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Wadsworth, OH Code of Ordinances

ON-PREMISE EXTERIOR SIGNS

§ 154.470 PURPOSE.

The purpose of the sections relating to signs (§§ 154.470 through 154.486) is to promote the public health, safety and welfare by establishing standards and criteria for the design, construction, installation, maintenance, and operation of signs in the City of Wadsworth, which are subject to the provisions of this section. More specifically, these sections are intended to:

- (A) Enhance and protect the physical appearance of the municipality.
- (B) Protect property values.
- (C) Promote and maintain visually attractive, high value residential, retail, commercial and industrial districts.
- (D) Promote the economic well being of the community by creating a favorable physical image.
- (E) Ensure that signs are located and designed to:
 - (1) Provide an effective means of way-finding in the community.
 - (2) Afford the community an equal and fair way to advertise and promote its products and services.
 - (3) Reduce sign clutter and the distractions and confusion that may be contributing factors in traffic congestion and accidents and maintain safe and orderly pedestrian and vehicular environments.
 - (4) Afford businesses, individuals and institutions a reasonable opportunity to use signs as an effective means of communication.
- (F) Provide review procedures that assure that signs are consistent with the city's objectives and within the city's capacity to efficiently administer the regulations.
- (G) Prohibit all signs not expressly permitted by these sections.

(Ord. 07-045, passed 7-17-07)

§ 154.471 RELATION TO BUILDING CODE.

No provisions of the sections relating to signs (§§ 154.470 through 154.486) shall nullify any provision of the residential or commercial building codes, except as to the specific definitions, prohibited locations and size limitation listed herein.

(‘65 Code, § 1357.02) (Ord. 117-91, passed 3-17-92; Am. Ord. 130-95, passed 12-29-95; Am. Ord. 07-045, passed 7-17-07)

§ 154.472 APPLICATION OF SIGN REGULATIONS.

(A) The regulations contained in the sections relating to signs (§§ 154.470 through 154.486) shall apply to signs outside of the public right-of-way and on the property to which the standard or regulation refers, except when specifically stated otherwise. A sign may only be erected, established, painted, created or maintained in conformance with the standards, criteria, procedures, and other applicable requirements of these sections.

(B) Unless otherwise stated in these sections, all determinations, findings, and interpretations shall be made by the Zoning Inspector or his or her designee.

(C) The following signs and displays are exempt from these sections, except as noted in § 154.483:

(1) Building addresses, sign plates and window and door graphics of three square feet or less for any use; however, the area of such graphics shall be included in the determination of maximum window coverage and sign area allocation as noted in § 154.483(L).

(2) Any sign displaying a public notice, warning or other information required by a valid federal, state, or local law, ordinance, or regulation;

(3) Official flags of any nation or government;

(4) Official flags of a commercial or non-commercial organization, not exceeding 24 square feet;

(5) Any sign, banner, pennant, etc., located inside a building that is not attached to a window or door and is not legible from outside of the building in which it is located;

(6) Any work of art that does not display a commercial message;

(7) Any religious symbol that does not display a commercial message;

(8) Any traffic control sign, such as "STOP" or "YIELD," located on private property that meets applicable governmental standards pertaining to such signs and does not display a commercial message.

(9) Signs erected by state or local government agencies, or their contractors, to facilitate the construction, maintenance, or operation of transportation facilities.

(10) Product dispensers and trash receptacles not displaying a commercial message or displaying a commercial message not exceeding three square feet.

(11) Holiday and community special event decorations that do not display a commercial message;

(12) Signs on athletic fields and scoreboards intended for on-premises viewing only.

(13) Non-commercial signs and messages not exceeding three square feet.

(Ord. 07-045, passed 7-17-07)

§ 154.473 GENERAL PROVISIONS, RULES OF MEASUREMENT AND DEFINITIONS.

(A) *Severability.* The invalidation of any subsection, clause or phrase in the section on signs, by any court of competent jurisdiction shall not affect the validity of the remaining portions of the sections on signs.

(B) *Non-commercial signs and messages.* Anywhere that the section on signs allows a commercial message to be displayed, a non-commercial message may be substituted.

(C) *Computation and measurement.* The following regulations shall control the computation and measurement of sign area and sign height:

(1) Determining sign area.

(a) "Sign area" is defined in § 154.473(D) of this section.

(b) Where a sign has two or more faces, the area of all faces shall be included in determining the area of the sign, except where two such faces are placed back to back and at no point are more than 18 inches from one another. The area of the sign shall be taken as the area of one face if the two faces are of equal area or as the area of the larger face if the two faces are not of equal size.

(c) Architectural features that are part of the building are not considered signs and are exempt from these regulations provided that such features are clearly distinguishable from the sign display itself and the area of such architectural features do not exceed 100% of the area of the sign.

(d) For a sign that is framed, paneled, outlined, painted or otherwise prepared and intended to provide a background for a sign display, the area of the sign shall include the geometric shapes that encompasses the entire area of the sign including the background or frame.

(e) For a sign comprised of individual letters, figures, logos, icons or other design elements, which are mounted directly to a wall or similar surface of a building or other structure and which is not framed, outlined or otherwise displayed against a background as noted in § 154.473(C)(1)(d), the sign area shall be calculated as the geometric area that encloses the extreme limits of the letters, figures, logos, icons or other design elements.

(2) Special provisions for freestanding and projecting signs.

(a) For freestanding and projecting signs, the sign area shall be computed by the measurement of one of the faces when two display faces are joined and are parallel or are within ten degrees of being parallel to each other and are part of the same sign structure. For any sign that has two display surfaces that do not comply with the above regulation, or has more than two display surfaces then each surface shall be included when determining the area of the sign.

(b) Architectural features that are part of a freestanding structure, including a solid base or other supporting structure, are not considered signs and are exempt from these regulations provided that the following conditions are met:

1. The base or other sign support does not exceed a height of three feet.
2. The base or other sign support excludes all commercial messages, corporate colors, trademarks, logos and/or other elements designed to attract attention and function as signage.

