

**ARTICLE XVI.**  
**SIGNS**

**SECTION 1600. Title.**

This chapter shall be known and may be referred to as the "Sign Ordinance of the City of Suwanee."

**SECTION 1601. Authority.**

This chapter is enacted pursuant to the general police powers of the city and other authority provided by federal, state and local laws applicable hereto.

**SECTION 1602. Findings, purpose and intent.**

The city finds that the number, size, design characteristics, and locations of signs in the city directly affect the public health, safety, welfare and property values. The city finds that signs have become excessive, and that many signs are distracting and dangerous to motorists and pedestrians, may be confusing to the public, and substantially detract from the beauty and appearance of the city and associated property values. The city finds that there is a substantial need directly related to the public health, safety and welfare to comprehensively address these concerns through the adoption of the following regulations.

The purpose and intent of the governing authority of the city in enacting this chapter are as follows:

- A. To protect the health, safety, general welfare and property values of the citizens of the city, and to implement the policies and objectives of the Comprehensive Plan of the city through the enactment of a comprehensive set of regulations governing signs in the city.
- B. To regulate the erection and placement of signs within the city in order to provide safe operating conditions for pedestrian and vehicular traffic without unnecessary and unsafe distractions to drivers and pedestrians.
- C. To preserve the value of property on which signs are located and from which signs may be viewed.
- D. To maintain an aesthetically attractive city in which signs are compatible with the surrounding area.
- E. To maintain for the city's residents, workers and visitors a safe and aesthetically attractive environment and to advance the aesthetic interests of the city.
- F. To establish comprehensive sign regulations that effectively balance legitimate business and development needs with safe and aesthetically attractive environment for residents, workers and visitors to the city.
- G. To provide fair and reasonable opportunities for the identification of businesses that are located within the city and to provide for the identification of the availability of products, goods or services to promote economic vitality.
- H. To ensure the protection of free speech rights under the state and United States Constitutions within the city.

- I. To establish a permit system to allow specific types of signs in zoning districts consistent with the uses, intent and aesthetic characteristics of the areas where the signs are to be located.
- J. To allow certain signs that are small, safe, unobtrusive and incidental to the principal use of the respective lots on which they are located, subject to the substantive requirements of this article but without a requirement for permits.
- K. To provide for temporary signs in certain circumstances.
- L. To place reasonable controls on nonconforming signs that are by definition contrary to the public health, safety and welfare while protecting the constitutional rights of the owners of said nonconforming signs.
- M. To prohibit all signs not expressly authorized by this chapter, to provide for the maintenance of signs, and to provide for the enforcement of the provisions of this chapter.

**SECTION 1603. Scope of regulations.**

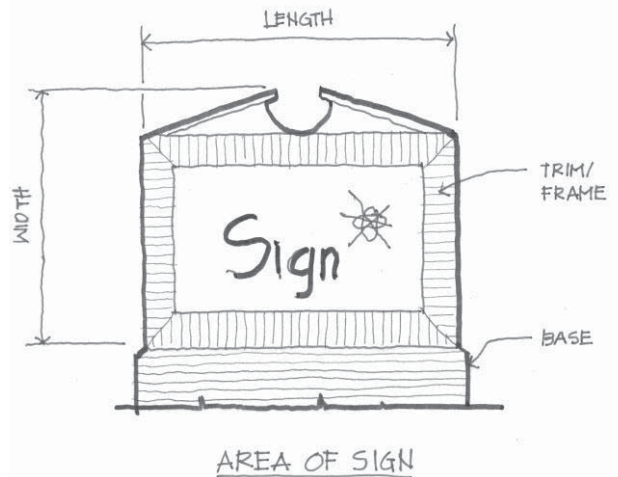
- A. It shall be unlawful for any person to erect, construct, enlarge, move, alter or convert any sign or cause the same to be done within the City except in accordance with the provisions of this Ordinance.
- B. Noncommercial speech protected under the First Amendment of the United States Constitution and the Constitution of the State of Georgia shall be regulated by this Ordinance only as to the size of signage containing such speech, the number and location of such signs, and such other reasonable time, place and manner restrictions as are set forth in this Ordinance. Any sign or structure used solely for the purpose of displaying a protected non-commercial message or protected non-commercial speech is exempt from all other aspects of this Ordinance. Except, however, all sign structures shall remain subject to the provisions of the City of Suwanee Zoning Ordinance, Building Codes and other relevant laws.
- C. Protected noncommercial speech shall be permitted in any place commercial speech is permitted under this Ordinance. Any sign provided for in any zoning district may contain non-commercial messages. To the extent any conflict arises between this provision and any other language found in this Ordinance, this provision shall control.
- D. Any sign or structure erected for the purpose of displaying a protected noncommercial message or protected noncommercial speech shall not be used for a commercial message or commercial speech unless such sign or structure is erected in conformance with all requirements of this Ordinance and has received a sign permit as required by this Ordinance.
- E. For purposes of this chapter a "noncommercial message" or "noncommercial speech" shall mean any message or speech that does not meet the definition of "commercial message or commercial sign" as set forth in this Ordinance. Nothing herein shall be construed to prohibit a prosecution for violation of a criminal statute by the city or other duly constituted government authority or a civil action by the city or other private person or entity.

