

## **ARTICLE 151.10 SIGN REGULATIONS**

### Sections:

- 151.10.001 Purpose
- 151.10.002 Measurement of Signs
- 151.10.003 Applicability
- 151.10.004 Portable Signs
- 151.10.005 Prohibited Signs
- 151.10.006 Electronic Message Centers
- 151.10.007 Residential Zoning Districts SFR, MFR, MHR, or RV
- 151.10.008 Commercial and Industrial Zoning Districts NC, LC, OP, GC, LI, HI, IP
- 151.10.009 Height Reduction of Legal Nonconforming Freestanding Signs
- 151.10.010 Non-Legal Nonconforming Freestanding Signs
- 151.10.011 Special Use Permits
- 151.10.012 Street Address in Signs
- 151.10.013 Removal of Certain Signs

### **Section 151.10.001 Purpose**

It is the purpose of this article to regulate signs. Regulations put forth in this Article promote traffic safety, safeguard public health and comfort, facilitate police and fire protection, enhance community appearance, and protect the character of the City. The sign regulations are designed for maximum sign legibility and effectiveness and to prevent the over concentration, improper placement, and excessive height, bulk, and area of the signs. Residential, commercial, and industrial signs are generally intended to be located in those zoning districts where the activities are allowed and where signs directly relate to the activities on the premises.

('76 Code, Art. 12-1) (Ord. 743, passed 4-10-86; Am. Ord. 834, passed 3-9-89; Am. Ord. 2005-021, passed 11-22-05)

### **Section 151.10.002 Measurement of Signs**

A. When signs are made of individual, fabricated, or painted letters mounted directly on an opaque building facade or building projections of permanent construction the area shall be computed by measuring the sum of the squared-off area of individual letters.

B. For all other types of signs, the area shall include the entire area within a single contiguous perimeter enclosing the extreme limits of the sign. However, the perimeter measurements shall not include any structural elements located outside the limits of the

sign and not forming an integral part of the display.

C. The total square footage of all face surfaces of a spherical or multi-faced sign shall not exceed twice the allowable square footage of a single-faced sign.

('76 Code, Art. 12-1) (Ord. 743, passed 4-10-86; Am. Ord. 2005-021, passed 11-22-05)

### **Section 151.10.003 Applicability**

This Article regulates all signs within the City. The City must approve a sign permit before any sign is constructed, re-constructed, altered, repaired, used, or changed with the exception of the signs listed under Section 151.10.004, Portable Signs.

A. A newly constructed sign that may consist of new footings, pole, frame, electric, and sign face.

B. Signs changing a business name or wording over a sign face. If the sign face change is located on a currently legal nonconforming sign, the face change shall not expand the nonconformity (Article 151.24, Nonconforming Uses).

C. Any repairs or renovations to a sign that changes the height, area, location, or original sign face.

(Ord. 2005-021, passed 11-22-05; Am. Ord. 2018-004, passed 3-22-18)

### **Section 151.10.004 Portable Signs**

Portable signs are any signs not permanently affixed to a building, structure, or the ground.

Portable signs are allowed only in compliance with the provisions of Table A and require a portable sign permit prior to the display of the sign except where noted. Political signs shall be in conformance with A.R.S. § 16-1019.

<b>TABLE A PORTABLE SIGNS</b>	
<b>APPLICABLE REQUIREMENTS TO ALL ZONING DISTRICTS</b>	
Placement	Shall not be allowed in the City public right-of-way, unless otherwise specified, and be located in a location that is not hazardous to public safety, does not obstruct the clear vision area, or interfere with ADA requirements. Signs cannot be located on City owned structures or buildings.  Placement requirements applicable to non-commercial portable signage.

