

**PARK CITY MUNICIPAL CODE**  
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**TITLE 12 - SIGN CODE**

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**TITLE 12 - SIGN CODE**

*(Amended/Reorganized by Ord. 01-2)*

**CHAPTER 1 - PURPOSE AND SCOPE**

**12- 1- 1. PURPOSE AND SCOPE.**

The purpose of the Sign Code is to:

- (A) Reduce potential hazards to motorists and pedestrians;
- (B) Encourage signs which, by their good design, are integrated with and harmonious to the buildings and sites which they occupy;
- (C) Encourage sign legibility through the elimination of excessive and confusing sign displays;
- (D) Prevent confusion of signs with traffic regulations;
- (E) Preserve and improve the appearance of the City as an historic, mountain and resort community in which to live and work;
- (F) Create a unique environment to attract visitors;
- (G) Allow each individual business to clearly identify itself and the goods and

services which it offers in a clear and distinctive manner;

- (H) Safeguard and enhance property values;
- (I) Protect public and private investment in buildings and open space;
- (J) Supplement and be part of the zoning regulations imposed by Park City; and
- (K) Promote the public health, safety and general welfare of the citizens of Park City.

*(Amended by Ord. No. 05-79, 15-48)*

**12- 1- 2. INTERPRETATION.**

The Planning Commission shall have the authority and duty to interpret the provisions of this Title at the request of the Planning Director or when a written appeal of a Planning Department decision is filed with the Planning Commission. In interpreting and applying the provisions of this Title, the sign requirements contained herein are declared to be the maximum allowable. The Planning Department and/or the Planning Commission may determine that a smaller sign is more appropriate based on the size of structures, pedestrian traffic, safety issues,

orientation, and neighborhood compatibility. Signs which are not specifically allowed as set forth within this Title are prohibited.

*(Amended by Ord. No. 05-79, 15-48)*

**CHAPTER 2 - DEFINITIONS**

**12- 2- 1. DEFINITIONS.** For purposes of this Title, the following abbreviations, terms, phrases, and words shall be defined as specified in this section:

- (A) **ALTERATION.** A change or rearrangement in the structural parts or design of a sign, whether by extending on a side, by increasing in area or height, or in moving from one location or position to another.
- (B) **AREA OF SIGN.** The area of a sign is measured as the smallest square, circle, rectangle, triangle, or combination thereof that encompasses the extreme limits of the writing, representation, emblem, or other display, including materials or colors of the background used to differentiate the sign from the structure against which it is placed. Sign area does not include structural supporting framework, bracing or wall to which the sign is attached.

If individual letters are mounted directly on a wall or canopy, the sign area shall be the area in square feet of the smallest rectangle, which encloses the sign, message or logo.

- (C) **BANNER.** A strip of cloth, plastic, paper or similar material on which letters or logos are painted or written and which is

hung up or carried on a crossbar, staff, or string, or between two (2) poles.

- (D) **BILLBOARD.** A permanent outdoor sign that is located off-premises.
- (E) **BUILDING DIRECTORY.** A sign that directs vehicle or pedestrian traffic, is visible from outside the building, and contains (a) the name of a building, complex, or center, and (b) the name and address of two (2) or more businesses which are located in the building, complex, or center.
- (F) **BUILDING FACE OR WALL.** All window and wall area of a building on one (1) plane or elevation.
- (G) **CANOPY.** A roofed structure constructed of fabric or other material that extends outward from a building, generally providing a protective shield for doors, windows, and other openings, supported by the building and supports extended to the ground directly under the canopy or cantilevered from the building.
- (H) **COMMERCIAL SIGN.** A sign which advertises a product or service, or which refers to a business or individual that is commonly known to provide a product or service, with the intent of proposing, discouraging, facilitating, or otherwise affecting a commercial transaction. Includes, but is not limited to the following signs as defined or treated in this Title: for-sale signs, real-estate signs, commercial nameplates, building directories, hours-of-operation signs, business identification signs, special-sale signs, theater marquees,

display boxes, name-change signs, temporary portable signs, construction identification signs, home-occupation signs, vacancy signs, entrance/exit signs, construction marketing signs, master-festival signs and special-event signs under Chapter 12, garage-sale signs, and outdoor vehicle displays under Chapter 14. Does not include: campaign signs, public-necessity signs, addressing numbers, residential nameplates, no-trespassing signs, no-soliciting signs, yard signs.

(I) **DEVELOPED RECREATION**

**AREA.** An area within the RC or RD districts that is part of a Master Planned Development of at least 2,500 acres and in which the primary use is outdoor recreation with constructed facilities, and may include summer facilities and lodging.

J) **DISPLAY BOX.** A freestanding or wall sign faced with glass or other similar material.

(K) **ELECTRONIC DISPLAY TERMINAL.** An electronic terminal, screen, or monitor.

(L) **FLAG.** A piece of cloth, plastic, or similar material, usually rectangular or triangular, attached by one (1) edge to a staff or pole.

(M) **GRADE.** The ground surface elevation of a site or parcel of land.

