

ZONING REGULATIONS

405 Attachment 1

City of Rogersville

Permitted Signs by Zoning District
[Ord. No. 618 §3, 9-15-2008]

All Residential Zones							
Freestanding							
Style	Minimum Setback	Maximum Height	Maximum Size (sq. ft.)	Off-Site	Number of Signs	Duration	Illumination
Advertising only in R-4	1'	10'	32	No	1	Permanent	Yes
Construction	20'	10'	32	No	1 per street frontage per parcel, maximum of 4; plus 1 additional sign per street frontage in excess of 500 linear feet	Completion of project	No
Election	1'	6'	8	N/A	Unlimited	10 days after election, unless winner of primary	No
Ideological	1'	6'	8	N/A	1 per street frontage	Permanent	No
Memorial	5'	6'	12	N/A	1 per street frontage	Permanent	No
Public	As needed for convenience of the public or permitted by law						Yes
Real estate (off-site)	Equal to height of sign	2'	2, having an arrow and words "Real Estate"	Yes, with property owner's permission	1 per intersection	Completion of sale	No
Real estate, single-family	1'	4'	4	Open house only with property owner's permission	1 per street frontage	Completion of sale	No
Real estate, multi-family	10'	8'	32	Open house only with property owner's permission	1 per street frontage	Completion of sale	No
Project I.D.	Equal to height of sign	8'	16	No	2 per entry	Permanent	Yes
Yard sale	1'	4'	8	Private property with owner's permission	1 per street frontage	1 hour after completion of sale	No

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Residential Zone					
Wall					
Style	Maximum Height	Maximum Size (sq. ft.)	Number of Signs	Duration	Illumination
Non-residential	15' or top of 1st floor wall, whichever is less	16	One	Permanent	No
Construction	15' or top of 1st floor wall, whichever is less	32	One	Completion of project	No
Election	10'	8	Unlimited	10 days after election unless winner of primary	No
Memorial	8'	2	One	Permanent	Yes
Project I.D.	15' or top of 1st floor wall, whichever is less	35	1 per street frontage	Permanent	Yes
Public	As needed for convenience of the public or permitted by law	Yes			
Real estate, single-family not allowed					
Real estate, multi-family not allowed					
Tenant I.D.	8'	8" X 48" for each business/tenant	One	Permanent	Yes

Commercial Zones							
Freestanding							
Style	Minimum Setback	Maximum Height	Maximum Size (sq. ft.)	Number of Signs	Duration	Illumination	Sign Separation
General advertising and Center I.D.	1' or equal to height of sign if taller than 6'	35'; or determined by Planning Commission	200 sq. ft.; or determined by Planning Commission	1 per street frontage per parcel; plus 1 additional sign per street frontage in excess of 500'; all signs on one frontage shall not exceed 400 sq. ft.	Permanent	Yes	50' between signs on separate frontages; 200' when on same frontage
Construction	10'	15'	32	1 per street frontage per parcel, maximum of 4 plus 1 additional sign per street frontage in excess of 500'	Completion of project	No	50' between signs on separate frontages; 200' when on same frontage
Election	10'	6' in all zones	32	Unlimited	10 days after any election, unless winner of primary	No	N/A

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Commercial Zones							
Freestanding							
Style	Minimum Setback	Maximum Height	Maximum Size (sq. ft.)	Number of Signs	Duration	Illumination	Sign Separation
Ideological	10'	6' in all zones	32	1 per issue per street frontage	Permanent	No	N/A
Joint I.D.	1' or equal to height of sign if taller than 6'	35'; or as determined by Planning Commission	400; or as determined by Planning Commission	1 per street frontage per parcel plus 1 additional sign per street frontage in excess of 500'	Permanent	Yes	50' between signs on separate frontages; 200' when on same frontage
Memorial	5'	6'	12	1 per street frontage per site	Permanent	Yes	N/A
On-site	1'	8'	6	As approved by the City through review process	Permanent	Yes	N/A
Public	As needed for convenience of the public or permitted by law						
Real estate	10'	10'	32	1 per street frontage per parcel, plus 1 sign per frontage in excess of 500'	Completion of sale	No	50' between signs on separate frontages; 200' when on same frontage
Project I.D.	Equal to height of sign	8'	100	1 per major entrance, maximum of 4	Permanent	Yes	300'
Temporary	Equal to height of sign	30'; or as determined by Planning Commission	75	1 per street frontage	30 days	No	50' between signs on separate frontages; 200' when on same frontage
Portable	1'	5'	15	1	30 days in any 6 month period	No	N/A

Commercial Zones							
Wall							
(No sign may project more than 2 feet from the building not 10 feet above the rooftop)							
Style	Maximum Height	Maximum Size (sq. ft.)	Number of Signs	Duration	Illumination	Location	Maximum Projection
General advertising	CC; 35' or to top of wall, whichever is less	50% of the total wall surface area where sign is located	1 per approved wall area	Permanent	Internal	1 per approved wall area	15"