Height and Width	Refer to Table A for height and width standards for individual temporary sign types. All sign height is measured from the highest adjacent street grade.
Prohibited Elements	Moving, flashing, or intermittent electrical pulsation signs including any signs that are Moved by either human or mechanical means. Animation Reflective materials
Design and Construction	Of sufficient weight and durability or anchored appropriately to withstand wind gusts, storms, etc.
Exemptions	Government Signs Sign Walkers Signs that cannot be viewed from a public street Residential Yard Signs Post and Panel Signs A-Frame Feather Banners

TABLE A PORTABLE SIGNS

COMMERCIAL, INDUSTRIAL, AND OTHER NON-RESIDENTIAL ZONES

Duration	Size	Height	Placement	Number
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*Attached Banner Sign*

90 days maximum per year. Additional display time granted between Thanksgiving and New Year's Day.	1.5 square feet for every linear foot of building frontage or 1.5 per every 5 feet of linear lot frontage.	Cannot extend above the roofline of the building.	Wall or building on property requesting the sign.	Per building/lot frontage measurement.
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*Detached Banner Sign/H-Frame Signs/Ground Supported Signs*

90 days maximum per year. Additional display time granted between Thanksgiving and New Year's Day.	32 square feet maximum.	6-foot maximum.	On property requesting the sign, and located outside the Clear Vision Triangle as defined in Section 151.04.009.	One per street frontage.
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*Post and Panel Signs*

Duration of the activity. Removed 7 days after conclusion of activity.	32 square feet maximum.	10-foot maximum.	On property requesting the sign, and located outside the Clear Vision Triangle as defined in Section 151.04.010.	One per street frontage.
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<i>Air Puppets</i>				
Weekends and holidays.	No specific size requirement.	Cannot exceed zoning district height.	On property requesting the sign. Setback a distance of 1:1 from a public pedestrian way.	One per business name and one per shopping center, industrial park, or commercial or industrial subdivision.
<i>Inflatable or Windblown Signs</i>				
90 days maximum per year. Additional display time granted between Thanksgiving and New Year's Day.	32 square feet maximum.	Cannot exceed zoning district height.	On property requesting the sign.	No minimum number.
<i>A-Frame</i>				
No maximum.	12 square feet maximum per sign face.	4 foot maximum.	On property requesting the sign.	One per street frontage.
<i>Special Event Directional Sign</i>				
A maximum of 7 days prior to the event. Removed within three days following the event.	32 square feet maximum.	6 feet maximum.	On property requesting sign, off-site with property owner permission, public right-of-way.	No minimum number.
<i>Sign Walkers</i>				
No maximum.	N/A	N/A	On property requesting the sign, and public sidewalks, but not within roadway medians.	No minimum number.
<b>RESIDENTIAL ZONING DISTRICTS</b>				
<b>Duration</b>	<b>Size</b>	<b>Height</b>	<b>Placement</b>	<b>Number</b>
<i>Yard Sign</i>				
A maximum of 30 days.	4 square feet maximum.	3 feet maximum.	Located on property requesting sign or off-site with permission of property owner.	A maximum of one per location.
<i>Post and Panel Signs</i>				
Duration of activity and removed seven days upon completion of activity.	32 square feet maximum.	10 feet maximum.	Located on the property requesting the sign.	One per street frontage.

(Ord. 743, passed 4-10-86; Am. Ord. 764, passed 1-8-87; Am. Ord. 857, passed 4-26-90; Am. Ord. 988, passed 9-28-95; Am. Ord. 1012, passed 7-25-96; Am. Ord.

1148, passed 9-26-02; Am. Ord. 2005-021, passed 11-22-05; Am. Ord. 2007-016, passed 9-27-07; Am. Ord. 2011-005, passed 5-12-11; Am. Ord. 2018-004, passed 3-22-18)

### **Section 151.10.005 Prohibited Signs**

It shall be unlawful for any person to erect, display, or maintain a sign or advertising structure as described below.

A. Moving or flashing signs or advertising structures, including any signs that are moved by either human or mechanical means. The prohibited flashing signs include any signs with intermittent electrical pulsations. Exceptions shall include time and temperature signs and sign walkers.

B. Signs that are hazardous to traffic, imitate official government signs (i.e., Stop, Danger, Caution, etc.), or obstruct visibility creating a hazard.

