

CITY OF FIFE, WASHINGTON

ORDINANCE NO. 1833

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF FIFE, PIERCE COUNTY WASHINGTON, ADDING NEW SECTIONS 16.02.015, 16.02.205, 16.02.465, 16.05.050 AND AMENDING SECTIONS 16.03.110, 16.04.010, 16.04.020, 16.04.040, 16.04.070, 16.05.020, 16.05.030, 16.05.040, 16.09.010, 16.11.020 AND 16.11.030 OF THE FIFE MUNICIPAL CODE RELATING TO SIGNAGE

WHEREAS, from time to time, it is appropriate to review development regulations; and

WHEREAS, in accordance with RCW 36.70A.106 the proposed sign code development regulation amendments were sent to and received by State agencies on August 23, 2012 for review and comment; and

WHEREAS, in accordance with RCW 36.70A.106(3)(b), the City of Fife requested 14-day expedited review from State agencies with said expedited review having been granted and no comments from State agencies received; and

WHEREAS, the City of Fife Planning Commission held a public meeting on the proposed amendments on September 10, 2012, and recommended approval of the amendments; and

WHEREAS, a State Environmental Policy Act (SEPA) Determination of Non-Significance (DNS) was issued on August 23, 2012 with no comments having been received and no appeal filed; and

WHEREAS, on April 9, 2013, the Fife City Council held a public hearing on the proposed amendments; and

WHEREAS, the City of Fife has fulfilled all procedural requirements for the adoption of the development regulations; now therefore

THE CITY COUNCIL OF THE CITY OF FIFE, WASHINGTON DO ORDAIN AS FOLLOWS:

Section 1. Fife Municipal Code Chapter 16.02 is hereby amended by adding a new section 16.02.015 to read as follows:

16.02.015 A-Board sign.

“A-Board sign” means a temporary sign set upon the ground, consisting of two sign faces hinged at the top and separated at the bottom to make it self-standing upon the ground. “A-Board signs” are also commonly referred to as “sandwich board” signs.

Section 2. Fife Municipal Code Chapter 16.02 is hereby amended by adding a new section 16.02.205 to read as follows:

16.02.205 Ground sign.

“Ground sign” means a sign attached to the ground and supported by the ground or a built-up landscaped area such that the sign appears solid with the ground.

Section 3. Fife Municipal Code Chapter 16.02 is hereby amended by adding a new section 16.02.465 to read as follows:

16.02.465 Subdivision Readerboard Sign.

“Subdivision Readerboard Sign” means a sign for a residential subdivision intended to inform and promote communication among residents of the residential subdivision. A Subdivision Readerboard Sign contains no commercial advertising.

Section 4. Fife Municipal Code Section 16.03.110 is hereby amended to read as follows:

16.03.110 Political signs.

Political signs shall be limited to one sign per candidate per street frontage for each private lot. Political signs shall be removed within seven days after the election, except that a candidate who wins a primary election may continue to display political signs until seven days after the general election. Permits shall not be required.

Section 5. Fife Municipal Code Section 16.04.010 is hereby amended to read as follows:

16.04.010 Permits required.

Banners and A-board signs may be displayed on private property with a valid temporary sign permit. Temporary sign permits shall be issued for no more than 60 days per business each calendar year. Temporary sign permits shall not be issued more than four times per calendar year.

Section 6. Fife Municipal Code Section 16.04.020 is hereby amended to read as follows:

16.04.020 On-premises requirement.

Unless otherwise provided for in this chapter, all temporary signs shall be located on the premises that they are advertising.

Section 7. Fife Municipal Code Section 16.04.040 is hereby amended to read as follows:

16.04.040 Sign size and number allowances.

Banner signs and A-board signs are allowed under the temporary sign permit. No more than three such signs in any combination are allowed under a temporary sign permit. Decorative balloon displays can be displayed under a valid temporary sign permit. Banners shall be limited to a maximum sign area of 30 square feet each. A-board signs shall be limited to a maximum sign area of 16 square feet each. Pennants or similar types of strings of signs are only permitted for grand openings or going out of business events.

