

Chapter 18.435
SIGNS

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18.435.010 Purpose

A. General purposes. The purposes of this chapter are:

1. To protect the health, safety, property and welfare of the public;
2. To promote the neat, clean, orderly and attractive appearance of the community;
3. To accommodate the need of sign users while avoiding nuisances to nearby properties;
4. To ensure safe construction, location, erection and maintenance of signs;
5. To prevent proliferation of signs and sign clutter;
6. To minimize distractions for motorists on public highways and streets;
7. To regulate solely on the basis of time, place and manner of a sign, not on its content; and
8. To regulate the design, quality of materials, construction, location, electrification, illumination and maintenance of all signs visible from public property or from public rights-of-way.

B. Compliance with other laws and regulations. It is not the purpose of this chapter to permit the erection or maintenance of any sign at any place or in any manner unlawful under any other ordinance, or state or federal law. (Ord. 04-03)

18.435.012 Effective Date of this Chapter

All references made in this chapter to the effective date of this chapter shall mean November 9, 1983, unless otherwise specifically stated in an ordinance revision.

18.435.015 Definitions

A. Definitions. These definitions are specific to this chapter and are in addition to Chapter 18.30, Definitions.

1. "A-frame sign" - See "Temporary sign."
2. "Abandoned sign" - A structure not containing a message or image for 90 continuous days or a sign not in use for 90 continuous days.
3. "Area" - See Section 18.435.085 for definition of sign area.
4. "Awning sign" - A sign incorporated into or attached to an awning.
5. "Balloon" - See "Temporary sign."
6. "Banner" - See "Temporary sign."
7. "Bench sign" - A bench designed to seat people with a sign painted or affixed on the surface.
8. "Billboard" - A freestanding sign in excess of the maximum size allowed, with adjustments, in the locations where it is located or proposed to be located.
9. "Building face" - All street-facing wall areas in one or more parallel planes, including windows and building projections.
10. "Cultural institution auxiliary sign" - A sign placed and maintained by, or on behalf of, a subordinate commercial use in a cultural institution.
11. "Cutout" - Letters, figures, characters and/or representations in cutout or irregular form attached to or superimposed upon a sign.
12. "Directional sign" - A permanent sign designed and erected solely for the purpose of traffic or pedestrian direction.
13. "Display surface" - The area made available by the sign structure for the purpose of displaying the message or image.
14. "Electrical sign" - Any sign utilizing electrical wiring.
15. "Electronic information sign" - A sign with lighted changeable copy or message that changes at set intervals, each lasting more than two seconds, by electronic process or remote control. This type of sign is also known as an automatic changeable copy sign or electronic variable message center. An electronic information sign is not a reader-board sign or a rotating, revolving or moving sign.
16. "Entryway sign" - A sign placed by or on behalf of the city at an entry to the city.
17. "Flashing sign" - Any sign that is illuminated by an intermittent or sequential flashing light source with an interval cycle that is 2 seconds or less in duration, or is animated in any way so as

to create the illusion of movement without actual physical movement or the illusion of a flashing or intermittent light or light source.

18. “Flush pitched roof sign” - A type of wall sign attached to a mansard or similar type of vertically aligned roof.
19. “Freestanding sign” - A sign erected and mounted on a freestanding frame, mast or pole and not attached to any building.
20. “Freeway interchange” - Any intersection of an exit off-ramp of Interstate Highway 5 or State Highway 217 with a city street.
21. “Freeway-oriented sign” - A sign primarily designed to be read by a motorist traveling on a highway designated by the Oregon State Highway Department as a freeway or expressway; specifically, these shall be Interstate 5 and Oregon State Highway 217, and shall not include Highway 99W.
22. “Immediate or serious danger” -
 - a. Whenever any portion of the structure is damaged by fire, earthquake, wind, flood or other cause, and any member or appurtenance is likely to fail, become detached or dislodged, or to collapse and thereby injure persons or damage property;
 - b. Whenever any portion of the structure is not of sufficient strength or stability or is not so anchored, attached or fastened in place as to be capable of resisting a wind pressure of 0.5 of that specified in the state building code for this type structure or similar structure, and will not exceed the working stresses permitted in the state building code for such structures; or
 - c. Whenever the location of the sign structure obstructs the view of motorists traveling on the public streets or private property, and thus causes damage to property or thereby injures persons.
23. “Industrial park” - A parcel of land which complies with the requirements in Chapter 18.130, Industrial Zones.
24. “Lawn sign” - See “Temporary sign.”
25. “Lighting methods” -
 - a. Direct lighting is where the light source is plainly visible on the sign face and not concealed within or separate from the sign. Examples include neon tube lighting and light-emitting diodes on an electronic information sign;
 - b. Indirect or external lighting is where the light source is separate from the sign face or cabinet and is designed to shine on the sign; and
 - c. Internal lighting is where the light source is concealed within the sign face or cabinet and is designed to illuminate the sign from within.
26. “Maintenance” - Normal care needed to keep a sign functional such as cleaning, oiling, changing and repair of light bulbs and sign faces. Does not include structural alteration.

27. "Nonconforming sign" - A sign or sign structure lawfully erected and properly maintained that would not be allowed under the sign regulations presently applicable to the site.
28. "Non-structural trim" - The moldings, battens, caps, nailing strips and latticing, letters and walkways that are attached to a sign structure.
29. "Painted wall decorations" - Displays painted directly on a wall, designed and intended as a decorative or ornamental feature. Decorations may also include lighting.
30. "Painted wall highlights" - Painted areas that highlight a building's architectural or structural features.
31. "Painted wall sign" - A sign applied to a building wall with paint that has no sign structure.
32. "Premises" - One or more lots on which buildings or site improvements may exist that are designed as a unit.
33. "Projecting sign" - A sign, or any portion of a sign, attached to a building that is not parallel to the building face or that projects more than 18 inches from the wall plane of the building face. A projecting sign may be attached to a wall or a building projection, such as a marquee, balcony, or awning; however, the amount of the projection shall be measured from the wall plane in all cases and not the building projection to which the sign may be attached. A projecting sign shall not extend above the building face to which it is attached, except where there is an existing parapet.
34. "Reader-board sign" - A sign with changeable copy or message that is changed manually not electronically. A reader-board sign is not an electronic information sign.
35. "Roof line" - The top edge of a roof or building parapet, whichever is higher, excluding any cupolas, chimneys or other minor projections.
36. "Roof sign" - A sign erected fully upon or directly above a roof line or parapet of a building or structure.
37. "Rotating, revolving or moving sign" - Any sign, or portion of a sign, that moves in any manner, including but not limited to movement caused by wind, machines, or persons.
38. "Shopping center" - A development of not less than 8 business units.
39. "Shopping plaza" - A development of between 2 and 7 business units.
40. "Sign" - Materials placed or constructed primarily to convey a message with symbols, logos, letters, or other displays that can be viewed from the public right-of-way, another property, or the air.
41. "Sign Projection" - The distance by which a sign extends from a building.
42. "Sign structure" - Any structure that supports or is capable of supporting any sign as described in the state building code. A sign structure may be a single pole and may or may not be an integral part of a building. Sign structures are not buildings.

43. “Structural alteration” - Modification of the size, shape or height of a sign structure. Also includes replacement of sign structure materials with other than comparable materials, for example metal parts replacing wood parts.
44. “Temporary sign” - Any sign that is not permanently erected or affixed to the ground or any structure or building:
- a. A balloon sign is an inflatable, stationary sign anchored by some means to a structure or the ground. Examples include simple children’s balloons, hot and cold air balloons, blimps and other dirigibles;
 - b. A banner is a sign made of fabric or other nonrigid material with no enclosing framework;
 - c. A lawn sign is a rigid sign supported by one or more sticks, posts, or rods inserted into the ground or a weighted base; or
 - d. An A-frame sign is a freestanding sign with two possible sign faces supported by a rigid frame in the shape of an “A.”
45. “Wall sign” - A sign attached to or painted on the wall plane of a building face with the exposed face of the sign in a plane parallel to the building face and that projects 18 inches or less from the wall plane of the building face.
46. “Window sign” - A sign placed on the inside of a window. A sign placed on the outside of a window is considered a wall sign.

18.435.020 Permits

- A. Compliance with regulations. No sign or sign structure shall be erected, re-erected, constructed, structurally altered, or relocated within the city limits except as provided by this chapter.
- B. Sign permits.
1. All permanent signs shall require a sign permit, except those that are exempted by Section 18.435.060. All temporary signs shall require a temporary sign permit as provided by Section 18.435.100, except those that are exempted by Section 18.435.060. A-frame signs allowed by Subsection 18.435.130.H.6 shall be treated as permanent signs for permitting purposes.
 2. Each sign or group of signs on a single supporting structure, including sign alterations not exempted by Section 18.435.060, shall require a separate sign permit.
 3. All sign permits shall be reviewed through the approval process provided in Section 18.435.030 below.
- C. Building permits. All signs are subject to the provisions of the state building code where applicable. A building permit may be required.
- D. Electrical permits. All signs are subject to the provisions of the state electrical code where applicable. An electrical permit shall be required for all illuminated signs.

- E. Retroactive sign permits. The director may require application for sign permits for all signage at a given address if no existing permits previously had been approved or documented. (Ord. 09-13)

18.435.030 Approval Process

- A. Approval process. Sign permits, including temporary sign permits, shall be processed through a Type I procedure, as provided in Section 18.710.050, using the requirements of this chapter as approval criteria.

18.435.040 Approval Period

- A. Approval period. Sign permit approval shall be effective for a period of 90 days from the date of approval.
- B. Lapse of approval. Sign permit approval shall lapse if:
1. Substantial construction of the approved permit has not begun within the 90-day period; or
 2. Construction on the site is a departure from the approved permit.
- C. Extension of approval. The approval authority shall, upon written request by the applicant, grant an extension of the approval period not to exceed 90 days provided that:
1. No changes are proposed to the original approved sign permit;
 2. The applicant can show intent of initiating construction of the sign within the 90-day extension period; and
 3. There have been no changes in the applicable policies and ordinance provisions and state building code provisions on which the approval was based.

18.435.050 Inspections

- A. Construction inspection. General requirements for the inspection of signs during and following construction:
1. All construction work for which a permit is required shall be subject to an inspection by the building official in compliance with the state building code and this chapter:
 - a. A survey of the lot or proposed location for sign erection may be required by the building official to verify compliance of the structure with approved plans; and
 - b. Neither the building official nor the jurisdiction shall be liable for expense or other obligations entailed in the removal or replacement of any material required to allow inspection.
- B. Inspection requests. It shall be the duty of the person doing the work authorized by a permit to notify the building official that such work is ready for inspection. The building official may require that every request for inspection be filed at least 1 working day before such inspection is desired.
- C. Required interim inspections.

1. Reinforcing steel or structural framework of any part of the proposed structure shall not be covered or concealed without first obtaining approval of the building official;
 2. Foundation inspections shall be made after all required excavations, form work and bolt settings are completed and ready to receive concrete;
 3. All anchorages shall be left exposed for inspection;
 4. Electrical inspection shall be made by the agency issuing electrical permits.
- D. Final inspections. Final inspection shall be called for by the applicant when all work is completed. This inspection shall cover all items required by the building official under state law or city ordinances such as the locations, landscaping if required, and general compliance with the approved plans and requirements of this title.
- E. Director's inspection. The director is authorized to enforce all of the provisions of this chapter:
1. All signs for which permits are required shall be inspected by the director; and
 2. Upon presentation of proper credentials, the director may enter at reasonable times any building, structure, or premises in the city to perform any duty imposed upon the position by this chapter.

18.435.060 Permit Exempt Signs

- A. Exemptions from permit requirements. The following signs and operations do not require a sign permit but shall conform to all other applicable regulations of this chapter and the requirements in Subsection B below:
1. Lawn and A-frame signs in residential zones.
 - a. Multiple lawn and A-frame signs are allowed per premises,
 - b. The total maximum sign area for lawn signs in the R-1, R-2, R-3.5, R-4.5, and R-7 zones shall be 12 square feet per sign face and 24 square feet for all sign faces per premises. The total maximum sign area for lawn signs in all other residential zones shall be 24 square feet for all sign faces per premises,
 - c. The total maximum sign area for A-frame signs in all residential zones shall be 6 square feet per sign face and 12 square feet for all sign faces. A-frame signs may be displayed only between the hours of 8 a.m. and 6 p.m., and
 - d. Lawn and A-frame signs in residential zones shall be placed on private property and not within the public right-of-way or the clear vision area as provided in Chapter 18.930, Vision Clearance Areas;
 2. Signs not oriented or intended to be legible from a right-of-way, other property, or the air;
 3. Signs inside a building, except for flashing signs visible from a right-of-way, other property, or the air;
 4. Painted wall decorations;

5. Painted wall highlights;
6. Window signs;
7. Directional signs on private property or directional signs in the public right-of-way that are legally erected by or on behalf of a government agency or road authority;
8. Flags displayed from permanently located freestanding or wall-mounted flagpoles that are designed to allow the flags to be raised and lowered;
9. Sign repair, maintenance, or change of copy or message that does not involve a change of sign size, height, type, or location; and
10. Signs affected by stipulated judgments to which the city is a party that is entered by courts of competent jurisdiction.

B. Requirements for exempted signs. All signs exempted from sign permits in Subsection A above shall meet the following requirements:

1. All signs shall be placed on private property with the consent of the property owner. No sign shall be placed on utility poles or in the public right-of-way except where expressly allowed; and
2. Multiple signs shall be allowed per premises and be spaced at least 50 feet apart in residential zones and 30 feet apart in all other base zones.

C. Nothing in this title shall prevent the erection, location, or construction of signs on private property where such erection, location, or construction is required by any law or ordinance. Nor shall any public agency or utility be prohibited from erecting signs on private property when otherwise authorized. No sign permit or fee shall be required for such signs.

18.435.070 Prohibited Signs

A. Unsafe or improperly maintained signs. No sign shall be constructed, erected, or maintained unless the sign and sign structure is constructed, erected, and maintained to withstand the wind, seismic, or other applicable requirements in the state building code or this title.

B. Unauthorized traffic signs.

1. No sign shall be erected at any location that interferes with, obstructs the view of, or could be confused with any authorized traffic sign, signal, or device by reason of position, shape, or color; and
2. No sign shall be erected that makes use of the word “stop,” “look,” “danger,” or any other similar word, phrase, symbol, or character that is likely to interfere with, mislead, or confuse motorists.

C. Obscene signs. No sign shall bear or contain statements, words, or pictures in which the dominant theme of the material, taken as a whole, appeals to the prurient interest in sex or is patently offensive because it affronts the contemporary community standard relating to the description or representation of sexual material.

D. Obstructing signs.

1. No sign or sign structure shall be constructed or located that obstructs access to any fire escape or other means of ingress or egress from a building or any exit corridor, hallway, or doorway. No sign or sign structure shall cover, wholly or partially, any window or doorway in any manner that substantially limits access to building in case of fire or other emergency; and
2. No sign or sign structure shall be erected at any street intersection that obstructs clear vision as provided in Chapter 18.930, Vision Clearance Areas.

E. Roof signs. Roof signs are prohibited, except for temporary balloon signs allowed by Section 18.435.100 and pedestrian-oriented roof signs allowed by Subsection 18.435.130.H.

F. Revolving, rotating, or moving signs. Revolving, rotating, or moving signs are prohibited, except for flags allowed by Subsection 18.435.060.A.6 or temporary banners or balloons allowed by Section 18.435.100.

G. Flashing signs. Flashing signs of any kind are prohibited, including but not limited to strobe lights.

H. Right-of-way signs. Signs in the public right-of-way in whole or in part are prohibited, except for signs legally erected for informational purposes by or on behalf of a government agency, bench signs allowed by Subsection 18.435.090.B, awning signs allowed by Subsection 18.435.090.E, temporary banners allowed by Section 18.435.100, or signs allowed by Subsection 18.435.130.H.1.c in the TMU and MU-CBD zones. Any sign that projects into or is located in City of Tigard right-of-way is subject to approval by the city engineer. No sign shall project into or be located in Oregon Department of Transportation right-of-way.

I. Signs on a vehicle. Signs placed on or painted on a motor vehicle or trailer, as defined by ORS Chapter 801, with the primary purpose of providing a sign not otherwise allowed for by this chapter are prohibited.

J. Billboards. Billboards are prohibited. (Ord. 09-13)

18.435.080 Sign Illumination

A. Surface brightness. The surface brightness of any sign shall not exceed that produced by the diffused output obtained from 800 milliamperes fluorescent light sources spaced not closer than 8 inches, center on center.

B. No exposed incandescent lamps. Any exposed incandescent lamp that exceeds 25 watts shall not be used on the exterior surface of any sign so as to expose the face of such bulb or lamp to any public street or public right-of-way with the exception of electronic information signs.

18.435.085 Sign Measurement

A. Projecting and freestanding signs.

1. The area of a freestanding or projecting sign shall include all sign faces counted in calculating its area. Regardless of the number of sign cabinets or sign faces, the total allowable area shall not be exceeded.
2. The area of the sign shall be measured as follows:

- a. The area around and enclosing the perimeter of each sign cabinet, face, or module shall be summed and then totaled to determine total area. The perimeter of measurable area shall not include embellishments such as pole covers, framing and decorative roofing, provided there is no written advertising copy, symbols or logos on such embellishments;
- b. If the sign is composed of more than two sign cabinets, faces, or modules, the area enclosing the entire perimeter of all cabinets, faces, or modules within a single, continuous geometric figure shall be the area of the sign. Pole covers and other embellishments shall not be included in the area of the sign measurement if they do not bear written advertising copy, symbols or logos; and
- c. The overall height of a freestanding sign or sign structure is measured from the grade directly below the sign to the highest point of the sign or sign structure and shall include architectural and structural embellishments.

B. Wall signs.

1. The area of the sign shall be measured as follows:
 - a. The area around and enclosing the perimeter of each sign cabinet, face, or module shall be summed and then totaled to determine total area. The perimeter of measurable area shall not include embellishments such as pole covers, framing and decorative roofing, provided there is no written advertising copy, symbols or logos on such embellishments;
 - b. If the sign is composed of individual letters or symbols using the wall as the background with or without added decoration, the total sign area shall be calculated by measuring the area within the perimeter of all symbols and letters or other decoration including logos; and
 - c. Measurement of the wall area pertaining to flush pitched “roof” signs shall be calculated as if the sign were mounted directly on the wall face immediately below the sign.

C. Awning Signs.

1. If an awning sign meets the definition of a wall sign as provided in Subsection 18.435.015.A., it shall be measured as a wall sign as described in Subsection 18.435.085.B above as if the sign were mounted directly on the building face.
2. If an awning sign meets the definition of a projecting sign, it shall be measured as a projecting sign as described in Subsection 18.435.085.A above.

18.435.090 Special Condition Signs

A. Applicability. Special condition signs have special or unique dimensional, locational, illumination, maximum number or other requirements imposed upon them in addition to the regulations contained in this chapter.

B. Bench signs.

1. Bench signs shall only be allowed at designated transit stops in commercial, industrial, R-12, R-25, and R-40 zones where no bus shelter exists:

- a. No more than 1 bench sign shall be allowed per transit stop;
- b. Placement of the bench sign shall not interfere with pedestrian traffic or be located within a vision clearance area or a public right-of-way except where approved by the city engineer;
- c. Application for a bench sign shall include the signature of the property owner, proof of liability insurance, and any required permits from the state highway division or Washington County, where applicable; and
- d. The sign area shall be limited to a total of 14 square feet.

C. Electronic information signs.

- 1. Electronic information signs shall be allowed only in the C-G, MUC, TMU, and MU-CBD zones, and at schools that front an arterial street where the sign is not less than 200 feet from an abutting residential use and is oriented to the arterial street.
- 2. The standards for electronic information signs in TMU and MU-CBD zones are provided in Subsection 18.435.130.H.1.a.
- 3. The standards for electronic information signs in all other zones and for schools are provided below.
 - a. The maximum height and area of an electronic information sign shall be as provided in Section 18.435.130 and any other applicable standards of this title;
 - b. Electronic information signs shall not be allowed to substitute for a nonconforming sign or mounted upon a nonconforming sign or sign structure, unless the sign and sign structure are brought into compliance with all of the provisions of this title;
 - c. An electronic information sign may be allowed to substitute for 1 freestanding sign or 1 wall sign except in the MUC zone where an electronic information sign may only be substituted for 1 freestanding sign and no other sign type. An electronic information sign shall not be allowed to substitute for any other sign type, and shall not be allowed to replace or supplement a billboard, freeway-oriented sign, or any other sign type other than those specifically allowed above;
 - d. 1 electronic information sign shall be allowed per premises; and
 - e. With regard to light patterns:
 - i. Traveling light patterns (“chaser effect”) are prohibited, and
 - ii. Messages and animation shall be displayed at intervals of greater than two seconds in duration.

D. Freestanding freeway-oriented signs.

- 1. For signs requiring a permit under the Oregon Motorist Information Act, the city will determine through a Type I procedure whether the sign meets all applicable city standards and provide that determination to any applicant for a state permit consistent with ORS 377.723.

2. Freeway-oriented signs shall only be allowed in the C-G, TMU, I-P, I-L and I-H zones.
3. Freeway-oriented signs shall be located within 200 feet of Highway 217 or Interstate 5 rights-of-way.
4. 1 freeway-oriented sign shall be allowed per premises.
5. The maximum height of a freeway-oriented sign shall not exceed 35 feet from the ground level at its base.
6. The maximum sign area of a freeway-oriented sign shall not exceed 160 square feet per face or 320 square feet for all faces.
7. Freeway-oriented signs shall be oriented to be viewed from the freeway.
8. In addition to a freeway-oriented sign, each parcel, development complex, or premises shall be allowed 1 freestanding sign provided all other provisions of this chapter can be met and both signs are located on separate frontages with different orientations.
9. Freeway-oriented signs are only allowed as freestanding signs and are not allowed as any other sign type.

E. Awning signs.

1. Awning signs shall be allowed in all base zones. Regardless of how an awning sign is measured, as provided in Subsection 18.435.085.C, the total awning sign area counts toward the total wall sign area allowance as provided in the applicable base zone sign regulations in Section 18.435.130, except for awning signs in the TMU and MU-CBD zones. The total awning sign area in these zones counts toward the total projecting sign area allowance as provided in Subsection 18.435.130.H.4.
2. The standards for awning signs in TMU and MU-CBD zones are provided in Subsection 18.435.130.H.4.
3. The standards for awning signs in all other zones are provided below.
 - a. The copy on awning signs shall not extend above the upper surfaces of the awning structure. They may be hung below the awning if the sign clears the sidewalk by at least 8.5 feet;
 - b. Awning signs may be internally or externally illuminated; and
 - c. Where approved by the city engineer, awning signs may extend into the public right-of-way 6.5 feet or $2/3$ of the distance to the roadway, whichever is less. However, no sign shall extend within 2 feet of the nearest vehicle travel lane.

F. Flush pitched “roof” signs.

1. Flush pitched roof signs shall be allowed in all base zones except residential zones;
2. Flush pitched roof signs shall not extend more than 6 inches above the roof line;

3. Flush pitched roof signs shall be parallel to the building face and shall not extend beyond the sides of the building face;
 4. Flush pitched roof signs shall only be attached to a mansard or other near vertical roof where the roof angle is greater than 45° from horizontal; and
 5. Flush pitched roof signs are a type of wall sign, and all code provisions applicable to wall signs apply to this type of sign.
- G. Painted wall signs. Wall signs, including symbols or logos, which are painted directly onto the wall surface shall not exceed in gross wall area the percentage allowed for a wall sign in the applicable base zone.
- H. Entryway signs. Entryway signs shall be allowed in all base zones.
- I. Cultural institution auxiliary signs.
1. Cultural institution auxiliary signs shall be allowed in all base zones.
 2. Cultural institution auxiliary signs are limited to 1 sign and shall be either within the same sign structure as another freestanding sign on the property where the cultural institution is located or on a wall of the primary building of the cultural institution. A wall sign shall be consistent in structure and materials with any existing wall sign on the cultural institution. The sign area of a cultural institution auxiliary sign shall not exceed 4 square feet per face. (Ord. 10-04 §1; Ord. 06-13, Ord. 06-09, Ord. 04-03)

18.435.100 Temporary Signs

- A. Applicability. All temporary signs listed in Subsection 18.435.015.A.46 require a temporary sign permit except for the following:
1. Lawn and A-frame signs in residential zones exempted by Section 18.435.060.
 2. A-frame signs in MU-CBD and TMU zones allowed by Subsection 18.435.130.H.6.
- B. Expiration.
1. A temporary sign permit shall be issued for a period of 30 days or less. The approval authority may attach conditions to the permit as necessary to ensure discontinuance of the use of the sign; and
 2. A temporary sign permit may be reissued by the approval authority for 2 additional periods of 30 days each per calendar year, except for balloon sign permits which may not be reissued.
- C. Standards for all temporary signs, except balloon signs, that require a temporary sign permit by Subsection 18.435.100.A above are as follows:
1. A maximum of 1 temporary sign may be allowed at a time for each owner or occupant of property or building;

2. The total area of a temporary sign shall not exceed 24 square feet for all faces or 12 square feet per face, except for banners which shall not exceed 24 square feet per sign face;
 3. Temporary signs shall be located on private property;
 4. Temporary signs shall not be located in the public right-of-way or the clear vision area as described in Chapter 18.930, Vision Clearance Areas, except for banners that may be hung across the right-of-way where approved by the city engineer;
 5. Temporary signs shall not be illuminated in any way or utilize electrical wiring;
 6. Temporary signs shall not contain a reader-board or electronic information sign component; and
 7. Temporary signs shall not be permanently attached to the ground, buildings, or other structures.
- D. Standards for balloon signs that require a temporary sign permit by Subsection 18.435.100.A above are as follows:
1. A maximum of 1 stationary balloon or cluster of children's balloons may be allowed per calendar year for each owner or occupant of property or building;
 2. A balloon sign may remain in place for a maximum of 10 days per calendar year;
 3. A balloon sign may be allowed as a roof sign;
 4. A balloon sign shall not exceed 25 feet in height or float in the air higher than 25 feet above the nearest building's roof line; and
 5. A balloon sign shall be secured to a structure or the ground.

18.435.110 Nonconforming Signs

- A. Applicability. For the purposes of this chapter, non-conforming signs will be defined as follows:
1. Except as provided in this chapter, signs in existence on March 20, 1978, in compliance with Ordinance Nos. 77-89 and 78-16, which do not conform to the provisions of this chapter, but that were constructed, erected or maintained in compliance with all previous regulations, shall be regarded as nonconforming signs that may be continued until March 20, 1988.
 2. Signs in existence on January 11, 1971, which do not conform to the provisions of this chapter, but that were constructed, erected or maintained in compliance with all previous regulations, were regarded as nonconforming signs and could be continued for a period of 10 years from January 11, 1971. All such signs that were not brought into compliance with the standards in Ordinance Nos. 77-89 and 78-16 and the extensions granted, are now in violation of this chapter.
 3. Signs located on premises annexed into the city after January 11, 1971, which do not comply with the provisions of this chapter, shall be brought into compliance with this chapter within a period of 10 years after the effective date of the annexation.
 4. Any sign that is structurally altered, relocated or replaced shall immediately be brought into compliance with all of the provisions of this chapter, except the repairing and restoration of a sign

on site or away from the site to a safe condition. Any part of a sign or sign structure for normal maintenance shall be permitted without loss of nonconforming status.

- B. Restrictions. For purposes of this chapter, a sign face or message change shall be subject to the following provisions:
 - 1. A sign face or message change on a nonconforming sign is not allowed as an alteration when the affected property and sign structure have been abandoned for greater than 90 days;
 - 2. A sign face or message change shall be allowed as an alteration only for existing conforming signs and for nonconforming signs prior to their amortization expiration date; and
 - 3. No sign permit shall be required for allowable sign face or message changes.
- C. Reconstruction. Should a nonconforming sign or sign structure or nonconforming portion of structure be destroyed or repaired by any means to an extent of more than 50 percent of its replacement cost, it shall not be reconstructed except in conformity with the provisions of this chapter.
- D. Requirements for conformance. Signs in existence on the effective date of this chapter that do not comply with provisions regulating flashing signs; use of par spotlights or rotating beacons; rotating and revolving signs; flags, banners, streamers, or strings of lights, or temporary or incidental signs; shall be made to conform within 90 days from the effective date of this chapter. (Ord. 04-03)

18.435.120 Removal of Nonconforming and/or Abandoned Signs

- A. Conformance required. All signs erected after the effective date of this title, which are in violation of any provisions of this chapter, shall be removed or brought into conformance upon written notice by the director.
- B. Removal. All signs that do not comply with this chapter, but were erected prior to the effective date of the ordinance codified in this chapter, shall be removed or brought into conformance within 60 days from written notice by certified mail given by the director.
- C. Enforcement. If the owner of sign, building, structure or premises fails to comply with the written order, the director may then cite the owner into court subject to Chapter 18.20, Administration and Enforcement. The following exceptions apply:
 - 1. Section 18.435.110 provides for certain time limits and other conditions for certain signs as described therein.
 - 2. Any sign that by its condition or location presents an immediate or serious danger to the public, by order of the building official, shall be removed or repaired within the time the building official specifies. In the event the owner of such sign cannot be found or refuses to comply with the order to remove, the building official shall then have the dangerous sign removed and the owner cited for noncompliance and recovery of any damage or expense.
- D. Responsible party for removal. Any person who owns or leases a nonconforming or abandoned sign or sign structure shall remove such sign and sign structure when the expiration of the amortization period for the sign(s) as provided in Section 18.435.110 has occurred or the sign has been abandoned:

1. If the person who owns or leases such sign fails to remove it as provided in this section, the director shall give the owner of the building, structure or premises upon which such sign is located, 60 days' written notice to remove it;
2. If the sign has not been removed at the expiration of the 60 days' written notice, the director may remove such sign at cost to the owner of the building, structure or premises;
3. Signs that are in full compliance with sign regulations, which the successor to a person's business agrees to maintain as provided in this chapter, need not be removed in compliance with this section; and
4. Costs incurred by the city due to removal, may be made a lien against the land or premises on which such sign is located, after notice and hearing, and may be collected or foreclosed in the same manner as liens otherwise entered in the liens docket of the city.

18.435.130 Base Zone Regulations

- A. R-7, R-4.5, R-3.5, R-2 and R-1 zones. No sign shall be allowed in the R-7, R-4.5, R-3.5, R-2, or R-1 zone except the following:
1. Wall sign(s) shall not exceed a combined total area of 4 square feet;
 2. Every housing complex shall be allowed 1 permanent freestanding sign at each entry point to the housing complex from the public right-of-way, with the site properly landscaped, and not exceeding 32 square feet per face in area. Illumination may be approved provided it does not create a public or private nuisance, as determined by the director considering the purpose of the zone;
 3. Every platted subdivision shall be allowed 1 permanent, freestanding sign at each entry point to the subdivision from the public right-of-way, with the site properly landscaped and not exceeding 32 square feet per face in area. Illumination may be approved provided it does not create a public or private nuisance, as determined by the director considering the purpose of the zone;
 4. For nonresidential uses, 1 illuminated or non-illuminated freestanding sign not exceeding 6 feet in height and 32 square feet in area per sign face for uses approved through the site development review or conditional use process shall be allowed. Wall signs shall not exceed 5 percent of the gross area of the wall face on which the sign is mounted;
 5. Directional signs on private property when such signs are solely designed to identify driveway entrances and exits for motorists on adjoining public streets shall be allowed. 1 sign with an area of 4 square feet per face shall be allowed per driveway. Such signs shall be consistent with Chapter 18.930, Vision Clearance Areas;
 6. Temporary signs in compliance with Sections 18.435.090 and 18.435.100;
 7. Lawn signs in compliance with Subsections 18.435.060.A.1, A.6, and B.2;
 8. Special condition signs in compliance with Section 18.435.090; and
 9. Additional allowed signs include awning sign(s) and painted wall sign(s).

B. R-12, R-25 and R-40 zones. No sign shall be allowed in the R-12, R-25, or R-40 zone except for the following:

1. Wall sign(s) shall not exceed a combined total area of 1 square foot per dwelling unit;
2. Every housing complex shall be allowed 1 permanent freestanding sign at each entry point to the housing complex from the public right-of-way, with the site properly landscaped and not exceeding 32 square feet in area per sign face. Illumination may be approved provided it does not create a public or private nuisance, as determined by the director considering the purpose of the zone;
3. Every platted subdivision shall be allowed 1 permanent freestanding sign at each entry point to the subdivision from the public right-of-way, with the site properly landscaped, and not exceeding 32 square feet in area per sign face. Illumination may be approved provided it does not create a public or private nuisance, as determined by the director considering the purpose of the zone;
4. For nonresidential uses, 1 illuminated or non-illuminated freestanding sign not exceeding 6 feet in height and 32 square feet in area per sign face for uses approved through the site development review or conditional use process shall be allowed. Wall signs shall not exceed 5 percent of the gross area of the wall face on which the sign is mounted;
5. Directional signs on private property when such signs are solely designed to identify driveway entrances and exits for motorists on adjoining public streets shall be allowed. 1 sign with an area of 4 square feet per face shall be allowed per driveway. Such signs shall be consistent with Chapter 18.930, Vision Clearance Areas;
6. Temporary signs in compliance with Sections 18.435.090 and 18.435.100;
7. Lawn signs in compliance with Subsections 18.435.060.A.1, A.6, and B.2;
8. Special condition signs in compliance with Section 18.435.090; and
9. Additional allowed signs include awning sign(s) and painted wall sign(s).

C. C-G zone. No sign shall be allowed in the C-G zone except for the following:

1. Freestanding signs are subject to the following limitations and conditions:
 - a. 1 multi-faced, freestanding sign shall be allowed,
 - b. A reader-board assembly may be an integral part of the freestanding sign,
 - c. The maximum square footage of signs shall be 70 square feet per face or a total of 140 square feet for all sign faces. No part of any freestanding sign shall extend over a property line into the public right-of-way,
 - d. The sign area may be increased 1 square foot for each lineal foot the sign is moved back from the front property line to which the sign is adjacent. If the street is curbed and paved, the measurement shall be taken from a point that is 15 feet from the pavement. This increase in

sign area is limited to a maximum of 90 square feet per face or a total of 180 square feet for all faces, and

- e. Freestanding signs located next to the public right-of-way shall not exceed 20 feet in height. Height may be increased 1 foot in height for each 10 feet of setback from the property line or a point 15 feet from the edge of pavement, whichever is less, to a maximum of 22 feet in height;
2. Wall signs.
 - a. Wall signs, including illuminated reader-boards, may be erected or maintained but shall not exceed in gross area 15 percent of any building face on which the sign is to be mounted,
 - b. Wall signs shall not project more than 18 inches from the wall or extend above the wall to which they are attached, and
 - c. If it is determined through the site development review process that the wall sign's visual appeal and overall design quality would be served, an additional 50 percent of the sign area may be allowed. No copy shall be allowed, however, in the additional area. For purposes of this subsection, "copy" includes symbols, logos, and letters;
 3. Directional signs on private property when such signs are solely designed to identify driveway entrances and exits for motorists on adjoining public streets. 1 sign with an area of 4 square feet per face shall be allowed per driveway. Such signs shall be consistent with Chapter 18.930, Vision Clearance Areas;
 4. Electronic information signs in compliance with Subsection 18.435.090.C;
 5. Temporary signs in compliance with Sections 18.435.090 and 18.435.100;
 6. Lawn signs in compliance with Subsections 18.435.060.A.6 and B.2;
 7. Special condition signs in compliance with Section 18.435.090; and
 8. Additional allowed signs include awning sign(s), flush pitched "roof" sign(s), freeway-oriented sign(s), projecting sign(s), and painted wall sign(s).
- D. C-P zone. No sign shall be allowed in the C-P zone except for the following:
1. Freestanding signs are subject to the following limitations and conditions:
 - a. 1 multi-faced freestanding sign shall be allowed per premises,
 - b. A reader-board assembly may be an integral part of the freestanding sign,
 - c. The maximum square footage of freestanding signs shall be 32 square feet per face or a total of 64 square feet for all sign faces. No part of any freestanding sign shall extend over a property line into the public right-of-way,
 - d. The sign area may be increased 1 square foot for each lineal foot the sign is moved back from the front property line to which the sign is adjacent. If the street is curbed and paved the

measurement shall be taken from a point that is 15 feet from the pavement. This increase in sign area is limited to a maximum of 52 square feet per face or a total of 104 square feet for all faces, and

- e. Freestanding signs located next to the public right-of-way shall not exceed 8 feet in height. Height may be increased 1 foot in height for each 10 feet of setback from the property line or a point 15 feet from the edge of pavement, whichever is less, to a maximum of 10 feet in height;
2. Wall signs are subject to the following limitations and conditions:
 - a. Wall signs, including illuminated reader-board signs, may be erected or maintained but shall not exceed 5 percent in gross area of any wall face on which the sign is to be mounted,
 - b. Wall signs shall be parallel to the face of the building upon which the sign is located, and
 - c. If it is determined through the site development review process that the wall sign's visual appeal and overall design quality would be served, an additional 50 percent of the allowable sign area may be allowed. No copy shall be allowed, however, in the additional area. For purposes of this subsection, "copy" includes symbols, logos and letters;
 3. Directional signs on private property when such signs are solely designed to identify driveway entrances and exits for motorists on adjoining public streets. 1 sign with an area of 4 square feet per face shall be allowed per driveway. Such signs shall be consistent with Chapter 18.930, Vision Clearance Areas;
 4. Temporary signs in compliance with Sections 18.435.090 and 18.435.100;
 5. Lawn signs in compliance with Subsections 18.435.060.A.6 and B.2;
 6. Special condition signs in compliance with Section 18.435.090; and
 7. Additional allowed signs include awning sign(s), flush pitched "roof" sign(s) and painted wall sign(s).
- E. C-N and C-C zones. No sign shall be allowed in the C-N and C-C zones except for the following:
1. Freestanding signs are subject to the following limitations and conditions:
 - a. 1 multi-faced freestanding sign shall be allowed per premises,
 - b. A reader-board assembly may be an integral part of the freestanding sign,
 - c. The maximum square footage of freestanding signs shall be 32 square feet per face or a total of 64 square feet for all sign faces. No part of any freestanding sign shall extend over a property line into the public right-of-way,
 - d. The sign area may be increased 1 square foot for each lineal foot the sign is moved back from the front property line to which the sign is adjacent. If the street is curbed and paved the measurement shall be taken from a point that is 15 feet from the pavement. This increase in

sign area is limited to a maximum of 52 square feet per face or a total of 104 square feet for all faces, and

- e. Freestanding signs located next to the public right-of-way shall not exceed 20 feet in height. Height may be increased 1 foot in height for each 10 feet of setback from the property line or a point 15 feet from the edge of pavement, whichever is less, to a maximum of 22 feet in height;
2. Wall signs are subject to the following limitations and conditions:
 - a. Wall signs, including illuminated reader-board signs, may be erected or maintained but shall not exceed in gross area 10 percent of any building face on which the sign is to be mounted,
 - b. Wall signs shall be parallel to the face of the building upon which the sign is located, and
 - c. If it is determined through the site development review process that the wall sign's visual appeal and overall design quality would be served, an additional 50 percent of the sign area may be allowed. No copy shall be allowed, however, in the additional area. For purposes of this subsection, "copy" includes symbols, logos and letters;
 3. Directional signs on private property when such signs are solely designed to identify driveway entrances and exits for motorists on adjoining public streets. 1 sign with an area of 4 square feet per face shall be allowed per driveway. Such signs shall be consistent with Chapter 18.930, Vision Clearance Areas;
 4. Temporary signs in compliance with Sections 18.435.090 and 18.435.100;
 5. Lawn signs in compliance with Subsections 18.435.060.A.6 and B.2;
 6. Special condition signs in compliance with Section 18.435.090; and
 7. Additional allowed signs include awning sign(s), flush pitched "roof" sign(s), and painted wall sign(s).
- F. Industrial zones. No sign shall be allowed in the I-P, I-L, or I-H zone except for the following:
1. Freestanding signs are subject to the following limitations and conditions:
 - a. 1 multi-faced freestanding sign shall be allowed,
 - b. A reader-board assembly may be an integral part of the freestanding sign,
 - c. The maximum square footage of signs shall be 70 square feet per face or a total of 140 square feet for all sign faces. No part of any freestanding sign shall extend over a property line into the public right-of-way,
 - d. The sign area may be increased 1 square foot for each lineal foot the sign is moved back from the front property line to which the sign is adjacent. If the street is curbed and paved, the measurement shall be taken from a point that is 15 feet from the pavement. This increase in sign area is limited to a maximum of 90 square feet per face or a total of 180 square feet for all faces, and

- e. Freestanding signs located next to the public right-of-way shall not exceed 20 feet in height. Height may be increased 1 foot in height for each 10 feet of setback from the property line or a point 15 feet from the edge of pavement, whichever is less, to a maximum of 22 feet in height;
2. Wall signs are subject to the following limitations and conditions:
 - a. Wall signs, including illuminated reader-board signs, may be erected or maintained but shall not exceed in gross area 15 percent of any building face on which the sign is to be mounted,
 - b. Wall signs shall not project more than 18 inches from the wall or extend above the wall to which they are attached, and
 - c. If it is determined through the site development review process that the wall sign's visual appeal and overall design quality would be served, an additional 50 percent of the sign area may be allowed. No copy shall be allowed, however, in the additional area. For purposes of this subsection, "copy" includes symbols, logos and letters;
 3. Directional signs on private property when such signs are solely designed to identify driveway entrances and exits for motorists on adjoining public streets. 1 sign with an area of 4 square feet per face shall be allowed per driveway. Such signs shall be consistent with Chapter 18.930, Vision Clearance Areas;
 4. Temporary signs in compliance with Sections 18.435.090 and 18.435.100;
 5. Lawn signs in compliance with Subsections 18.435.060.A.6 and B.2;
 6. Special condition signs in compliance with Section 18.435.090; and
 7. Additional allowed signs include awning sign(s), freeway-oriented sign(s), projecting sign(s), flush pitched "roof" sign(s), and painted wall sign(s).
- G. Additional requirements in commercial and industrial zones, except signs subject to Subsection 18.435.130.H below. If it is determined through the site development review process that the sign's visual appeal and overall design quality would be served while maintaining the intent and purpose of this chapter, an additional 50 percent of the allowable sign area and 25 percent of sign height may be allowed. No copy shall be allowed in the additional area or height. For purposes of this subsection the word "copy" includes symbols, logos and figures, as well as letters.
1. Each freestanding sign shall be surrounded by an area set aside to protect the sign from vehicles maneuvering on the site and the area set aside shall be landscaped.
 - a. The required site plan shall show the size and shape of the area set aside for the sign and the landscaping and shall be subject to review by the approval authority; and
 - b. On existing sites where a landscaped area is not feasible, the minimum clearance between the lowest portion of a freestanding sign and the ground shall be 14 feet in any vehicle maneuvering area.

2. No freestanding sign, nor any portion of any freestanding sign, shall be located or project over any portion of a street, sidewalk or other public right-of-way or property unless an exception has been granted.
3. When a premises contains more than a single tenant but is not defined as a shopping center, the provisions of a freestanding sign shall take into consideration the need for providing a signing system that is harmonious in appearance and legible:
 - a. The building owner shall provide, at the owner's expense, a common support for all tenant signage; and
 - b. Up to an additional 50 percent of sign copy area may be allowed through the site development review process so as to adequately identify the separate tenants when determined that the increased sign area will not be inconsistent with the purpose of this chapter.
4. Shopping centers or industrial parks shall establish a single signing format:
 - a. Up to an additional 50 percent of sign area may be allowed through the site development review process to adequately identify the complex when it can be determined that the increased sign area will not be inconsistent with the purposes of this chapter;
 - b. This increase should be judged according to unique identification needs and circumstances that necessitate additional area to make the sign sufficiently legible; and
 - c. When a shopping center or industrial park has more than 1 main entrance on separate frontages, a second freestanding sign may be allowed through the site development review process. The 2 allowable signs shall face separate frontages and are not intended to be viewed simultaneously.
5. Legal owners or occupants of properties or buildings that are in shopping plazas and are directly located, or proposed to be located, on a commercially- and industrially-zoned corner property(ies) (one or more contiguous tax lots located at the intersection of two or more public streets), shall be allowed to have 1 freestanding sign along each street frontage when all of the following are met:
 - a. A sign permit shall be required for each sign prior to its erection;
 - b. The total combined height of 2 freestanding signs on the premises shall not exceed 150 percent of what is normally allowed for 1 freestanding sign in the same base zone;
 - c. Neither of the signs shall exceed the sign height normally allowed in the base zone in which the signs are located;
 - d. No more than 2 freestanding signs shall be allowed;
 - e. The 2 allowable signs shall face separate frontages and are not intended to be viewed simultaneously; and
 - f. All other provisions of this chapter apply.

6. Shopping centers in the C-G zone shall be entitled to freestanding signage according to the following optional standards:
 - a. A maximum of 2 freestanding signs shall be allowed per street frontage provided they can meet both sign area and sign height requirements as provided in this subsection;
 - b. The total combined height of both signs shall not exceed 150 percent of the sign height normally allowed for 1 freestanding sign in the same base zone; however, neither shall exceed the height normally allowed in the same base zone;
 - c. The total combined sign area of both signs shall not exceed 150 percent of what is normally allowed for one freestanding sign in the same base zone; however, neither shall exceed the area normally allowed in the same base zone;
 - d. Neither sign shall pose a vision clearance problem or project into the public right-of-way; and
 - e. A sign permit shall be required prior to erection of any freestanding sign referred to in this subsection. (Ord. 10-02 §2; Ord. 09-13)

H. MU-CBD and TMU zones. The following signs are allowed in the TMU zone and the MU-CBD zone, except that MU-CBD properties with a Planned Development (PD) designation are subject to the residential zone sign standards in Subsection 18.435.130.B and MU-CBD properties north of Pacific Highway or with frontage on Pacific Highway or Hall Boulevard are subject to the C-G zone sign standards in Subsection 18.435.130.C.

1. General provisions.

- a. Reader-board and electronic information signs are allowed as follows:
 - i. A freestanding sign, window sign, wall sign, or projecting sign may include a reader-board or electronic information sign component.
 - ii. If a wall or projecting sign includes such a component, the reader-board or electronic information component shall be limited in size to 50 square feet or 50 percent of the area of the wall or projecting sign, whichever is less.
 - iii. Messages and animation shall be displayed at intervals of greater than two seconds in duration. Traveling light patterns (“chaser effect”) shall be prohibited.
- b. Sign lighting methods are allowed as follows:
 - i. In addition to the sign lighting methods described in Subsection 18.435.015.A.25, backlighting is allowed as a type of indirect or external lighting where the light source is behind an opaque sign area and not directly visible from the front of the sign.
 - ii. All signs may use indirect or external lighting. All indirect or external sign lighting shall be shielded, angled, or located such that it does not shine directly onto adjacent properties or public rights-of-way. Signs larger than 100 square feet that use indirect or external lighting shall also have shields with a cutoff angle of 90 degrees or greater to ensure that lighting is not directed upward.

- iii. Only wall signs, window signs, or pedestrian-oriented roof signs may use internal lighting.
 - iv. No sign shall use direct lighting, except for electronic information signs and signs with neon tubes or comparable lighting tubes.
 - c. Wall signs, projecting signs, and A-frame signs may project into or be located in City of Tigard public right-of-way as provided in Subsection 18.435.130.H below. Any sign that projects into the City of Tigard right-of-way is subject to approval by the city engineer. No sign shall project into or be located in Oregon Department of Transportation right-of-way.
 - d. Signs on fences, retaining walls, or walls serving the same purpose as a fence are prohibited except where specifically designed as entryway signs.
- 2. Freestanding signs, but not including freestanding freeway-oriented signs that are allowed as a special condition sign by Subsection 18.435.130.H.8.
 - a. One multi-faced freestanding sign is allowed per premises. A premises with more than one street frontage may have one sign per frontage.
 - b. The maximum sign area shall be 32 square feet per sign face or 64 square feet for all sign faces. The maximum sign height shall be 3.5 feet, except for freestanding signs associated with a public multi-use trail which shall have a maximum sign height of 8 feet.
 - c. A freestanding sign may be located in the minimum building setback but shall not be located in the public right-of-way or the clear vision area as described in Chapter 18.930.
- 3. Wall signs, including painted wall signs and flush pitched roof signs.
 - a. Multiple wall signs are allowed per building face.
 - b. The total maximum sign area shall not exceed 15 percent of the gross area of the building face. The maximum sign height shall be equal to the height of the building face and shall not extend above the building face, except for flush pitched roof signs which are subject to the height standards in Subsection 18.435.090.F. The maximum horizontal projection shall be 18 inches.
 - c. A wall sign may project into the minimum building setback and public right-of-way. The minimum vertical clearance for wall signs that project into the public right-of-way shall be 10 feet from sidewalk grade.
- 4. Projecting signs, including awning signs.
 - a. One projecting sign is allowed per building. A building with more than one street frontage may have one sign per frontage. The maximum sign area shall be 32 square feet per sign face or 64 square feet for all sign faces. A building with more than one street frontage may have one sign on the building corner at the intersection of two street frontages in lieu of one sign per frontage. The maximum sign area for a corner projecting sign shall be 50 square feet per sign face or 100 square feet for all sign faces.
 - b. A building may have the following additional projecting signs:

- i. A building may have one or more additional awning signs where awnings are provided on the building face that project at least 4 feet into the public right-of-way and occupy at least 50 percent of the width of the building face. The additional signage shall not exceed 32 square feet in size.
 - ii. A building may have one or more additional projecting signs where the signs are perpendicular to the building face, less than 4.5 square feet in size per sign face, and located less than 10 feet from sidewalk grade as measured from the top of sign. The number of additional signs shall not exceed the number of ground floor tenant spaces in the building.
 - c. A projecting sign may project into the minimum building setback and public right-of-way. For signs that project into the right-of-way, the minimum vertical clearance for awning signs and signs less than 4.5 square feet in size per sign face shall be 8 feet from sidewalk grade. The minimum vertical clearance for all other projecting signs shall be 10 feet from sidewalk grade. The maximum horizontal projection into the right-of-way shall be 6 feet or the minimum sidewalk width along the building frontage, whichever is less. A projecting sign shall not conflict with an existing or planned street tree.
5. Pedestrian-oriented roof signs.
- a. A pedestrian-oriented roof sign is allowed only on buildings with a height of 20 feet or less.
 - b. The maximum number of signs allowed shall be equal to the number of ground floor tenant spaces in the building.
 - c. The maximum sign area shall be 45 square feet. The maximum sign height shall be two feet above the roof line of the building and shall not extend below the roof line of the building.
 - d. The sign shall be oriented to the street upon which the building fronts.
6. A-frame signs.
- a. The maximum number of A-frame signs allowed shall be equal to the number of ground floor tenant spaces in the building or the equivalent of one sign for every 30 linear feet of street-facing building façade, whichever is greater.
 - b. The maximum sign area shall be 6 square feet per sign face or 12 square feet for all sign faces. The maximum sign width and height shall be 3 feet.
 - c. An A-frame sign may be located on private property or in the public right-of-way adjacent to any premises by the person in control of those premises. Where the sign is located in the right-of-way, it shall be located so as to maintain a minimum unobstructed sidewalk width of 4 feet for pedestrian through-travel. It shall be located behind the curb or a minimum of 10 feet from the edge of the nearest travel lane where no curb is present. It shall not be located in the clear vision area described in Chapter 18.930 or where it conflicts with the use of any service area, driveway, water quality facility, bicycle parking area, or on- or off-street parking or loading area. It may be located in a landscape strip with approval by the city engineer.
 - d. An A-frame sign shall only be displayed when the sign owner's business is open to the public.

7. Permit exempt signs, such as directional and window signs, are allowed as described in Subsection 18.435.060.A, except that the total maximum sign area of all window signs shall not exceed 25 percent of the gross window area on the building face.
 8. Special condition signs, such as bench, cultural institution, entryway, and freeway-oriented signs are allowed as described in Subsection 18.435.090. Freeway-oriented signs are only allowed in the TMU zone adjacent to the Highway 217 or Interstate 5 rights-of-way.
 9. Temporary signs, such as balloon, banner, and lawn signs are allowed as described in Subsection 18.435.100, except that A-frame signs are allowed as described in Subsection 18.435.130.H.6.
- I. Mixed-use zones except MU-CBD and TMU zones. Sign standards for the MUE, MUE-1, MUE-2, MUC, MUC-1, and MUR zones are located in their respective plan districts in Chapters 18.620 and 18.670.

18.435.140 Sign Code Adjustments

A. Adjustments.

1. For all signs except those in the TMU zone, the approval authority may grant an adjustment to the requirements of this chapter through a Type I or Type II procedure, as provided in Sections 18.710.050 and 18.710.070, using approval criteria in Subsection 18.790.030.B.6.
 2. For all signs in the TMU zone, the approval authority may grant an adjustment to the requirements of this chapter through a Type II procedure, as provided in Subsection 18.660.040.C.4, using approval criteria in Subsection 18.660.040.C.4.b.
- B. If an adjustment is granted, the rights thereby given to the applicant continue to exist and to belong to the applicant or any other owner of the land for a period of 1.5 years from the date of final approval:
1. If, at the expiration of 1.5 years from the date of approval, construction of the structure or initiation of the use giving rise to the need for the adjustment has not begun, the rights given by the adjustment approval terminate without further action by the city; and
 2. Said rights also terminate at or after the expiration of 1.5 years from approval if, though commenced within 1.5 years, construction ceases and is not resumed within 60 days. (Ord. 09-13)