

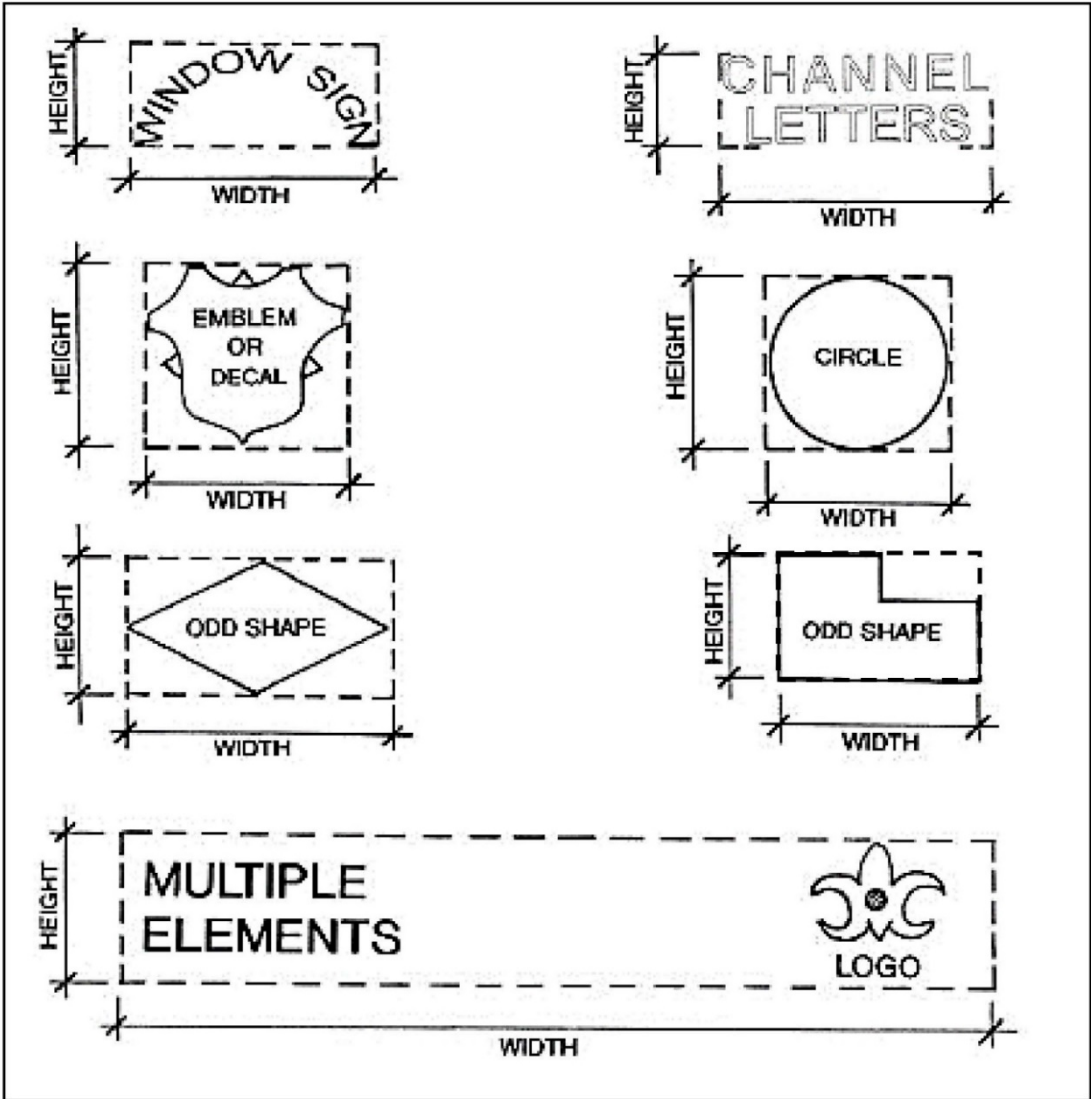
Unified Development Ordinance Article 7
Section 7.5 Signs