C. Windblown signs, such as posters, pennants, streamers, balloons, air puppets propelled by forced air, or other inflated objects except as provided for in Section 151.10.004, Portable Signs. Excluded from this definition is a flag of any government or governmental agency.

D. Portable signs except as permitted in Section 151.10.004, Portable Signs.

E. All signs with more than 25-watt lamps or bulbs exposed to direct view, any reflective or power spot bulbs, strings of light bulbs, or spotlights with the following exceptions.

1. Time-and-temperature signs can use 33-watt bulbs.
2. Holiday decorations are excluded.

F. Electronic Message Centers, unless they meet the criteria in Section 151.10.006:

G. Reader Boards.

H. Off-premise signs, including billboards, except as provided in Section 151.10.004, Portable Signs.

I. Signs or portion thereof which:

1. Obstruct a fire exit, stairway, or standpipe;
2. Interfere with an exit to any window or any room located above the first floor of any building;

3. Obstruct any door or required exit from any building;

4. Obstruct or redirect any required light or ventilation.

J. Signs erected in a residential zoning district with information other than allowed under Section 151.10.004, Portable Signs.

K. Sandwich board signs or A-frame signs, except as permitted in Section 151.10.004, Portable Signs.

L. Roof signs as defined in Section 151.02.004, Definitions.

M. Signs less than 6 feet horizontally or 12 feet vertically away from overhead electrical conductors energized with 440 volts or more. (Overhead electrical conductors, either bare or insulated, installed above the ground, except those enclosed in rigid iron conduit or other material of equal strength.)

N. Signs on Parked Vehicles. Signs or advertising on parked vehicles or trailers are prohibited unless the vehicles or trailers are primarily used in conducting business and the signs advertise or identify the business and the products or services offered on the premises. This paragraph shall not apply to signs affixed to vehicles or trailers used as public carriers, businesses, taxis, or vehicles when operating during the normal course of business.

O. Obscene signs.

(Ord. 743, passed 4-10-86; Am. Ord. 828, passed 12-13-88; Am. Ord. 834, passed 3-9-88; Am. Ord. 861, passed 6-28-90; Am. Ord. 982, passed 5-25-95; Am. Ord. 988, passed 9-28-95; Am. Ord. 1148, passed 9-26-02; Am. Ord. 2005-021, passed 11-22-05; Am. Ord. 2007-019, passed 12-13-07; Am. Ord. 2008-020, passed 12-11-08; Am. Ord. 2018-004, passed 3-22-18)

## **Section 151.10.006 Electronic Message Centers**

A. Number of Signs

1. Single Business

One 2-sided free-standing sign per business. Should there be more than one existing sign on the property that conforms with the current sign height, area, and separation requirements, the electronic message centers can replace each of these signs.

2. Multi-Tenant Building

One 2-sided free-standing sign per lot. Should there be more than one existing sign on the property that conforms with the current sign height, area, and separation requirements, the electronic message centers can replace each of these signs.

3. Shopping Center/Commercial Subdivision

One 2-sided free-standing sign per access. Should there be more than one existing sign on the property that conforms with the current sign height, area, and separation requirements, the electronic message centers can replace each of these signs.

B. Height of Signs

1. The maximum height shall not exceed 15 feet on properties fronting State Route 90, State Route 92, and Fry Boulevard east of Coronado Drive.

2. The maximum height shall not exceed 10 feet when located in all other locations not described in subsection 1 above.

C. Area of Signs

1. Single Business

The total sign area for a free-standing sign shall not exceed 32 square feet per sign face.

2. Multi-Tenant Building

The sign face area for the electronic display portion of the sign shall not exceed 32 square feet. For additional size and height standards related to free-standing signs for multi-tenant buildings, refer to Section 151.10.008.C.

3. Shopping Center/Commercial Subdivision

The sign face area for the electronic display shall not exceed 32 square feet. For additional size and height standards related to free-standing signs for shopping centers/commercial subdivisions, refer to Section 151.10.008.E.

