



## ARTICLE IX. - SIGNS

### Sec. 24-210. - General provisions.

Except as otherwise specifically provided in article IX, the following provisions apply in all zones:

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- (f) *Non-English language signs:* Each application for a non-English language sign shall contain an English translation or description of the wording of the sign and business activity.
- (g) *Placement or location:*
  - (1) No sign shall obstruct any door, fire escape, stairway or any opening intended to provide ingress or egress to or from any building or structure.
  - (2) The lowest point of any sign which extends over an area intended for pedestrian use shall not be less than eight (8) feet above the finished grade below it. The lowest point of any sign which extends over an area intended for vehicular use shall be not less than fourteen (14) feet above the finished grade below it.
  - (3) Unless otherwise indicated in this section of article IX, signs shall be permitted within any yard and/or building restriction line setback area.
  - (4) Any sign projecting from the wall of any commercial or industrial building shall also comply with the provisions of subsection 24-212(o) of this article unless such building is sited on or within two (2) feet of the front property line.
- (h) *Public right-of-way:*
  - (1) Except as to noncommercial signs specified in subsection three (3) of this section or otherwise provided in this article, no sign shall be placed in any city, county or state right-of-way except signs erected by a public agency and identification signs for a community development or subdivision project defined in subsection 24-211(g) of this article on a residential primary or secondary street within or abutting the community; provided, that such identification sign shall not be located so as to constitute a hazard to the safety of motorists and pedestrians, shall be subject to the approval of the

city manager, or designee, and erected pursuant to a revocable sign permit, the issuance of which is conditioned upon removal of the sign at no cost to the city at such time as the city manager, or designee, may direct.

- (2) No signs, except signs erected or authorized to be erected by a public agency, shall be attached to utility poles, public traffic control signs, or placed in median strips.
- (3) No sign shall be placed in any area designated as a proposed right-of-way on the most recent approved and adopted master plan of the city, except signs issued pursuant to a permit, the duration of which shall expire prior to the initiation of construction within said right-of-way, including signs located on industrially or commercially improved property, real estate signs, directional signs, or signs advertising a civic, religious or charitable event; provided, however, the city planning commission shall, in the case of permanent signs, first review said sign as to its compatibility and traffic safety and make recommendations to the city manager prior to a revocable permit being issued by the city manager, or designee. Permits issued hereby are to be conditioned upon removal of the sign at no cost to the city at such time as the city manager, or designee, may direct.

**Sec. 24-210A. - Prohibited signs and sign devices.**

- (a) *Attaching signs to other objects:* Signs erected by nailing, fastening or affixing the sign in any manner to any tree, rock, post, curb, utility pole, natural feature, official street sign or marker, traffic control sign or device, or other structure except as may be set forth herein, are prohibited.

\* \* \* \*

- (k) *Traffic hazards:* No sign shall be permitted which by reason of its shape, color or wording may be confused with an official traffic sign, signal or device, or which may mislead or confuse pedestrians or vehicle operators, or obscure from view any traffic or street sign or signal or which may obstruct the view in any direction at the intersection of a street with another street or with a driveway.

**Sec. 24-211. - Signs permitted in all zones.**

Subject to the other conditions of article IX and as noted in this section, the following signs shall be permitted in any zone:

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**(e) *Election campaign and ballot questions signs:***

- (1) Signs announcing candidates seeking public political office, or authorized ballot or referendum questions, and other data pertinent thereto shall be

permitted up to a total area of nine (9) square feet for each premises in a residential zone or containing a single-family dwelling, and sixteen (16) square feet in a commercial or industrial zone. The sign must not exceed eight (8) feet from grade to top.

(2) In commercial zones, permits shall be required for signs located at campaign headquarters only.

(3) No illumination of political signs shall be permitted.

### **Sec. 24-213B. - Enforcement and penalties.**

(a) *Enforcement:* The city manager, or designee, is hereby authorized and directed to enforce all of the provisions of this article.

(1) Upon presentation of proper credentials, the city manager, or designee, may enter, at reasonable times, any building, structure, property or premises in the city to perform any duty imposed upon the city manager, or designee, by this article.

(2) The city manager, or designee, is authorized to promulgate rules, regulations and interpretations with respect to the location, erection, maintenance and removal of signs which are not inconsistent with the provisions of this article.

(3) The city manager, or designee, is authorized to order the removal of any sign not conforming to the provisions of this article or not complying with the provisions of any permit issued therefore.

(b) *Sign maintenance:*

(1) All signs and components thereof shall be maintained in good appearance, repair and condition by the owner or permittee of the sign against breakage, material discoloration and defects in or omission of material components.

(2) Signs may be declared unsafe by the city manager, or designee, and subject to removal as provided in subsection 24-213B(c) if, due to structural or component defects, location or operation, they constitute a danger to the health, safety and welfare of the general public or occupants or visitors to the property upon which said sign is located.

(c) *Sign abandonment:* Signs shall be deemed abandoned and subject to an order to remove the sign directed to the sign permittee or owner of the sign by the city manager, or designee, if:

(1) Maintained on the property in excess of thirty (30) days after expiration or revocation of the sign permit for such sign; or

(2) Where the condition of the sign due to breakage, discoloration or lack of material components evidences abandonment; or

- (3) The content or sign message of an on-site sign bears no relation to the business or activity conducted on-site unless specifically permitted by provisions of this Code.

The city manager, or designee, is authorized to remove said sign if there is noncompliance with an order to remove and the permittee or owner of the sign shall be liable to the city for all costs of removal.

- (d) *Responsibility for compliance:* Responsibility for compliance with the terms and provisions of this article shall be upon:
  - (1) The sign permittee, the sign owner or the lessee, the legal custodian or agents of either the sign owner or owner or lessee of any premises, structure or building containing a sign covered by the provisions of this article; or,
  - (2) The person, company or entity which installs or erects a sign covered by the provisions of this article. Enforcement proceedings may be directed against such persons for noncompliance with the terms and provisions of this article or for noncompliance with orders issued by the city manager, or designee, pertaining to this article.
- (e) *Sign removal for non-compliance:* The city manager, or designee, is authorized to order the removal of any sign not conforming to the provisions of this article or not complying with the provisions of any permit issued therefore.
- (f) *Enforcement proceedings and penalties:* Any person, firm or entity that shall violate provisions of this article shall be subject to the remedies and penalties provided in section 24-184 of this chapter or as specified in other sections of this article.
- (g) *Appeals:* Any person referred to in subsection 24-213B(d) above may appeal any order of the city manager or his designee issued pursuant to this article to the city board of appeals, pursuant to the provisions for administrative review contained in article VII of this chapter.