A. Findings, purpose and intent; interpretation; applicability.

1. Signs obstruct views, distract motorists, displace alternative uses for land, and pose other problems that legitimately call for regulation. The purpose of this section is to regulate the size, color, illumination, movement, materials, location, height and condition of all Signs placed on private property for exterior observation, thus ensuring the protection of property values, the character of the various neighborhoods, the creation of a convenient, attractive and harmonious community, protection against destruction of or encroachment on historic significance to citizens and encouraging economic development. This section allows adequate communication through signage while encouraging aesthetic quality in the design, location, size and purpose of all Signs.
2. This section must be interpreted in a manner consistent with the First Amendment guarantee of free speech.
3. This section must be interpreted so that Signs not expressly permitted as being allowed by right or by specific requirements of design districts of this UDO, or otherwise expressly allowed by the Zoning Board of Adjustment are not allowed.
4. A Sign placed on land or on a structure for the purpose of identification, protection or directing persons to a use conducted therein must be deemed to be an integral but accessory and subordinate part of the principal use of land or structure. Therefore, the intent of this section is to establish limitations on Signs in order to ensure they are appropriate to the land, building or use to which they are appurtenant and are adequate for their intended purpose while balancing the individual and community interests identified in this section.
5. These regulations are intended to promote Signs that are compatible with the use of the property to which they are appurtenant, landscape and architecture of surrounding buildings, are legible and appropriate to the activity to which they pertain, are not distracting to motorists, and are constructed and maintained in a structurally sound and attractive condition.
6. It is the intent of this Section and the UDO generally to limit the aesthetic impact of Signs on properties to prevent clutter and protect streetscapes thereby preserving property values and protecting traffic safety. The accumulation of Signs may adversely affect these goals, and accordingly must be regulated in a manner legally permissible.
7. These regulations do not regulate every form and instance of visual communication that may be displayed anywhere within the jurisdictional limits of the City. Rather, they are intended to regulate those forms and instances that are most likely to meaningfully affect one or more of the purposes recited herein.
8. These regulations do not entirely eliminate all of the harms that may be created by the installation and display of Signs. Rather, they strike an appropriate balance that preserves ample channels of communication by means of visual display while still reducing and mitigating the extent of the harms caused by Signs.
9. These regulations are not intended to and do not apply to Signs erected, maintained or otherwise posted, owned or leased by this state or any political subdivision

thereof, the federal government, or this City and includes public ways, rights-of-way and easements of same. The inclusion of “government” in describing some Signs does not intend to subject the government to regulation, but instead helps illustrate the type of Sign that falls within the immunities of the government from regulation.

- 10. In accordance with Section 216.902 Texas Local Government Code and as set forth herein, City hereby extends the provisions of this Section and the enforcement thereof within its area of extraterritorial jurisdiction as defined by Chapter 42 Texas Local Government Code where specifically referenced in this Section but not otherwise.
- 11. Sign area, Sign face. The area of a sign is the area enclosed by the minimum imaginary rectangle or vertical and horizontal lines that fully contains all extremities (as shown in the illustration below), exclusive of supports. A change in copy only is not considered a change triggering the need to conform to the requirements of this Section, but a change in size of sign face area may.



B. General Prohibitions regarding Signs.

1. Signs are prohibited in all districts unless:
 - a. Constructed or erected pursuant to a valid permit when required under this UDO; and
 - b. Authorized under this Section and the UDO.
2. A property owner or lawful occupant may not accept compensation for posting or maintaining a Sign allowed under this Section unless expressly allowed otherwise in this Section.
3. No off-premise commercial Signs nor portable Signs shall be allowed in any district nor within the extraterritorial jurisdiction of the City except where expressly allowed under this Section.
4. Any Sign that is posted or maintained in violation of this Section is prohibited and must be immediately removed.
5. No sign may be posted or maintained so that it obstructs or does not comply with clear intersection sight visibility requirements in accordance with the calculation of sight triangle dimensions for traffic safety as established by the American Association of State Highway & Transportation Officials' (AASHTO).
6. Additional Prohibited Signs or Lights. The following Signs or lights are prohibited:
 - a. Those which are of a size, location, movement, coloring, or manner of illumination which may be confused with or construed as a traffic control device or which hide from view any traffic Sign or signal;
 - b. Those which contain or consist of banners, balloons, posters, pennants, ribbons, blades, streamers, spinners, or other similarly moving devices or Signs which may move or swing as a result of wind pressure except as may be expressly allowed under this Section.
 - c. Those which have blinking, flashing or fluttering lights or other illuminating devices which exhibit movement, except as expressly allowed elsewhere in this Section;
 - d. Those which would be an Original Art Display but does not have the permission of the owner of the property on which it is located;
 - e. Those which are Temporary Signs, including Bandit Signs, that do not comply with this Section; and
 - f. Those which interfere with drainage and/or utilities by being i) within a designated safety zone of overhead electrical conductors as directed by the utility owner, ii) within 10 feet of a hydrant, or iii) upon any drainage or utility easement.
 - g. Those which emit sound, gases, bubbles, smoke, odor or similar matters.

