

ORDINANCE NO. 2013-50

AN ORDINANCE AMENDING CHAPTER 90 OF CITY OF LEAGUE CITY CODE OF ORDINANCES ENTITLED "SIGNS" REGARDING THE REGULATIONS OF SIGNS WITHIN THE CITY; PROVIDING A PENALTY IN AN AMOUNT OF NOT MORE THAN \$2000 FOR VIOLATION OF ANY PROVISION HEREOF BY INCLUSION INTO THE CODE; REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES INCONSISTENT OR IN CONFLICT HERewith; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, on July 12, 1984, the City Council of the City of League City, Texas (the "Council") adopted Ordinance No. 84-35 amending the Code of Ordinances of the City of League City, Texas (the "Code of Ordinances") to add Chapter 90 entitled "Signs," and

WHEREAS, on December 12, 2006 the Council adopted Ordinance 2006-108 to amend Chapter 90 of the Code of Ordinances; and

WHEREAS, on January 25, 2011 the Council adopted Ordinance 2011-04 as a replacement to Ordinance 2006-108; and

WHEREAS, on April 12, 2011, the Council adopted Ordinance 2011-15 as the last amendment to Chapter 90 of the Code of Ordinances; and

WHEREAS, the City Council of the City of League City is continually reviewing the provisions of the City Code of Ordinances relating to land use and other circumstances which generally impact the health, safety and well-being of residents, citizens and inhabitants; and

WHEREAS, the City Council deems it necessary and in the best interest of the citizens to amend Chapter 90 of the Code of Ordinances entitled "Signs" regarding the regulations of signs within the City.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LEAGUE CITY, TEXAS, as follows:

Section 1. The facts and opinions in the preamble of this ordinance are true and correct.

Section 2. The City Council of the City of League City, Texas, hereby amends Chapter 90 of the Code of Ordinances entitled "Signs" as depicted in Exhibit "A" attached hereto, incorporated by reference, and made a part of this ordinance.

Section 3. This Ordinance is hereby incorporated and made a part of the League City Code. Violation of this ordinance is subject to the penalty section of said Code of Ordinances, Section 1-5 "General penalty for violations of Code created," which provides that any person who shall violate any provision of this Ordinance shall be deemed guilty of an offense and, upon conviction, shall be fined in an amount not to exceed \$2,000.00. Each day of violation shall constitute a separate offense.

Section 4. All ordinances and agreements and parts of ordinances and agreements in conflict herewith are hereby repealed to the extent of the conflict only.

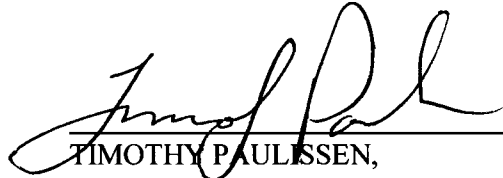
Section 5. In the event any clause phrase, provision, sentence, or part of this Ordinance or the application of the same to any person or circumstances shall for any reason be adjudged invalid or held unconstitutional by a court of competent jurisdiction, it shall not affect, impair, or invalidate this Ordinance as a whole or any part or provision hereof other than the part declared to be invalid or unconstitutional; and the City Council of the City of League City, Texas, declares that it would have passed each and every part of the same notwithstanding the omission of any such part thus declared to be invalid or unconstitutional, whether there be one or more parts.

Section 6. The City Secretary shall give notice of the enactment of this Ordinance by promptly publishing it or its descriptive caption and penalty after final passage in the official newspaper of the City; the Ordinance to take effect upon publication.

PASSED on first reading the 3rd day of December, 2013.

PASSED on second reading the 17th day of December, 2013.

PASSED AND ADOPTED on the 17th day of December, 2013.

  
TIMOTHY PAULISSEN,  
Mayor

ATTEST:

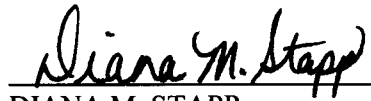
  
DIANA M. STAPP,  
City Secretary

Exhibit "A"

**Signs**  
**Article I. In General**

**Section 90-1 General**

The purpose of these sign regulations is to encourage the effective use of signs as a means of communication in the city; to maintain and enhance the aesthetic environment and the City's ability to attract sources of economic development and growth; to improve pedestrian and traffic safety; to minimize the possible adverse effect of signs on nearby public and private property; and to enable the fair and consistent enforcement of these sign restrictions. This article is adopted under zoning and related authority of the City in furtherance of the more general purposes set forth herein and in accordance with Texas Local Government Code Chapter 216.

All signs erected, altered, displayed, or relocated within the City shall be constructed, maintained and removed according to the standards established by this Article in accordance with law. As outlined in Tables 1 & 2, the type of signs permitted on any property is dependent upon the type of roadway frontage that serves the property. Special consideration has been given to the Main Street Historic District to properties located with its existing boundaries or as amended, and such regulations shall apply and control in case of conflict with any other regulations as provided herein.