3. The area of all architectural features, including the solid base, does not exceed 100% of the area of the sign.

(c) The height of a freestanding sign shall be measured as the vertical distance from the uppermost point of the sign to the bottom of the sign, sign base or other support structure at the average grade immediately below the sign. However, if the ground at the base of the sign has been augmented in a manner that adds height to the sign, sign height shall be measured to the average grade of the lot on which the sign will be located.

(d) The minimum required setback shall apply to all elements of the sign, including, frame, base and other architectural features.

(D) *Definitions.* The following shall serve as definitions to terms which may be referred to within these sections relating to signs (§§ 154.470 through 154.486):

(1) **ARCHITECTURAL FEATURE.** Any construction attendant to, but not an integral part of the sign, which may consist of landscaping, building or structural forms that enhance the site in general; also, graphic stripes and other architectural painting techniques applied to a structure that serves a functional purpose, or when the stripes or other painting techniques are applied to a building provided such treatment does not include lettering, logos or pictures.

(2) **BILLBOARD.** A sign structure advertising an establishment, merchandise, event, service or entertainment which is not sold, produced, manufactured or furnished at the property on which the sign is located. See also **SIGN, OFF-PREMISE.**

(3) **BUILDING WALL.** Any vertical surface of a building or structure (other than a pitched roof) that is integral to and could reasonably be constructed as part of the architecture of the building when a sign(s) is/are not being contemplated. Examples of building walls include but are not limited to: awnings, canopies, marquees, the vertical portion of gable roofs, parapets, mechanical penthouses, etc.

(4) **COPY AREA.** That portion of a sign face encompassing the letters, the space between letters, as well as other symbols, icons, illustrations or other graphic elements.

(5) **FLAG.** Any fabric, banner or bunting containing distinctive colors, patterns or symbols, used as a symbol of a government, political subdivision, corporate or commercial entity, or institution. A corporate or commercial, or institutional flag may only display the name, trademark, or logo of the business or institution on the parcel and such flag may not be used for other business or advertising purposes.

(6) **GRAPHIC, WALL.** A type of building sign in which a logo, emblem, lettering, decal or other graphical element is etched, affixed or painted directly onto a building wall. See also, **SIGN, BUILDING.**

(7) **GRAPHIC, WINDOW.** A logo, emblem, lettering, decal or other graphical element that is etched into or affixed onto a door or window. See also, **SIGN, WINDOW.**

(8) **ITEM OF INFORMATION.** A word, logo, icon, number, photograph, or other symbol or graphic used on a sign to convey a message or meaning.

(9) **NEGATIVE SPACE.** The open space surrounding the copy area of a sign.

(10) **PARCEL.** One or more tracts of land exclusive of land dedicated as public thoroughfares, streets or alleys, under single ownership or control that may or may not be

subdivided, improved or developed. The terms "lot" or "property" may also be used to refer to a parcel.

(11) **PRINCIPAL STREET.** The street on which a property fronts. For corner lots, the longer of the two streets may be considered the principal street.

(12) **SIGN.** Any visual communication display, object, device, graphic, structure or part, situated indoors or outdoors, or attached to, painted on or displayed from a building or structure, in order to direct or attract attention to, or to announce or promote, an object, product, place, activity, person, institution, organization, or business or the like, by means of letters, words, model, banner, flag, pennant, insignia, device, designs, colors, symbols, fixtures, images, illuminations or representation used as, or which is in the nature of an announcement, direction, or advertisement.

(13) **SIGN (DISPLAY) AREA.** Sign or display area shall mean the face of all the display area(s) of the sign and includes the entire area within a circle, globe, polygon or other geometric feature that encloses the extreme limits of the writing, representation, emblem, lettering or any figure of similar character, together with any frame or other material or color, which forms an integral part of the display or is used to differentiate such a sign from the background against which it is placed. The sign area shall be considered to be the largest area that any sign would project on a plane.

(14) **SIGN, AERIAL.** A balloon or other airborne flotation device, which is tethered to the ground, a building or other structure that directs attention to a business, commodity, service or entertainment conducted, sold or offered for sale.

(15) **SIGN, BANNER.** A type of temporary sign that is made of lightweight fabric or similar material with no enclosing framework that is mounted to a building or other structure at one or more edges.

(16) **SIGN, BUILDING.** A sign attached to any part of a building and including wall, awning, canopy, and projecting signs. A wall sign is a building sign that is parallel to and does not extend from the wall more than 12 inches.

(17) **SIGN, CHANGEABLE COPY.** A sign with letters, characters, or graphics that are not permanently affixed to the structure, framing, or background allowing the letters, characters or graphics to be modified periodically either manually or by electronic or mechanical devices. Such devices are also known as message boards or electronic message boards. Changeable copy signs may not be used to display commercial messages relating to products or services that are not offered on the property.

(18) **SIGN, CONSTRUCTION.** A temporary sign identifying a project or facility during the time of construction. Such signs typically include the name of an architect, engineer and/or contractor for a building or project located on the parcel.

(19) **SIGN, DIRECTIONAL.** A permanent sign that is intended to provide information to employees and customers regarding vehicular access to and from the site and/or to provide information regarding traffic flow throughout the site. See also **SIGN, EXIT OR ENTRANCE.**

(20) **SIGN, ENTRANCE OR EXIT.** A sign located at the driveway entrance or exit and intended to provide for safe access to and from a site.

(21) **SIGN, FREESTANDING.** A sign supported from the ground and not attached to any building. A freestanding sign may be supported by one or more poles or a solid base. Pole signs and monuments signs are examples of freestanding signs.

(22) **SIGN HEIGHT.** As defined in § 154.473(B)(3).

(23) **SIGN, HIGHWAY.** Any outdoor sign, advertising display, device, placard, poster or similar device designed or intended to provide a commercial message or other information, which is located along the frontage of and visible from a limited- access or controlled-access highway or the entrance or exit ramps thereto. See also **BILLBOARD OR SIGN, OFF-PREMISE.**

(24) **SIGN ILLUMINATION, EXTERNAL.** Lighting a sign from external sources that are not enclosed within the sign face itself. The source of illumination may be located on the exterior frame of the sign or on the wall or ground adjacent to the sign.