C. General Authorized Signs.

The Signs described below are an important component of measures necessary to protect the public safety, preserve aesthetic appeal of the community and serve the compelling governmental interest of protecting traffic safety, complying with legal requirements, serving the requirements of emergency response and protecting property rights or the rights of persons on property.

For purposes of this subsection the regulations herein apply to the owner of the property or the Lessee of a property or portion of a property if the Lessee holds a right to use exclusive of others (or the sole right to occupy). The terms of a lease or other agreement under which the property is occupied controls in determining whether property is occupied exclusively by a Lessee

The following Signs are authorized in every district and in the City's extraterritorial jurisdiction:

1. **Government Signs.** Although these regulations do not apply to Signs erected, maintained or posted by the state, a political subdivision of the state, federal or this government, these regulations clarify that Government Signs which form the expression of that government are allowed in every zoning district and area, and include the Signs described and regulated herein when erected and maintained pursuant to law.

Government Signs authorized include those determined by the City serves the public health, safety and welfare of its citizens and the general public, including the promotion of growth of a healthy vital community as determined by the City Council. This includes on-premises and/or off-premises Signs where there has been a resolution adopted by the City of College Station or an executed contract with the City of College Station and the display of the Signs are for designated locations, a specified time period, and;

- a. Promotes a positive image of the City of College Station for the attraction of business or tourism;
 - b. Depict an accomplishment of an individual or group; or
 - c. Creates a positive community spirit.
2. **Traffic Control Devices.** Traffic control devices on private or public property must be erected and maintained to comply with the Manual on Uniform Traffic Control Devices adopted in this state and if not adopted by this state with the Manual on Uniform Traffic Control Devices adopted by the Federal Highway Administration. A failure to comply with this provision by various governmental entities does not constitute evidence of negligence or form the basis for a cause of action.
3. **Street Address Markers.** Where required property owners shall comply with applicable street address marker requirements in accordance with the City building code and/or other applicable law.
4. **Advisory Signs.** Where a federal, state or local law requires a property owner to post a Sign on the owner's property to warn of a danger or to prohibit access to the property either generally or specifically, the owner must comply with the federal, state or local law to exercise that authority by posting a Sign on the property. If the federal, state or local regulation describes the form and dimensions of the Sign, the property owner must comply with those requirements, otherwise, when not defined, the Sign shall be no larger than two square feet and located in a place on the property to provide access to the notice that is required to be made. Signs posted under this subsection are not Bandit Signs.

5. Official Notice Signs. Official notices or advertisements posted or displayed by or under the direction of any public or court officer in the performance of official or directed duties; provided, that all such Signs must be removed by the property owner no more than ten (10) days after their purpose has been accomplished or as otherwise required by law. If the federal, state or local regulation describes the form and dimensions of the Sign, the property owner must comply with those requirements, otherwise, when not defined, the Sign shall be no larger than two square feet and located in a place on the property to provide access to the notice that is required to be made. Signs posted under this subsection are not Bandit Signs.

