

## Section 5-4. Common Signage Plan Required

A Common Signage Plan shall be prerequisite to the issuance of any sign permit involving:

- (1) Two or more contiguous lots or parcels under the same ownership, and
- (2) A single lot or parcel with more than one principal use or building (not including accessory uses or buildings) or qualifying on the basis of street frontage for more than one free-standing sign.

The Plan shall contain all information required for sign permits generally (Section 9-2.4) and shall specify standards for consistency among all signs on the lot or parcel affected by the Plan with regard to:

- Lettering or graphic style;
- Lighting;
- Location of each sign on the buildings;
- Material; and
- Sign proportions.

The Common Signage Plan, for all lots in zoning districts other than B-2 and I-1 with multiple uses or buildings, shall limit the number of free-standing signs to a total of one for each street on which the lots included in the Plan have frontage and shall provide for shared or common usage of such signs; however the maximum sign area for the lot may be increased by 25%. The Common Signage Plan for lots in the B-2 and I-1 zones shall limit the number of free-standing signs in proportion to the amount of street frontage in keeping with Table VI.

Once approved by the Building Official, the Common Signage Plan shall become binding on all business and uses occupying the affected zone lots, but may be amended by filing a new or revised Plan that conforms with all requirements of this Ordinance.

If any new or amended Common Signage Plan is filed for a property on which existing signs are located, it shall include a schedule for bringing into conformance, within eighteen (18) months, all signs not conforming to the proposed amended Plan or to the requirements of this Ordinance in effect on the date of submission.

## **Section 5-5. Signs In The Public Right-Of-Way**

No sign shall be allowed in the public right-of-way, except for the following and in accordance with State Law:

- (1) Public signs erected by or on behalf of a governmental body to post legal notices, identify public property, convey public information, and direct or regulate pedestrian or vehicular traffic;
- (2) Bus stop signs erected by a public transit company; and bench and bus shelter signs in association therewith;
- (3) Informational signs of a public agency or utility regarding its facilities;
- (4) Awning, projecting, and suspended signs projecting over a public right-of-way in conformity with the conditions established by this Section;
- (5) Emergency signs; and
- (6) Directional signs of a temporary nature for such events as yard sales, auctions, public gatherings, etc. may be erected 48 hours before the event and shall be removed within 48 hours after the event, which event may extend over a 72-hour period.
- (7) Church signs in state right-of-way in accord with state law.

### **5-5.1 Signs Forfeited**

Any sign installed or placed on public property, except in conformance with the requirements of this section, shall be forfeited to the public and subject to confiscation. In addition to other remedies hereunder, the county shall have the right to recover from the owner or person placing such sign the full costs of removal and disposal.

## **Section 5-6. Temporary Signs**

5-6.1 The following conditions shall apply to all temporary signs:

- (1) No such sign, with or without a permit, shall be displayed for a period exceeding 60 days nor again be displayed on the same establishment for 30 days after removal, except that "for sale", "for rent", "for lease" and contractor's signs may be displayed until completion of purpose for which such signs were established. Temporary Sign Permits for uses included in the INS column on Table V may not exceed 14 days duration, and must be removed within 24 hours after the event has concluded.
- (2) Posters shall not exceed six square feet in area.
- (3) Portable signs, where permitted by Table V, shall be limited to one per establishment, shall have no flashing lights, shall not exceed 20 square feet in area, and shall not be wired so as to obstruct or hinder pedestrian or vehicular traffic or pose any potential for such hindrance (i.e. exposed drop cord). Portable signs shall be anchored in accord with the Standard Building Code.

#### **Section 5-7. Prohibited Signs**

All signs not expressly permitted under this ordinance are prohibited. Such signs include, but are not limited to:

- (1) Signs painted on or attached to trees, fence posts, telephone or other utility poles, rocks or other natural features.
- (2) Signs displaying intermittent lights resembling the flashing lights customarily used in traffic signals or in police, fire, ambulance, rescue vehicles or other warning signals, and signs using the words "stop", "danger", or any other word, phrase, symbol, or character in a manner that might mislead or confuse motorists.
- (3) Abandoned signs. A sign which no longer correctly directs or exhorts any person, advertises a bona fide business, lessor, owner, product or activity conducted or product available.
- (4) Dilapidated signs. Any sign which is not properly maintained, insecure or otherwise structurally unsound, has defective parts

in the support, guys and/or anchors or which is unable to withstand wind pressure as determined by the Building Official, and applicable regulations as provided in the Standard Building Code.

