

CHAPTER 1149 Signs

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1149.01 PURPOSE.

The purpose of this chapter is to permit such signs that will not, by their existence, size, location, construction or manner of display, endanger the public safety of individuals, confuse, mislead or obstruct the vision necessary for traffic safety, or otherwise endanger public health, safety and morals, and to permit and regulate signs in such a way as to support and complement land use objectives set forth in this Zoning Code.

(Ord. A-2248. Passed 4-9-01.)

1149.02 DEFINITIONS.

As used in this chapter:

- (a) "Architectural canopy sign" means an enclosed structure, possibly illuminated, that is attached to the wall of a building with the face of the sign approximately parallel to the wall and with the message integrated into its surface.
- (b) "Area of sign" means the total exterior surface computed in square feet of a sign having but one exposed surface, and one-half the total of all the exposed surface computed in square feet of a sign having more than one such surface.
- (c) "Changeable copy sign" means a sign that is designed so that characters, letters or illustrations can be changed or rearranged without altering the face or the surface of the sign. This shall also include the changing of copy on advertising signs.
- (d) "Directional sign" means a detached sign that directs vehicular traffic to the proper point of ingress or egress or directs internal traffic flow on the lot where it is displayed.
- (e) "Modification, major" means a change to an existing permanent sign that results in structural alteration, relocation, replacement.

- (f) "Modification, minor" means a change to an existing permanent sign that does not involve structural alteration, relocation, replacement, or change of the sign face. This definition includes repainting, cleaning and minor repair that maintains the sign in a safe condition. For off-premises signs, this definition also includes the replacement of border trim and the change of poster panels, painted boards, and other changeable copy.
 - (g) "Off-premises sign" means a sign which directs attention to a business, commodity, service or entertainment conducted, sold or offered elsewhere than on the lot where it is displayed, or only incidentally on such lot.
 - (h) "On-premises sign" means a sign which directs attention to an activity, business or profession conducted on the lot where it is displayed. However, a real estate sign advertising the sale, rental or lease of the lot on which it is maintained, institutional bulletin boards and a professional or announcement sign accessory to a home occupation or a dwelling shall not be deemed a business sign.
 - (i) "Permanent sign" means any sign with its own foundation or footing, or which is painted on or otherwise anchored to a building, wall or other permanent structure, and any of which are installed to achieve a lasting and enduring condition and location.
 - (j) "Portable sign" means a temporary sign that can be easily moved by wheel or human motion from place to place. Such signs include, but are not limited to retail stands, and signs affixed or painted on vehicles parked and visible from the public right-of-way, unless said vehicle is used in the normal day-to-day operation of the business.
 - (k) "Real estate sign" means any sign which is used to offer for sale, lease or rent the property on which the sign is located.
 - (l) "Sign" means any device for visual communication that is used for the purpose of informing or attracting the attention of the general public.
 - (m) "Temporary sign" means a sign which has no permanent attachment to a building or ground, including but not limited to, pole or post attachments, banners, pennants or any other sign that does not meet the definition of a permanent sign.
 - (n) "Sidewalk sign" means a sign which is supported by a frame, such as an A-frame or sandwich sign placed on the sidewalk, that is not permanently attached or anchored to the ground or any other structure.
- (Ord. A-2248. Passed 4-9-01; Ord. A-2350. Passed 5-27-03; Ord. A-2615. Passed 6-22-09.)

1149.03 MEASUREMENT OF SIGN AREA.

The area of a sign face shall be computed by means of the smallest circle, rectangle, triangle or combination thereof that will encompass the extreme limits of the writing, representation, emblem or other display, together with any material or color forming an integral part of the background of the display or used to differentiate the sign from the backdrop or structure against which it is placed, but not including any supporting framework or housing.

(Ord. A-2248. Passed 4-9-01.)