D. Animation of Signs. The animation of signs which includes the blinking, scrolling, moving, and changing of brightness intensity, of either text or images is prohibited.

E. Message Transition. The transition between messages shall be instantaneous.

F. Length of Message Display. The minimum length to display a message shall be 15 seconds.

G. Message Display. The EMC shall not display advertising for any off-site

business. However, promotion of community and charity events can be displayed provided the requirements for animation, message transition, and length of message display are met.

#### H. Sign Brightness

1. For signs located in commercial and industrial areas the maximum lumination level from sunset to sunrise shall not exceed 100 nits. For signs located in or signs adjacent to residential zoning districts that shine directly onto residences, the maximum lumination level shall not exceed 100 nits.

2. Signs shall be required to be equipped with photo cell sensors that are factory locked to dim the sign to an appropriate light level during daylight hours. The photo cell sensors shall also dim the sign at night to the required nit level as stated in this section. An affidavit from the manufacturer attesting to the brightness level shall be submitted with the sign permit application.

3. The electronic message center portion of the sign shall be turned off when the business activities cease. Signs shall include timers that will automatically turn off the digital display.

4. Electronic message centers shall not have a white background.

5. Signs located within or signs adjacent to residential zoning districts that directly shine onto residences, shall be turned off between the hours of 10:00 pm and sunrise.

I. Location. Signs shall be placed a minimum of 5 feet from any property line, be located on private property, not project over any portion of a street, sidewalk, or other public right-of-way, and cannot conflict with any clear vision area.

J. Non-Conforming Signs. Non-conforming signs can be converted to EMC's provided the following criteria are met:

1. The sign brightness does not exceed the sign lumination level for EMC's as described in this Section.

2. The electronic or digital display portion of the sign cannot exceed 32 square feet.

3. The sign height and face area are reduced to the following ratios:

Existing Height (ft.)	Proposed Height	Proposed Face Area (sf.)
+50-30	Reduced by 50%	64
29-21	Reduced by 25%	56
20-16	Reduced by 10%	48
15-0	Reduced by 0%	32



(Ord. 2015-003, passed 5-28-15; Am. Ord. 2018-004, passed 3-22-18)

## **Section 151.10.007 Residential Zoning Districts SFR, MFR, MHR, or RV**

### **A. Freestanding Entryway Signs in Single-Family Residential Zoning Districts**

1. Area. The total sign area of the sign shall not exceed 32 square feet.
2. Height and Clearance. The maximum height shall not exceed 4 feet.
3. Location. Signs shall be placed a minimum of 5 feet from any property line, be located on private property and not project over any portion of a street, sidewalk, or other public right-of-way and cannot conflict with any clear vision area.
4. Number. Limited to two freestanding or two wall signs per main entrance.
5. The City shall have a copy of an acceptable agreement describing who is responsible for sign maintenance prior to issuing a sign permit.

### **B. Wall Signs in Single-Family Residential Zoning Districts**

1. Area. The total sign area shall not exceed 4 square feet.
2. Location. Located on the structure in which the business is conducted. (principal or accessory structure)
3. Number. Limited to one non-illuminated sign.

### **C. Signs For Multi-Dwelling Uses in Residential Zoning Districts**

1. Freestanding Sign for Multi Dwelling Uses in Residential Zoning Districts
  - a. Area. The total sign area of a freestanding sign shall not exceed 32 square feet.
  - b. Height and Clearance. The maximum height shall not exceed 6 feet.
  - c. Location. Signs shall be placed a minimum of 5 feet from any property line, be located on private property and not project over any portion of a street, sidewalk, or other public right-of-way and cannot conflict with any clear vision area.
  - d. Number. Freestanding signs shall be limited to one sign for each access into the site. There shall be at least 100 linear feet separating each sign.

e. Sign Illumination

(1) Internally illuminated signs shall not have white backgrounds. This requirement shall apply to any sign required to obtain a sign permit.

(2) Signs may have external illumination provided the lights are fully shielded and the fixtures are aimed directly at the sign.