(1) **Grade, Natural.** The grade of land prior to any development activity or any other man-made disturbance or grading. The

Planning Department shall estimate the natural grade, if not readily apparent, by reference elevations at points where the disturbed area appears to meet the undisturbed portions of the property. The estimated natural grade shall tie into the elevation and slopes of adjoining properties without creating a need for new retaining walls, abrupt differences in the visual slope and elevation of the land, or redirecting the flow of run-off water.

(2) **Grade, Final.** The finished or resulting grade where earth meets the building or sign after completion of the proposed development activity.

(N) **HANDBILL.** A paper, sticker, flyer, poster, pamphlet, or other type of medium distributed by hand.

(O) **HEIGHT OF SIGN.** The height of a sign is the vertical distance measured from natural grade to the top of the sign, including the air space between the ground and the bottom of the sign face. Only when the topography is altered to adjust the ground height to the level of the public right of way, shall the sign height be measured from final grade.

(P) **MASTER SIGN PLAN.** A plan designed to show the relationship of signs for any cluster of buildings or any single building housing a number of users or in any arrangement of buildings or shops, which constitute a visual entity as a whole.

- (Q) **PREMISES**. Land and the buildings, owned or rented, upon it.
- (R) **PRIVATE PLAZA**. Private property in excess of one-thousand square feet (1,000 sq. ft.) that generally serves as common area to adjoining commercial development and is free of structures, and is paved or landscaped. Private plazas generally provide an area for pedestrian circulation, common amenities, and act as a gathering space for private or public purposes.
- (S) **PUBLIC PROPERTY**. Any property owned by a governmental entity.
- (T) **REPRODUCTION**. An object that has been designed and built to resemble a product or service.
- (U) **SIGN**. An object, device, or structure, or part thereof, situated outdoors or indoors which is used to advertise, identify, display, or attract attention to an object, person, institution, organization, business, product, service, event, idea, or location. Includes the sign structure, supports, lighting system, and any attachments, ornaments, or other features used to attract attention. Includes banners, billboards, building directories, display boxes, electronic display terminals, flags, reproductions, theater marquees. Also includes but is in no way limited to the following categories:
- (1) **Sign, Abandoned**. Any sign applicable to a use which has been discontinued for a period of at least three (3) months.

- (2) **Sign, Animated**. A rotating or revolving sign, or a sign in which all or a portion of the sign moves in some manner.
- (3) **Sign, Awning**. Any sign painted on or attached to an awning.
- (4) **Sign, Bench**. A sign placed in any manner on an outdoor bench or other outdoor furniture.
- (5) **Sign, Business Identification**. A sign which identifies only the name, logo, and/or address of a commercial use.
- (6) **Sign, Cabinet**. A sign that consists of a frame covered by translucent material. The entire structure is one (1) unit. Does not include changeable-copy signs.
- (7) **Sign, Canopy**. Any sign painted or attached to a canopy.
- (8) **Sign, Changeable-Copy**. A manually operated sign that displays graphics or a message that can be easily changed or altered.
- (9) **Sign, Construction**. A temporary sign placed on a construction site.
- (a) **Construction Marketing Sign**. A construction sign identifying the financial institution of a development; may include a plat map and real-estate information for purposes of



marketing units within the development.

(b) **Construction Identification Sign.** A sign identifying the contractors and builders responsible for a project or development.

(c) **Combined Construction Sign.** A combination of a construction identification sign and construction marketing sign.

(10) **Sign, Electronic Message.** A permanent sign that changes copy electronically using switches and electric lamps.

(11) **Sign, Entrance/Exit.** A sign that facilitates vehicle traffic into and out of a site by designating the entrance or exit to the premises.

(12) **Sign, Flashing.** A sign that contains an intermittent or flashing light source, or a sign that includes the illusion of intermittent or flashing light by means of animation or an externally mounted intermittent light source.

(13) **Sign, Freestanding.** A sign that is supported by one (1) or more uprights or braces which are fastened to or embedded in the ground or a foundation in the ground and not attached to any building.

(14) **Sign, Garage-Sale.** A temporary sign that announces a garage sale, yard sale, or similar event.

(15) **Sign, Hanging.** A sign attached underneath a canopy, awning, or colonnade.

(16) **Sign, Historic.** A sign that by its construction materials, age, prominent location, unique design, or craftsmanship, provides historic character, individuality, and a sense of place or orientation regarding clues to a building's history.

(17) **Sign, Historic Replication.** A sign which is an exact replication, including materials and size, of a historic sign which once existed in the same location.

(18) **Sign, Home-Occupation.** A sign that identifies a home occupation, as that term is defined in the Land Management Code.

(19) **Sign, Hours-of-Operation.** A sign that displays the hours during which the building's commercial occupant serves the public; includes "open" and "closed" signs.

(20) **Sign, Inflatable.** Any inflatable object used as a sign or for promotional purposes.

(21) **Sign, Internally Illuminated.** A sign with a face that is lit or outlined by a light source located within the sign.