## **SECTION 1604. Definitions.**

The following definitions shall apply to this chapter unless specifically stated otherwise. Any words or phrases not defined below shall be given their common ordinary meaning unless the context clearly indicates otherwise.

**Area Identification Sign.** A sign, free-standing or affixed to a wall which identifies a development, such as a shopping center, office or industrial park, or a residential subdivision or multiple-family project.

**Area of Sign.** The area of the face of the sign within a perimeter which forms the outside shape including any decorative trim or frame which forms an integral part of the display, but excluding the base or necessary supports or uprights on which the sign may be placed.



**Banner.** A sign of lightweight fabric, plastic or similar material mounted at one (1) or more edges to a pole or other structure. National flags, state and municipal flags, and official flags of businesses, institutions or other organizations shall not be considered banners.

**Beacon.** Any light with one (1) or more beams which rotate, move or which are directed into the atmosphere or at one (1) or more points not on the same lot as the light source.

**Blade Sign.** A smaller pedestrian oriented sign that extends perpendicularly (or approximately perpendicularly) more than 12 inches from the first floor of a supporting building and is located near the entrance of commercial establishments. It does not require support from the ground.

**Canopy (or marquee).** A permanent roof-like shelter extending from part or all of a building face and constructed of some durable material such as fabric, metal, glass or plastic, except gasoline canopy.

**Canopy, fuel.** A permanent roof-like shelter over fuel pumps constructed of durable material such as masonry, fabric, metal, glass and/or plastic.

**Canopy Sign.** Any sign attached to or constructed in or on a canopy. For purposes of this chapter, this term includes marquee sign.

**Changeable Copy Board.** A sign on which copy or sign panels may be changed, such as boards with changeable letters or changeable pictorial panels.

**Commercial Message or Commercial Sign.** Any sign, wording, logo, or other visual representation that directly or indirectly identifies, names, advertises, or directs attention to a business operated for profit, or to a product, commodity or service for sale or lease,

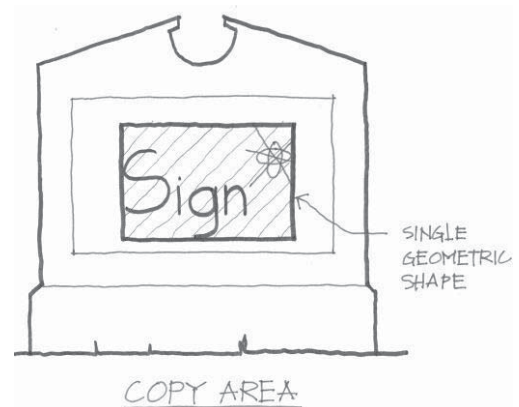
to any other commercial interest or activity, or is otherwise intended to induce the purchase of goods, commodities, products, property, or services.

Copy. The wording, designs and other advertising display on a sign surface.

Copy Area. The area in square feet of the smallest geometric figure that describes the total area enclosed by the actual copy of a sign. For wall or canopy signs, the copy area limits refer to the message, not to the illuminated background.