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Commercial Zones							
Wall							
(No sign may project more than 2 feet from the building not 10 feet above the rooftop)							
Style	Maximum Height	Maximum Size (sq. ft.)	Number of Signs	Duration	Illumination	Location	Maximum Projection
Awning	Bottom 18" of 1st floor awning; for every 10' of additional setback, an additional 1" of letter height is permitted up to 48"	12" letter height by 75% of awning length; for every 10" of additional setback from the property line, an additional 1" of letter height may be added up to a maximum of 42"	1 per awning	Permanent	Yes		Stitched to or incorporated into awning; may not be riveted or otherwise fastened to frame or awning
Canopy	21' or fascia of canopy, whichever is less	75% of canopy fascia; signage to be deducted from allowable wall signage	1 attached to canopy per street frontage	Permanent	No	Approved wall area	6" from canopy
Construction	10'	32	1	Completion of construction	No	Approved wall area	6"
Ideological	CC; 21' NC, O, GC, HC; 35' or to top of wall, whichever is less	32	1 per approved wall area	Permanent	No	Approved wall area	6"
Mansard	35' or to top of wall, whichever is less	50% of the total wall surface area where sign is located	1 per approved wall area	Permanent	Yes	Approved wall area	15" at base
Memorial	6'	12	1 per building	Permanent	No	Approved wall area	6"
On-site	35' or to top of wall, whichever is less	8	1 per wall	Permanent	Yes		15" at base
Real estate	10'	32	1 per wall	Completion of sale	No	Front facade	6"
Temporary business	35' or to top of wall, whichever is less	32	1 per approved wall area	90 days	Yes	Approved wall area	15"
Tenant I.D.	8'	8" X 48" single plaque, 1 per tenant per street frontage	1 per principal entrance	Permanent	Yes		15"
Window	21' or top of window, whichever is less	50% of window	1 per window	Permanent	Yes	Approved wall area	None
Under-awning Under-canopy	7' clearance; only in non-vehicular areas	4	1 per tenant per use entrance	Permanent	No		To edge of awning or canopy

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Commercial Zones							
Projecting							
Style	Maximum Height	Maximum Size (sq. ft.)	Number of Signs	Duration	Illumination	Minimum Clearance	Maximum Projection
General advertising	21' or top of wall, whichever is less	50	1 per approved wall area	Permanent	Yes	8'	5'
On-site information	21' or top of wall, whichever is less	8	As approved by City through review process	Permanent	Yes	8'	5' from face of building

Industrial Zones						
Freestanding						
Style	Minimum Front Setback	Maximum Height	Maximum Size (sq. ft.)	Number of Signs	Duration	Illumination
General advertising	1' if 6' height, otherwise equal to sign height	25' or building height, whichever is less	100	1 per street frontage	Permanent	Yes
Center I.D.	1' if 6' sign height, otherwise height of sign	25' or building height, whichever is less	100	1 per street frontage	Permanent	Yes
Construction	10'	10'	32	1 per street frontage, maximum 4	Completion of project	No
Election	10'	10'	32	Unlimited	Removal within 10 days after election, unless winner of primary	No
Public	As needed for convenience of the public or permitted by law					
Real estate	1' if 6' height, otherwise equal to sign height	10'	32	1 per street frontage	Completion of sale	No
Project I.D.	10'	10'	50	2 per major entrance	Permanent	Yes
Portable	1'	5'	15	One	30 days in any six-month period	Internal
Billboard	Equal to height of sign	25'	600	1 per 500 linear feet of frontage	Permanent	Yes

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Industrial Zones						
Wall						
Style	Maximum Height	Maximum Size (sq. ft.)	Number of Signs	Duration	Illumination	Maximum Projection
General advertising	35' or top of wall, whichever is less	50% of the total surface area on which sign is located	1 per approved wall area	Permanent	Yes	15"
Center I.D.	35' or top of wall, whichever is less	50% of the total surface area on which sign is located	1 per approved wall area	Permanent	Yes	15"
Construction	35' or top of wall, whichever is less	32	1 per approved wall area	Completion of project	Yes	15"
Election	10'	32	Unlimited	Removal with 10 days after election, unless winner of primary	No	15"
Ideological	10'	32	1 per approved wall area	Permanent	No	15"
Joint I.D.	35' or top of wall, whichever is less	50% of the total surface area on which sign is located	1 per approved wall area	Permanent	Yes	15"
Real estate	10'	32	1 per approved wall area	Completion of sale	No	15"
Tenant I.D. Plaque	8'	8" X 48" for individual plaque, 1 per tenant per entrance	1 per major entrance	Permanent	Direct illumination only	6"

Industrial Zones						
Projecting						
Style	Maximum Height	Maximum Size (sq. ft.)	Number of Signs	Duration	Illumination	Maximum Projection
General advertising	35' or top of wall, whichever is less	50	1 per approved wall area	Permanent	Yes	5'
On-site information	35' or top of wall, whichever is less	8'	As approved by City through review process	Permanent	No	5'