**Section 90-2 Definitions**

The following words, terms, and phrases, when used in this article shall have the meanings ascribed to them in this section, except where the context clearly indicates a different meaning:

*Abandoned Sign* – An on premise sign, attached or detached, advertising a business that has closed or ceased operation for a period of one year, or as otherwise provided by law, or where the operations permit has been revoked or expired.

*Awning Sign* – A permanent sign that is directly applied, attached or painted onto an awning, which is a retractable or non-retractable projection, shelter or structure of rigid canvas, metal, wood, or other similar approved material.

*Billboard* – An off-premises sign for the purpose of display of commercial or noncommercial messages. The term includes any of its support, frame, or other appurtenances.

*Citywide Fee Schedule* – schedule established, approved, and adopted by the City Council.

*Dilapidated* – Any surface element, background, panels, or support of any sign that has finished materials that are missing, broken, bent, cracked, decayed, dented, harmful, hazardous, illegible, leaning, splintered, ripped, torn, twisted, or unsightly.

*Electronic Billboards* – An off-premises sign for the purpose of display of commercial or noncommercial digital messages which include any of its support, frame, or other appurtenances.

*Main Street Historic District* – An area within the corporate limits of the City as defined by Ordinance 97-38 adopted on July 8, 1997, or as hereafter amended.

*Menu Board Sign* – Erected in conjunction with uses that incorporates a drive-through or drive-in and generally used to provide service and/or product options and pricing for patrons who remain in the vehicle.

*Monument Sign* – A freestanding sign set on a ground monument base. Monument signs shall include pedestal signs.

*Movement Control Sign* – A sign which directs vehicular or pedestrian movement within or on the premises such as, but not limited to, entrance, exit, or overhead clearance, and which does not advertise the name of the establishment.

*Off-premises sign* – A sign that identifies or advertises a business, person, activity, goods, products, entertainment or services at a location other than where the sign is located.

*On-premises sign* – Any sign which identifies or advertises a business, person, activity, goods, products, entertainment or services primarily sold, offered, or conducted, for sale on the premises where the sign is located, installed, maintained, or to which it is affixed when such premises is used for business purposes.

*Portable sign* – Any sign designed or intended to be relocated from time to time, whether or not it is permanently attached to a structure, or is located on the ground.

*Projecting sign* – A sign attached and projecting out from a building face or wall, generally at a right angle to the building a maximum of 12 inches.

*Pylon sign* – A freestanding sign, permanently affixed to the ground by supports, but not having the appearance of a solid base.

*Sign* – Any form of publicity or advertising which directs attention to an individual, business, commodity, service, activity, or product, by means of words, lettering, parts of letters, figures, numerals, phrases, sentences, emblems, devices, trade names, or trademarks, or other pictorial matters designed to convey such information and displayed by means of print, bills, posters, panels, or other devices on an open framework, or attached or otherwise applied to stakes, posts, poles, buildings, or other structures or supports.

*Special Events* – means a group activity including, but not limited to a performance, meeting, assembly, contest, exhibit, ceremony, parade, athletic competition, reading, or picnic that is intended to provide public benefit to the entire community as a whole.

*Subdivision Entry sign* – A sign mounted to a screening wall or engraved into a masonry block which identifies a development, either residential or non-residential, and generally refers to the platted name of the subdivision.

*Temporary sign* – Any sign that is not intended for permanent use and that is typically utilized for advertisement of seasonal specials or special events. Temporary signs include, but are not limited to, banners, inflatable devices, and wind flags, etc.

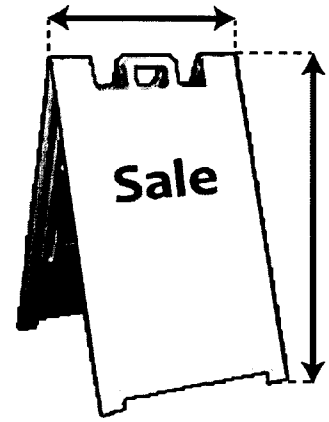
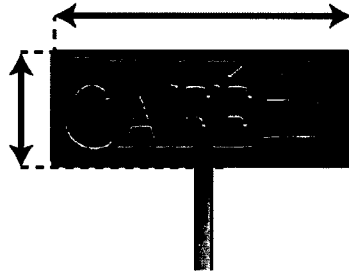
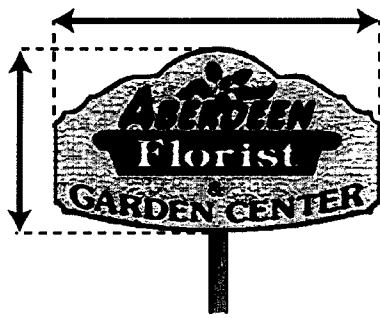
*Vehicular sign* – Any sign on or in a moving vehicle or on any vehicle parked temporarily, incidental to its principle use for transportation. This definition shall not include signs or lettering on company vehicles that advertises only the company name, address, and phone number. This definition exempts magnetic signs on the sides and rears of cars.