Section 8. Fife Municipal Code Section 16.04.070 is hereby amended to read as follows:

16.04.070 Grand openings and other promotional events.

A. New and relocated businesses are eligible for an additional temporary sign permit to announce their grand opening. A one time permit for a maximum of 60 days shall be allowed. Up to one of the allowable three temporary signs may be located off-premises, provided that it is not located in the public right-of-way, is located in the same zoning district as the business being advertised, and authorization from the property owner upon which the off-premise sign is to be located is provided. Pennants may be displayed under a temporary sign permit issued for a grand opening. There is no limitation on the linear feet of pennants permitted for a grand opening. Permits are required.

B. Businesses are eligible for an additional temporary sign permit to announce a going out of business event. A one time permit for a maximum of 60 days shall be allowed; provided that, the signs shall be removed prior to the closing of the business. Up to one of the allowable three temporary signs may be located off-premises, provided that it is not located in the public right-of-way, is located in the same zoning district as the business being advertised, and authorization from the property owner upon which the off-premise sign is to be located is provided. Pennants may be displayed under a temporary sign permit issued for a going out of business event. There is no limitation on the linear feet of pennants permitted for a going out of business event.

C. Businesses are eligible for an additional temporary sign permit to announce a special promotional event such as annual corporate anniversaries. Special promotional events shall be limited to once per year. Up to three banners may be allowed. Banners attached to the wall of a building shall not exceed 80 square feet in sign area. Other banners (not attached to the wall of a building) shall not

exceed 40 square feet in sign area. Banners shall not be displayed for more than 45 days. Holiday sales shall not constitute a special promotional event. Permits are required.

Section 9. Fife Municipal Code Section 16.05.020 is hereby amended to read as follows:

16.05.020 Single-family districts .

A. Outright Permitted Signs. Each lot in single-family residential districts shall be permitted one nonilluminated freestanding or wall sign not exceeding 10 square feet in area. If the city of Fife has issued a business license for a lawfully permitted home business occupation, the business may use this allowance for advertising. Sign display for a home business occupation requires a permit.

B. Subdivision Readerboard Sign. Each residential subdivision shall be allowed subdivision readerboard signs subject to the following requirements:

1. The maximum number shall be one; except that, one additional residential subdivision readerboard sign may be allowed if located greater than one-half mile from another subdivision readerboard sign within the same subdivision.
2. The subdivision readerboard sign shall be located within the approved and recorded boundaries of the subdivision and only on a tract, lot or parcel not occupied by or intended to be occupied by a dwelling unit.
3. The subdivision readerboard sign shall be ground style.
4. Maximum sign area: 32 square feet.
5. Maximum height: Six (6) feet.
6. Minimum setback: Ten (10) feet from all property lines.
7. Residential Subdivision Readerboard signs containing electronic messaging displays shall be subject to the following standards:
 - a. The display shall not, or shall not appear to, flash, undulate, pulse, or portray explosions, fireworks, flashes of light, or blinking or chasing lights; the display shall not appear to move toward or away from the viewer, expand or contract, bounce, rotate, spin, twist or otherwise portray movement or animation as it comes onto, is displayed on, or leaves the sign board.
 - b. Displays/messages shall either appear immediately on the electronic message sign or shall scroll/travel on to the sign. Displays/messages that scroll or travel onto

the sign shall be allowed from one (1) direction only per display. Each display/message shall remain in a static state for at least three (3) seconds.

- c. Electronic displays shall either have a static display/message (single message that does not change) or the electronic messaging shall be turned off between the hours of 10:00 pm and 7:00 am.