(25) **SIGN ILLUMINATION, INTERNAL.** Lighting a sign by electric, mechanical or other means where the source of illumination is located within the sign or sign panel and hidden from public view. Backlit panels, illuminated channel letters and signs made from neon tubing are examples of internally illuminated signs.

(26) **SIGN, INFLATABLE.** Any inflatable shape or figure designed or used to attract attention to a business event or location. Inflatable promotional devices shall be considered to be temporary signs under the terms of this section and where applicable, subject to the regulations thereof.

(27) **SIGN, INSTRUCTIONAL.** Any sign designed for on-premise viewing and used to instruct employees, customers or used as to matters of public safety or necessity. "No Parking", "Fire Lane", "Loading Zone" and signs identifying handicap accessible parking are examples of instructional signs.

(28) **SIGN, MENU BOARD.** Signs used at business with drive-through facilities used to provide commercial messages, including but not limited to, merchandise and prices.

(29) **SIGN, MERCHANDISE OR ADVERTISING.** A type of temporary sign used to advertise a particular event, product or promotional activity. Such sign shall not exceed a display area of six square feet. See also **SIGN, TEMPORARY.**

(30) **SIGN, MONUMENT.** A freestanding sign that is mounted directly to the ground or is supported by a continuous solid base that is attached to the ground. The width at the top of the sign shall not exceed 120% of the base of the sign.

(31) **SIGN, OFF-PREMISE.** Any sign containing a message that is not related to the business or other activity that takes place on the parcel on which it is located. See also **BILLBOARD.**

(32) **SIGN PLATE.** A building sign not exceeding three square feet indicating the street number, the name of the person, business, profession or activity occupying the lot, building, or part thereof; or other information pertaining to the use on the lot. Sometimes known as an address sign.

(33) **SIGN, POLE.** A freestanding sign that is supported attached to the ground by poles or other external support structures.

(34) **SIGN, POLITICAL.** Any temporary sign displaying or advocating an idea, opinion or position on any social, cultural, religious or political issue and containing no commercial message.

(35) **SIGN, PORTABLE.** Any sign that is not permanently attached to the ground or other permanent structure, or a sign designed to be transported on wheels, skids, a bench, runners, brackets, or has a frame to which wheels, skids, runners, brackets, or similar mechanical devices can be attached to or support the sign. A portable sign also includes inflatable devices and mobile signs such as parked trailers or vehicles, which include signs which are visible from the public right-of-way unless such vehicle is used in the normal day-to-day operations of the business.

(36) **SIGN, PROJECTING.** A sign that is attached to a building wall and extending perpendicular to or approximately perpendicular to the building wall by 12 inches or more beyond the face of the wall. Projecting signs are permitted only in the Central Business Development (CBD) District.

(37) **SIGN, ROOF.** A sign, or any portion thereof, erected, constructed, or projecting upon or over the roof or parapet wall of any building whether the principal support for the sign is on the roof, wall or another structural element of the building.

(38) **SIGN, "SANDWICH BOARD".** A moveable sign not permanently secured to the ground or surface upon which it is located. Such a sign is sometimes known as an "A-Frame" or an inverted "T" sign, depending on its design. These signs may not exceed a height or width of three feet.

(39) **SIGN, TEMPORARY.** A sign that is designed to be used only temporarily for a specific event, promotion and/or product and is not intended to be permanently attached to a building, structure or permanently installed in the ground. Temporary signs include but are not limited to, political signs, special event signs, merchandise advertising signs, for sale or for lease signs, mobile and other portable signs.

(40) **SIGN, VEHICULAR.** Any sign affixed to or located on a stationary vehicle which is parked in or is visible from a public right-of-way or private street unless such vehicle is used for transporting people or materials in normal day-to-day operations. Sometimes known as mobile sign.

(41) **SIGN, WALL.** See definition of **SIGN, BUILDING** and **GRAPHIC, WALL**.

(42) **SIGN, WIND.** A display or series of displays, banners, flags, balloons or other objects designed to move when subjected to wind pressure.

(43) **SIGN, WINDOW.** A sign that is applied or attached to a window or door, or a sign located near a window within a building for the purpose of being visible to and read from the outside of the building except for those signs that are not legible from beyond the building setback lines. See also **GRAPHIC, WINDOW**.

(Ord. 07-045, passed 7-17-07)

§ 154.474 RESIDENTIAL DISTRICT SIGNS.

(A) Permanent signs for all residential and nonresidential uses in residential districts shall be limited in number, area, height and setback based on the type of use, as set forth in Table A of the § 154.486.

(B) Supplemental standards for signs in residential districts.

(1) *Changeable copy signs.* Freestanding signs for approved conditional, nonresidential uses may have up to 50% of the permitted sign area as set forth in Table A of § 154.486 devoted to changeable copy subject to the following restrictions.

(a) Changeable copy signs are not permitted to be part of a sign that is on a building.

(b) Changeable copy signs may only be displayed on parcels with an area of one acre or greater and with 100 feet of frontage on an arterial or collector street.

(c) Electronic or mechanical changeable copy signs are prohibited in residential districts.

(2) *Multi-occupant facilities.* When a freestanding sign is permitted on a site that has more than one occupant, it is the property owner's responsibility to determine if the sign area shall be devoted to identification of the building(s), the anchor occupant, all occupants, or some combination thereof.

(3) *Instructional signs.* Instructional signs as defined in § 154.473(D) shall be permitted on lots devoted to a multi-family and nonresidential uses provided such signs comply with the following:

(a) Signs shall not be larger than necessary to serve the intended instructional purpose, but in no event shall any sign exceed a display area of two square feet;

(b) The number of instructional signs located on the site are the minimum needed to serve the intended instructional purpose;

(c) The signs are not located or designed to be legible or serve to attract attention beyond the perimeter of the site.

(d) The signs may not be affixed to the base or display area of an approved freestanding sign.

(4) *Sign illumination.* Only externally illuminated ("front" or "spot"-lit) signs are permitted in the Residential Districts.