2. Wall Signs for Multi-Dwelling Uses in Residential Zoning Districts

a. Area. The total sign area of wall signs shall be 32 square feet per building frontage.

b. Height and Clearance. Wall signs shall not extend above the roofline or the top of a parapet wall.

3. The City shall have a copy of an acceptable agreement describing who is responsible for sign maintenance prior to issuing a sign permit.

D. Permitted Conditional Uses. Free-standing signs for approved conditional uses in residential zoning districts shall have a total sign area of 32 square feet and a maximum height of 6 feet.

('76 Code, Art. 12-1) (Ord. 743, passed 4-10-86; Am. Ord. 877, passed 2-28-91; Am. Ord. 2005-021, passed 11-22-05; Am. Ord. 2015-003, passed 5-28-15; Am. Ord. 2018-004, passed 3-22-18)

**Section 151.10.008 Commercial and Industrial Zoning Districts NC, LC, OP, GC, LI, HI, IP**

A. Freestanding Sign for a Single Business in Commercial or Industrial Zoning Districts

1. Area. The total sign area of a freestanding sign for a single business in commercial or industrial zoning districts shall be 32 square feet for each side of the sign.

2. Height and Clearance

a. The maximum height shall not exceed 15 feet on properties fronting State Route 90, State Route 92, and Fry Boulevard east of Coronado Drive.

b. The maximum height shall not exceed 10 feet when located in all other locations not described in subsection a above.

c. The height of a sign may increase with the decrease in the number of signs as calculated in subsection 4.

3. Location. Signs shall be placed a minimum of 5 feet from any property line, be located on private property, not project over any portion of a street, sidewalk, or other public right-of-way, and cannot conflict with any clear vision area.

4. Number

a. Freestanding signs for a single business in commercial or industrial zoning districts shall be limited to one multi-faced freestanding sign identifying the business, designating the principal goods or products, and facilities or services available on the premises. One additional freestanding sign may be erected on a single street frontage of 450-599 linear feet, two additional signs for 600-749 linear feet, or three additional signs for 750 linear feet or greater. For a lot sharing more than one street frontage, each street frontage will be calculated separately.

b. There shall be at least 100 linear feet separating each sign.

c. The property owner can choose to construct fewer signs than allowed in order to increase sign height. Each allowed sign omitted may add 2 feet in height to another sign.

5. Sign Illumination

a. Internally illuminated signs shall not have white backgrounds. This requirement shall apply to any sign required to obtain a sign permit.

b. Signs may have external illumination provided the lights are fully shielded and the fixtures are aimed directly at the sign.

c. Vacant sign faces shall have a completely dark or opaque background.

6. Pole Cover. For all new pole sign structures, the sign structure must be equipped with pole covers or architectural embellishments that hide or conceal all structural components or braces (such as pipes, angles, irons, cables, internal back framing, bracing, etc.). Exceptions can be made if the uncovered poles are part of the overall site architecture.

7. Landscaping. All new sign structures associated with a site plan shall be constructed within a landscaped area or island.

B. Wall Signs for a Single Business in Commercial or Industrial Zoning Districts

1. Area. The total area for wall signs for a single business in commercial or

industrial zoning districts shall be 2 square feet per linear foot of building frontage or 2 square feet per each 5 linear feet of lot frontage. Bulletin board signs are limited to 15 square feet and do not count toward the overall allowed wall signage.

2. Height and Clearance. Signs shall not extend above the roofline or the top of a parapet wall.

3. Maximum Square Footage for Multiple Frontages. On buildings that have more than one building frontage, each frontage can be used to calculate the overall signage square footage.

4. Transferability of Wall Signage. Wall signs for a single business in commercial or industrial zoning districts can be transferred, in whole or in part, to any building wall provided the aggregate area does not exceed the total allowed signage area.

5. Awning or Canopy Signs. The gross surface area of an awning or canopy sign shall not exceed 50 percent of the gross surface area of the largest face of the awning or canopy to which the sign is affixed. The total area of an awning or canopy sign shall be included as part of the total wall signage.

