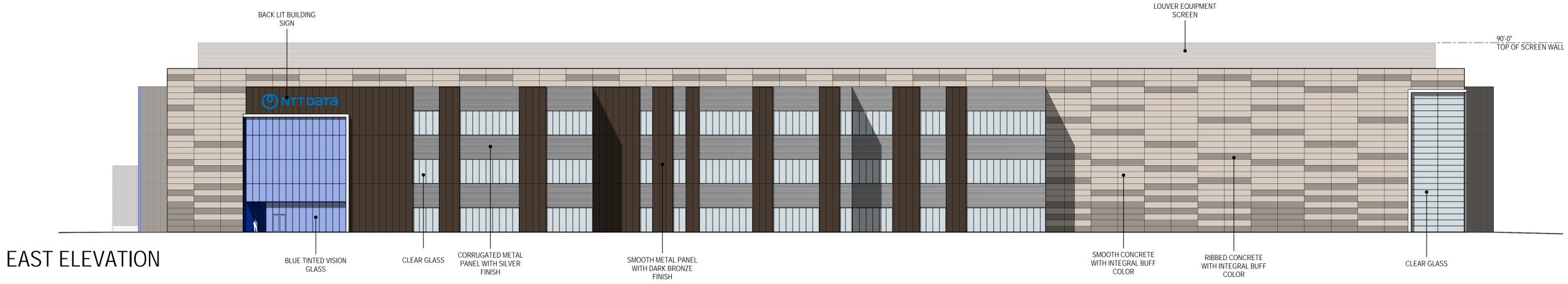


EXTERIOR FINISH LEGEND		EXTERIOR FINISH LEGEND	
GL-1	[Color Swatch]	MP-2	[Color Swatch]
GL-1A	[Color Swatch]	MP-3	[Color Swatch]
GL-2	[Color Swatch]	MP-4	[Color Swatch]
GL-2A	[Color Swatch]	PC-1	[Color Swatch]
GL-3	[Color Swatch]	PC-2	[Color Swatch]
GL-3A	[Color Swatch]	PC-3	[Color Swatch]
GL-4	[Color Swatch]	PC-4	[Color Swatch]
GL-4A	[Color Swatch]	VB-01	[Color Swatch]
GL-5	[Color Swatch]	VB-02	[Color Swatch]
MP-1	[Color Swatch]	VB-03	[Color Swatch]