C. Real Estate “Open House” Signs – Off-Premises. There shall be a minimum separation of 200 lineal feet between such signs. The area of such signs shall be no greater than six square feet per sign face. All off-premises real estate signs must be removed each day at the conclusion of the open house or other sales event and are permitted only between sunrise and sunset when the seller or the agent are in attendance at the subject property. No off-premises sign shall be placed any further than one-half mile (2,640 lineal feet) from subject property or to the closest principal arterial or whichever distance is lesser. Permits are not required.

D. Real Estate “Open House” Signs – On-Premises. One temporary nonilluminated real estate sign shall be permitted for each street frontage. These signs shall be limited to eight square feet and shall not exceed six feet in height. This section is not intended to allow for permanent display of sale, rental, or lease signs on a building. For other uses and developments, the size shall not exceed 32 square feet per sign face. All on-premises real estate signs must be removed when the sale closes, or in the case of a rental or lease, when the tenant takes possession. Permits are not required.

E. Name and Address Identification. One name plate sign on the premises bearing only the name of the principal occupant and/or the street number of a private dwelling is permitted. Name plate signs shall not exceed four square feet in area and address lettering should be a minimum of three inches tall. Permits are not required.

Section 10. Fife Municipal Code Section 16.05.030 is hereby amended to read as follows:

16.05.030 Multifamily residential district.

A. Permitted Signs. Each multifamily development may have one illuminated or nonilluminated freestanding or wall sign for each street frontage. The area of each sign face shall not exceed 32 square feet and the maximum height shall not exceed 10 feet. Such signs shall be required to comply with the landscaping requirements of Chapter 16.06 FMC. Permits are required.

B. Real Estate Signs, Off-Premises. There shall be a minimum separation of 100 lineal feet between off-premises signs. The area of such signs shall be no greater than six square feet. All off-premises real estate signs must be removed each day at the conclusion of the open house or other sales event and are permitted only between sunrise and sunset when the seller or the agent are in attendance at the subject property. No off-site sign shall be placed any further than a one-quarter mile (1,320 lineal feet) from subject property or to the closest minor arterial or whichever distance is lesser. Permits are not required.

C. Real Estate Signs. One temporary nonilluminated real estate sign shall be allowed for each street and freeway frontage. Such signs shall be limited to 20 square feet maximum and shall not exceed 12 feet in height. Such signs must be removed upon sale, rent or lease of the premises. This section is not intended to allow for permanent display of a sale, rental, or lease sign on a building. Signs intended for permanent display for the lease or rental of multifamily units shall not exceed eight square feet and are limited to one sign for each street frontage. Permits are not required.

D. Address Identification. A minimum of one street address display for each building is required. The numbers must be clearly visible from adjacent streets and entrances whenever possible. Lettering shall be between six and 12 inches tall. The fire marshal reserves the right to periodically inspect multifamily residences to verify compliance with this requirement. Permits are not required.

E. Temporary Construction Signs. One temporary construction related sign not exceeding 32 square feet in area may be displayed during construction phases of a development. Temporary construction signs shall be removed within two weeks of temporary occupancy of the building. Permits are not required.

F. Directional Signs. Directional signs shall be limited to not more than six square feet each with a maximum of four signs for each lot. Permits are required.

G. Subdivision Readerboard Sign. Each residential subdivision shall be allowed subdivision readerboard signs subject to the following requirements:

1. The maximum number shall be one; except that, one additional residential subdivision readerboard sign may be allowed if located greater than one-half mile from another subdivision readerboard sign within the same subdivision.

2. The subdivision readerboard sign shall be located within the approved and recorded boundaries of the subdivision and only on a tract, lot or parcel not occupied by or intended to be occupied by a dwelling unit.

