

City of Franklin Common Council

ORDINANCE NUMBER 2012-19

AN ORDINANCE APPROVING RESOLUTION NUMBER 2012-04(B)
OF THE CITY OF FRANKLIN, INDIANA PLAN COMMISSION, AMENDING ARTICLE 8 AND AMENDING
ARTICLE 13 OF THE CITY OF FRANKLIN ZONING ORDINANCE
(To be known as the Sign Ordinance Amendment)

WHEREAS, the City of Franklin, Indiana Plan Commission (referred to hereafter as the "Plan Commission") is an advisory Plan Commission to the City of Franklin, Indiana (referred to hereafter as the "City"), and has, by Resolution number 2012-04(B) (a copy of which is attached and referred to hereafter as Resolution 2012-04(B)), recommended that the City's Common Council amend Article 8 and amend Article 13 of the Zoning Ordinance text; and

WHEREAS, pursuant to Indiana Code § 36-7-4-602, Resolution 2012-04(B) has been certified to the City's Common Council; and

WHEREAS, it has been deemed in the best interest of the City of Franklin to amend and adopt requirements provided to the City pertaining to sign regulations and definitions of sign types; and

WHEREAS, the recommendation of the Plan Commission should be adopted, and the proposed revisions to the City of Franklin Zoning Ordinance should be approved.

**NOW, THEREFORE, THE COMMON COUNCIL OF THE CITY OF FRANKLIN, INDIANA,
ORDAINS AND ENACTS THE FOLLOWING:**

1. **Zoning Ordinance Text:** The Zoning Ordinance of the City of Franklin, Indiana is hereby amended as described in Article 8 and Article 13 attached hereto and labeled as "Exhibit A."
2. **Construction of Clause Headings.** The clause headings appearing in this ordinance have been provided for convenience and reference, and do not purport and will not be deemed to define, limit, or extend the scope or intent of the clauses to which the headings pertain.
3. **Repeal of Conflicting Ordinances.** The provisions of all other ordinances in conflict with the provisions of this ordinance are of no further force or effect upon the remaining provisions of this ordinance.
4. **Severability of Provisions.** If any part of this ordinance is held to be invalid, such part will be deemed severable and its validity will have no effect upon the remaining provisions of this ordinance.
5. **Duration and Effective Date.** The provisions set forth in this ordinance become and will remain in full force and effect (until their repeal by ordinance) on the day of passage and adoption of this ordinance by signature of the executive in the manner prescribed by Indiana Code § 36-4-16-4.

INTRODUCED on the 2nd day of July, 2012.

DULY PASSED on this 16 day of July, 2012, by the Common Council of the City of Franklin, Johnson County, Indiana, having been passed by a vote of 6 in Favor and 1 Opposed.

City of Franklin, Indiana, by its Common Council:

Voting Affirmative:

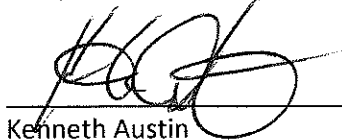


Steve Barnett, President



Joseph P. Abban

Joseph R. Ault




Kenneth Austin



Robert Henderson



Richard Wertz

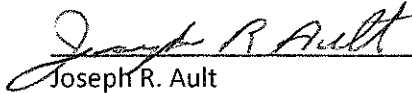


Stephen Hougland

Voting Opposed:

Steve Barnett, President

Joseph P. Abban



Joseph R. Ault

Kenneth Austin

Robert Henderson

Richard Wertz

Stephen Hougland

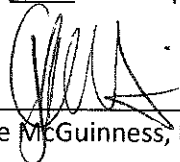
Attest:


Janet P. Alexander, Clerk-Treasurer

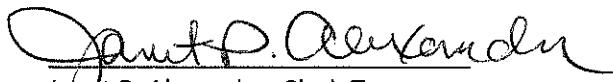
Presented by me to the Mayor of the City of Franklin for his approval or veto pursuant to Indiana Code § 36-4-6-15,16, this 16th day of July, 2012 at 7:00 o'clock p.m.


Janet P. Alexander, Clerk-Treasurer

This Ordinance having been passed by the legislative body and presented to me this [Approved by me and duly adopted, pursuant to Indiana Code § 36-4-6-16(a)(1)] [Vetoed, pursuant to Indiana Code § 36-4-6-16(a)(2), this 16 day of July, 2012 at 7:00 o'clock p.m.


Joe McGuinness, Mayor

Attest:


Janet P. Alexander, Clerk-Treasurer

Prepared by:
Krista Linke, Director of Planning and Economic Development



Memorandum

To: City of Franklin Common Council Members

From: Krista Linke and Kevin Tolloty

Date: June 25, 2012

Re: Sign Ordinance Amendment (Ordinance 2012-19)

On June 19th, 2012 the Franklin Plan Commission forwarded to the City Council a favorable recommendation on the above referenced zoning ordinance amendment (Plan Commission Resolution 2012-04 B) with the condition that banners are permitted 365 days per year on all nonresidential parcels. The Plan Commission voted 8-2 for the favorable recommendation. The proposed sign ordinance has since been revised to reflect the conditions recommended by the Plan Commission.