1149.04 OFF-PREMISES SIGNS.

- (a) Off-premises signs are considered to be commercial uses, and shall be principally permitted in the B-1, B-2, I-1, and I-2 Districts, subject to the following provisions.
- (b) Off-premises signs shall meet the lot area, frontage and yard requirements for principal uses in the district in which they are located.
- (c) Off-premises signs shall not exceed 400 square feet in area.
- (d) Off-premises signs shall not exceed 45 feet in height, as measured from the elevation of the primary roadway to which the sign is oriented.
- (e) Only freestanding off-premises signs shall be permitted.
- (f) Two off-premises sign faces may be placed back-to-back on the same structure, subject to the following requirements:
 - (1) No more than two off-premises signs shall be attached together;
 - (2) Their faces shall oriented in opposite directions of traffic; and,
 - (3) Shall not be located more than 15 feet apart at the farthest point between the two faces.
- (g) Off-premises signs shall be spaced a minimum of 500 feet from another off-premises sign located on the same side of the street.
- (h) Off-premises signs shall be spaced a minimum of 300 feet from another off- premises sign located on the opposite side of the street.
- (i) No off-premises sign shall be located within 300 feet of any park, educational institution, private or public special school, library, church, hospital or similar institution.
- (j) No off-premises sign shall be erected in a manner so that the sign face is 200 lineal feet from the front or side lot line of any residential district along the same roadway as the same, and 40 feet from the front, side or rear lot line of any residential district not located on the same roadway.
- (k) Under no circumstances shall any part of an advertising sign be located within a public right-of-way.
- (l) All off-premises signs shall comply with applicable construction standards of the Ohio Basic Building Code.
- (m) Off-premises signs erected in accordance with the provisions of this chapter are not subject to further regulation, except that any major modification to an existing nonconforming off-premises sign shall require that it be brought into compliance within all applicable provisions of the Zoning Code.

(Ord. A-2248. Passed 4-9-01.)

1149.05 ON-PREMISES SIGNS.

No exterior on-premises sign shall be erected unless it is accessory to a permitted use in the district in which the lot or parcel is located. All on-premises signs shall be classified as one of the following: an attached sign, a detached sign, an interstate sign or an architectural canopy sign.

- (a) Attached signs are signs which are physically attached to a building or fixed awning. In addition:
 - (1) The total area of all attached signs shall not exceed in the aggregate three square feet of area for each linear foot of building frontage for each business use;
 - (2) An attached sign shall project not more than two feet horizontally from a building facade;
 - (3) An attached sign shall project not more than three feet above the average height of the roof of the structure involved. However, no sign shall be erected on a roof;
 - (4) An attached sign may project downward from a fixed awning only so far as shall allow nine feet of vertical clearance from the ground to the bottom of the sign.
- (b) Attached signs in the B-5 District shall comply with the provisions of Section 1149.06.
- (c) Detached signs are signs which are not attached to a building and which advertise an on-premises business or activity and are twenty-five feet or less in height. There shall not be more than one detached business sign per business activity along each street frontage the use abuts, except as provided in Section 1149.08 hereof. Where commercial uses are located on the same property with common features, such as Planned Business Centers, all such business signs shall be supported by only one structure per lot with street frontage. In addition, detached signs:
 - (1) Shall not be located on or project over any right-of-way;
 - (2) Shall not be larger than one hundred square feet in area. On-premises signs in the N, S and R Districts shall not exceed forty-eight square feet in area;
 - (3) Shall not be higher than twenty-five feet in height. On-premises signs in the N, S and R Districts shall not exceed six feet in height;
 - (4) Shall not obstruct or adversely affect vision clearance or traffic visibility;
 - (5) Shall not have a bottom less than nine feet above ground if pedestrians may pass under the sign and not less than fifteen feet if vehicles may pass under the sign;
 - (6) Shall not be closer than twenty-five feet to the sign of an adjacent lot in any S or R District; and
 - (7) Signs for home occupations shall comply with the provisions of Section 1147.21(h)
- (d) Interstate signs are signs that are not connected to a building, that are less than 1,900 feet from the centerline of an interstate highway right-of-way, that are at least twenty-five feet in height and that are intended to be read from the interstate highway. A business may have one interstate sign in addition to any other permitted signs. In addition, an interstate sign shall:
 - (1) Not be closer than twenty-five feet to any right-of-way line;
 - (2) Not be closer than fifteen feet to any adjoining property line;
 - (3) Not be larger than four hundred square feet in area; and
 - (4) Not be higher than ninety feet, measured from the ground elevation on which it is located.