3. The subdivision readerboard sign shall be ground style.

4. Maximum sign area: 32 square feet.
5. Maximum height: Six (6) feet.
6. Minimum setback: Ten (10) feet from all property lines.
7. Residential Subdivision Readerboard signs containing electronic messaging displays shall be subject to the following standards:
 - a. The display shall not, or shall not appear to, flash, undulate, pulse, or portray explosions, fireworks, flashes of light, or blinking or chasing lights; the display shall not appear to move toward or away from the viewer, expand or contract, bounce, rotate, spin, twist or otherwise portray movement or animation as it comes onto, is displayed on, or leaves the sign board.
 - b. Displays/messages shall either appear immediately on the electronic message sign or shall scroll/travel on to the sign. Displays/messages that scroll or travel onto the sign shall be allowed from one (1) direction only per display. Each display/message shall remain in a static state for at least three (3) seconds.
 - c. Electronic displays shall either have a static display/message (single message that does not change) or the electronic messaging shall be turned off between the hours of 10:00 pm and 7:00 am.

Section 11. Fife Municipal Code Section 16.05.040 is hereby amended to read as follows:

16.05.040 Commercial and industrial districts.

This section governs specific sign allowances in commercial and industrial districts.

A. Wall Signs. Wall signs shall be calculated by allowing one and one half square feet of wall sign for each linear foot of lot frontage or business frontage, whichever is greater, up to a maximum of 200 square feet. The maximum square footage may be split into two or more signs with a maximum of three signs per facade. One wall sign is allowed per street frontage except as noted below:

1. In a multitenant building, any business that has an outside wall and an outside entrance opening directly to the business shall be allowed a wall sign with an area equal to one and one-half square feet per lineal foot of the length of the business facade and a maximum area of 200 square feet. All wall signs must be located on walls in conjunction with tenant lease space.

2. In a multibuilding complex, each building other than the primary building on the site shall be allowed one wall sign. The permitted area is calculated by one and one-half square feet of sign for each linear foot of building frontage. Building

frontage shall be determined by orientation to the primary street. The primary building on the site is allowed one and one-half square feet of wall sign for each lineal foot of lot or building frontage. The maximum area of a wall sign is 200 square feet. Permits are required.

B. Projecting Signs. Projecting signs are permitted in lieu of freestanding signs. Projecting signs are limited to half the allowed area of a freestanding sign on the same property. In multitenant or multibuilding complexes, a projecting sign is permitted in lieu of a wall sign. Signs that project over a parking, maneuvering, or loading area must be at least 14 feet six inches above grade at their lowest point. Signs that project over a walkway or pedestrian area must be at least seven feet above grade at their lowest point. Projecting signs are not permitted to project over a public right-of-way. Structural calculations may be required for projecting signs.

C. Freestanding Signs. Each single tenant building, multitenant building, or multibuilding complex shall be permitted one freestanding sign with one square foot of sign area for each lineal foot of primary street frontage up to a maximum sign area of 150 square feet. Freestanding signs shall not exceed 30 feet in height. Permits are required. Each multitenant building is permitted a freestanding directory sign not to exceed 75 square feet in area and 12 feet in height. Freestanding signs on the same lot must be at least 100 feet apart.

D. Freeway Frontage Allowances. Properties with frontage adjacent to a freeway are permitted one freeway sign not exceeding 250 square feet. The sign can be a wall sign or a freestanding sign. Freestanding signs on a freeway shall not exceed 40 feet in height.

E. Primary Street Frontage Exceeding 300 Feet. When a business, multitenant building, or multibuilding complex has total frontage on the primary street of more than 300 feet, the business shall be allowed one additional freestanding sign oriented towards that street. The second freestanding sign on a primary street frontage is limited to a maximum of 75 square feet in area and shall not exceed 30 feet in height. Freestanding signs on the same street and the same lot shall be at least 150 feet apart. No more than two freestanding signs are allowed on any one street frontage of any one lot.

F. Additional Street Frontage. Corner properties or properties with frontage on more than one street are permitted one additional freestanding sign and one additional wall sign for each street frontage. The additional signs shall be located and facing upon the street frontage from which they are allowed and no freestanding sign shall be located closer than 100 feet to a freestanding sign on another street frontage of the same lot. Secondary signs shall be limited to an area

not more than 50 percent of the area allowed for the same type of sign on the primary street frontage.