(22) **Sign, Luminous-Tube.** A sign that is outlined by or which has characters, letters, figures, or designs

that are illuminated by gas-filled luminous tubes, such as neon, argon, etc.

(23) **Sign, Municipal Identification.** A sign designed specifically for the purpose of notifying motorists of Park City's municipal boundary and welcoming them to Park City.

(24) **Sign, Name-Change.** A temporary sign that informs the public about a change in a business name or commercial building tenant. Includes temporary occupancy of an existing business by a convention-sales license-holder pursuant to Section 4-3-9 of this Code.

(25) **Sign, Non-Conforming (Legal).** Any advertising structure or sign which was lawfully erected and maintained prior to such time as it came within the purview of the Code and any amendments thereto, and which now fails to conform to all applicable regulations and restrictions of this Code.

(26) **Sign, Off-Premises.** A sign which directs attention to a business, commodity, service, or attraction at a location other than the premises on which the sign is located.

(27) **Sign, On-Premises.** A sign which directs attention to a business, commodity, service, or attraction on the premises on which the sign is located.

(28) **Sign, Pole.** A freestanding

sign that is supported by one (1) upright of not greater than twelve inches (12") in diameter and is not attached or braced by any other structure.

(29) **Sign, Portable.** A sign that can be moved from place to place and is not permanently affixed to the ground or a building.

(30) **Sign, Projecting.** A sign which is attached to a building or other structure, oriented perpendicular to the street, and extending in whole or in part more than six inches (6") beyond any wall of the building or structure.

(31) **Sign, Projection.** A sign that uses a beam of light to project a visual image or message onto a surface.

(32) **Sign, Real-Estate.** A temporary sign advertising the sale, rental, or lease of the premises or part of the premises on which the sign is displayed.

(33) **Sign, Roof.** A sign erected or painted upon or above the roof or parapet of a building, including ground signs that rest on or overlap a roof. Includes signs mounted on a mansard-style roof.

(34) **Sign, Special-Sale.** A temporary sign used to advertise a special sale.

(35) **Sign, Temporary.** A sign which is intended for use during a limited time of six months or less.

- (36) **Sign, Umbrella.** A sign painted on or attached to an umbrella, including name brands and symbols.
- (37) **Sign, Vacancy.** A sign which advertises the current availability for occupation of a nightly rental.
- (38) **Sign, Vehicle.** Any sign, logo, or advertisement placed, painted, attached, or displayed on a vehicle.
- (39) **Sign, Video.** A sign that involves animated visual messages which are projected on a screen.
- (40) **Sign, Wall.** A sign with messages or copy erected parallel to and attached to or painted on the outside wall of a building.
- (41) **Sign, Wind.** Any propeller, whirling, or similar device that is designed to flutter, rotate, or display other movement under the influence of the wind. Includes “gasoline flags,” and may include certain banners.
- (42) **Sign, Window.** A sign installed upon or within three feet (3') of a window, visible from the street, and larger than two square feet (2 sq. ft.) in area. Does not include merchandise displays.
- (43) **Sign, Yard.** A temporary non-commercial sign.

- (V) **THEATER MARQUEE.** A permanent sign with changeable copy, that is used to advertise theater events.
- (W) **ZONE DISTRICT.** The applicable land-use district under the Land Management Code (Title 15).

*(Amended by Ord. No. 01-25; 02-50; 04-01; 05-79; 15-48)*

**CHAPTER 3 - PERMITS**

**12- 3- 1. PERMITS REQUIRED.**

No person shall erect, install, alter, or relocate any permanent or temporary sign within Park City without first submitting a sign application and receiving approval of the sign permit from the City, unless the sign is exempt pursuant to Section 12-8-1. Any person who erects, installs, alters, or relocates a sign that requires a permit under this Code and who fails to obtain an approved permit before installing the sign, shall be guilty of a Class C misdemeanor.

*(Amended by Ord. No. 05-79; 15-48)*

**12- 3- 2. PRE-APPLICATION CONFERENCE.**

Prior to the submittal of a sign permit application, a pre-application conference with the Planning Department is encouraged to acquaint the applicant with Sign Code procedures, design standards, and related City ordinances.

*(Amended by Ord. No. 05-79)*

**12- 3- 3. MASTER SIGN PLANS.**

Buildings or clusters of buildings within a project or premises having more than one (1) tenant or use shall submit a Master Sign Plan application for the entire structure or project prior to any sign permit approval by the Planning Department. In addition to all other applicable regulations in this Title, the following requirements apply to Master Sign Plans. Unless expressly stated otherwise, these regulations regarding Master Sign Plans are not intended to annul, abrogate, or otherwise remove any restrictions or regulations of this Title or any other title in the Park City Municipal Code.

(A) **DESIGN.** The Master Sign Plan shall be designed to establish a common theme or design for the entire building or project, using similar construction methods, compatible colors and scale, and identical backgrounds.

(B) **MASTER SIGN PLANS FOR OFFICE BUILDINGS.** Master Sign Plans for office buildings are for the purpose of identifying the building. Individual tenants may be identified with lettering on exterior windows, doors, or a building directory.