#### C. Freestanding Signs for a Multi-Tenant Building in Commercial or Industrial Zoning Districts

1. Area. The total sign area of a freestanding sign for a multi-tenant building in commercial or industrial zoning districts shall be 75 square feet of which at least 15 percent shall be dedicated to the building identification. ~~Changeable directory panels identifying the tenants in the building can be used provided each panel is a minimum of 9 square feet.~~ The sign shall use materials that blend architecturally with the building.

#### 2. Height and Clearance

a. The maximum height shall not exceed 15 feet on properties fronting State Route 90, State Route 92, and Fry Boulevard east of Coronado Drive.

b. The maximum height shall not exceed 10 feet when located in all other locations not described in subsection a above.

c. The height of a sign may increase with the decrease in the number of signs as calculated in subsection 4.

3. Location. Signs shall be placed a minimum of 5 feet from any property line, be located on private property, not project over any portion of a street, sidewalk, or other public right-of-way; and cannot conflict with any clear vision area.

#### 4. Number

a. Freestanding signs for a multi-tenant building in commercial or industrial zoning districts shall be limited to one multi-faced free-standing sign identifying the businesses, designating the principal goods or products, and facilities or services available on the premises. One additional freestanding sign may be erected on a single street frontage of 450-599 linear feet, two additional signs for 600-749 linear feet, or three additional signs for 750 linear feet or greater. For a lot sharing more than one street frontage, each street frontage will be calculated separately.

b. There shall be at least 100 linear feet separating each sign.

c. The property owner can choose to construct fewer signs than allowed in order to increase sign height. Each allowed sign omitted may add 2 feet in height to another sign.

#### 5. Sign Illumination

a. Internally illuminated signs shall not have white backgrounds. This requirement shall apply to any sign required to obtain a sign permit.

b. Signs may have external illumination provided the lights are fully shielded and the fixtures are aimed directly at the sign.

c. Vacant tenant identification panels shall have a completely dark or opaque background.

6. Pole Cover. For all new pole sign structures, the sign structure must be equipped with pole covers or architectural embellishments that hide or conceal all structural components or braces (such as pipes, angles, irons, cables, internal back framing, bracing, etc.). Exceptions can be made if the uncovered poles are part of the overall site architecture.

7. Landscaping. All new sign structures associated with a site plan shall be constructed within a landscaped area or island.

#### D. Wall Signs for a Multi-Tenant Building in Commercial or Industrial Zoning Districts

1. Area. The total sign area of wall signs for a multi-tenant building in commercial or industrial zoning districts shall be 2 square feet per linear foot of building frontage or 2 square feet per each 5 linear feet of lot frontage. Bulletin board signs are limited to 15 square feet and do not count toward the overall allowed wall signage.

2. Height and Clearance. Signs shall not extend above the roofline or the top of a parapet wall.

3. Maximum Square Footage for Multiple Frontages. On buildings that have more

than one building frontage, each frontage can be used to calculate overall signage square footage.

4. Transferability of Wall Signage. Wall signs for a multi-tenant building in commercial or industrial zoning districts can be transferred, in whole or in part, to any building wall provided the aggregate area does not exceed the total allowed signage area.

5. Awning or Canopy Signs. The gross surface area of an awning or canopy sign shall not exceed 50 percent of the gross surface area of the largest face of the awning or canopy to which the sign is affixed. The total area of an awning or canopy sign shall be included as part of the total wall signage.

#### E. Freestanding Signs for a Shopping Center, Industrial Park, or Commercial or Industrial Subdivision

1. Area. The total sign area of a freestanding sign for a center, park, or commercial or industrial subdivision shall be 75 square feet of which at least 15 percent shall be dedicated to the identification of the center or subdivision. ~~Changeable directory panels identifying the tenants in the center or subdivision can be used provided each panel is a minimum of 9 square feet.~~ The sign shall use materials that blend architecturally with the center, park, or subdivision.