6. Flags.

Flags are allowed as follows:

- a. Single-Family Zoning District. In a single-family zoning district, two Flags and one Flag pole per lot shall be allowed. Each Flag must be a maximum of 15 square feet in area. The Flag pole must be a maximum of 25 feet in height or no higher than the highest point of the principal building's roof, whichever is lower. Flag poles must meet the minimum yard setback requirements for a principal building or a minimum of ten feet whichever is least restrictive.
- b. Other Zoning Districts. In all other zoning districts except single-family, one Flag pole per 25 feet of street frontage up to a maximum of six Flags and six Flag poles per building plot shall be allowed. Flag poles must be a maximum of 35 feet in height but no higher than the highest point of the nearest principal building's roof on the premises. Flag poles must meet the minimum yard setback requirements for a principal building or a minimum of ten feet whichever is least restrictive.
- c. Flag Etiquette. The size of the flag shall be proportionate to the height of the flag pole in accordance with recognized flag etiquette.

7. Signs within ballparks and athletic fields. Signs within ballparks and athletic fields are allowed as follows:

- a. Scoreboards facing inward to the audience; and
- b. Such other Signs as may be affixed to the fence or scoreboard that are no larger than 32 square feet in area.

8. Temporary Signs.

a. Temporary Signs, no permit required. The following Temporary Signs shall be allowed without a permit:

- 1.) In General. For all districts, except for commercial and industrial districts, a property owner may place temporary signage as set forth in the table below:

Size of Property	Maximum Sign Area	Maximum Number of General Temporary Signs
≤ 0.25 acre	2 sq.ft.	1
0.26 - 0.50 acre	2 sq.ft.	2
0.51 – 0.75 acre	2 sq.ft.	3
≥ 0.76 acres	2 sq.ft.	4

This subsection does not include Bandit Signs and if another applicable law allows for more signage, the latter standard shall apply.

- 2.) Sign during election period. Signs 90 days before and 10 days following an election period shall be allowed, provided they are not an Off-Premise Commercial Sign, contain primarily a political message, have a Sign area of 36 square feet or less each, are no more than 8 feet high, are not illuminated, have no moving elements and otherwise comply with applicable law. This subsection does not authorize Bandit Signs.
- 3.) Signs on land that are for sale or lease. One Temporary Sign that is not a Bandit Sign may be located on a property when the owner consents and the property is being offered for sale or lease through a licensed real estate agent, or if not offered for sale or lease through a real estate agent, when the Sign is owned by the property owner and that property is offered for sale or lease by the owner through advertising in a local newspaper of general circulation or electronic medium for selling or leasing property; and for a period of not more than 15 days following the date on which a contract of sale or lease has been executed by a person purchasing or leasing the property.
- 4.) Holiday decorations. Holiday decorations shall be allowed during the season to which they relate and may be illuminated.
- b. Temporary Signs, permit required. The following additional signs are allowed provided they meet all applicable Sign permit requirements:
 - 1.) Banners. For commercial and industrial districts, banners may be allowed provided they adhere to the following:
 - a.) Shall be in good repair;
 - b.) Shall be mounted in the same manner as a Wall Sign;
 - c.) Shall be allowed for a maximum fourteen-day period per permit;
 - d.) Shall be a maximum size of 36 square feet.
 - 2.) Sign on developing property. For single-family residential, multi-family, commercial and industrial districts, one temporary sign may be allowed provided they adhere to the following:

Adjacent Street as Designated on Thoroughfare Plan	Maximum Area	Maximum Height	Minimum Setback from Right-of-Way
Collector Street	35 sq.ft.	15 ft.	10 ft.
Arterial Street	65 sq.ft.	15 ft.	10 ft.
Freeway	200 sq.ft.	15 ft.	10 ft.

- a.) One temporary sign may be located within a proposed single-family residential subdivision undergoing development, for a maximum of twelve (12) months following a complete Final Plat submittal, or until a permanent sign for the residential development is installed, whichever comes first.

- b.) One temporary sign may be located on multi-family, commercial or industrial property undergoing site development with an approved building permit, up until the issuance of a Certificate of Occupancy.

3.) Signs on property that are opening to the public.