G. Real Estate Signs. One nonilluminated real estate sign shall be allowed for each street and freeway frontage. These signs shall be limited to 20 square feet and shall not exceed 12 feet in height. Real estate signs must be removed upon sale, rent, or lease of the premises. Signs intended for permanent display for the lease or rental of multifamily units shall not exceed eight square feet and are limited to one for each street frontage. Permits are not required.

H. Directional Signs. Directional signs shall be limited to not more than six square feet each with a maximum of four signs per lot. Permits are required.

I. Temporary Construction Signs. One temporary construction related sign not exceeding 32 square feet in area may be displayed during construction phases of a development. Temporary construction signs shall be removed within two weeks of occupancy of the facility. Permits are not required.

J. Incidental Signs. Incidental signs shall be restricted to four per lot. Incidental signs shall not exceed six square feet. Permits are required.

K. Address Identification. Each business shall display a street address number that is visible from the street. The lettering shall be a minimum of six and a maximum of 12 inches in height. Permits are not required.

L. Gasoline Stations. Due to the significance of displayed gasoline prices and special needs of gas stations for identification, gasoline stations are allowed specific signs in addition to the signs permitted by zoning district. Permits are required for the following signs:

1. Permanently mounted signs at each pump island displaying prices for gasoline. Such signs shall be limited to six square feet each and to no more than one per fuel pump; and

2. One permanently mounted station identification sign on the fuel island canopy. One sign per canopy is allowed. These signs are limited to eight square feet in size.

M. Temporary Sign Permits. All lawfully licensed businesses shall be allowed temporary sign permits as set forth in Chapter 16.04 FMC.

N. Off-Premises Permanent Directional Signs.

1. One off-premises permanent directional sign shall be permitted subject to the following criteria:

- a. The subject property must have its primary street frontage on an “access street” or lesser (per city of Fife comprehensive plan); and
- b. The location of the subject property must be a minimum of 200 feet from a principal arterial; and
- c. The subject business must show a need for off-premises signage and how the sign will benefit the community; and
- d. The location of the off-premises sign can only be located at the nearest intersection of the closest principal or minor arterial, excluding 12th Street East, and “access street” or lesser to which the subject property is located; and
- e. The off-premises site must be located in a commercial or industrial district; and
- f. The square footage of the off-premises sign shall be included in the subject property’s total square footage sign allowance. In no case shall the off-premises sign exceed the total allowable signage for the subject property.

2. In all cases, an easement and maintenance agreement must be reviewed and approved by the city of Fife and recorded against all subject properties with Pierce County assessor’s office. At no time shall there be any more than two permitted freestanding signs (subject properties and off-site signs) on any one frontage. The sign shall be nonilluminated and no more than 16 square feet in area.

The process for the allowance of an off-site sign shall be reviewed and approved through Chapter 16.11 FMC, Comprehensive Sign Design Plans.

O. Off-Premises Temporary Real Estate Directional Signs. A large residential development is allowed a maximum of three off-premises temporary directional signs to guide potential customers to the location of the development. A large residential development shall be defined as a residential subdivision with at least 50 lots. All such signs shall require a sign permit and shall meet the following criteria for approval:

1. All such signs must be permanent monument signs constructed of concrete, rock, brick or similar material, or high quality nonprojecting pole signs constructed of durable materials. They may have an interchangeable message area, but must always show the name of the development and its location or direction.

2. All such signs may only be located in the following zoning districts: neighborhood commercial (NC), community commercial (CC), regional commercial (RC), and industrial (I).