- (e) Architectural canopy signs are signs which are attached to a building with the message integrated into the canopy surface. In addition:
- (1) The total area of all architectural canopy signs shall not exceed in the aggregate two square feet of area for each linear foot of building frontage, and, if combined with attached signs, the total area of all signage shall not exceed in the aggregate three square feet of area for each linear foot of building frontage.
 - (2) In applying sign area limits, only the area occupied by the sign message will be used. The sign area shall be the rectangular space occupied by lettering or insignia and the space immediately surrounding such lettering or insignia.
 - (3) An architectural canopy sign shall project not more than three feet horizontally from a building facade over a public right-of-way, and not more than six feet horizontally from a building facade over private property.
 - (4) An architectural canopy sign shall have a minimum clearance of nine feet above the sidewalk grade or the edge of roadway grade nearest the sign and shall not be located closer than two feet from the curb of any roadway.
 - (5) Architectural canopy signs shall be limited to single-story buildings or to the first level only of multistory buildings, unless otherwise authorized by the Board of Appeals.
 - (6) Overall height should not exceed three feet above the average height of the roof line or the parapet wall of the building to which it is attached, and should not exceed the allowable building height for that zoning district.
 - (7) Principal graphics, copy, logos, etc., shall be limited to the face or street side of the structure.
 - (8) When an electric awning sign covers multiple store fronts, each store or tenant shall be allowed copy space no more than eighty percent of its store width in order to maintain adequate separation of tenant spaces.
 - (9) Any person applying for a permit to install an architectural canopy sign shall, before the permit is granted, file with the City Manager a three hundred thousand dollar (\$300,000) combined single-limit aggregate comprehensive general liability certificate of insurance, issued by an insurance company authorized to do business in the State, conditioned to indemnify and save harmless the City from any and all damages, judgments, costs or expenses which the City may incur or suffer by reason of the granting of such permit or which may result from the construction or maintenance of such architectural canopy sign.
- (Ord. A-2248. Passed 4-9-01; Ord. A-2419. Passed 1-24-05.)

1149.06 ON-PREMISES SIGNS IN THE B-5 DISTRICT.

The provisions of this section apply to all attached signs, detached signs, architectural canopy signs and sidewalk signs in the B-5 Court Square Business District. Unless otherwise stated, all other signs shall comply with applicable sections of Chapter 1149 of the Zoning Code.

- (a) Number of Signs.
 - (1) For each street level business, a maximum of one attached projecting sign, one attached wall sign, and one architectural canopy sign is permitted for each frontage on a public street.
 - (2) A business with an attached projecting sign shall not be permitted an architectural canopy sign.
- (b) Size of Signs. The size standards for all signs regulated by Section 1149.05 shall apply, except that:
 - (1) The maximum area for signs in aggregate per frontage shall be 15% of the area of the face of the building on which the signs are proposed.
 - (2) An attached projecting sign shall be permitted a minimum four square feet and a maximum sixteen square feet per side.
- (c) Location of Sign. The location standards for all signs regulated by Section 1149.05 shall apply, except that an attached projecting sign shall:
 - (1) Extend no further than five feet from the building wall.
 - (2) Have a maximum clearance of nine feet and a maximum height of fifteen feet above grade.
 - (3) Not extend into any part of an alleyway.
- (d) Detached on-premises signs shall not be located within one-block perimeter of the Court Square.
- (e) Insurance Required. No permit shall be issued for any sign extending into the public right-of-way until the same insurance requirements that apply to architectural signs, as regulated by Section 1149.05(e)(9), are met.
- (f) Sidewalk Sign. Each street-level business in the B-5 District is permitted one sidewalk sign per the following specifications:
 - (1) The sidewalk sign shall be placed directly in front of the business for which the sign is advertising.
 - (2) The sidewalk sign shall be a maximum of four feet in height.
 - (3) The face of the sidewalk sign shall be a maximum of eight square feet in area.
 - (4) The sidewalk sign shall be placed with a maximum of twelve inches between the sign and the building facade.
 - (5) The sidewalk sign shall be permitted for a period not to exceed twelve months.
 - (6) The sidewalk sign shall not be composed of the following materials: paper, cardboard, or rough-sawn lumber.
 - (7) The sidewalk sign shall be maintained; no chipped, scaled, or worn paint, rust, splinters or sharp edges shall be permitted.
 - (8) The hours for sidewalk sign displays shall be limited to 7:00 a.m. to 9:00 p.m.(Ord. A-2248. Passed 4-9-01; Ord. A-2350. Passed 5-27-03.)