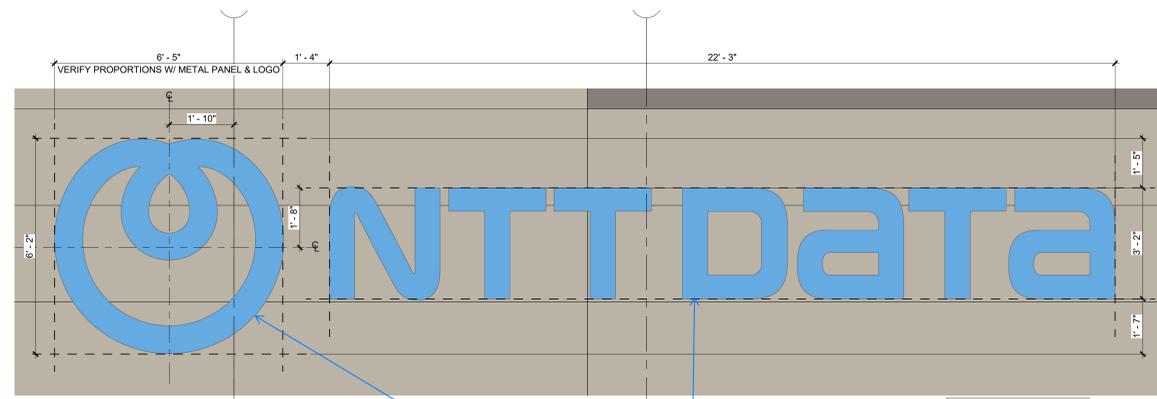
FOR REFERENCE ONLY NOT FOR CONSTRUCTION



CH4 - CLASS I SITE PLAN SUBMISSION - 7/12/2024



EAST ELEVATION



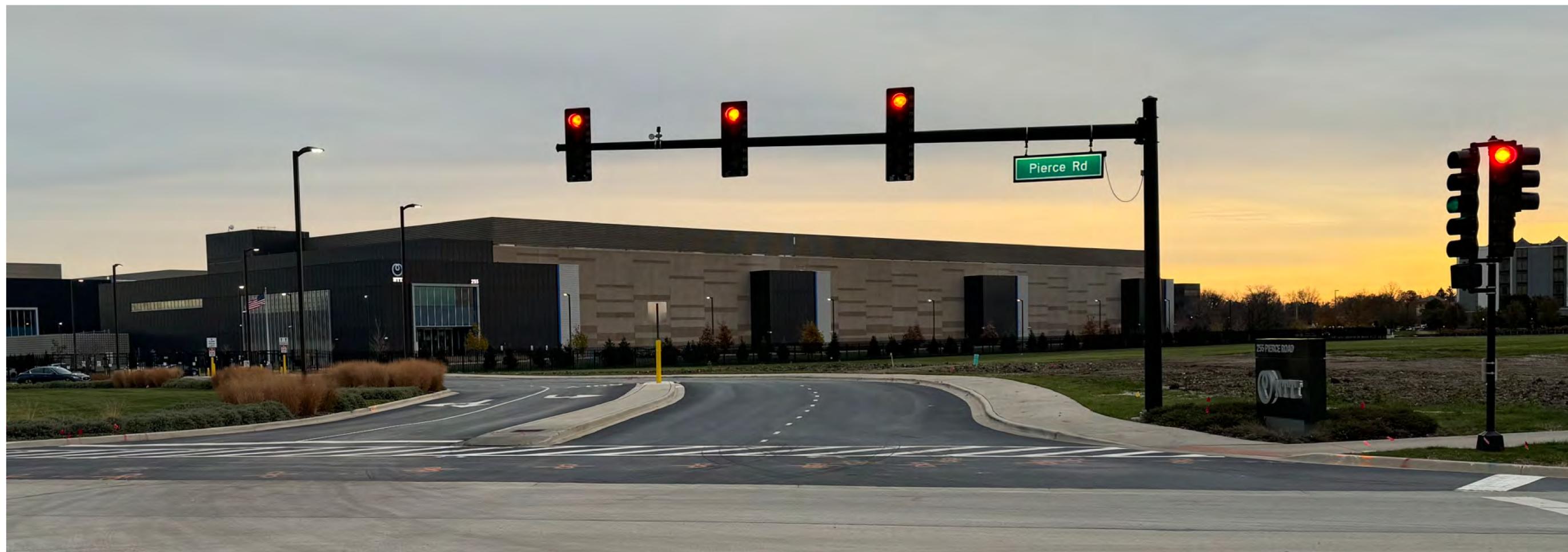
ADDRESS FONT: ROBOTO MEDIUM
 COLOR (BLUE): PANTONE 285C
 COLOR (WHITE): RGB 255, 255, 255
 COLOR (BLACK): CMYK 75, 68, 67, 90

5 ILLUMINATED BUILDING LOGO SIGNAGE
 1/2" = 1'-0"

NTT DATA Blue is
 PMS 285C_CFED-JH

NTT Blue
 #0072bc
 R0 G114 B188
 C100 M50 Y0 K0
 Pantone 285C

EXISTING PIERCE RD MONUMENT SIGN - PHOTO REFERENCE



 **NTT DATA**

PARKSIDE
AT HAMILTON LAKES

1250



VILLAGE OF ITASCA
 COMMUNITY DEVELOPMENT DEPARTMENT
 550 W. IRVING PARK ROAD, ITASCA IL 60143
 P: 630-773-5568 | E: COMMDEV@ITASCA.COM
WWW.ITASCA.COM

DATE RECEIVED STAMP:

SIGN PERMIT WORKSHEET

MUST BE SUBMITTED WITH ALL BUILDING PERMIT APPLICATIONS FOR SIGNS

*** REQUIRED INFORMATION**

All words, terms, and phrases contained in this application shall be construed and interpreted in accordance with, and have the same meaning as, those defined in the Itasca Municipal Code, as which may be amended, from time to time. All references in this application shall be deemed to be the property that is the subject of this application and any and all improvements located thereon.

*PROPERTY ADDRESS & SUITE #: _____ PERMIT #: _____

SIGN# ¹	SIGN TYPE	FAÇADE LOCATION ²	ILLUMINATED (Y/N)	SIDES	SIGN HEIGHT	SIGN LENGTH	SIGN AREA	MOUNTING HEIGHT ³
TOTAL PROPOSED SIGN AREA:								

- ¹ Coordinate with location on site map.
- ² Applicable only for wall signs.
- ³ Measured from the ground to the top of the sign.

