

CHAPTER 415: SIGN REGULATIONS**ARTICLE VII. PERMITTED SIGNS IN COMMERCIAL "COR" ZONING DISTRICTS****ARTICLE VII. PERMITTED SIGNS IN COMMERCIAL "COR" ZONING DISTRICTS****SECTION 415.320: SIGNS PERMITTED**

- A. Subject to limitations hereinafter set forth, permit and fees, only the following types of signs shall be permitted in commercial zoning districts in accordance with the regulations hereinafter prescribed.
- B. Regulations pertaining to size, height and number represent maximums allowed, unless specifically set forth in a given Section. No wall sign shall project above the roof line of building to which it is attached and shall be illuminated with only a steady light. Light rays shall shine only upon the sign and shall not extend over the property lines of the parcel on which the sign is located.
- C. All signs enumerated in this Article shall require a permit from the Building Official.
1. *Permitted signs.*
 - a. All signs permitted in the residential zoning districts or "PRO" Zoning Districts.
 - b. *Wall signs.* One (1) sign for each exterior building wall directly enclosing each business establishment mounted on the building wall with a size limitation of twenty-five (25) square feet; signs may not project more than eighteen (18) inches from the wall surface and must maintain a minimum clearance of ten (10) feet between the lowest point of the sign and the walkway, paving or ground level beneath the sign. Where the wall face on which sign is to be located exceeds three hundred fifty (350) square feet in area, the gross area of such sign may be equal to seven percent (7%) of such wall area, however, not to exceed three hundred (300) square feet.
 - c. *Reserved.*
 - d. *Monument signs.*
 - (1) Each business lot with a continuous frontage of at least one hundred (100) feet measured along one (1) street line only and a lot area of twenty thousand (20,000) square feet or more is entitled to one (1) monument sign with a size limitation of sixteen (16) square feet and an overall base and sign height not to exceed five (5) feet.
 - (a) One-sided signs are subject to a maximum area of one-half ($\frac{1}{2}$) of the total allowable sign area.
 - (b) One (1) monument sign per lot is allowed, regardless of the number of tenants occupying said lot or property.

(c) The sign design and location are subject to the approval of the Planning and Community Design Commission.

(d) No part of the monument sign may project beyond a five (5) foot setback line from the right-of-way, nor shall any part of said sign obstruct vision at any intersection or vehicular access point.

(2) Each business lot with a continuous frontage of at least two hundred (200) feet measured along one (1) street line only or a lot area of three (3) acres or more is entitled to one (1) monument sign with a size limitation of twenty-five (25) square feet and a height no greater than six (6) feet.

(a) One-sided signs are subject to a maximum area of one-half ($\frac{1}{2}$) of the total allowable sign area.

(b) One (1) monument sign per lot is allowed, regardless of the number of tenants occupying said lot or property.

(c) The sign design and location are subject to the approval of the Planning and Community Design Commission.

(d) No part of the monument sign may project beyond a five (5) foot setback line from the right-of-way, nor shall any part of said sign obstruct vision at any intersection or vehicular access point.

e. Shopping centers having common parking areas or common roof structures and consisting of six (6) or more tenants may, in addition to the aforementioned monument sign area, have a directory sign identifying businesses located within that center provided that:

(1) Said directory signage must be an integral part of the monument sign authorized in this Code, provided that the total height does not exceed eight (8) feet; and

(2) Total square footage of directory signage to be dedicated to tenant information will not exceed fifty percent (50%) of the total sign face; and

(3) Total square footage for any individual tenant may not exceed ten (10) square feet per sign face; and

(4) The sign design and location are subject to the approval of the Planning and Community Design Commission.

f. Office buildings having common parking areas or common roof structures and consisting of six (6) or more individual general offices, not to include retail, may have directory signage identifying each office located within that building provided that:

(1) Said directory signage must be an integral part of the monument sign authorized in this Code and the total height must not exceed eight (8) feet.

(2) Total square footage of directory signage to be dedicated to tenant information

will not exceed fifty percent (50%) of the total sign face as authorized in this Code.

(3) Total square footage for any individual tenant may not exceed ten (10) square feet per sign face.

(4) The sign design and location are subject to the approval of the Planning and Community Design Commission.

g. Directional information signs serving to direct traffic or indicate areas of specific service functions and which contain no name or advertisement of any kind may be placed on walls or posts subject to the following:

(1) No sign shall be more than three (3) square feet in area or any part closer than three (3) feet to sidewalk edge or fifteen (15) feet from roadway, right-of-way and roadway easement.

(2) Post signs may not be higher than three and one-half (3½) feet nor lower to the ground than twelve (12) inches.

(3) The location and verbiage of such signs is subject to the approval and interpretation of the Building Official.

h. Gasoline and oil service stations may have, in addition to the wall signage allowed in this Article:

(1) One (1) pole sign in lieu of a monument sign not exceeding eight (80) square feet, consisting of not more than forty (40) square feet per sign face.

(2) One (1) sign which shall contain the actual unit price being charged (including all applicable taxes) for each type of gasoline being sold, in block letters and numerals at least ten (10) inches in height, not exceeding twenty (20) square feet in area per sign face; provided that the areas of a pricing information sign attached to a column sign or monument sign and of the column sign or monument sign to which the pricing information sign is attached shall be considered separately for purposes of this Subsection.

(3) The sign design and location are subject to the approval of the Planning and Community Design Commission.

i. Temporary signs as described below will be allowed subject to the regulations listed:

(1) Banners, in accordance with Section 415.130, announcing a special event with a maximum size of fifteen (15) square feet attached to the building wall. (R.O. 2008 §225.320; Ord. No. 2257, 10-12-04; Ord. No. 2438 §1, 9-28-10)