#### 2. Height and Clearance

a. The maximum height shall not exceed 15 feet on properties fronting State Route 90, State Route 92, and Fry Boulevard east of Coronado Drive.

b. The maximum height shall not exceed 10 feet when located in all other locations not described in subsection a above.

3. Location. Signs shall be placed a minimum of 5 feet from any property line, be located on private property, not project over any portion of a street, sidewalk, or other public right-of-way, and cannot conflict with any clear vision area.

#### 4. Number

a. Freestanding signs for a center, park, or commercial or industrial subdivision shall be limited to one freestanding sign for each access into the site.

b. There shall be at least 100 linear feet separating each sign.

5. Freestanding signs for a center, park, or commercial or industrial subdivision shall be prohibited on a single lot or parcel of property.

#### 6. Sign Illumination

a. Internally illuminated signs shall not have white backgrounds. This requirement shall apply to any sign required to obtain a sign permit.

b. Signs may have external illumination provided the lights are fully shielded and the fixtures are aimed directly at the sign.

c. Vacant tenant identification panels shall have a completely dark or opaque background.

7. Pole Cover. For all new pole sign structures, the sign structure must be equipped with pole covers or architectural embellishments that hide or conceal all structural components or braces (such as pipes, angles, irons, cables, internal back framing, bracing, etc.). Exceptions can be made if the uncovered poles are part of the overall site architecture.

8. Landscaping. All new sign structures associated with a site plan shall be constructed within a landscaped area or island.

#### F. Wall Signs for a Shopping Center, Industrial Park, or Commercial or Industrial Subdivision

1. Area. The total sign area of wall signs for tenants in a multi-tenant building in a center, park, or commercial or industrial subdivision shall be as follows:

a. Each tenant shall be allowed at least 24 square feet of total sign area.

b. Each tenant shall have a total sign area of 2 square feet per linear foot of building frontage or 2 square feet per each 5 linear feet of lot frontage.

2. Height and Clearance. Signs shall not extend above the roofline or the top of a parapet wall.

3. Transferability of Wall Signage. All signs for tenants in multi-tenant buildings within a center, park, or commercial or industrial subdivision may not be transferred. Signs must be placed on the building in which the business or use is located.

4. Awning or Canopy Signs. The gross surface area of an awning or canopy sign shall not exceed 50 percent of the gross surface area of the largest face of the awning or canopy to which the sign is affixed. The total area of an awning or canopy sign shall be included as part of the total wall signage.

#### G. Directional Signs

1. Area. The total sign area shall not exceed 3 square feet.

2. Height. The maximum height shall not exceed a maximum of 3 feet.

3. Location. The signs shall be located on private property not project over any portion of a street, sidewalk, or other public right-of-way, and cannot conflict with any clear vision area.

(’76 Code, Art. 12-1) (Ord. 743, passed 4-10-86; Am. Ord. 857, passed 4-26-90; Am. Ord. 982, passed 5-25-95; Am. Ord. 2005-021, passed 11-22-05; Am. Ord. 2015-003, passed 5-28-15; Am. Ord. 2018-004, passed 3-22-18)

### **Section 151.10.009 Height Reduction of Legal Nonconforming Freestanding Signs**

The following process is provided as an incentive to reduce the height of (currently classified) legal nonconforming freestanding signs.

(For a definition of legal nonconforming signs and non-legal nonconforming signs, please see Section 151.24.002.E of the Development Code.)

#### **A. Incentives to Reduce the Height of Legal Nonconforming Freestanding Signs**

1. The incentive to reduce the height of currently classified legal nonconforming freestanding signs is to allow wall signage to be 2 square feet per linear foot of building frontage or 2 square feet per each 5 linear feet of lot frontage. Other than the allowances for total sign area, all other wall signage requirements are applicable. In order to receive this increase in total sign area, the following changes must be made:

a. All legal nonconforming freestanding signs on a site must be reduced to a maximum of 10 feet high.

b. Freestanding signs must have pole covers attached to the bottom of the sign unless the uncovered poles are part of the overall site architecture.

