
Sec. 6-15-6. Provisions for temporary (on-premises) signs.

The following signs may be erected and maintained subject to the following restrictions:

1. *Residential property sale and rental signs:* The owner or occupant may erect non-illuminated real estate sale and rental signs and personal property sale signs in the required front yard of platted property zoned SF, 2F or TH until the ownership has been transferred or the property is leased. On lots where a sidewalk exists within the street right-of-way, signs shall be located between the sidewalk and the house, but no closer than three feet from the sidewalk. On lots where no sidewalk exists within the street right-of-way, the sign shall be located at least 15 feet from the edge of the street pavement. On lots that abut streets where sidewalks exist the signs shall be located no closer than 15 feet to any street pavement. Lots shall be limited to three signs not exceeding six square feet. No permit is required.
2. *Business real estate signs:*
 - (A) Highway frontage and property zoned LI:
 - (i) Temporary signs advertising the sale, rental or lease of the land upon which the sign is located may be erected on a tract of land two acres or larger in size fronting State Highway 121, Interstate Highway 635, and properties zoned Light Industrial, subject to the restrictions in this subsection (A).
 - (ii) Restrictions for signs:
 - a. Shall not exceed 64 square feet in effective area, with a maximum height of eight feet;
 - b. Shall be located a minimum of ~~15~~ 10 feet from ~~all property lines~~ the right-of-way; and
 - c. Shall be spaced a minimum of 50 feet apart along a street frontage; and,
 - d. Shall be limited to one sign per tract/lot per street frontage.
 - (iii) Permits under this section shall be issued for a period of one year from the date of issuance, and may be renewed for a period not to exceed one year only when vacancies exist and/or when appropriate documentation is presented to the building official that a vacancy will exist within a three-month time period.
 - (iv) Any signs permitted under this subsection shall be removed within seven days after a certificate of occupancy is issued for the vacancy.
 - (B) Other locations requiring a permit:
 - (i) Temporary signs advertising the sale, rental or lease of the property on which the sign is located may be erected on a tract of land less than two acres in size fronting State Highway 121 and Interstate Highway 635, and on tracts of any size elsewhere, subject to the restrictions in this subsection. No signs under this section shall be permitted or allowed in any property zoned as residential.
 - (ii) Restrictions for signs:
 - a. Shall not exceed 32 square feet in effective area, with a maximum height of eight feet;
 - b. Shall be located a minimum of ~~15~~ 10 feet from ~~all property lines~~ right-of-way;
 - c. Shall be spaced a minimum of 50 feet apart along a street frontage; and,

- d. Shall be limited to no more than one sign per lot, per street frontage.
- (iii) Permits for such signs are limited to a period of one year from the date of issuance, and may be renewed for a period not to exceed one year, only when vacancies exist and/or when appropriate documentation is presented to the building official that a vacancy will exist within a three-month time period.
- (iv) Any signs permitted under this subsection shall be removed within seven days after a certificate of occupancy is issued for the vacancy.
- (C) Nonresidential real estate signs permitted in subsections (A) and (B), in addition to the limitations in sections (A) and (B), shall be designed with the following elements:
- (i) *Sign post*: 3—4" extruded metal with decorative finials.
- (ii) *Sign frame*: Same color and materials as sign post.
- (iii) *Sign face*: Color: white, gray or beige/cream. Foreground color (font and logo) shall be black.
- (iv) *Material*: ¼" TO ½" plastic or aluminum coated MDO or plastic cored aluminum.
- (v) *V-shaped signs* shall not exceed 45 degrees to be considered as two separate faces.

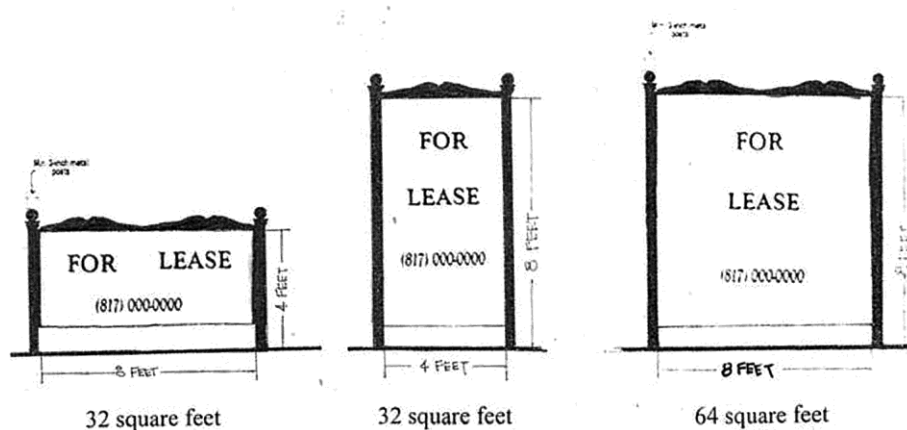


Figure A

Figure B

Figure C

These figures generally illustrate the architectural character and elements as provided herein and shall be incorporated in the design of signs under this section.

- (D) In lieu of a temporary leasing sign as provided for herein, leasing contact information may be incorporated within multi-tenant signs, as provided in section 12-29-4.2(A)iii. of the sign ordinance, and may remain on a permanent basis.
- (E) Locations not requiring a permit: No permit is required for the owner or occupant of business zoned property to erect and maintain non-illuminated real estate sale signs until the ownership has been transferred, subject to the following restrictions. Such signs shall not exceed six square feet and shall be located no closer than ~~15~~ 10 feet from any property line. No more than one sign shall be located for every two acres in a tract of land or portion thereof.

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3. *Subdivision identification:* Owners of property zoned SF, TH, and 2F may erect signs to identify new subdivisions, developers and builders, builders' phone numbers and new home price information. Only one sign per subdivision is allowed. Such signs shall not exceed 36 square feet in effective area, shall be located a minimum of ~~15~~ 10 feet from all property lines, and shall be limited to 15 feet in height. Permits for such signs shall be limited for a period of one year from the date of issuance subject to renewal upon approval of the building official. Such signs must be removed when permits have been issued for construction on 75 percent of the lots within the subdivision.
4. *Temporary construction signs:* One temporary construction sign is permitted to advertise the coming of a new business. Such signs shall not be erected prior to the approval of the site plan and/or zoning action by the city council for the property on which the sign is to be located. The sign must be removed prior to the issuance of a certificate of occupancy or two years from the date of the city council action, whichever occurs first. Such signs shall conform to the following provisions:
- Maximum effective area*—100 square feet.
- Maximum height*—15 feet.
- Minimum setbacks*—15 feet from the street right-of-way.
5. *Temporary residential construction and or advertisement signs:* A temporary construction and or advertisement sign is allowed after the project is permitted and only while the construction, remodel or repair is taking place.
- (A) Any signs permitted under this subsection shall be removed when the job is complete.
- (B) Sign faces shall not exceed six square feet in effective area or 36 inches in height as measured from grade.

(Ord. No. 2003-1064, § 1, 10-28-03; Ord. No. 2008-1191, § 1, 2-12-08; Ord. No. 2013-1330, § 1, 1-22-13)