SIGN #	SIGN TYPE	FAÇADE LOCATION	SIGN AREA
TOTAL EXISTING SIGN AREA:			

REQUIRED SUBMITTALS:

- Scaled Drawings of Proposed Sign (Scale must be indicated on drawings)
- Scaled and dimensioned site plan or Plat of Survey indicating the following: roadways, parking lots, buildings, location of existing signs, and location of proposed signs.
- Building Elevations with location of Proposed Wall Signs (if applicable)

ORDINANCE NO. 2137-25

**AN ORDINANCE APPROVING A MASTER SIGN PLAN FOR THE
NTT GLOBAL DATA CENTER CAMPUS, BUILDINGS CH#1, CH#2, CH#3, CH#4,
WAYFINDING, AND MONUMENT SIGNS WITH SIX (6) SIGNS IN EXCESS OF
FORTY-EIGHT SQUARE FEET**

WHEREAS, Tim Durbin of NTT Global Data Centers, on behalf of NTT Global Data Centers, (“Applicant”) requests an approval of a Master Sign Plan which includes four (4) wall signs and two (2) monument signs each in excess of forty-eight square feet on the NTT Global Data Centers at 235, 255, and 275 Pierce Road and 1200 Arlington Heights Road (CH#1, CH#2, CH#3, and CH#4) in the Village of Itasca (“Subject Property”) in the ROC Regional Office Center District; and

WHEREAS, Section 13.03(4) of the Itasca Zoning Ordinance requires Village Board approval for the installation of any wall signs in excessive of forty-eight (48) square feet in the ROC District; and

WHEREAS, the Applicant submitted a Master Sign Plan for NTT Global Data Centers on the Subject Property, which is attached hereto as Exhibit A and incorporated herein by reference; and which requests permission for the installation of these signs:

- CH1 – 255 Pierce Rd: 113.98 sq ft wall sign
- CH2 – 275 Pierce Rd: 113.98 sq ft wall sign
- CH3 – 235 Pierce Rd: 200 sq ft wall sign
- CH4 – 1200 N. Arlington Heights Rd: 200 sq ft wall sign
- Interior Campus: Four new wayfinding blade signs, 12 sq ft each
- Pierce Road: monument sign, 60 sq ft
- Arlington Heights Road/Parkside: 60 sq ft logo/lettering on the existing southerly Parkside monument sign; and

WHEREAS, the Plan Commission reviewed the Applicant’s applications, Exhibit A and recommended approval of the Master Sign Plan on March 19, 2025.

NOW, THEREFORE, BE IT ORDAINED by the President and Board of Trustees of the Village of Itasca, DuPage County, Illinois, as follows:

SECTION ONE: The corporate authorities hereby approve the Master Sign Plan for the first four buildings in the NTT Global Data Center Campus, Exhibit A, which includes installation of a 113.98 square foot illuminated wall sign on both 255 and 275 Pierce Rd, a 200 square foot wall sign on both 235 Pierce Rd and 1200 N Arlington Heights Road, four new 12 square foot wayfinding blade signs, a 60 square foot monument sign on Pierce Road, and 60 square foot of lettering on the Arlington Heights Road Parkside Monument Sign in accordance with § 13.03(4) of the Zoning Ordinance.

SECTION TWO: SEVERABILITY. The various provisions of this Ordinance are to be considered as severable, and if any part or portion of this Ordinance shall be held invalid by any Court of competent jurisdiction, such decision shall not affect the validity of the remaining provisions of this Ordinance.

SECTION THREE: REPEAL OF PRIOR ORDINANCES. All prior Ordinances and Resolutions in conflict or inconsistent herewith are hereby expressly repealed only to the extent of such conflict or inconsistency.

SECTION FOUR: EFFECTIVE DATE. This Ordinance shall be in full force and effect from and after its passage, approval, and publication in pamphlet form as provided by law.

	Trustee Aiani	Trustee Daly	Trustee Gavaness	Trustee Leahy	Trustee Madaras	Trustee Powers	Mayor Pruyn
Aye	<input type="checkbox"/>						
Nay	<input type="checkbox"/>						
Absent	<input type="checkbox"/>						
Abstain	<input type="checkbox"/>						

APPROVED and ADOPTED by the Village President and Board of Trustees of the Village of Itasca this 15th day of April 2025.

APPROVED:

Village President Jeffery J. Pruyn

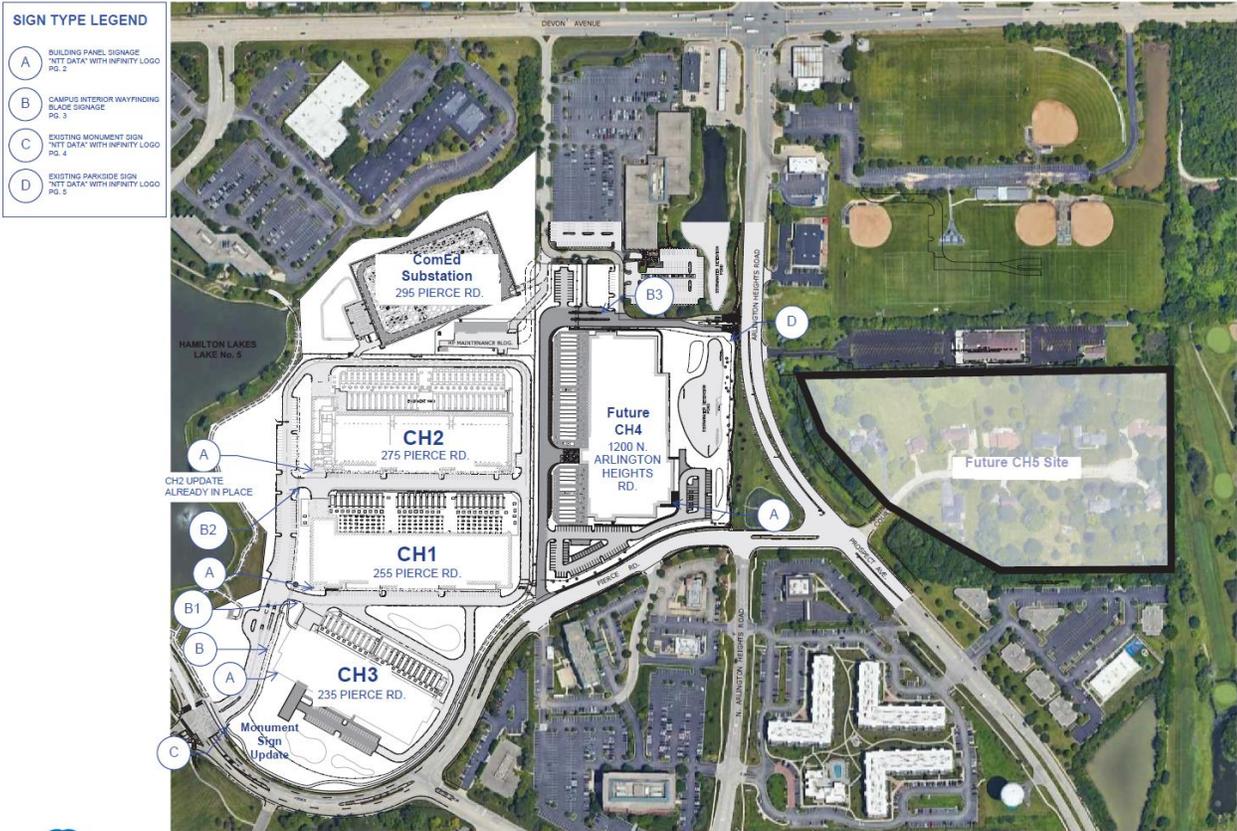
ATTEST:

Village Clerk Jody Conidi

Exhibit A - NTT Master Sign Plan

235 Pierce/CH#1, 255 Pierce/CH#2, 275 Pierce/CH#3, 1200 Arlington Heights Rd/CH#4

April 2025



Master Plan

CH Campus Signage Overview
Itasca, IL

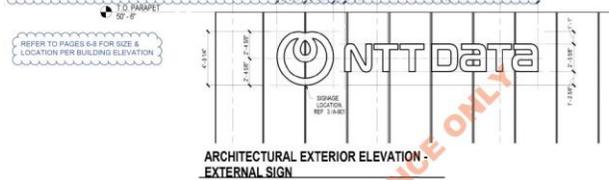
2/26/2025

PC 25-005

Master Sign Plan for NTT Data Center Campus
235-237 Pierce Rd & 1200 Arlington Heights Rd



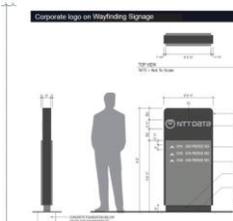
SIGN TYPE A - BUILDING PANEL SIGNAGE/LOGO



SIGN TYPE LEGEND

- A** BUILDING PANEL SIGNAGE
"NTT DATA" WITH INFINITY LOGO
PG. 2
- B** CAMPUS INTERIOR WAYFINDING
BLADE SIGNAGE
PG. 3
- C** EXISTING MONUMENT SIGN
"NTT DATA" WITH INFINITY LOGO
PG. 4
- D** EXISTING PARKSIDE SIGN
"NTT DATA" WITH INFINITY LOGO
PG. 5

SIGN TYPE B - PROPOSED WAYFINDING



SIGN TYPE C - EXISTING MONI



SIGN TYPE D - EXISTING PARKSIDE MONUMENT SIGN APPLIED NTT LOGO IN POLISHED BRASS