Director. The Planning and Community Development Director for the City of Suwanee or his or her designee.

Double-faced Sign. A sign which has two (2) display areas against each other or where the interior angle formed by the display areas is sixty (60) degrees or less, where one (1) face is designed to be seen from one (1) direction and the other face from another direction.



Dilapidated or Neglected Signs. A sign (including sign structure) will be dilapidated or neglected if it does not present a neat and orderly appearance, which may be manifested by the following: rust or holes on or in the sign, or broken, missing, loose or bent parts, faded or flaking paint, or non-operative or partially operative illuminating.

Electronic Sign. Any sign wherein the message can be electronically programmed or modified by an electronic or automated means. This includes, but is not limited to, signs commonly known as LED, LCD, and other similar technologies.

Facade. The exterior front of a building or structure exposed to public view.

Flags. Any fabric, plastic or similar material containing distinctive colors, patterns, or symbols and which is used as an official symbol of any government, business, institution or organization.

Flashing Sign. A sign, the illumination of which is not kept constant in intensity at all times when in use, and which exhibits marked changes in lighting effects.

Free-standing Sign. A sign erected on a free-standing frame, mast or pole not attached to any building.

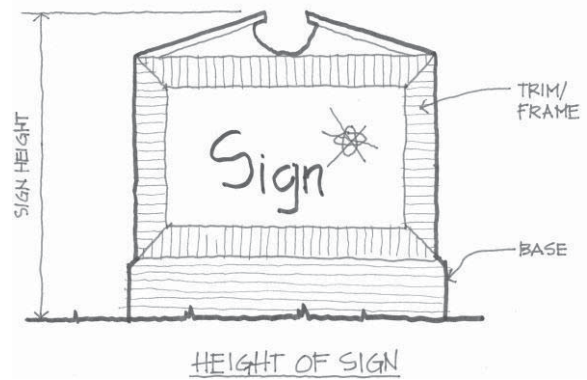
Ground Level. Street level.

Ground Sign. A free-standing sign connected, attached, secured or otherwise permanently affixed to the ground. This may include monument-style signs, pole signs, billboards, or similar signs affixed to the ground.

Height of Sign. The vertical distance measured from ground level to the highest point of a sign, including the sign structure.

**Illuminated Sign.** Any sign which is lighted from within (direct) or without (indirect).

**Individual Establishment.** A non-residential structure containing an office, business, store, shop, facility, institution, or groups thereof where the primary access point for the employees, tenants and customers is by a collective entryway instead of individual doorways to the outside. This includes buildings with multiple tenants provided the building's principal means of access is provided by common entry points.



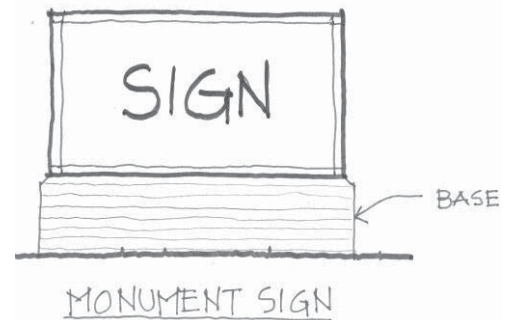
**Industrial or Office Park.** An industrial or office development on one or more lots containing multiple buildings per lot around a network of private streets and drives and functioning as a single collective development. This term includes office-condominium and other like developments.



**Interstate Visible Sign.** A sign located on a legally approved parcel of land within the Interstate 85 corridor meeting the requirements outlined herein. Said sign shall not exceed two hundred (200) square feet in size nor eighty (80) feet in height.

**Lot or Parcel.** A designated parcel, tract or area of land legally established by plat, subdivision or as otherwise permitted by law.

**Monument-Style Sign.** A sign other than a pole sign, in which the face of the sign is permanently mounted on an enclosed decorative base of brick or stone and with a frame within which advertising panels are contained.