Because the previous ordinance revision was remanded back to the Plan Commission without specific amendments attached, it was treated as an outright rejection. Staff considered the comments made by City Council and made the following revisions in addition to the revisions already included in the first revision of the sign ordinance:

1. Abandoned Sign Structures: Revised to allow flexibility in the removal of signs on properties where the primary structure remains and allows the sign structure to be reused. Also will require sign structures to be removed on properties where the primary structure has been removed
2. Banners, Downtown Overlay: Revised to allow banners to be displayed 120 days per calendar year, any time during the year. This amount is on the high end of what is typically allowed in cities of similar size throughout Central Indiana and the Midwest. *(Ordinance now revised so as to not include a time period for displaying banners)*

3. Banners, remainder of city (Non-Residential): Revised to allow banners to be displayed 120 days per calendar year, any time during the year. While it was carefully considered that this amount is less than the Downtown Overlay District (DT-OL), the overall effectiveness of other types of signage (window signs, A-frame signs) in the DT-OL already provides an advantage due to the proximity of those buildings to the public right-of-way. *(Ordinance now revised so as to not include a time period for displaying banners)*

The document was presented to Plan Commission at their June 19th meeting with the ordinance recommended to City Council. The attached staff report prepared for the June 19th Plan Commission meeting further describes this request.

The petition was properly advertised for the Plan Commission meeting. Ordinance 2012-19 is included.

The proposed timeline for the petition is as follows:

Introduction:	July 2, 2012
Public Hearing/Action Taken:	July 16, 2012

At the July 16th meeting, Council may take one of the following actions:

1. City Council may approve the ordinance as recommended by the Plan Commission including the condition that banners are permitted 365 days per year on all nonresidential parcels.
2. City Council may remand the ordinance to the Plan Commission with specific amendment requests included in the motion.
3. City Council may outright reject the ordinance.

If you have any questions regarding this petition please feel free to contact me directly at 346-1250 or Kevin Tolloty at 346-1251.



**CITY OF FRANKLIN, PLAN COMMISSION RESOLUTION # 2012-04 (B)
TO THE FRANKLIN COMMON COUNCIL FOR CONSIDERATION**

NAME OF PETITIONER:
City of Franklin

PLAN COMMISSION DOCKET NUMBER:
PC 2012-04

RESOLUTION

WHEREAS, the Plan Commission of the City of Franklin has given careful consideration to the requirements of the City and all of the area within the jurisdiction of the Plan Commission relative to the update and revisions of Article 8 – Sign Standards and Article 13 – Definitions; more particularly described in “Exhibit A”; and

WHEREAS, the above petitioner has filed a petition to repeal and replace Article 8 and to make the revisions to Article 13 of the City of Franklin Zoning Ordinance in compliance with the laws governing the State of Indiana; and

WHEREAS, after proper notice, as outlined in the City of Franklin Rules and Procedures and Indiana Code, a public hearing was held in the Council Chambers of Franklin City Hall, 70 East Monroe Street, Franklin, Indiana on the 19th day of June, 2012, with the Commission having heard all objections and criticisms and having given careful consideration to said petition.

NOW THEREFORE BE IT RESOLVED, that the City of Franklin Plan Commission does hereby recommend favorable consideration of the proposed revisions of Article 8 and Article 13 of the Zoning Ordinance to the Common Council with the following changes being made relating to banners in non-residential districts:

1. Strike “Shall be permitted for 120 days per year” in Article 8.3 Part 1 (A)(1) and Article 8.3 Part 1 (B)(1).

On behalf of the secretary, the staff of the Plan Commission is hereby directed to forward a copy of this resolution to the City of Franklin Common Council.

A copy of this Resolution forwarded to the Common Council shall be accompanied by the proposed Ordinance amending the Zoning Ordinance for the consideration of the Common Council at its meeting.

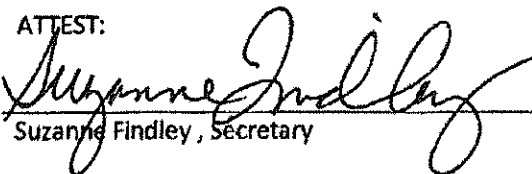
Resolved by the Franklin City Plan Commission this 19th day of June, 2012.

PLAN COMMISSION OF THE CITY OF FRANKLIN, INDIANA



Jim Martin, President

ATTEST:



Suzanne Findley, Secretary



CITY OF FRANKLIN

DEPARTMENT OF PLANNING & ECONOMIC DEVELOPMENT › DEPARTMENT OF ENGINEERING
70 E. MONROE STREET › FRANKLIN, INDIANA 46181 › 877.736.3631 › FAX 317.736.5310 › www.franklin-in.gov/planning

Plan Commission Staff Report

To: Plan Commission Members
From: Joanna Myers, Senior Planner and Kevin Tolloty, Associate Planner
Date: June 12, 2012
Re: Case PC 2012-04

ACTION REQUESTED:

Amendment to Article 8 – Sign Standards and Article 13, Chapter 2 – Definitions.

CONSIDERATIONS:

The City of Franklin Planning Department is requesting an amendment to the Zoning Ordinance to repeal and replace Article 8 – Sign Standards and provide revised definitions that apply to signage. The intent of the proposed amendment is to update the City's regulations to address changes that have been occurring in the sign industry.