(C) **SIGN AREA.** Total sign area within the Master Sign Plan is subject to the size limitations of Chapter 12-4-1 of this Title. Sign area cannot be transferred to a single building or facade from other buildings in the project.

(D) **HEIGHT.** All Master Sign Plans shall be designed so that signs are placed below the finished floor elevation of the

second floor or a maximum of twenty feet (20') above adjacent finished grade whichever is lower. Signs may be located on walls, within windows or on sign bands above windows. For buildings with approved or existing conflicts with this requirement, the Planning Director may grant exceptions to the second floor level sign restriction.

(E) **LIGHTING.** Master Sign Plans shall include the location and fixture type of all exterior lighting of the proposed signs. The lighting plan shall specify wattage and bulb type to ensure compatibility with the lighting standards as stated in Section 15-5-5(I) of the Land Management Code. Lighting fixtures shall be similar in style and should direct all light onto the sign surface. Spot lights and flood lights are prohibited.

*(Amended by Ord. No. 05-79; 15-48)*

**12- 3- 4. APPLICATION REQUIREMENTS.**

All sign applications shall be submitted to the Planning Department to be reviewed for compliance with the requirements set forth in this title. A complete sign application must include the following:

(A) **BUILDING ELEVATION OR SITE PLAN.** Signs proposed to be mounted on a building require a building elevation drawn to scale that specifies the location of the sign, and drawings or photographs which show the scale of the sign in context with the building. Free-standing signs require a site-plan indicating the proposed sign location as it relates to

property lines, adjacent streets and adjacent buildings.

(B) **SCALED DESIGN DRAWING.** A colored rendering or scaled drawing including dimensions of all sign faces, descriptions of materials to be used, and color samples.

(C) **SCALED INSTALLATION DRAWING.** A scaled drawing that includes the sign description, proposed materials, size, weight, manner of construction, and method of attachment, including all hardware necessary for proper sign installation.

(D) **LIGHTING.** A drawing indicating the location and fixture type of all exterior lighting for the proposed signs. The drawing shall specify wattage and bulb type to ensure compatibility with the lighting standards as stated in Section 15-5-5(I) of the Land Management Code.

(E) **APPLICATION FORMS.** A completed sign permit application and building permit application. Both applications are available through the Planning Department.

(F) **FEES.** Payment of the appropriate fees to the Park City Municipal Corporation.

*(Amended by Ord. No. 05-79; 15-48)*

**12- 3- 5. PERMIT FEES.**

Sign permit applicants shall pay fees as adopted in the fee schedule established by resolution.

*(Amended by Ord. No. 05-79)*

**12- 3- 6. REVIEW PROCEDURES.**

Complete sign permit applications will be reviewed by the Planning and Building Departments within fifteen (15) working days upon receipt of a complete application. The application will be approved, denied or returned to the applicant with requested modifications. Both the Planning and Building Departments must review and approve the application prior to issuing of a permit. Either department may return the application for modification or clarification.

The Building Department shall inspect signs regulated by this Code to determine if they have been suitably installed and maintained per the requirements of the International Sign Code.

If the sign uses electrical wiring and connections, a licensed electrician must submit an electrical permit application to the Building Department. This application is separate from the sign permit application, and shall be reviewed for compliance with the International Building Code.

*(Amended by Ord. No. 05-79; 15-48)*

**CHAPTER 4 - SIGN STANDARDS**

**12- 4- 1. TOTAL SIGN AREA REQUIREMENTS.**

The sign area, per building facade, may not exceed thirty-six square feet (36 sq. ft.).

Historic signs are exempted from the sign area requirements.

Subject to the criteria below, the Planning Director may grant additional sign area, provided the total area requested does not exceed five percent (5%) of the building face to which the signs are attached. The Planning Director must make findings based on the following criteria:

(A) **LOCATION.** Signs must be designed to fit within and not detract from or obscure architectural elements of the building’s façade;

(B) **COMPATIBILITY.** Signs must establish a visual continuity with adjacent building facades and be oriented to emphasize pedestrian or vehicle visibility;

(C) **MULTIPLE TENANT BUILDINGS.** The building must have more than one (1) tenant in more than one (1) space; and

(D) **STREET FRONTAGE.** The building must have more than fifty feet (50') of street frontage.

*(Amended by Ord. No. 05-79; 15-48)*

**12- 4- 2. AREA OF INDIVIDUAL SIGNS.**

The area of a sign shall include the entire area within any type of perimeter or border that may enclose the outer limits of any writing, representation, emblem, figure, or character, exclusive of the supporting framework.

When the sign face of a backed sign is parallel or within thirty degrees (30°) of parallel, one (1) sign face is counted into the total sign area. If the sign faces are not parallel or within thirty degrees (30°) of parallel, each sign face is counted into the total sign area.