In a Commercial District two (2) Temporary Signs may be located on a property for no more than 14 consecutive days and within 60 days of the granting of a Certificate of Occupancy, a change in the use, or a change in the name of a business. For every 50 feet of linear street frontage or portion thereof, a maximum of two (2) square feet is allowed. Additionally, one balloon, blade flag, inflatable or other wind driven device may be located on a property that is opening to the public for the same duration as stated above. This subsection does not authorize Bandit Signs.

c. Temporary Signs, requirements.

Unless expressly provided for otherwise in this Section, Temporary Signs allowed in this UDO are subject to the following standards:

- 1.) Must not exceed a total of sixteen (16) square feet in area per property;
- 2.) Must not be located within ten (10) feet of any public right-of-way or public way;
- 3.) Must not be placed on any utility pole, street light, and similar objects; nor on public property including public right-of-way and public way;
- 4.) Must not be illuminated; and
- 5.) Must be removed within ten (10) days after the election, sale, rental, lease or conclusion of event which is the basis for the Sign; or if a different standard is set forth elsewhere in this section or under applicable law, such Sign may be removed within the time period set forth therein.

9. **Noncommercial messages.** Any Sign authorized by this Section may display noncommercial messages.

D. Specific Sign Regulations by District: Residential

- 1. **Scope:** This subsection applies to R Rural District and to all Residential Districts unless expressly addressed elsewhere in this section, such as Multi-Family and Manufactured Home Park.
- 2. **Number and Size:**
 - a. Unless expressly provided for elsewhere in this Section, Signs on residentially zoned property must not exceed four (4) square feet in area. Where attached dwellings exist on a property the total square footage of Signs must not exceed four (4) square feet per dwelling unit.
 - b. For residential developments, typically defined by the original plat, the type, maximum size and number of Signs that the owner or owners of the residential development may erect and maintain at each entrance to the development must be controlled according to the following:

- 1.) Have a maximum of two (2) Wall Signs or one (1) Monument Sign; and
- 2.) Have a maximum total sign area for each entrance as follows:

Size of Residential Development	Maximum Total Sign Area per Entrance
≤ 4 acres	32 sq.ft.
4.01 – 40 acres	60 sq.ft.
> 40.01 acres	120 sq.ft.

3. Location:

- a. Unless expressly provided for elsewhere in this Section, Signs on residentially zoned property permitted Signs may be anywhere on the premises, except in a required yard or within ten (10) feet of a street right-of-way or public way.
- b. For signs at entrances of residential developments, typically defined by the original plat, location may be as follows:
 - 1.) Wall Signs may be located on a wall(s) or fence(s) at each entrance.
 - 2.) A Monument Sign may be permitted within a common area owned and maintained by the Home Owners or Property Owners Associations at the development's entrance that is completely surrounded by a street right-of-way if the sign is located at least ten (10) feet from the Thoroughfare adjacent to the residential development.

4. Height: The following maximum heights apply to Signs:

- a. If a Monument Sign, the top must not be over four (4) feet above the ground;
- b. If mounted on a building, must be flush mounted against a wall and must not project above the eave line; and
- c. For all other allowed Signs, must not be over four (4) feet above the ground.

5. Illumination: The requirements set forth in this Section, Supplemental Criteria in All Districts/Illumination, apply except where further restricted herein. Light rays must shine only upon the Sign and upon the property within the premises. Internally illuminated signs shall not be allowed.

6. Signs not allowed. The following Signs are not allowed unless expressly allowed elsewhere in this subsection: Digital Signs, Freestanding Signs, Marquee Signs, Monument Signs, Off-Premise Commercial Signs, Projection Signs, and Roof Signs.

7. Non-Residential Uses. Non-residential uses lawfully operating in a Residential District must comply with the subsections relating to Commercial Districts and Temporary Signs.

8. Home Occupation. Residential property on which there is a lawful home occupation may have a sign on the building or porch of a residence.

E. Specific Sign Regulations by District: Multi-Family and Manufactured Home Park

1. **Scope:** This subsection applies to the following districts: MF Multi-Family, MHP Manufactured Home Park, R-4 Multi-Family, and R-6 High Density Multi-Family.