3. No such sign shall exceed eight feet in height.
 4. Each development is allowed a maximum of three signs; provided, that no single sign shall exceed 32 square feet in area.
 5. No such sign shall be allowed on the public right-of-way.
 6. The location of each sign must be at least 200 feet from any other sign of the same type that is located on the same side of the same street.
 7. All such signs must be located within 500 feet of an intersection.
 8. All such signs shall be nonilluminated, and no part of any sign shall move or be animated.
 9. Once the overall development has a 90 percent occupancy of vested lots, or has been under construction for five years, whichever comes first, all related signs permitted by this section shall be removed.
 10. A site plan, maintenance agreement, and written permission from the property owner must be approved and accepted by the city community development director for each such sign.
 11. No such signs shall be approved until the final plat for the development is approved by the city and recorded with the Pierce County auditor.
- P. Subdivision Readerboard Sign. Each residential subdivision shall be allowed subdivision readerboard signs subject to the following requirements:
1. The maximum number shall be one; except that, one additional residential subdivision readerboard sign may be allowed if located greater than one-half mile from another subdivision readerboard sign within the same subdivision.
 2. The subdivision readerboard sign shall be located within the approved and recorded boundaries of the subdivision and only on a tract, lot or parcel not occupied by or intended to be occupied by a dwelling unit.
 3. The subdivision readerboard sign shall be ground style.
 4. Maximum sign area: 32 square feet.
 5. Maximum height: Six (6) feet.
 6. Minimum setback: Ten (10) feet from all property lines.

7. Residential Subdivision Readerboard signs containing electronic messaging displays shall be subject to the following standards:
 - a. The display shall not, or shall not appear to, flash, undulate, pulse, or portray explosions, fireworks, flashes of light, or blinking or chasing lights; the display shall not appear to move toward or away from the viewer, expand or contract, bounce, rotate, spin, twist or otherwise portray movement or animation as it comes onto, is displayed on, or leaves the sign board.
 - b. Displays/messages shall either appear immediately on the electronic message sign or shall scroll/travel on to the sign. Displays/messages that scroll or travel onto the sign shall be allowed from one (1) direction only per display. Each display/message shall remain in a static state for at least three (3) seconds.
 - c. Electronic displays shall either have a static display/message (single message that does not change) or the electronic messaging shall be turned off between the hours of 10:00 pm and 7:00 am.

Section 12. Fife Municipal Code Chapter 16.05 is hereby amended by adding a new Section 16.05.050 to read as follows:

16.05.050 Additional provisions for the Industrial District (FMC Chapter 19.48)

A-Board Sign. A-Board signs may be placed in the Industrial District subject to the following requirements:

- A. Maximum number: One (1) A-Board sign per business per lot. (This means each business on a lot shall be allowed one A-Board Sign.) A business on a lot with more than one street frontage shall still be limited to one A-board sign.
- B. Maximum sign area: Twelve (12) square feet per side.
- C. Maximum sign height: 48 inches. The height shall be measured from the lowest adjoining grade within one foot of the sign to the top of the sign.
- D. Maximum sign width: 36 inches.
- E. A-Board signs shall only be displayed during the hours the business is open to the general public, but in no event earlier than 7:00 a.m. or later than 9:00 p.m. A-board signs shall be removed and placed indoors between the hours of 9:00 p.m. to 7:00 a.m.

- F. A-Board signs shall not be placed in the public right-of-way, encroach into any portion of a required handicap ramp or pedestrian walkway, or be placed in an off-street parking space or driveway/aisle. The placement of A-Board signs in parking area landscape islands is allowed provided that landscaping is not damaged or destroyed.
- G. A-Board signs shall be of durable materials and construction, sufficient to withstand environmental condition that may cause the sign to become detached from the ground (e.g. wind). Cardboard or other similar non-durable material shall not be allowed.
- H. Due to the portable nature of A-Board signs, and the requirement for daily placement and removal in accordance with the requirements set forth in this section, it shall be the responsibility of the sign owner to ensure proper placement. City staff is authorized to immediately remove any signs found to be in violation of the requirements of this section.
- I. A-Board signs shall not move, spin, flash, or otherwise be animated.