*(Amended by Ord. No. 05-79)*

**12- 4- 3. INDIVIDUAL LETTER HEIGHT.**

Signs shall be limited to a maximum letter height of one foot (1'). The applicant may request that the Planning Director grant an exception provided the request is for an increase of no more than six inches (6") for a maximum height of eighteen inches (18"). The applicant must demonstrate that the requested exception would be compatible with the letter’s font, the building’s architecture, and the placement of the sign upon the building.

For buildings located along the Frontage Protection Zone, the Planning Director may grant a letter height exception for buildings farther than one-hundred and fifty feet (150') from the right-of-way by which the building has vehicular access. The maximum letter height in such cases shall be no greater than thirty inches (30").

*(Amended by Ord. No. 05-79; 15-48)*

**12- 4- 4. LOCATION ON BUILDING.**

The location of a sign on a structure or building has a major impact on the overall

architecture of the building. To ensure that signs enhance building architecture, the following criteria must be met:

(A) **HEIGHT**. Signs shall be located below the finished floor of the second level of a building or twenty feet (20') above final grade, whichever is lower. For buildings with approved or existing conflicts with this requirement, the Planning Director may grant an exception to the height restriction.

Signs located above the finished floor elevation of the second floor shall be restricted to window signs.

Within the RC (Recreation Commercial) and RD (residential Development) zoning districts only, the Planning director may grant an exception to the height limits set forth herein, as long as it is found that:

(1) The height limitations of this Subsection (A) would result in the effective visibility of a sign being materially impaired by existing topography, other buildings or signs, landscaping, or other visual impairment.

(2) The proposed location and design of the sign satisfies all other requirements of this section; and

(3) The proposed sign shall be for a building or site that is a hotel or resort commercial structure.

In the event that the Planning Director grants such an exception, the above provision restricting signs above the second floor

finished elevation to window signs only would not be applicable. The decision of the Planning Director to deny a requested exception to the height limitations, as provided herein, may be appealed to the Planning Commission within ten (10) business days following the issuance of a written decision by the Planning Director, in accordance with the provisions of Section 12-15-1.

(B) **LOCATION**. Architectural details of a building often provide an obvious location, size, or shape for a sign. Wherever possible, applicants should utilize these features in the placement of signs. Signs should compliment the visual continuity of adjacent building facades and relate directly to the entrance. Signs shall not obstruct views of nearby intersections and driveways.

(C) **ORIENTATION**. Signs must be oriented toward pedestrians or vehicles in the adjacent street right-of-way.

(D) **COMPATIBILITY**. A sign, including its supporting structure and components, shall be designed as an integral design element of a building and shall be architecturally compatible, including color, with the building to which it is attached. Signs must not obscure architectural details of the building; nor cover doors, windows, or other integral elements of the facade.

*(Amended by Ord. Nos. 05-79; 13-49; 15-48)*

**12- 4- 5. SETBACK REQUIREMENTS.**

Permanent signs shall not be placed in the setback area as defined for the zone district in which the sign is located, except in the General Commercial (GC) District and the Residential Development (RD) District. Signs in the GC zone may be set back ten feet (10') from the property line, unless the property is also located in the Frontage Protection Zone. The Planning Director and the City Engineer may decrease the setback if it is determined that the public will benefit from such an exception, due to site-specific conditions such as steep terrain, integration of signs on retaining walls, heavy vegetation, or existing structures on the site or adjoining properties.

*(Amended by Ord. No. 05-79; 15-48)*

**12- 4- 6. PROJECTION AND CLEARANCE.**

No portion of a sign may project more than thirty-six inches (36") from the face of a building or pole.

Awning, canopy, projecting, and hanging signs must maintain at least eight feet (8') of clearance from ground level. Signs may not extend over the applicant's property line, except those allowed over the Main Street sidewalk. Signs may extend over City property only after review and written approval by the City Engineer and recordation of an encroachment agreement acceptable to the City Attorney.

*(Amended by Ord. No. 05-79; 15-48)*

**12- 4- 7. SIGN MATERIALS.**

Exposed surfaces of signs may be constructed of metal, glass, stone, concrete, high density foam board, brick, solid wood, or cloth. Other materials may be used in the following applications:

(A) **FACE.** The face or background of a Sign may be constructed of exterior grade manufactured composite board or plywood if the face of the sign is painted and the edges of the sign are framed and sealed with silicone.

(B) **LETTERS.** Synthetic or manufactured materials may be used for individual cut-out or cast letters in particular applications where the synthetic or manufactured nature of the material would not be obvious due to its location on the building and/or its finish. Letters shall be raised, routed into the sign face or designed to give the sign variety and depth.

Ivory colored plastic shall be used for internally illuminated letters.

Other materials may be approved by the Planning Commission at its discretion, but are otherwise prohibited. The sign materials should be compatible with the face of the building and should be colorfast and resistant to corrosion.

*(Amended by Ord. No. 05-79)*

**12- 4- 8. COLOR.**

Fluorescent colors are prohibited. Reflective surfaces and reflective colored



materials that give the appearance of changing color are prohibited.