2. Type, Number and Size:

For developments in the City the type, maximum number and size of Signs that the owner or owners of the development may erect and maintain at the entrances to the development must be controlled according to the following:

- a. Have a maximum of two (2) Wall Signs or one (1) Monument Sign; and
- b. Have a maximum total sign area for each entrance as follows:

Size of Development	Maximum Total Sign Area per Entrance
≤ 4 acres	32 sq.ft.
4.01 – 40 acres	60 sq.ft.
> 40.01 acres	120 sq.ft.

- c. One additional Sign not to exceed four (4) square feet shall be allowed for developments that have on-site business offices.

3. Location: Permitted Signs may located as allowed in this subsection except they may not be located in a required yard or within ten (10) feet of a street right-of-way or public way.

4. Height: The following maximum heights must apply to Signs:

- a. For a Monument Sign, the top must not be over four (4) feet above the ground;
- b. If mounted on a building, a Sign must be flush mounted against a wall and must not project above the eave line.
- c. For all other allowed signs, four (4) feet above the ground.

5. Illumination: The requirements set forth in this Section, Supplemental Criteria in All Districts/Illumination, apply except where further restricted herein. Light rays must shine only upon the Sign and upon the property within the premises. Internally illuminated signs shall not be allowed.

6. Signs not allowed. The following Signs are not allowed unless expressly allowed elsewhere in this subsection: Balloons, Digital Signs, Freestanding Signs, Off-Premise Commercial Signs, Projection Signs and Roof Signs.

7. Non-Residential Uses. Non-residential uses lawfully operating in a Multifamily or Mobile Home Park District must comply with the subsections relating to Commercial Districts and Temporary Signs.

F. Specific Sign Regulations by District: Commercial, and College and University

1. Scope: This subsection applies to the following districts: O Office, SC Suburban Commercial, WC Wellborn Commercial, GC General Commercial, CU College and University, C-3 Light Commercial and all other commercial districts not specifically itemized elsewhere in this Section.

2. Number and Size:

- a. For Wall Signs, Marquee Signs, and Integral Signs the following shall apply:

- 1.) On any commercial building or tenant lease space, the permitted area of signage shall not exceed a total of two and one-half (2.5) square feet per linear foot of all public entry façades, with a maximum of five hundred (500) square feet of attached signage allowed for any one (1) tenant.

- 2.) Multi-story businesses will be allowed one hundred (100) square feet of additional signage.
- b. For Freestanding Signs and Monument Signs, the following shall apply:
- 1.) Two (2) or more lots or plots having a combined linear frontage of over one hundred (100) feet may combine their Sign areas allowed by this subsection for the purpose of providing one common Freestanding Sign for an area as set forth in the table below.
 - 2.) On corner lots, the frontage street shall be the greater street as classified on the thoroughfare plan. Where the two streets are classified the same, the applicant may choose which of these shall be the frontage street.
 - 3.) For building plots zoned SC Suburban Commercial, one (1) Monument Sign is allowed, or if the property has freeway frontage, one (1) Freestanding or one (1) Monument Sign is allowed.
 - 4.) For all other properties located within Commercial and College and University districts, one (1) Monument or Freestanding Sign shall be allowed with the limitation as set forth in the table below. The maximum area of Freestanding signage allowed shall be based upon street frontage and shall be as follows:

Frontage (Feet)	Maximum Area of Freestanding Sign (sq.ft.)
0—100	Monument Sign only
101—150	75
151—200	100
201—250	125
251—300	150
301—350	175
351—400	200
401—450	225
451—500	250
501—550	275
551—600+	300

- 5.) Commercial Center: In lieu of complying with Freestanding Sign and Monument Sign regulations above, Freestanding Signs and Monument Signs used for Commercial Centers may be allowed in accordance with the following:
- a. The total maximum number and size of Freestanding or Monument Signs shall be as follows:

Commercial Center Size	Maximum Number of Signs	Maximum Area of Sign
1-10 acres	1	150 sq.ft.

10.01 – 50 acres	2	150 sq.ft.
> 50.01	3	150 sq.ft.