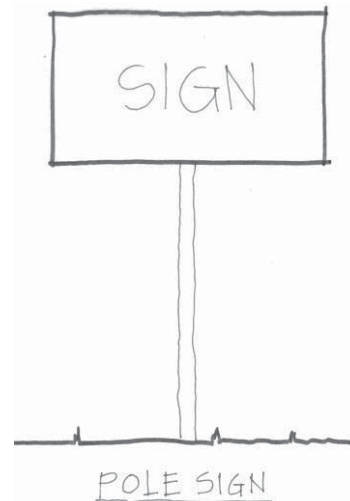
**Neighborhood Marketing Sign.** Temporary sign located at the entrance of a platted subdivision that has lots or houses that are being actively developed and sold within the neighborhood.

**Nonconforming Sign.** A sign erected or otherwise in use prior to the effective date of this chapter which fails in one (1) or more respects to comply with all provisions of this chapter.

**Owner.** The title owner and its agents and assignees.

Planned Multi-Tenant Office, Institutional, Industrial or Shopping Center. A planned concentration of multiple business establishments with shared parking and direct external entry points (doorways) for its employees, customers and tenants in lieu of collective entrances. Retail shopping centers are included in this definition.

Pole Sign. A sign that is mounted on a freestanding pole, pylon or other support so that the bottom edge of the sign face is three feet or more above grade and is independent of any other structure.



Portable Sign. A sign that is designed to be transported, including but not limited to a sign mounted or painted on a vehicle which is parked in such a manner as to serve the purpose of an advertising device, and including a sign designed to be transported by trailer or its own wheels, even though such wheels may be removed and the remaining chassis is attached to the ground. Delivery or service vehicles that park onsite but spend at least 75% of a typical business day offsite shall not be considered a portable sign.

Prohibited Sign. Any sign, other than a nonconforming sign, which does not comply with this chapter or is specifically restricted herein.

Projecting Sign. A larger vehicular oriented sign that extends perpendicularly (or approximately perpendicularly) more than 12 inches from an elevation above the first floor of a supporting building. It does not require support from the ground and does not extend above the roofline of the building.

Public Notice. Any sign or notice posted by the city, county, or other governmental entity.

Public Interest Signs. Sign in the public interest, erected by, or on the order of, a public officer in the performance of his or her duty such as public notices, safety signs, traffic and street signs, memorial plaques, and the like.

Road Frontage. The distance of which a parcel of land adjoins a right-of-way dedicated or owned by the a local, state or federal government, including prescriptive easements for public access.

Real Estate for Sale, Lease or Rent. For the purposes of this Ordinance, real estate is for sale, lease or rent when the real estate is being openly and actively marketed by the owner or a duly licensed real estate agent or broker.

Residential Identification Sign. A sign located at the vehicular entrance or exit to a platted subdivision where it accesses an external public roadway and located within the platted portion of a subdivision, or on a parcel containing buildings within a planned residential development.

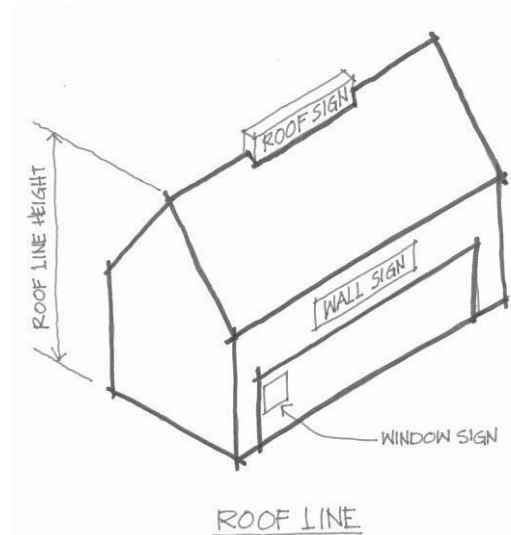
**Roof Line.** The top edge of the roof or the top of the parapet, whichever forms the top line of the building silhouette.

**Roof Sign.** Any sign erected upon, against or directly above a roof or on top of or above the parapet of a building.

**Rotating Sign.** Any sign or portion of a sign that moves in a revolving or similar manner.

**Subdivision.** The total boundary of a tract of land that has been legally platted into five or more lots.

**Subdivision Identification Sign.** A sign located at the vehicular entrance or exit to a platted subdivision where it accesses an external public roadway and located within the platted portion of the subdivision.