(Ord. 07-045, passed 7-17-07)

§ 154.475 COMMERCIAL DISTRICT SIGNS.

(A) Permanent signs in the CBD zoning district shall be limited number, area, height and setback as set forth in Table B of § 154.486. The total display area for all permanent free-standing, wall/building mounted and window graphics signs on any parcel within this district shall not exceed 300 square feet.

(B) Permanent signs in the C-1, C-5 and CSG zoning districts shall be limited number, area, height and setback as set forth in Table C of § 154.486. The total display area for all permanent

free-standing and wall/building mounted and window graphics signs on any parcel within these districts shall not exceed 540 square feet.

(C) Permanent signs in the C-3 and C-4 zoning districts shall be limited number, area, height and setback as set forth in Table D of § 154.486. The total display area for all permanent free-standing and wall/building mounted and window graphics signs on any parcel within these districts shall not exceed 550 square feet.

(D) Supplemental standards for signs in commercial districts.

(1) *Changeable copy signs.* Permanent freestanding signs may have up to 40% of the permitted sign area as set forth in Tables C and D of § 154.486, devoted to changeable copy, subject to the following restrictions:

(a) Changeable copy signs are not permitted to be part of a sign that is on a building or parcel that is used for any residential purposes.

(b) Electronic or mechanical changeable copy signs are conditionally-permitted uses and not allowed unless the Planning Commission has issued a conditional zoning certificate.

(2) *Multi-occupant facilities.* When a freestanding sign is permitted on a site that has more than one occupant, it is the property owner's responsibility to determine if the sign area shall be devoted to identification of the building(s), the anchor occupant, all occupants, or some combination thereof.

(3) *Off premise signage.* One off-premise, freestanding sign may be substituted in lieu of a "single-user" freestanding sign when all of the following conditions are met:

(a) The sign serves at least two businesses which are on adjoining properties but are part of planned commercial development that is interconnected via shared points of access and/or shared parking facilities, which has been approved and constructed under the provisions of a development agreement approved by the city.

(b) The parcel on which the off-premise sign is located contains a land area of at least five net acres.

(c) The display area of the off-premise sign shall not exceed two square feet for each linear foot of building frontage on a principal street up to a maximum of 75 square feet. The sign height shall not exceed 15 feet.

(4) *Instructional signs.* Instructional signs as defined in § 154.473(D) shall be permitted provided such signs comply with the following:

(a) Signs shall not be larger than necessary to serve the intended instructional purpose, but in no event shall any sign exceed a display area of two square feet;

(b) The number of instructional signs located on the site are the minimum needed to serve the intended instructional purpose;

(c) The signs are not located or designed to be legible or serve to attract attention beyond the perimeter of the site.

(d) The signs may not be affixed to the base or display area of an approved freestanding sign.

(5) *Sign illumination.*

(a) Allowances for sign illumination in the commercial district are as noted in Tables B, C and D of § 154.486.

(b) Freestanding signs adjacent to a residential district shall only be externally illuminated.

(Ord. 07-045, passed 7-17-07; Am. Ord. 13-066, passed 11-19-13) Penalty, see § 154.999

§ 154.476 INDUSTRIAL DISTRICT SIGNS.

(A) Permanent signs in the I-1 and I-2 Industrial Zoning Districts shall be limited in number, area, height and setback as set forth in Table E of § 154.486. The total display area for all permanent free-standing, wall/building mounted and window graphics signs on any parcel within these districts shall not exceed 550 square feet.

(B) Supplemental standard for signs in industrial districts.

(1) *Changeable copy signs.* Permanent freestanding signs may have up to 30% of the permitted sign area as set forth in Table E devoted to changeable copy, subject to the following restrictions.

(a) Changeable copy signs are not permitted to be part of a sign that is on a building or parcel that is used for any residential purposes.

(b) Electronic or mechanical changeable copy signs are conditionally-permitted uses and not allowed unless the Planning Commission has issued a conditional zoning certificate.

(2) *Multi-occupant facilities.* When a freestanding sign is permitted on a site that has more than one occupant, it is the property owner's responsibility to determine if the sign area shall be devoted to identification of the building(s), the anchor occupant, all occupants, or some combination thereof.

(3) *Instructional signs.* Instructional signs as defined in § 154.473(D) shall be permitted provided such signs comply with the following:

(a) Signs shall not be larger than necessary to serve the intended instructional purpose, but in no event shall any sign exceed a display area of two square feet.

(b) The number of instructional signs located on the site are the minimum needed to serve the intended instructional purpose.

(c) The signs are not located or designed to be legible or serve to attract attention beyond the perimeter of the site.

(d) The signs may not be affixed to the base or display area of an approved freestanding sign.

(4) *Sign illumination.*

(a) Allowances for sign illumination in the commercial district are as noted in Table F of § 154.486

(b) Freestanding signs adjacent to a residential district shall only be externally illuminated.

(Ord. 07-045, passed 7-17-07) Penalty, see § 154.999

§ 154.477 AIRPORT (AP) DISTRICT SIGNS.

Signs in the AP District shall be permitted only as approved by the Airport Zoning Commission. Such signs shall not interfere with air navigation.

(Ord. 117-91, passed 3-17-92; Am. Ord. 130-95, passed 12-29-95; Am. Ord. 07-045, passed 7-17-07) Penalty, see § 154.999

§ 154.478 I-76 HIGHWAY SIGN OVERLAY DISTRICT.

(A) *Purpose.* The purposes of the district are to allow businesses located adjacent to the I-76 limited access easement or ROW an opportunity to advertise to potential customers traveling on the limited access highway while maintaining a safe vehicular environment by minimizing sign clutter and other distractions that may be contributing factors to traffic congestion and accidents.

(B) *District map/location.* The Highway Sign Overlay District shall include all commercially zoned properties within the city located in whole or in part within 200 feet of the outside edges of the I-76 Limited Access Easement or right-of-way.

(C) *Minimum lot requirements.* In order to utilize the provisions of this section, all commercially zoned properties within the Sign Overlay District shall demonstrate compliance with the following provisions:

(1) *Minimum lot area.* All lots shall contain a minimum of 65,340 sq. ft. (1.5 acres) of land area.