1149.07 DIRECTIONAL SIGNS.

Directional signs may be permitted in addition to detached business signs, subject to the following provisions:

- (a) All directional signs shall comply with Section 1149.11, and no such sign shall be permitted in the right-of-way of any street or alley.
- (b) The area of a directional signs shall not exceed two square feet in area.
- (c) Not more than one directional enter sign and one directional exit sign shall be permitted for each curb cut or other permitted access to a public right-of-way. Directional signs other than enter and exit signs are permitted as needed.
- (d) No lettering or sign message identifying the business logo, name, address or telephone number shall be permitted.
- (e) The maximum height for an enter/exit sign shall be three feet, and such sign shall not obstruct or adversely impact traffic visibility.

(Ord. A-2248. Passed 4-9-01.)

1149.08 PORTABLE AND TEMPORARY SIGNS.

The intent of this section is to recognize the individual or entity who occasionally desires to display a temporary commercial message in conjunction with a permitted land use, and to provide the time, place, and manner limitations allowing certain sign types for these purposes. It is further intended to recognize the negative affect temporary signs can have on the attractiveness of a community, including the deterioration of the natural environment, the clutter temporary signs contribute to the landscape, the distractions and obstructions this sign type may cause to motorist, and the hazards that the aforementioned concerns may cause. Thus, this section is intended to establish regulations that allow portable and temporary signs without their becoming a nuisance to the community.

Portable and temporary signs shall be permitted as an accessory use to a lawfully established principal, conditional or nonconforming use conducted on the premise, subject to the limitations included in this code. All portable and/or temporary signs shall comply with Section 1149.05 and the following provisions:

- (a) All electrical work and equipment involved with a portable or temporary sign shall conform to the National Electric Code (NEC).
- (b) No sign portable or temporary by intent or design shall be used as a permanent sign.
- (c) It shall be the applicant's or owner's responsibility to maintain a portable or temporary signs in good condition. Signs or banners that are torn, damaged, faded, or otherwise in a state of disrepair must be immediately replaced or removed.
- (d) It shall be the applicant's or owner's responsibility to remove all portable and temporary signs when the time limit for the sign has expired.
- (e) Location
 - (1) Portable and temporary signs shall be permitted on the building face or in the yard adjacent to any building elevation facing a street, parking lot, drive through lane, or service drive.

- (2) Portable and temporary signs shall be permitted only on the same lot or parcel as the business or activity for which it is displaying information.
 - (3) No temporary sign shall be placed in the right-of-way or attached to utility poles, or traffic control signs or devices.
- (f) Number
- (1) Not more than one portable or temporary sign shall be permitted for each street frontage.
 - (2) A sidewalk sign and a temporary sign shall not be displayed at the same time.
- (g) Period of Display
- (1) Portable and/or temporary signs shall be displayed for no more than one-hundred and five (105) days in any calendar year.
 - (2) Temporary signs shall be permitted for an additional period of thirty-five (35) days per calendar year only if the temporary sign is an attached sign per Section 1149.08(h).
 - (3) Temporary and/or portable signs may be displayed for a period of time not to exceed 35 consecutive days. A lapse of seven days must occur before another temporary sign can be displayed
 - (4) Twenty days per calendar year will be subtracted as a penalty from a business activity's allotted number of temporary sign display days when that activity maintains a temporary sign past the expiration date for the permit, or displays a temporary sign without a permit.. If the business activity has fewer than 20 allotted temporary sign days remaining for the calendar year in which the penalty is imposed, the balance of those penalty days will be subtracted from that activity's allotted temporary sign days in the following calendar year. This penalty is in addition to all other penalties as established in Section 1155.99.
- (h) Attached temporary signs or banners are temporary/ portable signs that are attached to a permanent building or structure. Attached temporary signs shall comply with the following provisions as well as Sections 1149.08(a) through (g).
- (1) The sign or banners shall be mounted flat against the façade of the building or structure so that no part of the sign or banner projects more than four inches from the façade. The banner or sign must be secured, at a minimum at all four corners
 - (2) Attached sign or banner size is limited to 10% of the area of the façade of the building or structure on which it is mounted, with a maximum of 50 square feet.
 - (3) The mounting location of the banner shall not obstruct any ingress, egress, fire exits or ventilation openings
 - (4) Attached temporary signs or banners shall not be mounted on the roof, eaves, gutter, or overhang.
- (i) Detached temporary signs or banners are temporary / portable signs that are supported by poles, uprights, or braces extending from the ground or from an object on the ground, or any sign located on the ground, providing that no part of the sign is attached to any part of a building.
- (1) The maximum height for a detached (freestanding) portable or temporary sign shall be six feet.