*(Amended by Ord. No. 05-79)*

**12- 4- 9. ILLUMINATION.**

The purpose of regulating sign illumination is to prevent light trespass and provide clear illumination of signs without causing potential hazards to pedestrians and vehicles.

(A) **EXTERNALLY ILLUMINATED SIGNS.** Externally lit signs shall be illuminated only with steady, stationary, shielded light sources directed solely onto the sign without causing glare. Light bulbs and lighting tubes used for illuminating a sign shall be simple in form and should not clutter the building or structure, and where practical should be LED or similar energy-efficient lighting. Light bulbs and lighting tubes should be shielded so as to not be physically visible from adjacent public right-of-ways or residential properties.

The intensity of sign lighting shall not exceed that necessary to illuminate and make legible a sign from the adjacent travel way or closest right-of-way; and the illumination of a sign shall not be obtrusive to the surrounding area as directed in Chapter 15-5 of the Land Management Code.

(1)**FIXTURES.** Lighting fixtures shall be simple in form and should not clutter the building or structure. The fixtures must be directed only at the sign and comply with Chapter 5 of the Land

Management Code (Title 15).

(2)**COMPONENT PAINTING.** All light fixtures, conduit, and shielding shall be painted to match either the building or the supporting structure that serves as the background of the sign.

(B) **INTERNALLY ILLUMINATED SIGNS.** Internally illuminated signs include any sign face that is lit or outlined by a light source located within the sign.

(1)**LETTERS.** Individual pan-channel letters with a plastic face, individual cutout letters, and letters routed out of the face of an opaque cabinet sign. Cutout letters shall consist of a single line with a maximum stroke width of one and one-half inch (1 ½”). Variations in stroke width may be reviewed and approved by the Planning Director. The plastic face or backing of the letters must be ivory-colored.

Reversed pan-channel letters with an internal light source reflecting off of the building face may also be used for “halo” or “silhouette” lighting.

Internally illuminated pan-channel letters are prohibited on free-standing signs.

(2)**LIGHT SOURCE.** The light source for internally illuminated signs must be white, and where practical should be LED or similar energy-efficient lighting.

(3)**WATTAGE.** Wattage for internally illuminated signs shall be specified on the sign application.

(4)**ZONING RESTRICTIONS.** Individual pan-channel letters and individual reversed pan-channel letters are prohibited within the Historic District.

(C) **SEASONAL.** Strings of lights that outline buildings, building architectural features, and surrounding trees, shall be allowed from the 1<sup>st</sup> of November through the 15<sup>th</sup> of April only. These lights shall not flash, blink, or simulate motion. These restrictions apply to all zones except residential uses within the HR-1, HR-2, HRL, SF, RM, R-1, RDM, and RD Districts.

(D) **PROHIBITED LIGHTING.** Lights that flash or move in any manner are prohibited.

*(Amended by Ord. No. 02-50; 05-79; 15-48)*

**CHAPTER 5 - UNSAFE AND UNLAWFUL SIGNS**

**12- 5- 1. ABATEMENT OR REMOVAL OF UNSAFE, NON-MAINTAINED AND ABANDONED SIGNS.**

If, upon inspection, the Building Official determines that a sign or awning permitted by the Park City Sign Code is unsafe, not maintained, or abandoned, the Building Official may issue a written order to the owner of the sign and occupant of the premises stating the nature of the violation

and requiring them to repair or remove the sign within ten (10) working days after receipt of notice from the City. In cases of emergency, meaning cases where a sign presents an imminent hazard to public safety, the Building Official may cause the immediate removal of a dangerous or defective sign.

*(Amended by Ord. No. 15-48)*

**CHAPTER 6 - NON-CONFORMING SIGNS**

**12- 6- 1. CONFORMANCE CRITERIA FOR NON-CONFORMING SIGNS.**

All non-conforming signs, except billboards, see Section 12-6-4 below, that have been lawfully erected shall be deemed to be legal and lawful signs and may be maintained subject to the provisions of this Chapter.

(A) When a non-conforming sign becomes deteriorated or dilapidated to the extent of over fifty percent (50%) of the physical value it would have if it had been maintained in good repair, it must be removed within sixty (60) days after receiving notice from the Chief Building Official. Non-conforming signs that are damaged, other than by vandalism, to the extent of over fifty percent (50%) of their physical value must be removed within sixty (60) days of receiving such damage or brought into compliance with the provisions of this Ordinance. Non-conforming signs that are damaged by vandalism to the extent of over fifty percent (50%) of their physical value must be restored within sixty (60) days

or be removed or brought into compliance with the provisions of this Ordinance.

(B) A non-conforming sign may not be relocated except when such relocation brings the sign into compliance with this Ordinance or does not increase the degree of the non-compliance of the sign. The City Engineer may approve the alteration of a non-conforming sign from its original location provided such alteration does not increase the degree of non-conformity. Once a non-conforming sign is removed from the premises or otherwise taken down or moved, without City Engineer approval, said sign may only be replaced with a sign which is in conformance with the terms of this Ordinance.