(2) *Minimum frontage on a limited access easement or right-of-way.* All lots shall have a minimum of 200 linear feet of continuous frontage along the Limited Access Highway easement or ROW.

(D) *Supplemental standards.* In addition to the sign allocation provisions of the underlying zoning districts, properties within the Highway Sign Overlay District, which comply with the minimum lot requirements noted in § 154.478(C) shall be permitted to display one additional freestanding sign, subject to the following provisions:

(1) *Location and minimum setbacks.* Such sign shall be located so as to be visible from the limited access highway; shall maintain a minimum setback of five feet from all property lines; and shall not be located closer than 200 feet to another on- or off-premise freestanding sign. No sign shall be permitted within the highway easement itself.

(2) *Separation from residential uses.* No such sign shall be erected within 500 feet of any residential use or residential use district as measured perpendicularly to the sign face.

(3) *Maximum display area.* The sign display area shall not exceed two square feet of signage for each linear foot of building frontage, up to a maximum display area of 200 sq. ft.

The total sign display area for the entire site shall still subject to the maximums set forth in the tables in § 154.486.

(4) *Maximum sign height.* Sign height shall be limited to 70 feet as measured from the average elevation of the highway road surface of the lot on which the sign will be located.

(5) *Signs at multi-tenant developments.* Signs which serve two or more uses on the same parcel, or within the same commercial development when on a separate parcel, shall be permitted a 10% sign display area bonus for each use after the first, which are served by the sign, up to a maximum total bonus of 75 sq. ft.

(6) *Design review and zoning certificate required.* All signs erected under this section shall be subject to design review and require a zoning certificate as per § 154.482.

(7) All signs erected under these provisions shall demonstrate compliance with all other applicable provisions of the city's sign regulations as well as applicable commercial building codes.

(Ord. 08-061, passed 10-21-08)

§ 154.479 TEMPORARY SIGNS.

(A) Allowances for temporary signs in residential districts shall be limited in type, number, area and location as set forth in Table F of § 154.486.

(B) Allowances for temporary signs in Commercial and Industrial Districts shall be limited in type, number, area and location as set forth in Table G of § 154.486.

(C) Supplemental regulations for temporary signs.

(1) No temporary sign may be displayed more than 90 calendar days per year.

(2) Banner signs shall be made of flame retardant materials suitable for exterior use.

(3) Freestanding temporary signs may not be affixed to the base, poles or other support structure of an approved permanent freestanding sign nor shall they be located so as to interfere with pedestrian or vehicular traffic or limit sight distance.

(4) Temporary signs at construction sites shall be removed within 15 days after construction is completed.

(5) Signs placed within a public right of way are not permitted by this zoning ordinance and are subject to immediate removal.

(6) Temporary signs shall not be illuminated.

(Ord. 117-91, passed 3-17-92; Am. Ord. 130-95, passed 12-29-95; Am. Ord. 98-138, passed 12-1-98; Am. Ord. 04-039, passed 7-20-04; Am. Ord. 07-045, passed 7-17-07) Penalty, see § 154.999

§ 154.480 (RESERVED).

§ 154.481 NONCONFORMING SIGNS.

Any non-conforming sign that is removed, terminated, or discontinued for any reasons shall not be restored or replaced by any type of sign unless the sign is in conformance with 150% of the sign area and sign height regulations of this subchapter. For purposes of this section, sign face replacement shall constitute sign removal and the new sign face must comply with this subchapter. Refacing, repainting or otherwise repairing an existing non-conforming sign in order to exactly restore such damage or worn sign shall be exempt from review process as defined in § 154.482(B). A zoning certificate shall be required but no fee shall be charged for such sign face restoration.

(Ord. 117-91, passed 3-17-92; Am. Ord. 130-95, passed 12-29-95; Am. Ord. 07-045, passed 7-17-07) Penalty, see § 154.999

§ 154.482 ZONING CERTIFICATE AND DESIGN REVIEW PROCESS.

(A) *Certificate required.* All permanent signage and permanent window graphics and not identified as exempt in § 154.472(C), for commercial, industrial, multifamily and other institutional uses shall require a zoning certificate from the City of Wadsworth prior to the installation of such signage.

(B) *Design review required.* All permanent signage and permanent window graphics and not identified as exempt in § 154.472(C), for commercial, industrial, multifamily and other institutional uses shall be reviewed by the Architectural Design Committee (ADC) before the Zoning Inspector or his or her designee shall issue a zoning certificate for such signage. The ADC meeting schedule is established each calendar year and is available from the Building and Planning Department.

(C) *Exemptions from Architectural Design Committee (ADC) Review.* The following signs shall be exempt from ADC review and do not require a zoning certificate:

(1) Temporary signs and temporary window graphics. However, the Zoning Inspector or his or her designee shall have the right to designate the placement of all temporary and sandwich board signs in order to maintain pedestrian and vehicular safety.

(2) Instructional signs and signs necessary for public safety.

(3) Refacing, repainting or repairing an existing conforming sign in order to exactly restore such sign to its original condition.

(4) Replacing a panel on an existing conforming sign to reflect a change of ownership/new business name provided that the other graphical and design elements of the sign are not altered.

(D) *Submission requirements.* Applications for ADC review and a zoning certificate shall require the following items:

(1) One completed zoning certificate application.

(2) Four copies of a scaled site-plan showing:

(a) Location and setbacks of all existing and proposed buildings, accessory structures and existing signs (building-mounted and free-standing);

- (b) Location and setback of all proposed signs (building-mounted and free-standing);
 - (c) Existing and proposed easements for public and private utilities;
 - (d) Landscaping associated with proposed free-standing signs.
- (3) Four copies of scaled drawings of each proposed sign showing:
- (a) Sign dimensions, display area and overall height;
 - (b) Supporting structure and/or sign base (including dimensions and height);
 - (c) Proposed graphics and lettering (fonts, letter height, etc.);
 - (d) Materials and colors of all sign faces, support structure and/or base, graphics and lettering;
 - (e) Proposed sign illumination.
- (4) Four copies of digitized photographs showing the building and site "before" and "after" the installation of the proposed signage.
- (5) Other pertinent data, including material and color samples, as may be deemed necessary by the Architectural Design Committee and/or the Planning Director for the proper application and enforcement of these regulations.

