

## 12-1-2212 COMMERCIAL AND INDUSTRIAL DISTRICTS

---

Signs will be allowed in Commercial and Industrial Districts as follows (includes nonresidential):

1. All signs permitted in Section 12-1-2211.
2. Civic organization identification signs same as provided in Section 12-1-2211, 2.
3. Business signs shall be in accordance with the following regulations:
  - a. The total aggregate area of one face of all signs on the premises pertaining to any one business shall not exceed 50 square feet. However, if the portion of the building adjacent to the street-property line measures more than 50 feet, then the aggregate area of one face of all such signs on the premises may be increased in area at the rate of one square foot of sign area for each foot of building frontage in excess of 50 lineal feet; but the total aggregate area of one face of all such signs on the premises shall not exceed 100 square feet for each business. For corner buildings, only the main entrance frontage shall be so measured.
  - b. Free-standing identification signs shall be counted as a portion of the total aggregate sign area of the premises and shall be restricted to the following:
    - (1) One free-standing identification sign for each street upon which the lot has frontage.
    - (2) Maximum height shall be 35 feet.
    - (3) Such signs shall have a maximum area of 24 square feet.
    - (4) Such signs shall not be closer than 30 feet to any residential district.
    - (5) A landscaped area shall be provided on site at the street frontage at the base of the free-standing sign, with said landscaped area to have a minimum area of 4 square feet for each square foot of sign area, and such sign shall be located at least 5 feet from any property line.
4. Price signs, for service stations only in accordance with the following:
  - a. Maximum area shall not exceed 12 square feet each and shall be counted in the total aggregate sign area of the premises as permitted above.
  - b. Maximum height shall not exceed 35 feet.
  - c. One free-standing price sign per each street frontage on which the service station has frontage, and such sign shall be located at least 5 feet from any property line.
  - d. A landscaped area shall be provided on site at the street frontage, at the base of the free-standing sign, with said landscaped area of 4 square feet for each square foot of sign area.
  - e. The maximum sign area for free-standing signs per street frontage shall not exceed 24 square feet including all identification and price signs.
5. Menu boards, for drive-in or drive-through restaurants, shall be in accordance with the following:
  - a. One free-standing or wall-mounted menu board per business and shall be located not less than 45 feet from the street line.
  - b. Maximum area shall not exceed 12 square feet and shall be counted in the total aggregate sign area of the premises.
  - c. Maximum sign height shall not exceed 5 feet for free-standing menu signs.
  - d. A landscaped area shall be provided, at the base of the free-standing sign with

said landscaped area of 4 square feet for each square foot of sign area.

6. Signs for building complexes or centers shall be in accordance with the regulations listed below. For purposes of this , a building complex or center shall mean any number of businesses greater than one, which buildings share the same site, using common points of ingress and egress to and from the site.

a. The total aggregate area of one face of all signs on the premises pertaining to any one business shall not exceed 40 square feet. However, if the portion of the building adjacent to the street-property line measures more than 40 feet, then the total aggregate area of one face of all such signs on the premises may be increased in area at the rate of one square foot of sign area for each foot of building frontage in excess of 40 lineal feet; but the total aggregate area of one face of all such signs on the premises shall not exceed 80 square feet for each business. For corner buildings, only the main entrance frontage shall be so measured.

b. One free-standing identification sign per street frontage for the entire site is permitted in accordance with the following:

(1) Such signs shall identify the center only, and shall not be counted in the total aggregate sign area for individual business identification.

(2) Maximum area of 24 square feet per sign, and maximum height of 5 feet.

(3) A free-standing sign identifying an individual business rather than the center shall be obtained only by the approval of the Planning Commission.

Such sign shall be limited to 24 square feet and shall be counted as a portion of the total aggregate sign area allowed for the business, and such sign shall be located at least 5 feet from any property line.

(4) A landscaped area shall be provided, on site at the base of the freestanding sign, with said landscaped area of 4 square feet for each square foot of sign area.

c. All wall signs for individual businesses shall be uniform in terms of colors, shapes, and maximum vertical dimension with all other such signs in the center. A proposal for signing for the entire center shall be submitted prior to the issuance of any sign permit.