*Wall sign* – A sign erected against an exterior wall, erected parallel to a wall or painted directly onto a wall.

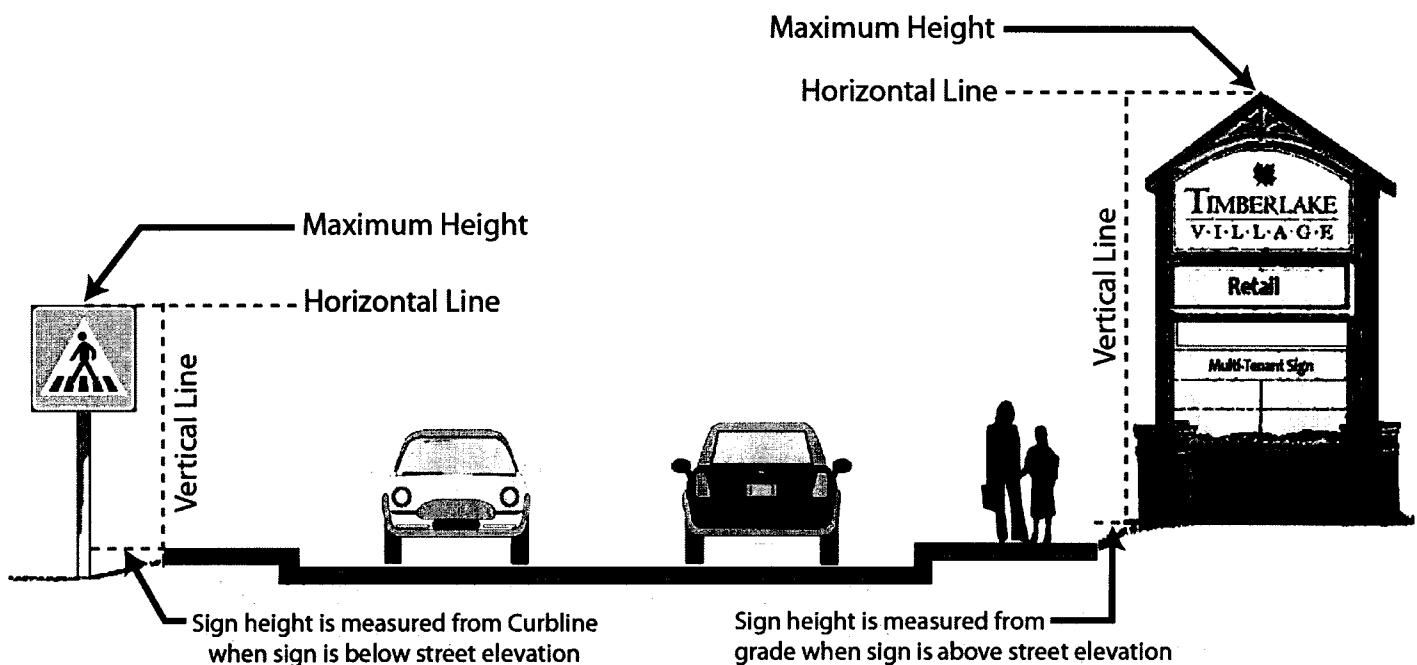
*Window sign* – A sign either attached on a window (by painting or other adhesive) or hanging within the window that generically advertises a commodity, service, activity, or product by means of words, lettering, parts of letter, figures, numeral, phrases, sentences, emblems, devices, trade names, or trademarks, or other pictorial matters.

### **Section 90-3 Measurements, Materials, and Permit Required**

Sign area shall be measured as the area of rectangles or triangles or combination thereof necessary to enclose the sign face. Signs composed of individual cut out letters or figures shall be the sum of the area rectangles or triangles necessary to enclose each letter or figure.



Measurement of sign height shall be from either grade or street elevation, whichever is greater.



All signs shall be constructed from materials designed to withstand the outdoor elements. All signs within the Main Street Historic District shall be constructed in accordance with the Preservation Plan and approved architectural guidelines. In addition, "A" frame signs shall be constructed of treated wood, painted to protect from weathering, and maintained in good visible and structural condition at all times.

No sign structure shall be erected, altered, displayed, or relocated without first obtaining a permit from the City of League City. In addition, to the permit required; electrical signs also require electrical permits under the electrical code. No permit or fee is required for the follow types of signs:

- Traffic control signs on private property which do not exceed four and one-half square feet in area or no higher than three feet.
- Menu Boards that are a maximum of eight feet in height and do not exceed 72 sq. ft. in area. Only two menu boards are permitted per drive-through.