- (2) The area of portable or temporary signs shall not exceed fifty square feet in area per face.

(Ord. A-2248. Passed 4-9-01; Ord. A-2350. Passed 5-27-03; Ord. A-2419. Passed 1-24-05; Ord. A-2619. Passed 8-10-09)

1149.09 PROFESSIONAL OR ANNOUNCEMENT SIGNS AND INSTITUTIONAL BULLETIN BOARDS.

Professional or announcement signs accessory to a dwelling or a home occupation shall not exceed one square foot in area. A church, educational institution, special or private school, community center, public library or other public or institutional building may have for its own use a bulletin board not over twelve square feet in area which, if not attached flat against a building, shall be at least ten feet distant from all street right-of-way lines.

(Ord. A-2248. Passed 4-9-01.)

1149.10 SIGN RESPONSIBILITY.

- (a) The sign owner shall be responsible for sign maintenance and repair.
- (b) If any sign reaches a state of disrepair and is deemed unsafe by the Building Inspector, and is not properly renovated, it shall be condemned and an order issued for immediate removal at the expense of the sign owner or property owner.
- (c) A sign shall be removed by the sign owner or property owner when the use to which it related is abandoned or changed for ninety days or longer, or the City shall cause such sign to be removed.
- (d) In case any sign is installed, erected, constructed or maintained in violation of any of the terms of this Zoning Code, the City Manager or his or her designee shall notify the property owner or lessee in writing thereof to alter such sign so as to comply with this Zoning Code.

(Ord. A-2248. Passed 4-9-01.)

1149.11 LIGHTING.

Any sign illumination shall be so arranged as to confine the illumination to the sign, avoid glare or other disturbance on adjacent property and shield the source of illumination. No flashing shall be permitted where such flashing would interfere with or distract from a traffic control sign or signal or normal traffic visibility. Such flashing shall not be permitted on portable or temporary signs.

(Ord. A-2248. Passed 4-9-01.)

1149.12 REAL ESTATE SIGNS.

- (a) Real estate signs advertising the sale, rental or lease of the lot on which they are maintained shall be set back at least one foot from the edge of the sidewalk, and in areas without sidewalks at least one foot from the right-of-way line of the street. In addition, real estate signs shall not exceed:

- (1) In the aggregate, eight square feet in area on an individual lot in residential districts or fifteen square feet in commercial or industrial districts;
 - (2) One hundred forty-eight square feet in area on any commercial or industrial lot in which said sign is specifically intended for view from a major thoroughfare.
- (b) Subdivision developments of three or more lots may display a real estate development sign, in lieu of individual lot signs, not exceeding fifteen square feet in area for the first three lots and one additional square foot in area for each additional lot available at the time of such sign installation.
 - (c) There shall be not more than one real estate sign permitted for each individual lot or property for sale or rental.
 - (d) All real estate signs shall be removed within ten days of sale or rental of the property affected by such sign.
- (Ord. A-2248. Passed 4-9-01.)

1149.13 SIGNS ON SERVICE STATION DISPENSING PUMPS AND CANOPIES.

- (a) Signs on service station dispensing pumps shall be permitted in addition to attached business signs, subject to the following provisions:
 - (1) The total attached sign area shall not exceed fifty percent of the pump facade area.
 - (2) No attached sign shall project more than one inch horizontally from the dispensing pump facade.
 - (3) No attached sign shall project more than two feet above any part of the dispensing pump.
 - (b) Signs on service station canopies shall be permitted in addition to attached business signs, subject to the following provisions:
 - (1) The total attached sign area shall not exceed one square foot per lineal foot of canopy frontage.
 - (2) Such sign shall not project above or below any part of the canopy facade.
- (Ord. A-2248. Passed 4-9-01; Ord. A-2660. Passed 10-26-10)

1149.14 EXEMPTED SIGNS.

The following signs are not subject to the provisions of this Zoning Code:

- (a) Governmental signs for control of traffic and other regulatory purposes, street signs, warning signs, railroad crossing signs and signs of public service companies for the purpose of safety.
 - (b) Flags, emblems and insignia of any governmental agency, subdivision and temporary displays of patriotic religious, charitable or civic character.
 - (c) Commemorative plaques placed by recognized historical agencies.
 - (d) Signs within a stadium, open air theatre, shopping center, arena or other use which signs can be viewed only by persons within such stadium, open air theatre, shopping center, arena or other use.
- (Ord. A-2248. Passed 4-9-01.)