**Sidewalk or Sandwich Board Sign.** A movable sign not secured or attached to the ground or surface upon which it is located.

**Sign.** Any identification, description, illustration, symbol, lighting, statue or device, illuminated or non-illuminated, that is visible from any public place designed to advertise, identify, convey information or draw the public's attention, with the exception of non-illuminated window displays and state or national flags. For the purpose of removal, sign shall also include all sign structures.

**Sign Structure.** Any structure which supports, has supported or is designed to support a sign. A decorative cover is part of a sign structure.

**Substandard Lot or Parcel.** A lot or parcel that does not meet the lot area, width or public street frontage and access requirements of the City of Suwanee Zoning Ordinance.

**Temporary Advertising Device.** Banners, streamers, pennants, balloons, and similar advertising devices used during special events on private property.

**Under-canopy Sign.** A sign suspended below the ceiling or roof of a canopy or marquee. For the purposes of this chapter, this term includes under-marquee sign.

**Wall Sign.** A sign attached, erected or painted against a wall of a building, with the face parallel to the building wall and extending out not more than one (1) foot.

**Window Sign.** A sign installed inside a window for purposes of viewing from the outside of a building. This term does not include merchandise located in window.

## **SECTION 1605. Permit requirements.**

Except as specifically exempted from the provisions of this chapter, it shall be unlawful for any person to post, display, substantially change, or erect a sign without a permit. A change in the copy only of a sign or advertising device shall not constitute a substantial change.

- A. Permit applications. Applications for sign permits shall be filed by the sign owner or its agent to the City upon forms furnished by the City. Said application shall describe and set forth the following:
1. The street address of the property upon which the subject sign is to be located and the proposed location of the subject sign on the property. In the absence of a street address, a method of location acceptable to the director shall be used;
  2. The aggregate area and square foot copy area per sign for all signs;
  3. The name(s) and address(es) of the owner(s) of the real property upon which the sign is to be located;
  4. The written consent of the owner, or its agent granting permission for the placement and maintenance of the sign;
  5. A sketch or print drawn to scale showing pertinent information such as dimensions, materials and location on the building or property, in accordance with the building code;
  6. The name, address, telephone number and business license number of the sign contractor;
  7. The type of sign to be erected, the area and copy area, height shape and overall size of the sign; and
  8. The size of the parcel on which the sign is to be placed.
  9. Other administrative or technical information needed as may be determined by the Director in performance of his or her duties.
- B. Permit fees. No permit shall be issued until the appropriate and complete application has been filed with the director, all relevant deposits and fees have been paid, and the application has been approved by the director. Fees and any required deposits shall be established from time to time by the city council. If required at time of application, no application shall be deemed to be accepted by the director unless and until all fees and deposits are paid and all information reasonably required by the director is provided by the applicant.
- C. Review Period. A sign permit shall be issued or denied by the director within thirty (30) days of the filing of a complete and conforming permit application, payment of the appropriate deposits and fee(s), and compliance with all requirements under this Ordinance. If the City fails to act within the 30-day period, the permit shall be deemed to have been granted.

In the event a permit application is denied, the director shall provide the applicant a written denial, indicating the reason(s) for denial. The applicant may appeal a denial to the Zoning Board of Appeals by filing a notice of appeal with the director within ten (10) days of written notice of the permit denial. The notice shall state the reasons for the appeal. The board of appeals shall take final action on the appeal within sixty (60) days of the notice. Should the board of appeals vote to uphold the denial, the board of appeals shall issue a written confirmation of its



decision, indicating the reason(s) therefore, to the applicant. Appeal from the decision of the board of appeals is by Writ of Certiorari to the Gwinnett County Superior Court and must be filed within thirty (30) days of the date of the board's decision.

- D. Permit time limitation. A sign permit shall become null and void if the sign for which the permit was issued has not been completed and erected within six (6) months after the date of issuance.