## Section 90-4 Prohibited Signs

No sign shall be erected, altered or displayed which:

- a) Makes sounds, revolves or uses waving, blinking, flashing, vibrating, flickering, mimics a traffic control device, interferes with the safe operation of a motor vehicle or that causes a traffic safety issue.
- b) Constitutes a traffic hazard by reasons of size, location, projection, content, color, or manner of illumination.
- c) Is affixed to utility poles, trees, or other signs.
- d) Obstructs light, air, ingress or egress from required door, window or other opening.
- e) Is structurally unsafe or not kept in good repair or maintenance.
- f) Is a portable sign except for sandwich board (or "A" frame signs) in approved areas.
- g) Is an off-premises sign unless specifically permitted by this Article.
- h) Is a Vehicular Sign.
- i) Is a wind driven sign.
- j) Is an inflatable.

## Section 90-5 Billboards

Notwithstanding any other provision of this article, an existing off-premises ground sign structure may be modified to support an electronic face(s) or relocated subject to the provisions of this Section and Table 1. Only a billboard with an electronic face(s) will be considered a conforming sign if all requirements of this Section and Table 1 are met.

An existing traditional face off-premise sign may be modified to support an electronic face(s) or relocated if the owner presents the Building Inspections Department with a pictorial proof and a sworn affidavit evidencing the removal of at least three square feet of traditional face from within the city for every one square foot of electronic face to be erected. (Example: for a 672 sq. ft. electronic face, an owner would have to remove at least 2,016 sq. ft. of existing sign face area.) The removal of the face of which the electronic face will replace does not count toward the removal total. Prior to issuance of a building permit the City Manager or their designee must approve a Digital Billboard Conversion Agreement which outlines which static billboards are being removed and the location and dominions of the digital billboards being constructed.

The owner of an existing off-premises sign may replace any structure components necessary to support an electronic face(s). The sign structure that is modified or replaced:

- a) Shall not increase the number of poles used to support the sign's superstructure.
- b) Shall not utilize wood poles to support the sign's superstructure.
- c) Shall not increase the sign support's height or the number of faces on the structure.
- d) Shall not have an electronic face with an active copy area that exceeds 680 square feet or has an active copy area larger than the original sign face.
- e) Shall obtain all necessary electrical permits from the City.
- f) Must comply with all State Regulations.

The owner of an off-premises electronic sign face(s) shall coordinate with local authorities to display when appropriate, emergency information important to the traveling public such as Amber Alerts, alerts concerning terrorist attacks, natural disasters or as authorized by the Office of Emergency Management. Emergency information messages shall remain in the advertising rotation according to the protocols of the agency that issues the information.

## **Section 90-6 Lots with Multiple Frontages**

Commercially zoned lots with multiple frontages may have signs on each roadway upon which they have frontage. Signage must comply with the appropriate frontage requirements.

## **Section 90-7 Multi-tenant Signage**

Two or more contiguous lots or multiple lots that are a part of an approved Master Plan may construct a multi-tenant sign structure on one of the lots advertising all of the uses on lots within the Master Plan or within the contiguous lots. Signs shall meet all requirements of Table 1.

## **Section 90-8 Special Signage Program**

The City Council may approve, following recommendation by the Planning & Zoning Commission, a special signage program for any area with more than three hundred feet of continuous street frontage comprised of a combination of two or more properties or a single property greater than 20 acres. Purpose of the special signage program shall be to permit flexibility and creative design when establishing a common signage program for a commercial area.

- a) The special sign program should be compatible with surrounding properties. In considering whether a special signage program is compatible, the Council shall consider, but are not limited to considering the following:
  - 1) Scale. The relationship between compatibility of sign scale, site scale and the scale of nearby buildings.
  - 2) Material. The materials of the signs and how they relate to their surroundings.
  - 3) Shape. The shape and design of the signs and how they relate to their surroundings.
  - 4) Traffic Safety and Traffic Circulation. The impact of the signs on driver's view, the degree to which view obstructions are created or improved, avoidance of confusion with or obstruction of traffic control signs and devices, and the time it takes a motorist to read the sign.
  - 5) Illumination. The impact and compatibility of sign illumination within the district and in relation to neighboring properties. The avoidance of glare and light pollution.
  - 6) Integration. How the signs in the district are integrated into a unified development concept with the topography, building design, other signs, landscaping, traffic circulation and other development features on the district and nearby property.
- b) The special sign program should address all aspects of signage associated with this chapter and clearly delineate all exceptions or deviations for which flexibility is requested. The program should include details sufficient to clearly convey the anticipated appearance of signage.
- c) No signs shall be permitted to exceed height requirements established in this chapter nor shall total square footage of signage in the commercial area exceed the amount to be permitted by this chapter.
- d) In approval, the Planning & Zoning Commission may request and Council may impose conditions upon the special signage program.