(E) *Design review procedures.*

- (1) Applications submitted in accordance to the annual meeting schedule prepared by the Building and Planning Department shall be reviewed by the ADC at its next scheduled meeting.
- (2) The ADC shall review the application and recommend to the Zoning Inspector, in writing, whether such application shall be approved, modified or rejected. If the application demonstrates compliance with all applicable provisions of the zoning code, the ADC shall recommend approval and any recommendation to modify or reject the application shall reference a specific zoning code provision on which the recommendation is based. The ADC's recommendations and requirements shall be followed by the applicant unless the applicant appeals the ADC's decision to the City Planning Commission and the Planning Commission modifies or removes the requirements recommended by the ADC.
- (3) Upon completion of the review the Zoning Inspector shall issue a zoning certificate. However, a certificate may not be issued for one or more of the following reasons:
- (a) The sign plan submitted with the zoning certificate application does not match the plan that the ADC recommended for approval;
 - (b) The sign plans do not demonstrate compliance with the zoning district requirements;
 - (c) The proposed location of a freestanding sign has been determined by the City Engineer or Director of Public Safety to create sight distances limitations; would be located within a public easement; or would otherwise interfere with a public utility.
- (4) If a permit application is denied, the applicant will be informed in writing as to the reason(s) and the denial may be appealed to the Board of Zoning Appeals as per § 154.561(A) of this zoning ordinance.

(F) *Design criteria.* In reviewing a proposal for a sign permit, the Architectural Design Committee and the Planning Director shall consider the following:

(1) *Zoning compliance.* Signs shall demonstrate compliance with applicable regulations for the zoning district in which they are located along with all applicable supplemental regulations in § 154.483.

(2) *Public safety.* Signs shall be designed and located so as not to pose a threat to public safety. Freestanding signs shall not interfere with sight distance along street frontages, conflict or otherwise interfere with utilities or utility easements nor interfere with pedestrian accessibility.

(3) *Legibility.* The following standards are adopted to maintain legibility:

(a) Freestanding and panel signs shall maintain a minimum negative space of not less than 50% of the sign area.

(b) Lettering and graphics for all permanent signs shall maintain a minimum height of 3" except that signs in the CBD District directed primarily to pedestrian traffic may be less.

(c) No permanent sign should contain more than ten items of information.

(d) Sign copy and negative space or other background shall be of sufficiently contrasting colors so as to be readily visible and legible from a public or private street.

(Ord. 117-91, passed 3-17-92; Am. Ord. 130-95, passed 12-29-95; Am. Ord. 07-045, passed 7-17-07) Penalty, see § 154.999

§ 154.483 SUPPLEMENTARY REGULATIONS FOR ALL DISTRICTS.

All signs regardless of zoning district or use type, including those identified as exempt in § 154.472(C) are subject to the following regulations.

(A) No sign or outside lighting shall flash, be animated, rotate, or have the appearance of moving, except for electronic or mechanical changeable copy signs when in compliance with the applicable regulations in the sections relating to signs (§§ 154.470 through 154.486).

(B) No sign shall contain pennants, banners, ribbons, streamers, strings of light bulbs, spinners, or similarly fixed or moving devices. Such attention-getting devices, which are similarly displayed, but not attached to or part of any sign displaying a commercial or non-commercial message are likewise prohibited.

(C) No permanent sign shall be located or project into a public right-of-way, except as noted in § 154.475(A).

(D) Electrical wiring serving free-standing signs must be underground.

(E) No permanent free-standing sign may be erected closer than 40 feet to any intersection with the exception of those signs incidental to the legal process and necessary to the public welfare or wall signs attached to the building or businesses closer than 40 feet to an intersection.

(F) All signs erected within 100 feet of any intersection must be constructed so as not to obstruct traffic sight lines.

(G) Signs shall comply with applicable commercial building and electric codes.

(H) Any sign permitted by this chapter which may show severe structural deterioration shall be replaced or removed at the owner's expense upon proper citation by the Zoning Inspector.

(I) All signs associated with a business which has vacated the premises must be removed within 60 days of the date the business ceases to operate on the premises. Freestanding signs that have been vacated or unused for 365 consecutive days or longer shall be removed within 90 days after receipt of notice from the Zoning Inspector ordering the removal of said freestanding sign. For purposes of this section, sign removal involving freestanding signs shall include removal of the sign face; sign frame; the supporting structure; and capping all utilities to the sign at the base or foundation to which the supporting structure was attached.

(J) Plantings arranged so as to spell out a business or building identification, services offered or other commercial or non-commercial message will be considered a sign rather than landscaping and shall be subject to the area and height restrictions for freestanding signs in the zoning district in which they are located.

(K) All permanent window graphics and signs not identified as exempt in § 154.472(C) shall require review and permit approval as per § 154.482. Permanent and temporary window graphics and signs shall not cover more than 70% of the window area. The display area of permanent window graphics and signs shall be included when determining the total sign display area.

(L) Building signs shall not cover more than 30% of the wall area on which it is located and shall not exceed the area allocation as noted in Tables A through E of § 154.486.

(M) No permanent or temporary sign shall be located in such a manner as to obstruct sight distance along any public or private highway or otherwise create a public nuisance.

(Ord. 117-91, passed 3-17-92; Am. Ord. 130-95, passed 12-29-95; Am. Ord. 98-138, passed 12-1-98; Am. Ord. 04-039, passed 7-20-04; Am. Ord. 07-045, passed 7-17-07; Am. Ord. 13-135, passed 1-21-14) Penalty, see § 154.999

§ 154.484 PROHIBITED SIGNS.

The following signs are prohibited in the City of Wadsworth:

(A) Signs that exceed 250% of the sign area or 200% of the sign height requirements.

(B) Searchlights.