2. The total sign area of a legal nonconforming freestanding sign can remain at current size.

(Ord. 2005-021, passed 11-22-0; Am. Ord. 2018-004, passed 3-22-18)

### **Section 151.10.010 Non-Legal Nonconforming Freestanding Signs**

Current signs that are classified as non-legal nonconforming freestanding signs, as defined in Section 151.24.002.E, must be brought into conformance or removed from



the premises. However as an alternative to removing the sign, the total sign area can remain at its current size provided the height of the sign is reduced to a maximum of 10 feet high when measured from the adjoining street pavement. Other sign regulations (other than size and height) apply.

(Ord. 743, passed 4-10-86; Am. Ord. 2005-021, passed 11-22-05; Am. Ord. 2018-004, passed 3-22-18)

### **Section 151.10.011 Special Use Permits**

A Special Use Permit is used to request variations to this Article so that there can be increases in and a cohesive theme between all signage that are placed at a center, park, or associated subdivision. To obtain a Special Use Permit, the applicant must demonstrate the need for the additional signage and identify the architectural elements. Since the City will be making an exception to its code, it will be looking to the applicant to make the sign and building architectural elements as aesthetically pleasing as possible.

A Special Use Permit can be obtained for (1) new and existing residential or commercial subdivisions or (2) new and existing shopping centers or industrial parks. Special Use Permits cannot be used for a single business on a single lot. The Special Use Permit process cannot be used to exceed the standards for the electronic or digital display portion of signs.

The process for a Special Use Permit requires the Permit to be recommended by the Commission and approved by the Council. The meeting notifications are given to the community through a published notice and posting on the property 15 days before the hearing. Any appeals of the Commission or Council decision will go to the Hearing Officer under the provisions of Article

151.30, Appeals and Variances.

A. Comprehensive Sign Plan. To receive a comprehensive sign plan special use permit, the applicant must address (1) the need for additional signage and (2) how the signs will architecturally blend with the buildings. Additional information to be included in the application will be the size, location, height, lighting, construction materials, and orientation of all proposed signs in addition to any other information deemed necessary by the City. The sign areas and densities requested must conform to the intent of this Article.

B. Special Sign District. As an exception to the subdivision, center, or park special use permit limitations, the owners of 60 percent or more of the street frontage, in linear feet, on both sides of the street in any defined area, may petition the City for the formation of a special sign district for the purpose of creating an integrated special sign theme in the area.

('76 Code, Art. 12-1) (Ord. 743, passed 4-10-86; Am. Ord. 804, passed 3-24-88; Am. Ord. 857, passed 4-26-90; Am. Ord. 982, passed 5-25-95; Am. Ord. 988, passed 9-28-95; Am. Ord. 1012, passed 7-25-96; Am. Ord. 2005-021, passed 11-22-05; Am. Ord. 2015-003, passed 5-28-15; Am. Ord. 2018-004, passed 3-22-18)

### **Section 151.10.012 Street Address in Signs**

When street addresses are placed on any freestanding signs in commercial or industrial zoning districts, the numbers shall be at least 6 inches high and clearly legible from the street. Street numbers do not count towards the measurement of the sign face area. (Ord. 743, passed 4-10-86; Am. Ord. 982, passed 5-25-95; Am. Ord. 2005-021, passed 11-22-05; Am. Ord. 2018-004, passed 3-22-18)

### **Section 151.10.013 Removal of Certain Signs**

On or after the effective date of this code, any signs that no longer advertise a legitimate business or product sold at the location, shall be removed by the owner, agent, or person having the beneficial use of the building or property on which the signs are located. The signs shall be removed within ten days after receiving written notification from the City. If the signs are not removed within the time specified in the letter, the Director of Community Development is authorized to remove the signs at the expense of the owner of the building or property on which the signs are located.

(Ord. 743, passed 4-10-86; Am. Ord. 834, passed 3-9-89; Am. Ord. 2005-021, passed 11-22-05; Am. Ord. 2018-004, passed 3-22-18)