## **Section 90-9 Light Emitting Diode (On Premise Signs)**

Light Emitting Diode (LED) signs shall not be placed within 100 feet of a residential zoning district. Refer to Table 1B regarding regulations for dwell time, change of message requirements, brightness, malfunction, and automatic dimmer. No sign may be of such intensity or brilliance that it interferes with the effectiveness of an official traffic sign, device, or signal. All Electronic Reader Boards or LED sign shall be required to pay an annual fee as adopted by the city wide fee schedule. Electronic Reader Boards and LED signs are not permitted in the Main Street Historic District.

## **Section 90-10 Non-Conforming Signs**

Signs which do not conform to this article but which lawfully existed and were maintained on the effective date of this ordinance shall be kept in good repair or visual appearance and no structural alterations shall be made thereto. Signs which have

been granted variances prior to the adoption of this article may remain; however any permits for new signs must comply with this article. If more than 60 percent of the total dollar value for replacement of a nonconforming sign is damaged, the sign shall be replaced with a conforming sign rather than repairing the damage.

Businesses that have one or more nonconforming signs will not be granted new permits for similar signs unless the permit is for a conforming sign that will replace a nonconforming sign.

#### **Section 90-11 Abandoned Signs**

All such signs shall be removed within 60 calendar days of the date that the business, person, or activity that the sign identifies or advertises ceases to operate on the site on which the sign is located.

#### **Section 90-12 Temporary Signs (Banners) Over Right-of-Way**

A nonprofit, philanthropic, or special events organization whose primary mission is to coordinate programs or events intended to contribute to or enhance the quality of life for residents of the City of League City may request to install banners over public rights-of-ways only after submitting an application to the City of League City and obtaining approval by the City Manager or his/her designee.

- a) A temporary banner:
  - 1) must be mesh or similarly permeable material. Vinyl shall be considered an acceptable material with limitations noted in Table 2.B.
  - 2) may only advertise public events, such as holidays, nonpolitical elections and similar occasions, with the exception that the City may provide information regarding local elections including but not limited to dates and locations.
  - 3) shall be placed at a location approved by the Texas Department of Transportation as designated by the State of Texas and the City of League City.
  - 4) may be removed by the City during inclement weather.
- b) A permit shall:
  - 1) follow guidelines established by the Texas Department of Transportation for use of State of Texas right-of-way for temporary signs for special events.
  - 2) be issued for a period not to exceed 14 days.
- c) City sponsored events may supersede requests by other eligible organizations as approved by the City Manager or his/her designee.
- d) The City shall assess a fee for installation, removal and management of temporary banners.

#### **Section 90-13 Political Signs**

Political signs that contain primarily a political message are allowed without a permit, fee, or approval of the City, but only on private property with the consent of the property owner. No political sign may exceed 36 square feet in area or 8 feet in height. Such signs shall not be illuminated, have any moving parts or be placed within any dedicated easement allowing for municipal uses. Notwithstanding any provisions herein to the contrary, this section shall apply to all signs which satisfy the requirements of Texas Local Government Code Section 216.903.

#### **Section 90-14 Special Event Signage**

A nonprofit, philanthropic, or special events organization whose primary mission is to coordinate programs or events intended to contribute to or enhance the quality of life for residents of the City of League City may obtain a permit to display signs for an event as follows:

- a) Directional and wayfinding signs may be placed throughout the City under the following conditions:
  - 1) Signs shall not exceed an area of six (6) square feet area or a height of three (3) feet; and
  - 2) May be displayed 48 hours immediately prior to the event and during the event.



- b) As an alternative to a temporary banner over the right-of-way, special event signage that advertises an event may be placed throughout the city under the following conditions:
  - 1) Total square footage of all advertising signage shall not exceed 140 square feet;
  - 2) No single sign shall exceed an area of 36 square feet or a height of six (6) feet; and,
  - 3) Signage may be displayed for a maximum of 14 days immediately prior to and/or during the event.
- c) All Special event signage must be removed no later than 24 hours after conclusion of the event.
- d) Special event signage shall not be allowed to be displayed within the right-of-way, except as noted in Section 90-12 regarding temporary banners over the right-of-way.
- e) Separate permits for banners may also be allowed for special events; however they must be on-premises and comply with Tables 2A, 2B, and 2C.

#### **Section 90-15 Variance Procedures**

Any variance request to this Article shall follow the procedures outlined in Chapter 125 Section 47 of the Code of Ordinances.

#### **Section 90-16 Enforcement Authority**

The City of League City shall issue a citation and order the repair or removal of any dilapidated, abandoned, illegal, or prohibited signs from property within the corporate city limits of the City of League City. If the property owner fails or refuses to comply with this Article, the city shall give written notice to the property owner. The notice shall be delivered by U.S. Mail or in person to the owner. If delivery in person is not possible or the owner's address is unknown, notice shall be given by publication in the city's official newspaper at least once. The owner has ten (10) working days from the date of this notice to correct the violation. If the owner fails to correct the violation or fails to pay the cost for abatement, a lien shall be filed against the property to secure all costs and fees incurred by the city as provided by law. In the event that a temporary or portable sign is erected without a permit, the City may remove any sign without notice and the sign shall be destroyed.