(C) Flashing, moving, animated, coursing, blinker, racer-type, intermittent, rotating, moving or revolving signs and/or devices, whirligig devices, inflatable signs and tethered balloons, pennants, ribbons, streamers, spinners, and other similar types of attention-getting devices except for changeable copy signs when in compliance with the applicable regulations in this section.

(D) Balloon, inflatable or wind signs.

(E) Off-premise commercial signs except as noted in § 154.475.

(F) Portable signs.

- (G) Roof signs.
- (H) Vehicular signs.
- (I) Other signs not expressly permitted by this section.

(Ord. 117-91, passed 3-17-92; Am. Ord. 130-95, passed 12-29-95; Am. Ord. 04-039, passed 7-20-04; Am. Ord. 07-045, passed 7-17-07) Penalty, see § 154.999

§ 154.485 PLANNED UNIT DEVELOPMENT SIGNS.

Signs for commercial uses that have been approved as part of a Planned Unit Development shall comply with the sign regulations for the C-1 and C-5 Commercial Districts as set forth in § 154.475 and Table C of § 154.486.

(Ord. 98-138, passed 12-1-98; Am. Ord. 04-039, passed 7-20-04; Am. Ord. 07-045, passed 7-17-07)

§ 154.486 TABLES RELATED TO SIGNS.

Table A: Permanent Signs in Residential Use Districts							
Use Type	Sign Types	Sign Quantity	Maximum Display Area per Sign (sq. ft.)	Height & Setback Requirements	Zoning Permit Required?	Design Review Required?	
1,2 & 3 Family Residential Uses	Building Signplate or House Number	2 per address	1.5	N/A	No	No	
Multifamily Buildings	Building Signplate or Street Address	1 per public entrance to building	3	N/A	No	No	
Subdivisions, Condominium Associations, Planned Unit Developments or Multi-Family Projects	Signs at Entrance to the Development	1 for each entrance from a public street	24	Maximum Height: 5' Minimum setback from a property line: 10'	Yes	Yes	
Conditionally-Permitted, Non-Residential Uses	Building Signplate	1 per address or building	3	N/A	No	No	
	Building/Wall-Mounted Signs	The aggregate area of all	50	N/A	Yes	Yes	

		building/wall-mounted signage on any building shall not exceed 2 square feet for each linear foot of building frontage on the principal street up to a maximum of 100 square feet per parcel.				
	Freestanding Sign	One	24	Maximum Height: 5' Minimum setback from a property line: 10'	Yes	Yes

Table B: Permanent Signs in the CBD Use District				
Sign Type	Allowable Sign Area	Illumination	Zoning Permit Required?	Design Review Required?
Sandwich Board Sign	3 square feet with maximum height of 3 feet	Prohibited	No	No
Building/Wall Signs	The aggregate area of all building/wall-mounted signage on any building shall not exceed 2 square feet for each linear foot of building frontage on the principal street up to a maximum of 300 square feet per parcel.	External or internally illuminated channel or neon letters only. Internally illuminated panel signs are prohibited.	Yes	Yes
Awning Signs	One sign per awning. ½ square foot of area for each linear foot of awning length. Maximum projection from building wall: 5 feet. Minimum clearance above sidewalk: 8 feet.	Prohibited	Yes	Yes

Projecting Signs	One sign per building with more than 25 feet of continuous frontage on a public street. Maximum display area: 9 sq. ft. Maximum projection from building wall: 5 feet. Minimum clearance above sidewalk: 9.5 feet.	External or internally illuminated channel or neon letters only. Internally illuminated panel signs are prohibited.	Yes	Yes
Signs at Vehicular Entrances & Exits	One sign at each driveway Maximum display area per sign: 3 sq. ft. Maximum Sign Height: 3 feet	Internal or External	Yes	Yes

Table C: Permanent Signs in the C-1, C-5 & CSG Use Districts				
Sign Type	Allowable Sign Area	Illumination	Zoning Permit Required?	Design Review Required?
Building/Wall Signs	The aggregate area of all building/wall- mounted signage on any building shall not exceed 2 square feet for each linear foot of building frontage on the principal street up to a maximum of 500 square feet per parcel.	External or internally illuminated channel or neon letters only. Internally illuminated panel signs are prohibited.	Yes	Yes
Awning Signs	One sign per awning. ½ square foot of area for each linear foot of awning length. Maximum projection from building wall: 5 feet. Minimum clearance above sidewalk: 8 feet.	Prohibited	Yes	Yes
Freestanding Signs	One sign per parcel. One square foot of sign area for each linear foot of building frontage on a principal street, up to a	External	Yes	Yes

	<p>maximum of forty (40) sq. ft. Maximum sign height: 8 feet. Minimum setback from a private street or public right-of-way: 15 feet.</p>			
Signs at Drive-Through Lanes	<p>Maximum of two signs for a drive-through facility. Maximum Height: 6' Maximum Display Area: 20 s.f. per sign</p>	Internal or External	Yes	Yes
Signs at Vehicular Entrances & Exits	<p>One sign at each driveway Maximum display area per sign: 3 sq. ft. Maximum Sign Height: 3 feet</p>	Internal or External	Yes	Yes

Table D: Permanent Signs in the C-3 & C-4 Use Districts				
Sign Type	Allowable Sign Area	Illumination	Zoning Permit Required?	Design Review Required?
Building/Wall Signs	<p>The aggregate area of all building/wall-mounted signage on any building shall not exceed 2 square feet for each linear foot of building frontage on the principal street up to a maximum of 500 square feet per parcel.</p>	Internal or External	Yes	Yes
Awning Signs	<p>One sign per awning. ½ square foot of area for each linear foot of awning length. Maximum projection from building wall: 5 feet. Minimum clearance above sidewalk: 8 feet.</p>	Backlit or internally illuminated awnings are prohibited	Yes	Yes
Freestanding Signs	<p>One sign per parcel. One square foot of sign area for each linear foot of building frontage on a principal street, up to a maximum of fifty (50) square feet. Maximum sign height: 15 feet.</p>	Internal or External	Yes	Yes

	Minimum setback from a private street or public right-of-way: 15 feet.			
Signs at Drive-Through Lanes	Two signs for a drive-through facility. Maximum Height: 6' Maximum Display Area: 20 s.f. per sign	Internal or External	Yes	Yes
Signs at Vehicular Entrances & Exits	One sign at each driveway Maximum display area per sign: 3 sq. ft. Maximum Sign Height: 3 feet	Internal or External	Yes	Yes

Table E: Permanent Signs in the Industrial Use Districts				
Sign Type	Allowable Sign Area	Illumination	Zoning Permit Required?	Design Review Required?
Building/Wall Signs	The aggregate area of all building/wall-mounted signage on any building shall not exceed 2 square feet for each linear foot of building frontage on the principal street up to a maximum of 500 square feet per parcel.	Internal or External	Yes	Yes
Awning Signs	One sign per awning. ½ square foot of area for each linear foot of awning length. Maximum projection from building wall: 5 feet. Minimum clearance above sidewalk: 8 feet.	Prohibited	Yes	Yes
Freestanding Signs	One sign per parcel. One square foot of sign area for each linear foot of building frontage on a principal street, up to a maximum of fifty (50) square feet. Maximum sign height: 15 feet. Minimum setback from a private street or public right-of-way: 15 feet.	Internal or External	Yes	Yes

Signs at Vehicular Entrances & Exits	One sign at each driveway Maximum display area per sign: 3 sq. ft. Maximum Sign Height: 3 feet	Internal or External	Yes	Yes
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Table F: Temporary Signs in Residential Use Districts				
Use Type	Allowable Sign Types	Sign Area Allowance	Sign Quantity	Height, Location & Other Restrictions
1,2 & 3 Family Residential Uses	Freestanding Window Signs	The aggregate area allowance for temporary signs shall not exceed one sq. ft. for each linear foot of building frontage on a principal street, up to a maximum of 32 sq. ft. per parcel.	The maximum number of signs displayed at a given time shall not exceed one sign for every 10 feet of lot frontage on the primary street.	<ol style="list-style-type: none"> 1. No individual sign shall exceed an area of 24 sq. ft. 2. Freestanding signs shall not exceed a height of 3', nor shall they be placed closer than 3' to a property line or another freestanding sign. 3. Window signs shall not exceed the coverage requirements in § 154.483 (L).
Multifamily Uses	Freestanding Window Signs	The aggregate area allowance for temporary signs shall not exceed one sq. ft. for each linear foot of building frontage on a principal street, up to a maximum of 50 sq. ft. per parcel.	The maximum number of signs displayed at a given time shall not exceed one sign for every 10 feet of lot frontage on the primary street, up to 7 per parcel.	<ol style="list-style-type: none"> 1. No individual sign shall exceed an area of 24 sq. ft. 2. Freestanding signs shall not exceed a height of 3', nor shall they be placed closer than 3' to a property line or another freestanding sign. 3. Window signs shall not exceed the coverage requirements in § 54.483(L).
Conditionally-Permitted Uses	Freestanding Window Signs Banners	The aggregate area allowance for temporary signs shall not exceed one sq. ft. for each linear foot of building frontage on a principal street,	The maximum number of signs displayed at a given time shall not exceed one sign for every 10 feet of lot	<ol style="list-style-type: none"> 1. No individual sign shall exceed an area of 24 sq. ft. 2. A freestanding sign shall not exceed a height of 3' or placed closer than 3' to a property line or another freestanding sign.

		up to a maximum of 50 sq. ft. per parcel.	frontage on the primary street, up to 7 per parcel.	<p>3. Banner signs shall be affixed to a building wall.</p> <p>4. Window signs shall not exceed the coverage requirements in § 154.483 (L).</p>
Vacant parcels	Freestanding	Maximum area of 16 sq. ft. for parcels of one acre or less. Maximum area of 32 sq. ft. for parcels greater than one acre.	One sign per property	No sign shall exceed a height of 8' nor be placed closer than 10' to a property line.
Parcel Under Construction	Freestanding	Maximum display area of 16 sq. ft.	One per parcel	Not to exceed a height of 8' and not placed closer than 3' to a property line.

Table G: Temporary Signs in Commercial & Industrial Use Districts

Zoning District	Allowable Sign Types	Sign Area Allowance	Sign Quantity	Height, Location & Other Restrictions
CDB District	Window Signs Sandwich Board Sign	Window Signs: 3 sq. ft./sign maximum Sandwich Board Sign: 3 sq. ft.	Window Signs: N/A Sandwich Board Sign: 1	<p>1. Window signs shall not exceed the coverage requirements in § 154.483L.</p> <p>2. A sandwich board sign shall not exceed a height of 3' nor a width of 3'. Its location may require approval of the Planning Director so as to not interfere with pedestrian or vehicular safety. There shall be no time limit for the display of such sign.</p>
All Other Commercial & Industrial Zoning Districts	Freestanding Signs Window Signs Banner Signs	The aggregate area allowance for temporary signs shall not exceed two (2) sq. ft. for	The maximum number of signs displayed at a given time	<p>1. No individual sign shall exceed an area of 24 sq. ft.</p> <p>2. A freestanding sign shall not exceed a</p>

		each linear for of building frontage on a principal street, up to a maximum of 50 sq. ft. per parcel.	shall not exceed one sign for every 10 feet of lot frontage on the primary street, up to 7 per parcel.	height of 3' or placed closer than 3' to a property line or another freestanding sign. 3. Banner signs shall be affixed to a building wall. 4. Window signs shall not exceed the coverage requirements in § 154.483L.
Vacant parcels	Freestanding	Maximum area of 16 sq. ft. for parcels of one acre or less. Maximum area of 32 sq. ft. for parcels greater than one acre.	One per parcel	Sign shall not exceed a height of 8' and shall not be placed closer than 10' to a property line.
Parcels Under Construction in any Commercial or Industrial District	Freestanding	Maximum display area of 32 sq. ft.	One per parcel	Not to exceed a height of 8' and not placed closer than 10' to a property line.

(Ord. 07-045, passed 7-17-07; Am. Ord. 13-066, passed 11-19-13)