- b.** Must be a Monument Sign under this subsection when located on a street designated as a local or collector street.
- c.** In addition to the above, each pad site will be permitted one (1) Monument Sign.

3. Location

- a.** Wall Signs may be located on any wall of the structure.
- b.** Marquee Signs. Marquee Signs or Signs located on or attached to marquees must have a minimum clearance of not less than eight (8) feet six (6) inches (8' 6") above grade. The maximum vertical dimension of Signs must be determined as follows:

Height above Grade	Vertical Dimension
8' 6" up to 10'	2' 6" high
10' up to 12'	3' high
12' up to 14'	3' 6" high
14' up to 16'	4' high
16' and over	4' 6" high

- c.** Monument Signs. Monument Signs may be located anywhere on the premises except they may not be located in a required yard or within ten (10) feet of a street right-of-way or public way.
- d.** Freestanding Signs. Freestanding signs may be located anywhere on the premises in accordance with the height setback as described in the Height subsection below, except they may not be located within ten (10) feet of a street right-of-way or public way.
- e.** Freestanding Signs. Freestanding Signs must have a minimum clearance of eight (8) feet six (6) inches above a sidewalk and as designated in applicable fire safety codes for signs located above driveways or drive aisles.
- f.** Digital Sign. No portion of a Digital Sign must be located within two hundred and fifty (250) linear feet of the property line of a building plot with a residential zoning district or residential use that fronts on the same street and within the line of sight of the Sign face.

4. Height:

- a. Monument Signs must not exceed four (4) feet in height.
 - b. The allowable height of a Freestanding Sign is determined by measuring the distance from the closest point of the sign to the curb or pavement edge and dividing this distance by two (2). No Freestanding Sign shall exceed thirty-five (35) feet in from the grade of the adjacent roadway.
 - c. For properties with Freeway frontage in SC Suburban Commercial districts, the maximum height of the sign may not exceed the eave height of the structure to which it most closely relates. The Sign must be adjacent to and orient to the Freeway.
5. **Illumination:** The requirements set forth in this Section, Supplemental Criteria in All Districts/Illumination shall apply.
 6. **Signs Not Allowed:** No Temporary Signs are allowed unless expressly provided for otherwise elsewhere in this Section.
 7. **Signs in Windows:** Wall Signs may be placed in windows as part of overall allotted signage allowed in all Commercial Districts, but must not exceed 33% of the gross glass area that is opaque except where expressly provided for otherwise elsewhere in this UDO, and:
 - a. For public safety purposes where directed by the police must be located on areas of the window to protect the occupants or a police responder; and
 - b. As required by a licensing agency if the business is required to have a license to operate and the licensing agency restricts or requires window Signs.
 8. **Signs on properties that sell fuel to the public.** When there are fuel sales available on site, an additional 24 square feet of sign area shall be allowed. This shall not be interpreted to increase the total number of allowed Freestanding or Monument Signs.

G. Specific Sign Regulations by District: Design and Overlay Districts

1. **Scope:** This subsection applies to the following districts: WPC Wolf Pen Creek, NG-1 Core Northgate, NG-2 Transitional Northgate, NG-3 Residential Northgate, OV Corridor Overlay and all other Design and Overlay districts not specifically itemized elsewhere in this Section.
2. **Requirements:**
 - a. When applicable, the permissible types, sizes, materials, and other attributes of signs shall be as set forth in the specific Design or Overlay district regulations.
 - b. The provisions of this Section shall apply in addition to meeting the requirements of each respective district. In the event of direct conflict between this Section and the district requirements, the district requirements shall apply.