Table 1.A

	Frontage Type	
	Freeway	Arterial
<b>Calculation for Allowable Signage</b>		
Free Standing Signs (Pylon & Monument Signs)	1 sq ft of sign area per 1 linear foot of roadway frontage to a maximum of 200 sq ft	1 sq ft of sign area per 1 linear foot of roadway frontage to a maximum of 100 sq ft
Attached Signs (Wall, Projecting & Awning Signs)		
Ground Floor	1.5 sq ft sign area per 1 linear foot of business frontage	1.5 sq ft sign area per 1 linear foot of business frontage
Second Floor or higher	1.5 sq ft sign area per 2 linear feet of business frontage	1.5 sq ft sign area per 2 linear feet of business frontage
Amount of allowable free standing sign sq ft that may be relocated to the Attached Sign sq ft.	30%	30%
Value of each side of structure facing a roadway (can only be applied to signage on that building face)		
Primary and second building face	100%	100%
Third and fourth building face	25%	25%
<b>General Standards</b>		
Maximum Number of Free standing Signs per site, typical site	1 pylon or monument sign plus freestanding art defined as signage	1 pylon or monument sign plus freestanding art defined as signage
Maximum number of Freestanding signs per site, multi-tenant site	1 pylon sign per 1,000 linear feet and 1 monument sign per 150 linear feet plus freestanding art defined as signage	1 pylon sign per 1,000 linear feet and 1 monument sign per 150 linear feet plus freestanding art defined as signage
Maximum Area allowed as Reader Board (Digital portion must comply with applicable Energy Codes)	50% of total area	50% of total area
<b>Standards by Type</b>		
<b>Pylon Sign</b>		
Maximum Area	200 sq ft	100 sq ft
Maximum Height	42.5 ft	20 ft
<b>Monument Sign</b>		
Maximum Area	200 sq ft	105 ft
Maximum Height	15 ft	10 ft
<b>Wall Sign (does not include mural/art attached to the structure defined as art)</b>		
Maximum Wall Coverage	50% of building face	50% of building face
Maximum Height	Greater of 20 ft or top of visible roof line	Greater of 15 ft or top of visible roof line
<b>Projecting Sign/Awning Signs (Restricted to pedestrian ROW or Private Property)</b>		
Maximum Number	1 sign per 50 ft per business	1 sign per 50 ft per business
Maximum Area per Face	36 sq ft	36 sq ft
Minimum Clearance Below Sign	9 ft	9 ft
<b>Window Sign</b>		
Maximum Window Coverage (No permit required if inside structure)	50%	50%

Table 1.B

	Frontage Type	
	Freeway	Arterial
<b>Electronic Billboards in compliance with Section 90-5</b>		
Maximum Area	680 sq ft	384 sq ft
Maximum Height	42.5 ft	30 ft
Location	Must maintain a 1,000 ft separation from other billboards and maintain a minimum of 500 ft from a platted residential area.	
Dwell Time	Shall remain static for at least eight seconds and change of message shall be accomplished within two seconds.	
Change of Message	Must occur simultaneously on the entire sign.	
Brightness	Limited to 0.3 foot candles over ambient light conditions at a distance of 250 ft from the sign.	
Malfunction	Sign shall contain a default mechanism that will freeze the sign in one position if a malfunction occurs	
Automatic Dimmer	Sign shall be equipped with both a dimmer control and photocell which automatically adjust the face's intensity according to natural ambient light conditions.	

Table 1.C

	Frontage Type		
	Collector	Local	Private Street/Driveways
<b>Calculation for Allowable Signage</b>			
<b>Freestanding Signs</b> (Pylon & Monument Signs)	1 sq ft of sign area per linear foot of roadway to a maximum of 50 sq ft	—	—
<b>Attached Signs</b> (Wall, Projecting & Awning Signs)			
Ground Floor	1.5 sq ft of sign face per linear foot of business frontage	1 sq ft of sign face per linear foot of business frontage	1.5 sq ft of sign face per linear foot of business frontage
Second Floor	1.5 sq ft of area per 2 linear feet of business frontage	1 sq ft of area per 2 linear feet of business frontage	1.5 sq ft of area per 2 linear feet of business frontage
Amount of allowable Freestanding Sign sq ft that may be relocated to the attached sign sq ft.	30%		30%
Value of each side of structure facing a roadway (can be applied to signage on that building face)			
Primary & Secondary Building Face	100%	100%	100%
Third & Fourth Building Face	25%	25%	25%
<b>General Standards</b>			
Maximum Number of Freestanding Signs per site, typical site	1 monument sign plus freestanding art defined as signage	—	—
Maximum Number of Freestanding Signs per site, multi-tenant site	1 monument sign per 150 linear feet plus freestanding art defined as signage	—	—
Maximum Area Allowed as Reader Board (Digital portion must comply with applicable Energy Codes)	50% of total area	—	—
<b>Standards by Type</b>			
<b>Pylon Sign</b>			
Maximum Area	--	--	--
Maximum Height	--	--	--
<b>Monument Sign</b>			
Maximum Area	50 sq ft	--	--
Maximum Height	10 ft	--	--
<b>Wall Sign</b> (does not include murals/arts attached to the structure defined as art)			
Maximum Wall Coverage	50% of building face	10% of building face	30% of building face
Maximum Height	Greater of 15 ft or top of visible roofline	No more than roofline	Greater of 15 ft or top of visible roofline
<b>Projecting/Awning Signs</b> (Restricted to pedestrian ROW or Private Property)			
Maximum Number	1 sign per 50 ft per business	1 sign per business	1 sign per business
Maximum Area per face	36 sq ft	24 sq ft	36 sq ft
Minimum Clearance Below Sign	8 ft	8 ft	8 ft
<b>Window Sign</b>			
Maximum Window Coverage (No permit required if inside structure)	50%	50%	50%