The Plan Commission forwarded a favorable recommendation to the City Council on April 17, 2012 by a unanimous vote.

The proposed ordinance was introduced at the May 7, 2012 City Council meeting and a public hearing was held at the May 21, 2012 City Council meeting. A copy of the minutes from both meetings are attached.

City Council rejected the proposal per the attached document entitled "Sign Ordinance – Notes from City Council (May 21, 2012)". Please note the highlighted section on Page 3.

Indiana Code (IC 36-7-4-607) states that if the City Council rejects the proposal, the Plan Commission has 45 days in which to consider the rejection and report to the Council. The proposal would then be forwarded back to City Council for their review. They then can adopt, reject, or amend the proposal.

When considering amendments to the text of the Zoning Ordinance, the Indiana Code (IC 36-7-4-603) states that the Plan Commission and legislative body shall pay reasonable regard to (1) the [community's] comprehensive plan; (2) current conditions and the character of current structures and uses in each district; (3) the most desirable use for which the land in each district is adopted; (4) the conservation of property values throughout the jurisdiction; and (5) responsible development and growth. Staff has made the following findings to assist the Plan Commission with their review and recommendation to the City Council for the proposed amendment to the Zoning Ordinance.



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Plan Commission – Outline of Revisions

Abandoned Sign Structures: Revised to allow flexibility in the removal of signs on properties where the primary structure remains and allows the sign structure to be reused. Also will require sign structures to be removed on properties where the primary structure has been removed

Banners, Downtown Overlay: Revised to allow banners to be displayed 120 days per calendar year, any time during the year. This amount is on the high end of what is typically allowed in cities of similar size throughout Central Indiana and the Midwest.

Banners, remainder of city (Non-Residential): Revised to allow banners to be displayed 120 days per calendar year, any time during the year. While it was carefully considered that this amount is less than the Downtown Overlay District (DT-OL), the overall effectiveness of other types of signage (window signs, A-frame signs) in the DT-OL already provides an advantage due to the proximity of those buildings to the public right-of-way.

Additional temporary signs on larger lots: This has been considered and Staff is of the opinion that since larger buildings on larger lots are already allowed additional permanent signage, additional temporary signage is unnecessary.

Exhibit A

ARTICLE

8

SIGN STANDARDS

Article Eight: Table of Contents

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Intent

The intent of this Article is to further the goals of the Comprehensive Plan; avoid the proliferation of signage; encourage signs to be compatible with the scale of buildings and the surrounding features; maintain and enhance the aesthetic environment of the City; eliminate potential hazards to motorists and pedestrians resulting from signs; and promote the health, safety, and welfare of the residents of Franklin.

8.1 General Sign Standards

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Sign Standards

Zoning Districts	
	Agricultural
	Single Family Residential
	Multi-Family Residential
	Mixed Use
	Institutional
	Industrial

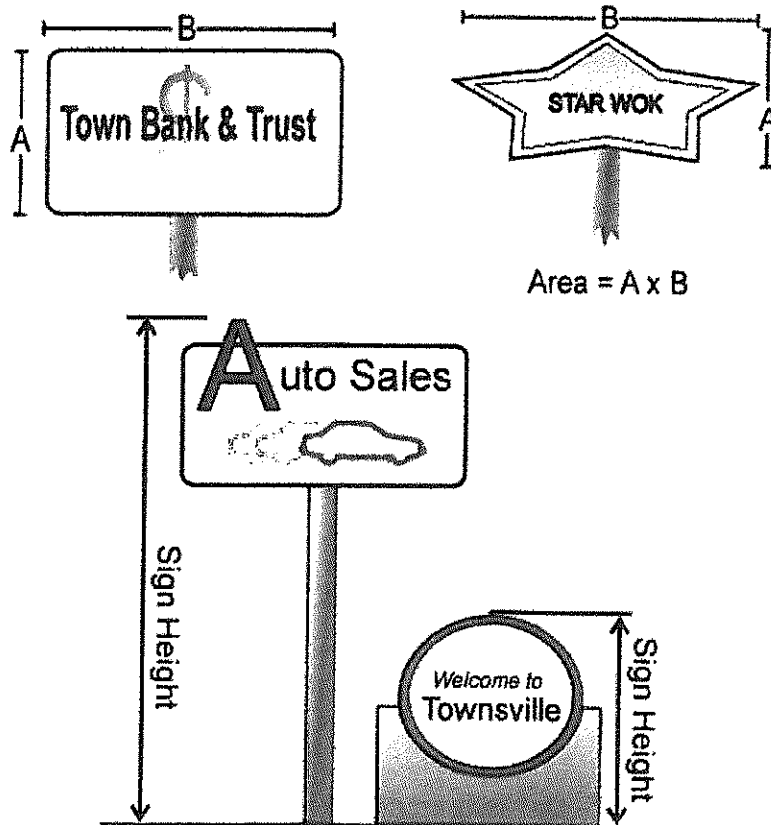
General Requirements

These General Sign Standards apply to all zoning districts:

A. **General Requirements:** Except as otherwise provided in this Article, it shall be unlawful for any person to erect, construct, enlarge, move or convert any sign within the jurisdiction of the City of Franklin Plan Commission, or cause the same to be done without first obtaining a sign permit. The following general sign standards apply to all signs within the jurisdiction of the City of Franklin Plan Commission.

1. **Measurement:** The area of all signs shall be calculated by multiplying the maximum vertical dimension by the maximum horizontal dimension excluding any poles or supports. The height of all signs shall be measured from natural ground level to the top of the sign, and include any poles or other supports unless otherwise specified in this Article. In no case shall sign height be measured from the top of any berm or other artificial grade.

Sign Area Measurement Examples:



8.1 General Sign Standards (cont.)

8

Sign Standards

General Requirements

2. Double-Faced Signs: For all signs permitted by this Article, a double-faced sign may be erected. Only the face area of 1 of the 2 sides shall be considered the face area of the entire sign. However, the two faces shall be identical in face area, shall be placed back-to-back, and the maximum distance between the 2 faces shall not exceed 2 feet at any point.
3. Inspection: Signs for which a permit is required may be inspected periodically by the Planning Director for compliance with this Article.
4. Removal of Sign: The Planning Director may order the removal of any sign erected or maintained in violation of this Article, at the cost of the property owner, consistent with the provisions of Article 12, Enforcement and Penalties.
5. Maintenance: All signs and their components shall be kept in good repair and in safe, neat, clean, attractive, and structurally sound condition.
6. Abandoned Sign Structures: A sign structure, including all poles, frames, supports, and other structural, electrical, mechanical, and other elements, may be removed by the owner of the premises upon which it is located if it is unused for a period of 6 months or greater. Sign structures on lots in which the primary structure associated with the sign no longer exists, the sign structure, including all poles, frames, supports, and other structural, electrical, mechanical, and other elements, shall be removed by the owner of the premises.
7. Illuminated Signs: All illuminated signs must meet the Exterior Lighting Standards of Chapter 7.18 of this Ordinance.
8. Enforcement: The enforcement of violations of the provisions of this Article shall be as provided by Article 12, Enforcement and Penalties.

8.1 General Sign Standards (cont.)

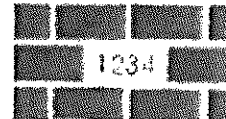
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Sign Standards

Exempt Signs

B. **Exempt Signs:** The following signs are exempt from all provisions of this Ordinance if in compliance with the conditions specified for each. No permit shall be required.

1. **Integral Identification Features:** Names of buildings, date of erection, monumental citations, commemorative tablets and the like when carved into stone, concrete or similar material or made of bronze, aluminum, or other permanent type construction and made an integral part of the structure.

Integral Sign

2. **Public Signs:** Public signs erected by or on the order of public officer(s) in the performance of public duty, such as signs to promote safety, no trespassing, or traffic signs; memorial plaques; signs of historical interest; and signs directing people to public and quasi-public facilities.

Public Sign

3. **Utility Marker Signs:** Utility signs necessary to mark cables and lines for public and private utilities unless such signs are determined to be a hazard by the Planning Director.



4. **Emergency Signs:** Emergency signs, such as those used by the fire or police department or those displaying employee information.
5. **Pennants:** Pennants, streamers and any combination of such signs, provided that they are not located in a right-of-way and their use is temporary and does not exceed 30 days in any 3 month period.

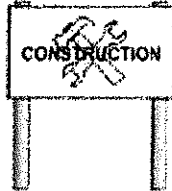
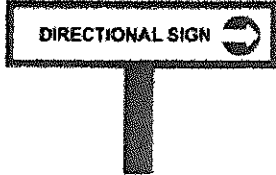
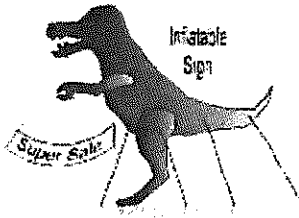


8.1 General Sign Standards (cont.)

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Sign Standards

Exempt Signs

6. Holiday Decorations: Holiday decorations, provided they are not located in a public right-of-way, are displayed no more than 30 days before the holiday, and are removed within 30 days of the holiday.
7. Construction Signs: Signs posted on construction sites, provided that they are not located in the right-of-way, do not exceed more than 2 per property, do not exceed 6 square feet per sign in single-family residential zoning districts and 32 square feet per sign in all other zoning districts, and are removed upon completion of construction activity. Signs shall include developer information for emergency purposes.
 
8. Directional Signs: On-premise vehicle directional signs provided they are no more than 4 feet in height or 6 square feet in area. They shall be setback a minimum of 2 feet from all public rights-of-way.
 
9. Inflatable Objects: Inflatable objects, provided that they are not located in a public right-of-way, do not exceed more than 1 per property or business use at any time, no single inflatable object exceeds 10 feet in height, and no property or business use makes use of any inflatable sign or signs more than 7 consecutive days 2 times per calendar year.
 

8.1 General Sign Standards (cont.)

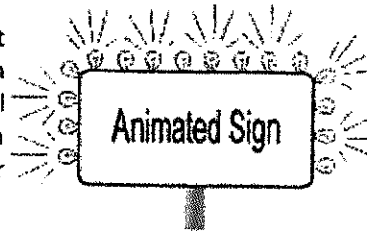
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Sign Standards

Prohibited Signs

- C. **Prohibited Signs:** The following types of signs are expressly prohibited in all zoning districts.