H. Specific Sign Regulations by District: Industrial

1. **Scope:** This subsection applies to the following districts: CI Commercial Industrial, BP Business Park and BPI Business Park Industrial, R&D Research & Development, M-1 Light Industrial, and M-2 Heavy Industrial Districts.
2. **Number and Size:**

- a.** For Wall Signs, Marquee Signs, and Integral Signs the following shall apply:
- 1.) On any commercial building or tenant lease space the permitted area of signage shall not exceed a total of two and one-half (2.5) square feet per linear foot of all public entry façades, with a maximum of five hundred (500) square feet of attached signage allowed for any one (1) tenant.
 - 2.) Multi-story businesses will be allowed one hundred (100) square feet of additional signage.
- b.** Freestanding Signs and Monument Signs: For Freestanding Signs and Monument Signs, the following shall apply:
- 1.) Two (2) or more lots or plots having a combined linear frontage of over one hundred (100) feet may combine their Sign areas allowed by this subsection for the purpose of providing one common Freestanding Sign for an area as set forth in the table below.
 - 2.) On corner lots, the frontage street shall be the greater street as classified on the thoroughfare plan. Where the two streets are classified the same, the applicant may choose which of these will be the frontage street.
 - 3.) One (1) Monument or Freestanding Sign shall be allowed with the limitation as set forth in the table below. The maximum area of signage allowed shall be based upon street frontage and shall be as follows:

Frontage (Feet)	Maximum Area of Freestanding Sign (sq.ft.)
0—100	50
101—150	75
151—200	100
201—250	125
251—300	150
301—350	175
351—400	200
401—450	225
451—500	250
501—550	275
551—600+	300

- c.** For industrial park developments, typically defined by the original plat, the type, maximum number and size of Signs that the owner or owners of the development may erect and maintain at the entrances to the development must be controlled according to the following:
- 1.) Have a maximum of two (2) Wall Signs or one (1) Monument Sign; and
 - 2.) Have a maximum total sign area of 150 square feet at each street entrance.

3. **Location:** Must be as provided in the subsection for Location requirements for Commercial, and College and University.
4. **Height.** Must be as provided in the subsection for Specific Sign Regulations by District: Commercial and College and University.
5. **Illumination:** The requirements set forth in this Section, Supplemental Criteria in All Districts/Illumination shall apply.
6. **Prohibited Signs:** Must be as provided in the subsection for Specific Sign Regulations by District: Commercial and College and University.
7. **Signs in Windows:** Must be as provided in the subsection for Specific Sign Regulations by District: Commercial and College and University.

I. Supplemental Criteria in all Districts

1. **Original Art Displays.** The following applies to all districts and areas as applicable regarding Original Art Displays:
 - a. The property owner must not be compensated for the display of the original art or the right to place the original art on site; and
 - b. May be illuminated in accordance with the illuminations requirements of this Section applicable to all districts.
2. **Illumination.**
 - a. No direct view of the light source from street. No exposed reflective type bulb, par spot or incandescent lamp must be exposed to direct view from a street, but may be used for indirect light illumination of the display surface of a Sign. Notwithstanding the forgoing, neon tubing may be employed on the exterior or interior of a Sign.
 - b. Digital Signs. Digital Signs are allowed provided they adhere to the following:
 - 1.) Display only static messages that appear constant in illumination intensity and do not have movement or the appearance or optical illusion of movement;
 - 2.) Not operate at an intensity level of more than 0.3 foot-candles over ambient light as measured at a distance of one hundred and fifty (150) feet;
 - 3.) Be equipped with a fully operational light sensor that automatically adjusts the intensity of the Sign according to the amount of ambient light;
 - 4.) Unless applicable law requires otherwise, change from one message to another message no more frequently than once every sixteen (16) seconds and the actual change process is accomplished in two (2) seconds or less; and
 - 5.) Be designed to either freeze the display in one static position, display a full black screen, or turn off in the event of a malfunction.
 - c. Holiday decorations. Notwithstanding any provision of this Section to the contrary, holiday decorations may be illuminated.
 - d. Integral Signs. Notwithstanding anything to the contrary in this Section, Integral Signs may be illuminated externally but must not be illuminated internally.

3. Automated teller machines. Where Automated Teller Machine (ATM) Signs are allowed Signs may be placed on the ATM without a permit subject to the following requirements:

- a.** The Sign must be an integral part of the ATM; and
- b.** The Sign may not exceed two and one-half (2.5) square feet in total size, including any border or background color.

j. Compliance.

Any Sign, a portion of a Sign, and/or a Sign's support structure, which is new, altered, relocated, replaced must comply or be brought immediately into compliance with all provisions of this Section and UDO.