(C) The face of a non-conforming sign may be altered if the sign face is not thereby enlarged. The message of a non-conforming sign may be changed so long as this does not create any new non-conformity.

(D) Minor repairs and maintenance of non-conforming signs necessary to keep a non-conforming sign for a particular use in sound condition are permitted so long as the non-conformity is not in any means increased.

*(Amended by Ord. No. 02-50)*

**12- 6- 2. ALTERATION OF NON-CONFORMING SIGNS.**

Non-conforming signs may be maintained and repaired in accordance with Section 12-6 -3 of this Title, provided that the alterations and repairs are for the purpose of

maintaining the sign in its original condition. Alterations to a non-conforming sign that change the size, use, color, lighting, or appearance of a non-conforming sign are considered structural alterations and shall be brought into full compliance with the standards of this Code. Free-standing non-conforming signs in the Frontage Protection Zone (FPZ) that were built prior to the enactment of the Frontage Protection Zone (FPZ) may be reconstructed at the sign’s existing location so long as said sign complies with all other regulations of the Sign Code.

*(Amended by Ord. Nos. 05-79; 08-08)*

**12- 6- 3. REPAIR OF DAMAGED NON-CONFORMING SIGNS.**

No sign that is not in conformance with this Code shall be repaired or restored after having been damaged to the extent of more than fifty percent (50%) of its value immediately prior to the event causing the damage or destruction. The owner of the sign or owner of the property shall have the obligation to properly remove the sign.

**12- 6- 4. NON-CONFORMING BILLBOARDS.**

(A) **TERMINATING A BILLBOARD.** Acquiring a billboard and associated property rights through gift, purchase, agreement, exchange, or eminent domain will terminate the non-conforming status of said billboard.

(B) **EXCEPTIONS TO JUST COMPENSATION.** A legislative body may

also remove a billboard without providing compensation if, after providing the owner with reasonable notice or proceedings and an opportunity for a hearing, the legislative body finds that:

- (1)The applicant for a permit intentionally made a false or misleading statement in his application;
- (2)The billboard is unsafe;
- (3)The billboard is in unreasonable state of repair; or
- (4)The billboard has been abandoned for at least twelve (12) months.

*(Amended by Ord. No. 05-79; 15-48)*

**12- 6- 5. REMOVAL OF SIGNS BY THE BUILDING OFFICIAL AND COST ASSESSED AGAINST OWNERS.**

The Building Official may cause the removal of an illegal sign in cases of emergency, or for an owner’s failure to comply with the written orders of removal or repair under the procedures and authority of Section 6- 1- 5 of this Code as amended.

*(Amended by Ord. No. 15-48)*

**CHAPTER 7 - PROHIBITED SIGNS**

**12-7-1. PROHIBITED SIGNS.**

**(A) CATEGORIES OF PROHIBITED SIGNS.** The following signs, defined in Chapter 2 of this Title, are expressly prohibited in Park City except as provided in

this section.

(1)**Animated signs**, except for historic signs and historic replica signs where the applicant is able to prove through documentation or other evidence that the original historic sign produced the same motion and is proposed in the same location.

(2)**Banners**, except as approved in conjunction with a Master Festival license issued pursuant to Title 4 of this Code or approved for display on a City light standard pursuant to Chapter 11 of this Title.

(3)**Bench signs.**

(4)**Electronic message signs**, except for signs owned or operated by the City for public safety purposes.

(5) **Flashing signs.** Any flashing light source of any kind is prohibited.

(6)**Home occupation signs.**

(7)**Inflatable signs.**

(8)**Off-premises signs.**

(9)**Portable signs**, except for those allowed in private plazas pursuant to Section 12-10-2, and except for signs owned and operated by the City for public safety purposes.

(10) **Projection signs**, except that temporary projection signs that are part of an approved master festival license

may be allowed for the duration of the festival permit, provided they are directed so the light source is shielded from any view but that of the intended audience of the sign.

(11) **Reproductions.**

(12) **Roof signs.**

(13) **Wind signs.**

(14) **Video signs.**

(B) **SIGNS IN PUBLIC PLACES.** No person shall staple, tape, paste, post, or otherwise affix any handbill, sticker, poster, or sign to, or otherwise paint, mark, or write on any public building, structure, or other property, including but not limited to: a work of art, sidewalk, crosswalk, curb, curbstone, parking meter, park-strip, street lamp post, hydrant, tree, shrub, tree stake or guard, electric light or power or telephone wire or pole, or wire appurtenance thereof, or any lighting system, public bridge, drinking fountain, life saving equipment, street sign, street furniture, trash can, or traffic sign.

*(Amended by Ord. Nos. 02-50; 04-01; 05-79; 15-48)*

**CHAPTER 8 - EXEMPT SIGNS**

**12- 8- 1. SIGNS EXEMPT FROM PERMIT REQUIREMENT.**

The following signs are exempt from the permit requirements of Chapter 3. They shall be regulated by the following size and

placement standards and, except as otherwise provided herein, shall not be included when calculating permitted sign area for any parcel, use, or development. Building permits may be required for the installation of these signs even though they are exempt from design review and regulation.

(A) **CITY SIGNS.** Signs erected by or at the direction of the Park City Municipal Corporation are exempt from the requirements of this Title.

(B) **GARAGE-SALE SIGNS.** Garage-sale signs are exempt from permit requirements as long as they comply with the requirements of Section 12-10-2(E).

(C) **HISTORIC SIGNS AND PLAQUES.** Locations and size shall be reviewed by the Planning Department.

(D) **HOURS-OF-OPERATION SIGNS.** One (1) hours-of-operation sign is allowed per entrance. Each sign may not exceed one square foot (1 sq. ft.) in area. Hours-of-operation signs may not be illuminated.

(E) **PRIVATE PLAZAS.** Signs may be installed in private plazas without obtaining individual sign permits, provided that such signs conform to an approved Master Sign Plan. However, building permits shall be required for installation and any necessary electrical service and lighting. Signs oriented internally to the plaza and not to the public street or right-of-way shall not be subject to the sign-area limitations of Section 12-3-3(C). Temporary portable signs

in private plazas must conform to the requirements of Section 12-10-2(G).

(F) **RECREATIONAL FACILITIES.** Signs located inside open-air recreational facilities that are not oriented to public streets, such as signs in ski resorts, skateboard parks, and golf courses, are exempt from the requirements of this Title.

(G) **REAL-ESTATE SIGNS.** Real-estate signs are exempt from obtaining permits as long as the sign complies with the requirements of Section 12-10-2(F).

(H) **SPECIAL-EVENTS HANDBILLS.** May be displayed on the inside of windows of businesses in commercial zones, provided that all signs in a window do not exceed thirty percent (30%) of the window area and the owner of the business approves of the placement.

Posters and fliers may not be affixed to the exterior of any building nor upon any sidewalk, crosswalk, curb, curbstone, street light post, hydrant, tree, shrub, parking meter, garbage can or dumpster, automobile, electric light, power or telephone wire pole, or wire appurtenance thereof, fire alarm or hydrant, street furniture, park benches or landscaping, any lighting system, public bridge, drinking fountain, statue, life saving equipment, street sign or traffic sign or on door steps.

(I) **SPECIAL-SALE SIGNS.** Merchants may advertise special sales with temporary paper signs on the inside of windows, provided that all window signs do not cover more than thirty percent (30%) of

the window area.

(J) **VACANCY SIGNS.** Vacancy signs are allowed only for those buildings that are permitted and licensed for nightly rentals. Vacancy signs may be a maximum of two square feet (2 sq. ft.). If illuminated, approval from the Planning Department and a building permit are required. Luminous-tube signs are prohibited.

(K) **VEHICLE SIGNS.** Painted, vinyl, or magnetic signs attached to the sides or window of a vehicle are allowed, as long as the vehicle is in use or lawfully parked in a bona fide parking space.

(L) **YARD SIGNS.** Yard signs are exempt from obtaining permits as long as they comply with the requirements of Section 12-10-2(H).

*(Amended by Ord. Nos. 00-60; 02-50; 04-01; 05-79; 15-48)*

**CHAPTER 9 - SPECIFIC REGULATIONS**

**12- 9- 1. TYPES OF SIGNS ALLOWED.**

The following categories of signs are subject to additional requirements, which supersede any conflicting less-specific requirements of this Title. Where a sign fits more than one category below, the more-restrictive regulations apply. Unless otherwise stated, a sign permit must be acquired as provided in Chapter 3, and the signs are subject to all other provisions of this Title.

For the purposes of this Title, signs for

commercial uses within an approved Master Planned Development (MPD) shall be permitted under sign criteria set forth in the Recreation Commercial (RC) District.

(A) **AWNING AND CANOPY SIGNS.**

(1)**SIZE.** A maximum of twenty percent (20%) of the canvas area on each face of an awning or canopy may be used for sign area. Awnings and canopy signs are included as part of the total sign area for the building under Section 12-4-1.

(2)**HEIGHT LIMIT.** Awning and canopy signs must have a minimum clearance from the ground of eight feet (8') to the awning or canopy frame and seven feet (7') to the bottom of the valance.

(3)**NUMBER OF SIGNS.** Not applicable.

(4)**SETBACK AND ORIENTATION.** Awning and canopy signs must be located in a traditional manner above doors, windows, or walkways, provided said walkways lead to a bona fide entrance, if they are compatible with the architecture of the building, and follow relevant design guideline criteria. All other locations are prohibited. Freestanding awning and canopy signs are prohibited.

Awnings and canopy signs may project a maximum of thirty-six inches (36") from the face of the building except when used as entrance canopies, in

which case awnings may extend to the setback lines. The design must blend with the architecture of the building and should not obscure details of the building. Awning and canopy signs should serve as an accent to the building's design but should not be the dominant architectural feature. Awnings and canopies are counted as sign area if they have lettering or other graphics conveying a commercial message or name of a business or product sold in the building to which the awning or canopy is attached.

(5)**ZONING RESTRICTIONS.** