

THE CITY COUNCIL OF NORTH ROYALTON, OHIO

ORDINANCE 06-112

INTRODUCED BY: Mayor Luks

AN ORDINANCE AMENDING THE CODIFIED ORDINANCES OF THE CITY OF NORTH ROYALTON, PART TWELVE PLANNING AND ZONING CODE, CHAPTER 1284 SIGNS, SECTION 1284.04 MEASUREMENT STANDARDS, SECTION 1284.05 DESIGN STANDARDS, SECTION 1284.06 ILLUMINATION, SECTION 1284.10 LOCATION AND SUPPLEMENTARY AREA REGULATIONS FOR SIGNS IN BUSINESS DISTRICTS, SECTION 1284.13 PERMITS, AND SECTION 1284.17 PROHIBITED SIGNS, AND REPEALING SECTION 1284.18 BANNERS/PENNANTS IN LOCAL AND GENERAL BUSINESS DISTRICTS; PERMIT; FEE, AND DECLARING AN EMERGENCY

WHEREAS: The Mayor and ARB recommend changes in Chapter 1284 Signs of the Codified Ordinances of the City of North Royalton in order to improve standards and specifications for signage in all areas and in particular the Town Center District; and

WHEREAS: It is therefore necessary to amend the Codified Ordinances of the City of North Royalton, Part Twelve Planning and Zoning Code, Chapter 1284 Signs, Sections 1284.05, 1284.06, 1284.10, 1284.13 and 1284.17, and repeal 1284.18.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF NORTH ROYALTON, COUNTY OF CUYAHOGA AND STATE OF OHIO, THAT:

Section 1. The Codified Ordinances of the City of North Royalton, Part Twelve Planning and Zoning Code, Chapter 1284 Signs, Section 1284.04 Measurement Standards Paragraph (f) is hereby amended as follows:

1284.04 MEASUREMENT STANDARDS.

(f) Corner Lots. Buildings, building units or lots with frontage on two public streets may be permitted additional **signsage** along the secondary street, provided that such additional **signsage** shall not exceed twenty percent of the area of the **signsage** permitted along the main facade, and provided, further, that such **signsage** shall not exceed the number of signs permitted for the principal facade and street. ***There shall be no greater than one building sign per street face and a maximum of two building signs per building.***

In the case of building units within a building, an individual building unit must have direct frontage and customer entrances on both the principal street as well as the secondary street to be eligible for any additional signs under this subsection.

Section 2. The Codified Ordinances of the City of North Royalton, Part Twelve Planning and Zoning Code, Chapter 1284 Signs, Section 1284.05 Design Standards is hereby amended as follows:

1284.05 DESIGN STANDARDS.

Signs, as permitted in the various zoning districts, shall be designed so as to be similar in character with regard to material, color and size to signs designed or located on the same building and on adjoining buildings in order to equalize the attention they are meant to attract and to produce an overall unified effect, and in accordance with the following standards:

(a) ***Sign should be designed and placed on the building to be compatible with and complement the appearance of the building. All signs should be reviewed for their impact on the building façade and be proportional to the elevation on which it is affixed. The sign, and the associated lighting fixtures, should complement the architecture of the building on which it is placed. Its location on the building should be appropriate to its design.***

(b) ***The elements of the sign shall create an overall cohesive design, reflect simplicity, avoid visual clutter and ensure legibility. To that end, each sign shall:***

- 1. Be consolidated into a minimum number of elements, whether words, symbols, or graphics.***
- 2. Have a simple shape.***
- 3. Have appropriate contrast.***
- 4. Be designed with a limited number of, and harmonious use of, color.***
- 5. Be constructed with a minimum number of materials.***
- 6. The number of items of information displayed shall be limited to ten items. An item of information includes a symbol, geometric shape, logo, word, abbreviation or number, or a grouping of letters or numbers which together convey meaning.***

(c) ***Window signs shall have a clear background. A maximum of eight window signs is allowed.***

(d) ***No part of sign is allowed to extend above parapet, eave, or gutter line.***

(e)(a) ***Sign Bands Across Multiple Store Fronts.*** In the case of a strip center-type business building that provides an unbroken "sign band" across multiple store fronts, the Planning Commission may, for reasons of aesthetics and balance, approve signs that may not comply with the requirement that a sign shall be set back three feet from the party wall of the business to which it pertains.

~~(f)(b)~~ Projecting Signs. Projecting signs may be attached to the building wall or canopy and project at an angle of approximately ninety-degrees for a distance of not more than three feet, ~~or project over the cornice line not more than one-third of the total height of the sign.~~ Projecting signs shall be located not less than five feet from a party wall line, and the lowest member of a projecting sign shall be at least eight feet above a public sidewalk. Signs shall not project into any dedicated right of way or private drive.

~~(g)(e)~~ Ground Signs. Permanent ground signs shall not extend higher than seven feet above the finished grade. ***Are not permitted in TCD-1 through TCD-5 except as provided in Section 1284.17(s).***

~~(h)(d)~~ Vertical Dimensions. The lowest member of all signs, with the exception of ground signs, which project or are supported on posts, shall be not less than eight feet above the finished grade of a sidewalk or any other pedestrian way. If located over a pavement used for vehicular traffic or within eighteen inches of the vertical projection of the edges of such pavement, the lowest member of the sign shall be not less than fifteen feet above the finished pavement.

~~(i)(e)~~ Relation to Windows, Doors and Emergency Means of Egress. Signs shall not project over or obstruct the required windows or doors of any building, shall not be attached to or obstruct a fire escape and shall not interfere with other safety provisions as may be further regulated in the Building and Housing Code or the Fire Prevention Code of the City.

~~(j)(f)~~ Relation to Traffic Devices. Signs shall not be erected so as to obstruct sight lines along any public way, traffic control lights, street name signs at intersections, street sight lines or signals at railroad grade crossings. Signs visible from the sight lines along a street shall not contain an arrow or words such as "stop", "go", "slow", etc., and the movement, content, coloring or manner of illumination shall not resemble highway traffic signs.

~~(k)(g)~~ Corner Lots. No sign shall be allowed within a triangle formed between points on the front and side lot lines within thirty-five feet from their intersection.

~~(l)(h)~~ Changeable Copy. Signs displaying electronically changeable copy shall not be permitted. ~~with the exception of those signs restricted to the display of temperature, date and time information.~~ ***Electronic changeable copy signs are defined to include but are not limited to animated, LED, scrolling, holographic or projected words, symbols, or images. Allowance is made for "open" signs and time/temperature messages only.*** Manual changeable copy signs shall be limited in size to not more than twenty-five percent of the area of a permitted pylon or ground sign.

~~(m)(i)~~ Movement Restrictions. No sign shall employ any parts or elements or lights which revolve, rotate, whirl, spin, flash or otherwise make use of motion to attract attention, excepting any sign performing a public service function indicating time, temperature or similar service. Posters, ribbons, streamers, spinners, or other similar devices for the purpose of advertising or attracting attention are prohibited.

~~(n)(j)~~ Continuity. Signs and their placement shall be considered in relation to their surroundings and, if seen in series on a building wall, shall have continuity of design with respect to shape, materials and colors.

~~(o)(k)~~ Style and Color. The style or design of signs shall be consistent throughout a particular building. The colors of signs shall be compatible with the color of the building facade and other existing and proposed signs.

~~(p)(l)~~ Graphics. The lettering on a sign shall be clearly legible and in scale with the sign surface upon which it is placed.

~~(q)(m)~~ Materials. Signs shall be constructed of materials which are of appropriate quality and durability and which are compatible with the materials of the building upon which such signs are placed.

~~(r)(n)~~ Structural Design. The construction, erection and maintenance of all signs shall be in compliance with the Building and Housing Code of the City and all other applicable Municipal standards and regulations.

(s) ***Landscaping requirements for allowed ground signs are as follows:***

- 1. Salt or drought resistant plants shall be stressed for inclusion into project***
- 2. Plant material that displays year round interest shall be used around the base of the sign.***
- 3. Plant material shall be designed to screen light fixtures from view.***
- 4. Whenever possible, landscaping should extend around all four sides of permissible ground signs.***
- 5. Within TCD's 1 thru 5, where ground signs are permitted, landscaping must be irrigated.***

Section 3. The Codified Ordinances of the City of North Royalton, Part Twelve Planning and Zoning Code, Chapter 1284 Signs, Section 1284.06 Illumination is hereby amended to enact Paragraph (c) as follows:

1284.06 ILLUMINATION.

(c) ***Signs with internal illumination shall not be permitted in-TCD-1 through TCD-5. Signs shall be externally illuminated by a fixture that is not distracting to pedestrians or vehicles.***

Section 4. The Codified Ordinances of the City of North Royalton, Part Twelve Planning and Zoning Code, Chapter 1284 Signs, Section 1284.10 Location and Supplementary Area Regulations for Signs in Business Districts is hereby amended by amending paragraph (d) and enacting Paragraph (k) to read as follows:

1284.10 LOCATION AND SUPPLEMENTARY AREA REGULATIONS FOR SIGNS IN BUSINESS DISTRICTS.

(d) One ground sign may be located within a required yard, provided that it is on a lot with a minimum street frontage of seventy-five feet and that it is not less than twenty-five feet from another business lot, or not less than twenty-five feet from edge of the street pavement, and not less than fifty feet from a Residential District line. The maximum gross area of a ground sign shall be eighty square feet. **Ground signs are not permitted in TCD-1 through TCD-5 except as provided in Section 1284.17(s).**

(k) **Within a commercial area or development, where multiple storefronts are situated side by side, the level of variety or cohesiveness in the design of the signs should be commensurate with the architecture of the building:**

1. **Variety in the design of signs among different storefronts should be encouraged when the architecture of the buildings suggests variety.**

2. **Storefronts with common architectural elements should have signs that share continuity of design so that the design and placement of individual signs contribute to the cohesive appearance created by the common architectural elements.**

3 **Franchise standard signage located within TCD's 1 through 5 may be required to be modified for aesthetic reasons at the discretion of the ARB.**

Section 5. The Codified Ordinances of the City of North Royalton, Part Twelve Planning and Zoning Code, Chapter 1284 Signs, Section 1284.13 Permits, Paragraph (a) is hereby amended to read as follows:

1284.13 **APPLICATIONS; PERMITS.**

(a) Application.

(1) Application for permits to erect, place, paint, illuminate or alter a sign shall be made by the owner or lessee of the property for which a sign is proposed. The application shall be submitted on forms furnished by the City and shall be made either separately or with the application for a building permit. The fee for a sign permit shall be established by separate ordinance **and set forth in Chapter 214. The application for sign approval shall include the following:**

A. **Scaled site plan locating sign**

B. **Scaled color elevation of sign showing actual colors and actual message**

C. **Indicate font or shape and size of letters or box sign**

D. **Fixture cuts of illumination sources**

E. **Landscape plan for ground signs.**

Section 6. The Codified Ordinances of the City of North Royalton, Part Twelve Planning and Zoning Code, Chapter 1284 Signs, Section 1284.17 Prohibited Signs is hereby amended to enact Paragraph (s) as follows:

1284.17 **PROHIBITED SIGNS.**

(s) **Ground signs in TCD-1 through TCD-5 except for multi-tenant shopping center or multi-family residential complexes. The number of permitted ground signs shall be limited to the equal number of public curb cuts.**

Section 7. Section 1284.18 of the Codified Ordinances of the City of North Royalton is hereby repealed.

Section 8. Sections 1284.04, 1284.05, 1284.06, 1284.10, 1284.13, 1284.17 and 1284.18 are hereby amended as provided for herein and all other provisions of Chapter 1284 and existing Appendices shall remain in full force and effect.

Section 9. This Ordinance shall supersede all previously adopted Ordinances in direct conflict herewith.

Section 10. It is found and determined that all formal actions of this Council concerning and relating to the adoption of this Ordinance were adopted in an open meeting of this Council and that all deliberations of this Council and any of its committees that resulted in such formal action were in meetings open to the public in compliance with all legal requirements.

Section 11. This Ordinance is hereby declared to be an emergency measure immediately necessary for the preservation of the public peace, health, safety and welfare of the city, and for the further reason that Council has determined that it is immediately necessary to amend the Sign code to clarify design standards and correct inconsistencies or discrepancies in the code.

THEREFORE, provided this Ordinance receives the affirmative vote of two-thirds of all members elected to Council, it shall take effect and be in force immediately upon its passage and approval by the Mayor; otherwise, from and after the earliest period allowed by law.

/s/ Robert A. Stefanik
PRESIDENT OF COUNCIL

APPROVED: /s/ Cathy Luks
MAYOR

DATE PASSED: November 8, 2006

DATE APPROVED: November 9, 2006

ATTEST: /s/ Laura J. Haller
DIRECTOR OF LEGISLATIVE SERVICES

First reading July 18, 2006
Second reading September 5, 2006
Third reading November 8, 2006
Amended November 8, 2006

YEAS: Stefanik, Bobulsky, Gentile, Willey,
McKee, Antoskiewicz, Uffman-Kirsch
NAYS: none