1. **Animated Signs:** Signs that blink, flash or utilize any motion picture, laser, or visual projection of images or copy in conjunction with any business or advertisement.

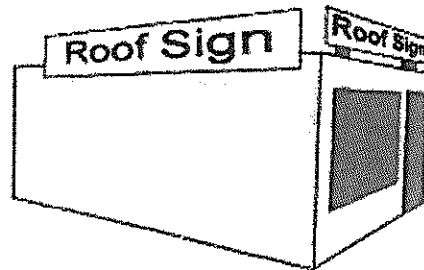


2. **Emissions:** Signs that emit audible sound, odor or visible matter.

3. **Imitation of Official Signs:** Signs that purport to be, are in imitation of, or resemble an official traffic sign or signal or which bear the words "Stop", "Slow", "Caution", "Danger", "Warning", or similar words.



4. **Imitation of Emergency Vehicles:** Signs that may be construed as a light of an emergency or road equipment vehicle.
5. **Visual Impairment:** Signs that hide any traffic or roadway sign, signal or device from view, or that interfere with the Sight Visibility Area as defined in Chapter 7.13 of this Ordinance.
6. **Encroachment:** Signs that are located in any right-of-way including those posted on utility poles or street signs. Projecting signs specified as permitted in this Article and approved by the Franklin Board of Public Works and Safety shall be permitted.
7. **Obstruction:** Signs that obstruct any door, fire escape, stairway, or any opening intended to provide entrance or exit for any structure.
8. **Roof-Mounted Signs:** Signs that are mounted to the roof of a structure or are mounted to the wall of a structure and extend higher than that wall.



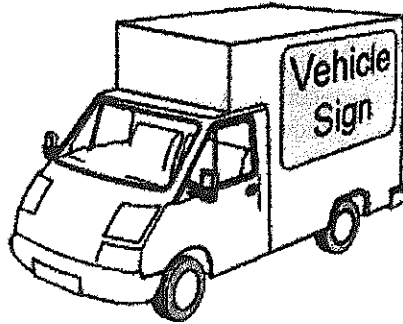
8.1 General Sign Standards (cont.)

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Sign Standards

Prohibited Signs

9. Vehicle Signs: Signs placed on vehicles parked on public or private property primarily for the purpose of displaying the sign. Prohibited signs do not include those displayed on vehicles parked for the purpose of lawfully making deliveries or random sales or service. Prohibited signs do not include vehicles which are customarily used for transporting persons or properties, and vehicles parked at a driver's place of residence during non-business hours or for



10. Poster Signs: Posters, placards and other similar signs attached to light poles, gas station canopy supports, trees, and elsewhere outdoors that are not included as permitted temporary or permanent signs as described by this Article.



11. Public Area Signs: No sign shall be placed in or on any right-of-way, curb, sidewalk, post, pole, hydrant, bridge, tree or other surface located in the public right-of-way, except as otherwise expressly authorized by this code.

8.2 Residential Sign Standards

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Sign Standards

General Sign Note:

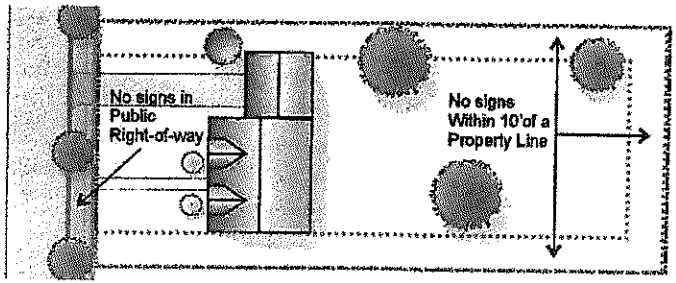
The general sign provisions are intended to accommodate political signs, contractor signs, "yard cards" and other similar types of signs.

Residential Sign Standards

These Sign Standards apply to the Agricultural, Single-Family Residential, and Multi-Family Residential zoning districts:

A. **General Signs:** Every property shall be permitted signs that meet the following standards. No permit shall be required.

1. **Dimensions:** No sign shall be greater 6 square feet in face area or 4 feet in height. In no case may mounding or other alterations of the natural ground level be used as a point of reference for measuring the height of outdoor signs.
2. **Setback:** No sign shall be located in a public right-of-way or closer than 10 feet to any other property line.



- B. **Identification Signs:** In addition to those specified in Section 8.2(A) above, one permanent sign not exceeding a combined area of 2 square feet is permitted on the primary structure. No illumination is permitted. No permit is required.
- C. **Subdivision / Facility Entry Signs:** Two entry signs are permitted at each entrance to a subdivision, apartment complex, or other residential development. A permit shall be required.
 1. **Face Area:** No sign shall exceed 32 square feet in area.
 2. **Height:** No sign shall exceed 6 feet in height, measured from ground level. In no case may mounding or other alterations of the natural ground level be used as a point of reference for measuring sign height.
 3. **Setback:** Each sign shall be set back a minimum of 2 feet from the right-of-way of any public street. Entry signs placed in the right-of-way of a public street, such as in the median of a boulevard street, shall be prohibited.
 4. **Features:** Each entry sign area should incorporate design features such as decorative brick or stone and landscaping.
- D. **Model Home Signs:** In addition to those described above, model homes shall be permitted signs meeting the requirements of Section 7.4(E)(2)(b).
- E. **Temporary Signs:** Temporary signs larger than 6 square feet but no larger than 32 square feet shall be permitted for a period of 7 days, 4 times per year. Messages shall be permanently affixed and no permit shall be required.