## **Section 5-8. Development Standards**

All signs allowed by this Article shall comply with the development standards of this Section.

### **5-8.1 Visual Area Clearance**

No sign shall be located within a vision clearance area as defined in Section 8-6.

### **5-8.2 Vehicle Area Clearance**

When a sign extends over an area where vehicles travel or are parked, the bottom of the sign structure shall be at least 14 feet above the ground. Vehicle areas include driveways, alleys, parking lots, and loading and maneuvering areas.

### **5-8.3 Pedestrian Area Clearance**

When a sign extends over sidewalks, walkways or other spaces accessible to pedestrians, the bottom of the sign structure shall be at least 10 feet above the ground.

### **5-8.4 Sign Materials; Code Compliance**

Signs must be constructed in accord with all applicable provisions of the Building Code and National Electrical Code, consist of durable all-weather materials, maintained in good condition and not permitted to fall in disrepair.

### **5-8.5 Sign Illumination**

Signs when illuminated shall have such lighting shielded so as not to directly shine on abutting properties or in the line of vision of the public using the streets or

sidewalks.

No illumination simulating traffic control devices or emergency vehicles shall be used, nor shall lights which are intermittently switched on and off, changed in intensity or color, or otherwise displayed to create the illusion of flashing or movement be permitted.

### **5-8.6 Structural Design**

A signed and sealed report from a structural engineer registered in South Carolina showing the structural design of the sign is designed to withstand winds in accordance SECTION 1609, WIND LOADS of the International Building Code (latest revision) must be submitted with the application for a sign permit. Also the report must contain a certification that in case of collapse and/or failure of the sign that it will not impact any public right-of-way.

## **Section 5-9. Sign Measurement**

### **5-9.1 Sign Face Area**

- (1) The area of a sign enclosed in frames or cabinets is determined by measuring the outer dimensions of the frame or cabinet surrounding the sign face (Illustration 1). Sign area does not include foundations or supports. Only one side of a double-faced or V-shaped, free-standing sign is counted.
- (2) For signs on a base material and attached without a frame, such as a wood board or plexiglass panel, the dimensions of the base material are to be used in the measurement unless it is clear that part of the base contains no sign related display or decoration.
- (3) For signs constructed of individual pieces attached to a building wall, sign area is determined by a perimeter drawn around all the pieces (Illustration 2).
- (4) For sign structures containing multiple modules oriented in the same direction, the modules together are counted as one sign

face (Illustration 3).

- (5) The maximum surface area visible at one time of a round or three-dimensional sign is counted to determine sign area.
- (6) For signs incorporated into awnings, the entire panel containing the sign is counted as the sign face unless it is clear that part of the panel contains no sign related display or decoration.

### **5-9.2 Clearances**

Clearances are measured from the grade directly below the sign to the bottom of the sign structure enclosing the sign face (Illustration 4).

### **Section 5-10. Removal of Signs**

- (1) The lawful use of any permanently mounted sign existing at the time of the enactment of this Ordinance may be continued although such use does not conform with the provisions of this Ordinance, except those declared abandoned or dilapidated, which shall be removed or remedial action taken upon notification by the Building Official.
- (2) Any existing sign which is subsequently abandoned shall be removed, and any existing sign exceeding the allowable face area by 25 percent, and which is subsequently destroyed or damaged to the extent of 60 percent or more of its replacement cost, shall be removed or brought into conformity with these regulations.
- (3) Any nonconforming temporary sign which is not permanently mounted shall be removed or brought into conformity no later than 60 days following the effective date of this Ordinance.
- (4) An order under this Section shall be issued in writing to the owner or responsible party of any such sign, or of the building or premises on which such sign is located to comply within