#### **SECTION 1606. Remedies.**

In case any sign, advertising device or other device covered by this Ordinance is or is proposed to be erected, constructed, altered, converted or used in violation of any provision of this Ordinance, the director, or designee may, in addition to other remedies, and after due notice to the appropriate person(s), issue a citation to the alleged violator requiring such person to appear in a court of competent jurisdiction to answer charges for such violation. Upon conviction, such person shall be punished by a fine not to exceed \$1,000.00 or imprisonment for 60 days or both. Each act of violation and each day upon which any violation shall occur shall constitute a separate offense.

#### **SECTION 1607. Severability.**

In the event any section, subsection, sentence, or word of this ordinance is declared and adjudged to be invalidated or unconstitutional, such declaration or adjudication shall not affect the remaining portions of this Chapter, which shall remain in full force and effect as if such portion so declared or adjudged unconstitutional were not originally part of this Section, even if the surviving parts of the ordinance result in greater restrictions after any unconstitutional provisions are stricken. The City Council declares that it would have enacted the remaining parts of the Section if it had known that such portion thereof would be declared or adjudged invalid or unconstitutional. The City Council declares its intent that should this ordinance be declared in part or in whole, signs are to be subject to regulations applicable to "structures" contained in the Zoning Ordinance.

#### **SECTION 1608. General provisions.**

Unless otherwise specifically stated herein, all signs and sign structures shall comply with minimum setback and height restrictions for structures as set forth in the City of Suwanee Zoning Ordinance. Except as otherwise provided in this Ordinance, the following general stipulations shall apply:

- A. Maintenance and appearance of signs. All signs shall be maintained in good condition and present a neat and orderly appearance. Any sign showing gross neglect, or which becomes dilapidated, or which is surrounded by an unmaintained ground area, may be required to be repaired or removed as set forth below.

The Director, upon finding any of the above conditions, will give the owner a minimum of ten (10) days written notice to correct the deficiencies or to remove the sign or signs. If the owner refuses to correct the deficiencies or remove the

sign, the director may issue a citation under the enforcement provisions of this chapter.

- B. Illumination of signs. The light from any illuminated sign shall not be of an intensity or brightness that interferes with the peace, comfort, convenience, and general welfare of residents or occupants of adjacent or nearby properties.

No sign shall have blinking, flashing, or fluctuating lights or other illuminating devices that have a changing light intensity, brightness or color. No color lights shall be used at any location or in any manner to be confused with or construed as traffic control devices.

The source of illumination shall be shielded, obscured or diffused sufficiently to ensure that it is not creating a hazard for drivers.

Neither direct nor reflected light from primary light sources shall create a hazard to operators of motor vehicles.

No signs shall be located on illuminated (back-lit) awnings.

- C. Temporary advertising devices. Banners, streamers, pennants, and similar temporary advertising devices shall be permitted on private property during the grand opening of a business, no more than five (5) days prior to opening and no longer than thirty (30) days after the date of the opening. Non-recreational hot-air, cold-air, or other gas-filled advertising devices are prohibited at all times.

After the grand opening, each business owner will be permitted to utilize such advertising devices on such property for a period not to exceed thirty (30) days, said period being measured from calendar month and day to future calendar month and day (ex. March 3<sup>rd</sup> to March 3<sup>rd</sup>). Each business owner will be permitted a maximum of three temporary advertising devices in a twelve (12) month period.

For both grand openings and/or special events, each lot shall be limited to no more than two (2) temporary advertising devices. No banner, streamer or similar temporary advertising device shall be used without first obtaining a permit for each such sign from the director in accordance with the permit provisions of this Ordinance. See Section 1612.C.3.d for additional location requirements for Planned Multi-tenant facilities.

- D. Construction of permanent ground signs. All permanent ground signs with a sign area greater than 6 square feet but 192 square feet or less shall be monument-style signs. No permanent pole signs greater than 6 square feet or less than 192 square feet shall be allowed.

## **SECTION 1609. Nonconforming signs.**

It is the policy of the city to encourage compliance of all signs within the city with the terms and requirements of this Ordinance.