Table 1.D

Main Street Historic District		
	Frontage Type	
	Main Street (FM 518)	Other
<b>Calculations for Allowable Signage</b>		
Freestanding Signs (Pylon and Monument Signs)	1 sq ft of sign area per 1 linear foot of roadway frontage to a maximum of 50 sq ft.	—
Attached Signs (Wall, Projecting, & Awning Signs)		
Ground Floor	1.5 sq ft of sign face per 1 linear foot of business frontage	1 sq ft of sign face per 1 linear feet of business frontage
Second Floor or higher	1.5 sq ft of sign face per 2 linear foot of business frontage	1 sq ft of sign face per 2 linear feet of business frontage
Amount of Allowable Freestanding Sign sq ft that may be reallocated to the Attached Sign sq ft	30%	—
Value of each side of the structure facing a roadway (can only be applied to signage on that building face)		
Primary and secondary building face	100%	100%
Third and fourth building face	25%	25%
<b>General Standards</b>		
Maximum Number of Freestanding Signs per site, typical site	1 monument sign plus freestanding art defined as signage	—
Maximum number of Freestanding signs per site, multi-tenant site	1 monument sign per 150 linear feet plus freestanding art defined as signage	—
Maximum Area Allowed as Reader Board (Digital portion must comply with applicable Energy Codes)	—	—
<b>Standards by Type</b>		
<b>Pylon Sign</b>		
Maximum Area		
Maximum Height		
<b>Monument Sign</b>		
Maximum Area	75 sq ft	--
Maximum Height	10 ft	--
<b>Wall Sign (does not include murals/art attached to the structure defined as art)</b>		
Maximum Coverage	30% of building face	10% of building face
Maximum Height	Greater of 15 ft or top of visible roof line	No more than roofline
<b>Projecting/Awning Signs (Restricted to pedestrian ROW or Private property)</b>		
Maximum Number	1 sign per 50 ft per business	1 sign per business
Maximum Area per face	36 sq ft	36 sq ft
Maximum Clearance Below Sign	8 ft	8 ft
<b>Window Sign</b>		
Maximum Window Coverage (No permit required if inside structure)	50%	50%

\*See Planning Department for a copy of Historic District Map

ROW stands for right-of-way.

Table 2.A

	Frontage Type	
	Freeway	Arterial
<b>Traditional Banners</b>		
Maximum Number/Location	4 permits per year Attached to building – each is good for 30 days Attached between two stakes – each permit is good for 7 days	
Minimum/Maximum Area	12 sq ft/ 48 sq ft	12 sq ft/48 sq ft
<b>Wind Flags</b>		
Maximum Number	4 per lot	4 per lot
Maximum Area(per flag)	39 sq ft	39 sq ft
Maximum Height	13 ft	13 ft
Location	Not within the ROW and must be displayed to manufactures specifications.	
Display Timeframes	During business hours only.	
<b>“A” Frame Signs</b>		
Maximum Area (per sign)	--	12 sq ft
Maximum Height	--	4 ft
Display Timeframes	--	During business hours only
Location	--	Located on the same premises as business, only permitted where minimum 8 ft sidewalk exist, and may not intrude more than 4 ft into pedestrian ROW.
<b>Garage Sales</b>		
Maximum Number	2 per lot	
Location	No within the ROW	
Maximum Area	6 sq ft	
Maximum Height	3 ft	
Display Timeframes	5pm Thursday to 12 pm on Monday	
<b>Property Sale and Lease Signs</b>		
Maximum Number	1 per 150 ft of lot frontage	1 per 150 ft of lot frontage
Location	Not within the ROW	Not within the ROW
Maximum Area per Sign	60 sq ft	60 sq ft
Maximum Height	10 ft	10 ft
<b>Temporary Construction Signs</b>		
Maximum Number	1 per 75 ft of lot frontage	1 per 75 ft of lot frontage
Location	Not within the ROW	Not within the ROW
Maximum Area	48 sq ft	48 sq ft
Maximum Height	10 ft	10 ft
<b>Political Signs</b>		
Maximum Area	36 sq ft	
Maximum Height	8 ft	
Location	Not within the ROW	
Display Times	No sooner than 90 days before early election and removed within 10 days after general or runoff election.	
<b>Subdivision Signage</b>		
Maximum Number	1 sign per 100 linear feet	1 sign per 100 linear feet
Maximum Area (per sign)	16 sq ft	16 sq ft
Maximum Height	8 ft	8 ft
Location	Not within the ROW	Not within the ROW

\*Roadways are defined by the Master Thoroughfare Plan  
ROW stands for right-of-way.