Section 13. Fife Municipal Code Section 16.09.010 is hereby amended to read as follows:

16.09.010 Exempt signs.

The following signs do not require a permit for installation. All other provisions of this chapter apply.

- A. Real estate signs on private property;
- B. Political signs in conformance to FMC 16.03.110;
- C. Temporary construction related signs;
- D. Municipal facility signs;
- E. Flags subject to FMC 16.02.140;
- F. Legal notices, identification, traffic, or other signs erected or required by governmental authority under any law, statute or ordinance;
- G. Seasonal holiday decorations not including any form of advertising or the name of a business;
- H. Signs less than four square feet in off-street parking lots for the purpose of controlling parking. The name of the business may be included on such signs;

I. Signs on product dispensers permitted outside of a business. These signs may include signs on vending machines and gas pumps;

J. Menu boards for drive through businesses provided that the copy on the sign is not intended to be readable from a public right-of-way;

K. Balloons as defined in FMC 16.02.030; and

L. Signs displaying an instruction, warning or security message, such as but not limited to “No Trespassing,” “No Hunting,” “Property Protected by...” etc. The maximum sign area shall not exceed 1.5 square feet.

M. Murals as defined in FMC 16.02.300. However, a rendition of the mural shall be reviewed and approved by the Community Development Director prior to placement to ensure that it meets the definition of a “mural”.

Section 14. Fife Municipal Code section 16.11.020 is hereby amended to read as follows:

16.11.020 Criteria for review.

Applicants requesting consideration of a comprehensive sign design plan must meet one of the following criteria:

A. The sign and building structures on the lot are of a similar architectural design. The design of both the building and the sign shall be of a distinctive type of architecture providing a pleasing aesthetic appearance; or

B. The location of a sign is more appropriate on a frontage or facade other than, or in addition to, that allowed by the sign code. The applicant shall bear the burden of proving that such a sign is necessary for the sign to be visible to the traveling public. Except under special circumstances, such as a note on a short plat limiting use, signs will only be permitted on the premises of the business or parcel asking for the comprehensive sign design plan.

Section 15. Fife Municipal Code Section 16.11.030 is hereby amended to read as follows:

16.11.030 Allowable actions.

The planning commission shall review submittals for comprehensive sign design plans. The planning commission can allow one or more of the following actions under a comprehensive sign design plan:

A. Allow one wall sign to be up to 20 percent larger than allowed under the sign code;

- B. Allow one freestanding sign to be up to 10 percent larger than allowed under the sign code;
- C. Allow freestanding signs to be up to 10 percent closer together than allowed under the sign code;
- D. Allow one additional freestanding sign on a parcel; and
- E. Allow directional signs to be larger than permitted when necessary for view purposes.

The planning commission can require that the applicant provide additional landscaping as a condition of allowing a comprehensive sign design plan. The planning commission can also require that the applicant return to the planning commission for review of any changes to the signs issued under the comprehensive sign design plan. Other conditions can be required by the planning commission as necessary to preserve the purpose and intent of the sign code and the zone code.

Section 16. This Ordinance shall be in full force and effect five (5) days after publication as required by law. A summary of this Ordinance may be published in lieu of the entire Ordinance, as authorized by State law.

Section 17. Each and every provision of this Ordinance shall be deemed severable. If any provision of this Ordinance should be deemed to be unconstitutional or otherwise contrary to law by a court of competent jurisdiction, then it shall not affect the validity of the remaining sections so long as the intent of the Ordinance can be fulfilled without the illegal section.

Introduced the 23rd day of April, 2013.

Passed by the City Council on the 14th day of May 2013.


David K. Zabell, City Manager

ATTEST:


Carol Etgen, City Clerk

APPROVED AS TO FORM:



Loren D. Combs, City Attorney

Published: May 17, 2013
Effective Date: May 22, 2013