1149.15 PROHIBITED SIGNS.

- (a) No sign shall be placed in a public right-of-way, except publicly owned signs such as traffic control signs, nor shall any sign be attached or otherwise applied to trees, bus shelters, utility poles, benches, trash receptacles, newspaper vending machines, or any other unapproved supporting structure in a public right-of-way.
 - (b) No sign shall occupy areas designated for off-street parking.
 - (c) No sign of any classification shall be installed, erected, or attached in any form, shape or manner to a fire escape or any door or window giving access to any fire escape.
 - (d) No sign shall revolve, rotate, whirl, spin or otherwise make use of motion to attract attention, nor shall any sign employ any parts or elements which revolve, rotate, whirl, spin or otherwise make use of motion.
 - (e) No sign shall be located on a roof.
- (Ord. A-2248. Passed 4-9-01.)

1149.16 REGISTRATION; PERMITS; EXCEPTIONS; FEES.

- (a) No person shall install any sign or perform any related sign work within the City without first obtaining a certificate of registration from the Building Inspector. The provisions of this section shall not apply to a property owner as an individual desiring to perform work on his own premises. However, any sign work performed by such property owner shall be subject to all other provisions of this chapter.
- (b) A sign permit shall be obtained from the Planning Coordinator for the installation or major modification of all signs with the exception of real estate signs, political signs or garage sale signs. A sign permit shall be required to change, alter or replace signs, except for the message content of advertising and changeable copy signs.
- (c) The sign installer or owner shall make application for the permit on forms provided by the City Manager or his or her designee and, in the case of permanent business signs, shall submit an application for a permit to the State of Ohio.
- (d) Plans shall accompany the application which indicate the location and structural stability of the sign, and in the case of electrical signs, comply with the National Electrical Code, as adopted in Section 1301.05 of the Building Code.
- (e) If deemed necessary, these plans shall bear the seal of a registered engineer or architect.
- (f) The fee schedule for sign permits shall be in accordance with Section 1309.11 of the Building Code.

(Ord. A-2248. Passed 4-9-01; Ord. A-2350. Passed 5-27-03.)

1149.17 EXISTING SIGNS.

- (a) A sign legally in existence at the time of the passage of this section but which does not conform with the regulations of this or subsequent amendments shall be construed as a legal nonconforming sign.
- (b) Legal nonconforming signs may be maintained and structural parts repaired and restored to a safe condition if required subject to the following limitations:

- (1) Any non conforming sign which is damaged more than seventy-five percent of its fair market value above the foundation at the time of the damage by fire, flood, explosion, earthquake, war, riot or act of God or man shall not be reconstructed and used as before such calamity. If it is less than seventy-five percent damaged, it may be reconstructed or used, provided that such reconstruction or use is accomplished within twelve months of such calamity.
- (2) A legal nonconforming sign shall immediately lose its legal nonconforming status, and must be brought into conformance with these regulations or be removed if the sign is altered structurally; or if it is enlarged, relocated, or replaced.

(Ord. A-2248. Passed 4-9-01; Ord. A-2615. Passed 6-22-09.)

1149.18 SIGN LOCATIONS RELATIVE TO STREET RIGHT-OF-WAY.

- (a) No signs shall be permitted to be located on or project over any street right-of-way except existing signs regulated by Section 1149.05, attached projecting signs as regulated by Section 1149.05(a)(2); architectural canopy signs as regulated by Section 1149.05(e); or sidewalk signs as regulated by Section 1149.06(f);
- (b) No advertising or business sign shall be erected or maintained within 660 feet of each edge of the right-of-way of the interstate highway located within the corporate limits of the City, except the following:
 - (1) Advertising or business signs which are erected or maintained on property for the purpose of setting forth or indicating:
 - A. The name and address of the owner, lessee or occupant of such property.
 - B. Information required by law to be posted or displayed thereon.
 - C. The name of the business or profession conducted on such property, or which identifies the goods or services produced or sold on such property.
 - (2) Signs indicating the sale or leasing of the property upon which they are located.
 - (3) Directional or other official signs and signals erected or maintained by the City, State or other public agency having jurisdiction.

(Ord. A-2248. Passed 4-9-01; Ord. A-2350. Passed 5-27-03; Ord. A-2419. Passed 1-24-05 .)