Table 2.B

	Frontage Type		
	Collector	Local	Private Street/Driveway
<b>Standards by Type</b>			
<b>Traditional Banners</b>			
Maximum Number/Location	4 permits per year Attached to building – each is good for 30 days Attached between two stakes – each permit is good for 7 days		
Minimum/Maximum Area	12 sq ft/ 32 sq ft	12 sq ft/ 32 sq ft	12 sq ft/24 sq ft
<b>Temporary Banners Over Rights-of-Way</b>			
Maximum Area	140 sq ft		
Dimensions	Mesh or similarly permeable material: 4 ft height and 35 ft length Vinyl with allowance for airflow: 3 ft height and 35 ft length		
<b>Wind Flags</b>			
Maximum Number	3 per lot	2 per lot	2 per lot
Maximum Area (per flag)	20 sq ft	12 sq ft	12 sq ft
Maximum Height	10 ft	6 ft	6 ft
Location	Not within the ROW and must be displayed according to the manufacture specifications		
Display Timeframes	During business hours only.		
<b>"A" Frame Signs</b>			
Maximum Area (per sign)	12 sq ft		
Maximum Height	4 ft		
Display Timeframes	During Business hours only		
Location	Located on same premises as business, only permitted where minimum 8 ft sidewalk exist, and may not intrude more than 4 ft into pedestrian ROW.		
<b>Garage Sales</b>			
Maximum Number	2 per lot		
Location	No within the ROW		
Maximum Area	6 sq ft		
Maximum Height	3 ft		
Display Timeframes	5pm Thursday to 12 pm on Monday		
<b>Property Sale and Lease Signs</b>			
Maximum Number	1 per 100 ft of lot frontage	1 per 75 ft of lot frontage	--
Location	Not within the ROW	Not within the ROW	--
Maximum Area per Sign	24 sq ft	16 sq ft	--
Maximum Height	4 ft	4 ft	--
<b>Temporary Construction Signs</b>			
Maximum Number	1 per lot	1 per lot	--
Location	Not within the ROW	Not within the ROW	--
Maximum Area	32 sq ft	24 sq ft	--
Maximum Height	8 ft	4 ft	--
<b>Political Signs</b>			
Maximum Area	36 sq ft		
Maximum Height	8 ft		
Location	Not within the ROW		
Display Times	No sooner than 90 days before early election and removed within 10 days after general or runoff election.		

\*Roadways are defined by the Master Thoroughfare Plan

ROW stands for right-of-way.

Table 2.C

Main Street Historic District		
	Frontage Type	
	Main Street (FM 518)	Other
<b>Standards by Type</b>		
<b>Traditional Banners</b>		
Maximum Number	4 per year, each permit is good for 30 days with 30 days between each permit.	
Location	Attached to a building	
Minimum/Maximum Area	16 sq ft/32 sq ft	12 sq ft/24 sq ft
<b>Garage Sale Signs</b>		
Maximum Number	2 per lot	
Location	No within the ROW	
Maximum Area (per Sign)	6 sq ft	
Maximum Height	3 ft	
Display Timeframes	5pm Thursday to 12 pm on Monday	
<b>Property Sale and Lease Signs</b>		
Maximum Number	1 per 75 ft of lot frontage	1 per lot
Location	Not within the ROW	Not within the ROW
Maximum Area (per Sign)	24 sq ft	16 sq ft
Maximum Height	6 ft	4 ft
<b>Temporary Construction Signs</b>		
Maximum Number	1 per lot	1 per lot
Location	Not within the ROW	Not within the ROW
Maximum Area (per sign)	32 sq ft	24 sq ft
Maximum Height	8 ft	4 ft
<b>"A" Frame Signs</b>		
Maximum Area (per Sign)	12 sq ft	12 sq ft
Maximum Height	4 ft	4 ft
Display Timeframes	During business hours only	
Location	Located on same premises as business and may not intrude more than 4 ft into pedestrian ROW.	
<b>Political Signs</b>		
Maximum Area	36 sq ft	
Maximum Height	8 ft	
Location	Not within the ROW	
Display Times	No sooner than 90 days before early election and removed within 10 days after general or runoff election.	

\*See Planning Department for a copy of Historic District Map

ROW stands for right-of-way.