- A. The city finds that nonconforming signs may adversely affect the public health, safety and welfare. Such signs may adversely affect the aesthetic characteristics of the city and may adversely affect public safety due to the visual impact of said signs on motorists and the structural characteristics of said signs.
- B. Any legally permitted and constructed sign shall be allowed to continue as a legal non-conforming use under this Ordinance except that it shall not be:
  - 1. Enlarged, altered or rebuilt except in conformance with this Ordinance, but it may be repaired to the extent necessary to maintain it in a safe and sanitary condition; and
  - 2. Rebuilt, altered or repaired after damage exceeding 50 percent of its replacement cost at the time of destruction, except in conformity with this Ordinance.

Any sign submitted for approval by the City for a sign permit that meets the criteria of the previously adopted Ordinance, shall be allowed to continue obtain permits under the previous regulations. However, signs shall be constructed within 120 days of permit approval or said permit shall expire.

- C. The owner(s) or authorized agent(s) of each nonconforming sign located within the city shall register said nonconforming sign with the director no later than ninety (90) days after the effective date of this Ordinance. Failure to register such sign will place upon the owner and the lessee the entire burden of proof that such use lawfully existed on the effective date of this Ordinance.

## **SECTION 1610. Exempt Signs.**

- A. Public Interest Signs. Sign in the public interest, erected by, or on the order of, a public officer in the performance of his or her duty such as public notices, safety signs, traffic and street signs, memorial plaques, and the like.
- B. The following types of signs must comply with the provisions of this Ordinance, however they are exempt from the permit requirements of this Ordinance. These signs are in addition to allowed signs and may be provided without formal permit approval.
  - (1) Non-illuminated free-standing or wall signs having an aggregate sign area per lot of ten (10) square feet, provided that no sign shall exceed three (3) feet in height (except when used as a wall sign) or have an area greater than 5 (five) square.
  - (2) Signs for the sole purpose of displaying street numbers as may be required by other ordinances and other signs required by law.

- (3) Non-commercial flags provided that the height of a flag pole shall not exceed the allowed height provided for a structure or building the applicable zoning district, or sixty (60) feet whichever is less. In addition, the maximum dimensions of any flag shall be proportional to the flag pole height and the hoist side of the flag shall not exceed twenty (20) percent of the vertical height of the flag pole. Each lot shall be allowed a maximum of three (3) flag poles.
- (4) Signs six (6) square feet or less in size in residential areas and thirty-two (32) square feet or less in commercial or industrial areas, when located on a lot or building that is for sale, lease, rent or being constructed and are limited to one (1) sign per street frontage. Such signs shall be removed within ten (10) days after the subject lot or building is leased, sold, or construction is completed.
- (5) Non-governmental traffic control signs less than three (3) square feet in area and three (3) square feet in height located in or adjacent to parking areas and driveways.
- (6) Window signs that do not exceed twenty-five (25) percent of the available window space.
- (7) Any sign not visible from public thoroughfares or any sign within a business, office, mall, or totally enclosed area except window signs.

#### **SECTION 1611. Prohibited Signs.**

Except as otherwise provided, the following types of signs or advertising devices are prohibited in the city:

- (1) Roof signs.
- (2) Rotating signs.
- (3) Animated and intensely lighted signs. No sign shall be permitted which is animated by means of flashing, blinking or traveling lights or any other means not providing constant illumination.
- (4) Electronic signs used for purposes other than traffic management and official government signs.
- (5) Signs which purport to be, or are an imitation of, or resemble an official sign, traffic sign or signal.
- (6) Signs which are painted on or attached to any courtesy bench, trash can, or similar object on which advertising is displayed.
- (7) Search lights or beacons.
- (8) Window signs that exceed twenty-five (25) percent of the window area.
- (9) Wind activated devices other than flags, banners and streamers.
- (10) A-frame signs, sandwich boards, sidewalk or curb signs except when placed within ten (10) feet of the front door of the tenant's business.
- (11) Signs occupying a parking space required under the minimum parking requirements of this chapter, other than signs designating the space as reserved for handicapped or other use.
- (12) Signs which by reason of their size, location and manner of illumination cast light directly on streets and roads so as to adversely affect traffic movement and safety.
- (13) Signs which emit audible sound, odor or visible matter.