8.3 Non-Residential Sign Standards

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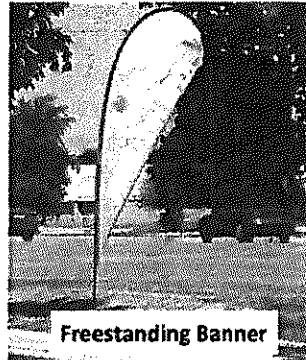
Sign Standards

Non-Residential Temporary Signs

Part 1: These Sign Standards apply to all temporary signs in all non-residential zoning districts.

- A. All non-residential zoning districts except those within the Downtown Overlay district: The following applies to all temporary signage in all non-residential zones, other than the DT-OL district.

1. **Banners:** Shall be permitted provided they meet the following guidelines:
 - a. Maximum size of 32 sq. ft.
 - b. Only one banner permitted per business use.
 - c. Messages shall be permanently affixed with no changeable copy.
 - d. All parts of any freestanding banner shall be a minimum of 5 feet from the right-of-way.
 - e. Signs shall not be illuminated in any way.



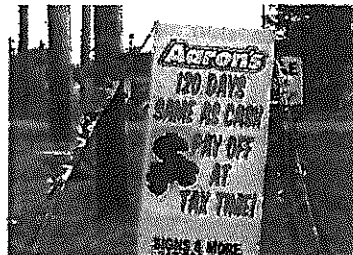
Freestanding Banner



Freestanding banner within 10' of right-of-way



Wall Mounted Banner



Yard Card Banner

2. **A-Frame Signs:** Shall be permitted provided they meet the following guidelines:
 - a. Maximum size of 8 sq. ft.
 - b. Must be located within 5 feet of main entrance.
 - c. No permit shall be required.
 - d. One (1) sign permitted per business use.



A-Frame Sign

8.3 Non-Residential Sign Standards (cont.)

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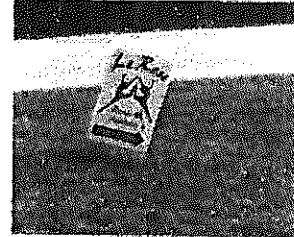
Sign Standards

Non-Residential Temporary Signs

3. Other Portable Signs: Freestanding signs that are temporary in nature, may be easily moved and not specifically mentioned above:

a. Yard Signs (under 6 sq. ft.):

1. Permitted for 90 days per year.
2. Up to two (2) signs may be permitted per business use at any one time.
3. No permit shall be required.
4. Messages shall be permanently affixed with no changeable copy.



Yard Sign

5. Shall be located a minimum of five (5) feet from any property line.

b. Changeable Copy Signs: Shall include any portable type signs with changeable copy.

1. Maximum size of 12 sq. ft.
2. Permitted for a period of 7 days, 4 times per calendar year, with a minimum of 14 days between permits.
3. A permit shall be required for each 7 day period.
4. Signs may be illuminated consistent with the Exterior Lighting Standards of Section 7.18 of this Ordinance. In no instance shall any temporary sign use flashing, blinking or any other effect prohibited by this Ordinance.

Changeable Copy—
Portable Sign

5. Shall be located a minimum of five (5) feet from any property line.

6. No sign manufactured, designed and otherwise intended for use as a temporary sign shall be used as a permanent sign.

4. Window Signs: Window signage shall be permitted provided they meet the following guidelines:

- a. Maximum coverage of 25% of total glass area.
- b. No permit shall be required.

8.3 Non-Residential Sign Standards (cont.)

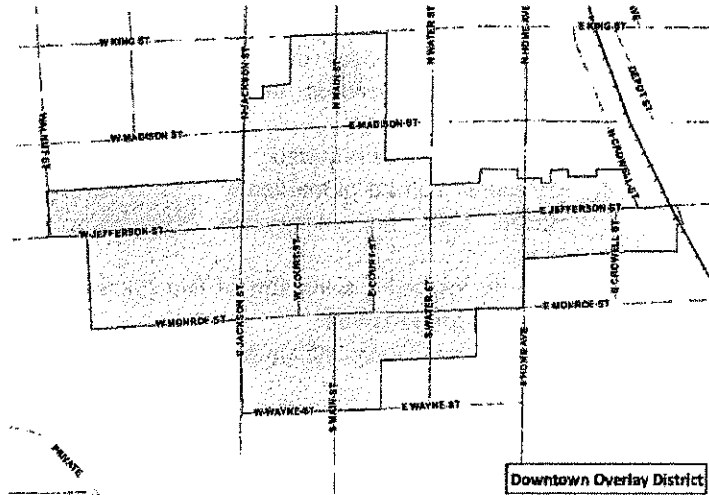
MX--Downtown Overlay

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Sign Standards

Non-Residential Temporary Signs

- B. **Downtown Overlay District:** All non-residential zoning districts that lie within the DT-OL:



The following applies to all temporary signage in all non-residential zones within the Downtown Overlay District.

1. **Banners:** Shall be permitted provided they meet the following guidelines:
 - a. Maximum size of 32 sq. ft.
 - b. Only one banner permitted per business use.
 - c. All parts of any freestanding banner shall be a minimum of 5 feet from the right-of-way.
 - d. Messages shall be permanently affixed with no changeable copy.
 - e. Signs shall not be illuminated in any way.
2. **A-Frame Signs:** Shall be permitted provided they meet the following guidelines:
 - a. Maximum size of 8 sq. ft.
 - b. Maximum width of sign is 2 feet.
 - c. Must be located within 10 feet on main entrance.
 - d. No permit shall be required.
 - e. One (1) sign permitted per business use.
3. **Other Portable Signs:** All other portable type signs are prohibited.
4. **Window Signs:** Window signage shall be permitted provided they meet the following guidelines:
 - a. Maximum coverage of 25% of total glass area.
 - b. No permit shall be required.

8.3 Non-Residential Sign Standards (cont.)

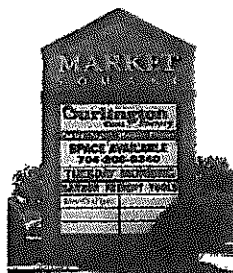
8

Sign Standards

Non-Residential Permanent Signs

Part 2: These Sign Standards apply to all permanent signs to all mixed-use and industrial zoning districts. Sign permits shall be required for each of the following signs unless otherwise notified.

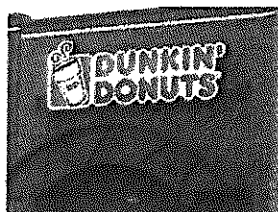
- A. Sign Area:** The total square footage of sign face area allowed for each business use shall be determined by the length of the front facade of the building that is occupied by that use as specified in the Permitted Signs table.
- Corner Properties:** Corner Properties may use only the largest frontage for the purpose of sign area calculation, however, signs may be placed on any building side.
 - Over-riding Limitation:** In no instance shall any legally established parcel or single business use be limited to less than 50 square feet of signage, regardless of the presence of a building or the amount of building frontage.
- B. Freestanding Signs:** Permanent signs that are not attached to any building or other structure.
- Only one freestanding sign per parcel, with the following exceptions:
 - Parcels over 5 acres in size and contain multiple street frontages are allowed one additional freestanding sign that does not count against the maximum total number of signs allowed.
 - All parts of all freestanding signs must be located a minimum of 10 feet from the public right-of-way.
 - Signs may be pole or monument type.



Monument Sign



Pole Sign



Wall Sign

- C. Wall Signs:** Any sign attached to or painted on the façade of the primary structure and does not project more than 12 inches.

- D. Awning Signs:** Any awning containing words and/or logos incorporated into the awning shall be considered an awning sign. Only the advertising area shall be measured for size requirements.



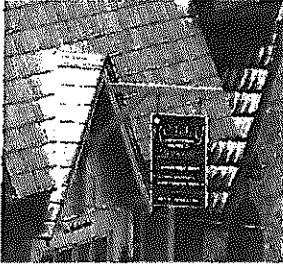
Awning Sign

8.3 Non-Residential Sign Standards (cont.)

8

Sign Standards

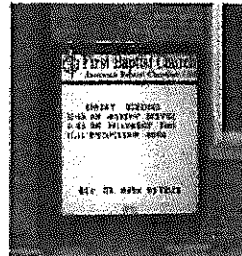
Non-Residential Permanent Signs



Projecting Sign

E. Projecting Signs: Signs which are attached to the façade of the main building and project more than 12 inches.

1. Any projecting sign must be a minimum of 8.5 feet above grade level.
2. Only one projecting sign shall be permitted per business use.

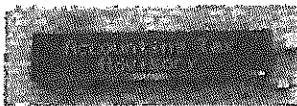


Changeable Copy

- F. Changeable Copy Signs:** Signs either incorporated into a pole or monument sign or permanently attached as a wall sign.

- G. Electronic Message Board Signs:** Shall be permitted if the following conditions are met:

1. Each frame must be static for a minimum of 8 seconds;
2. No flashing, scrolling or other animation is permitted;
3. Only one color is permitted per frame.



Electronic Message Board

- H. Signs for Upper Floor Uses:** Signage for upper floor uses shall be permitted in addition to the signage for ground floor uses, subject to the following standards. A permit shall be required.

1. Single Upper-Floor Uses: If the upper-floors of any structure are occupied by a single use that is separate and distinct from any use located on the ground floor, that use shall be permitted wall signs not exceeding a total of 1.5 square feet for every one linear foot of building frontage, with a maximum of 100 square feet allowed
2. Multiple Upper-Floor Uses: If the upper-floors of any structure are occupied by multiple uses, separate and distinct from any use located on the ground floor, a multi tenant joint wall sign shall be provided. The size shall average 10 square feet for upper-floor business use, with a maximum of 100 square feet allowed.

- I. Signs for Residential Uses:** Residential uses located within a Mixed Use or Industrial zoning district shall be permitted signs consistent with the provisions of Chapter 8.2.

Projecting Sign Note: Signs that project into the right-of-way of a public street shall require the approval of the Franklin Board of Public Works & Safety.

Off-Premise and "Billboard" Sign Note: These sign standards establish a maximum allotment of signage that may be installed on each property for each zoning district. In no instance shall these regulations be interpreted as limiting the content of any type of sign. Billboards and other off-premise signs are permitted, but shall be counted against the allotment of signage provided to each property. In no instance shall a billboard or other off-premise sign be interpreted as being permitted in addition to the signage permitted per property.

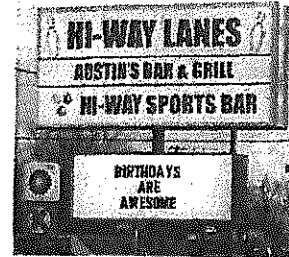
8.3 Non-Residential Sign Standards (cont.)

8

Sign Standards

Non-Residential Permanent Signs

- J. **Multi-Tenant Joint Signs:** Structures and/or centers containing multiple businesses shall establish one freestanding sign for the structure for the joint use of all tenants for which the facility is designed, including outlots. The use of individual freestanding signs for each tenant, including those on outlots, is prohibited. Shall not count toward total square footage of signage allowed.



Multi-Tenant Joint Sign

Institutional Sign Standards

Part 3: These Institutional Permanent Sign Standards apply to the Institutional zoning district:

The following sign regulations shall apply. All signs require a permit unless otherwise specified.

- A. **Maps and Directories:** All maps, directories, and other pedestrian directional signs may be placed without a permit. Each sign shall be set back a minimum of 2 feet from all public rights-of-way, and shall not exceed 8 feet in height or 32 square feet in area.
- B. **Identification Signs:** Signs identifying the facility may be located at its entrances.
 1. Location: There shall be no limit to the number of locations at which identification signs may be placed, however, generally no more than one sign shall be placed at any one location. A maximum of two signs may be placed at any one location if they are used to create an entrance.
 2. Setback: No such sign shall be located closer than 10 feet to a public right-of-way.
 3. Height and Area: No such sign shall exceed 6 feet in height or 32 square feet in area.
- C. **Structure Identification Signs:** Signs identifying individual structures at the facility may be placed as a wall sign and/or a free-standing sign.
 1. Wall Sign: Wall signs shall be located on the facade of the structure.
 2. Free-standing Sign: Free-standing signs shall be placed a minimum of 10 feet from all public rights-of way, and shall not exceed 6 feet in height.
 3. Sign Area: No sign shall exceed 100 square feet in area.

8.3 Non-Residential Sign Standards (cont.)



8

Permitted Non-Residential Sign Chart

Sign Standards

Sign Standard	Zoning District						
	MXD	MXN	MXC	MXR	IBD	IL	IG
Step 1 - Calculate Permitted Sign Area & Number of Signs Allowed							
Building Frontage/Sign Size Ratio	1.5 sf/1 linear foot of bldg. frontage	1.5 sf/1 linear foot of bldg. frontage	2 sf/1 linear foot of bldg. frontage	2 sf/1 linear foot of bldg. frontage	1.5 sf/1 linear foot of bldg. frontage	2 sf/1 linear foot of bldg. frontage	2 sf/1 linear foot of bldg. frontage
Maximum Total Signage Allowed (square feet)	200	200	500	600	350	500	500
Maximum Number of Signs	2	3	5	5	3	4	4
Step 2 - Identify Permitted Sign Types (P - Permitted, X - Not Permitted)							
Wall	P	P	P	P	P	P	P
Awning	P	P	P	P	P	P	P
Projecting	P	P	P	P	P	P	P
Changeable Copy*	P	P	P	P	P	P	P
Freestanding	P	P	P	P	P	P	P
Multi-Tenant	P	P	P	P	P	P	P
Step 3 - Review the General Sign Standards							
Maximum Sign Size (square feet) & Height							
Wall	100	100	200	200	200	200	200
Projecting	50	50	50	50	50	50	50
Freestanding	40	40	80	100	80	100	100
Freestanding - Maximum Height	10	10	25	25	25	25	25
Changeable Copy	32	32	32	32	32	32	32
Multi-Tenant Joint Sign - Height	10	10	25	25	25	25	25
Multi-Tenant Joint Sign - Area per Tenant	20	30	50	50	50	50	50
Window Signs	25%	25%	25%	25%	25%	25%	25%

*Includes electronic message board type signs

Article 13 – Definitions

(list of additional defined words)

Sign, Changeable Copy: A non-electronic sign where the message copy includes characters, letters or illuminations that can be physically altered without physically altering the primary surface of the sign. The height, face area, and other structural and lighting characteristics of changeable copy signs remain constant, providing a background for temporary messages.

Sign, Electronic Message Board: A sign where the message copy includes characters, letters or illuminations that can be changed or rearranged electronically without touching or physically altering the primary surface of the sign. Message copy may be changed in the field or from a remote location.