- (14) Portable signs.
- (15) Pylon or pole signs between 6 square feet and 192 square feet in sign or copy area
- (16) Signs attached to any street signs, signs directing or controlling traffic, or poles and posts supporting such signs; or any sign attached to trees, rocks or shrubbery.
- (17) Dilapidated or neglected signs.
- (18) Any sign exceeding two hundred (200) square feet in copy area.
- (19) Any ground sign in excess of twenty (20) feet in height except Interstate Visible Signs.
- (20) Signs located within a public right-of-way except for street signs, traffic signs, or public interest signs.
- (21) Signs located on back-lit awnings.
- (22) Exposed LED light strips serving as a sign.

**SECTION 1612. Sign Standards.**

References herein to zoning districts refer to districts established pursuant to the City of Suwanee Zoning Ordinance. This chapter does not create zones or districts. Unless otherwise provided in this chapter, any sign not specifically permitted in a zoning district as provided in this chapter shall be prohibited in that zoning district.

A. Single-Family Residential Areas. Within the R-140, R-100, R-85, TRD, and Single-Family detached designated areas within PMUD zoned tracts, the following types of signs shall be permitted as follows:

- (1) Each lot located in a single-family residential area is permitted an aggregate sign area of no greater than ten (10) square feet as outlined in the Exempt Signs Section of this Ordinance and subject to exemptions and allowances contained elsewhere. No single sign shall exceed three (3) feet in height (except when used as a wall sign), two and one-half (2.5) square feet in area, and set back less than ten (10) feet from the edge of the right-of-way.
- (2) Subdivision Identification Signs. A maximum of two (2) permanent subdivision or residential entrance signs per entrance into any residential real estate development is permitted. Such signs shall not be included in the calculation of aggregate sign area for any lot.
 

Maximum Height:	0-5 foot setback maximum 4 feet high; over 5 feet but less than 10 feet maximum 6 feet high; 10 foot or over setback maximum 12 feet high.
Setback from Right of Way :	See above.
Maximum Size per Sign Allowed:	32 square feet of Copy Area;
Number and Type Permitted:	One per lot; Two total signs per entrance.
- (3) Temporary Real Estate Signs in excess of 6 square feet. Sign(s) located on tract of land that is for sale or lease and is being openly and

actively marketed by the owner or a duly licensed real estate agent or broker.

Maximum Height: 10 feet.

Minimum Setback from Right of Way: 5 feet.

Maximum Size per Sign Allowed: 32 square feet of Sign/Copy Area.

Number and Type Permitted: One sign per road frontage.

- (4) Temporary Neighborhood Marketing Sign. Temporary sign located at the entrance of a platted subdivision that has lots or houses that are being actively developed and sold.

Maximum Height: 0-5 foot setback maximum 4 feet high; over 5 feet but less than 10 feet maximum 6 feet high; 10 foot or over setback maximum 10 feet high.

Maximum Size per Sign Allowed: 32 square feet of Sign/Copy Area.

Number and Type Permitted: One sign per entrance.

- (5) Large Building Sign. Each lot that contains a single building greater than 5,000 (five thousand) gross square feet is permitted one permanent ground sign per public road frontage.

Maximum Height: 0-5 foot setback maximum 4 feet high; over 5 feet but less than 10 feet maximum 6 feet high; 10 foot or over setback maximum 12 feet high.

Maximum Size per Sign Allowed: 32 square feet of Copy Area; 64 square feet of Sign Area.

Number and Type Permitted: One sign per road frontage.

- B. Multi-Family Residential Areas. Within the RMD, RM-6, RM-8 and multi-family designated areas within PMUD zoned tracts the following types of signs shall be permitted as follows:

- (1) In apartment, condominium or townhouse developments, the permitted aggregate sign area is no greater than four (4) square feet per unit. No single sign shall exceed three (3) feet in height (except when used as a wall sign), two and one-half (2.5) square feet in area, and set back less than ten (10) feet from the edge of the right-of-way.

- (2) Residential Identification Signs. A maximum of two (2) permanent entrance signs per entrance into a residential development is permitted. Such signs shall not be included in the calculation of aggregate sign area for any lot.

Maximum Height: 0-5 foot setback maximum 4 feet high; over 5 feet but less than 10 feet maximum 6 feet high; 10 foot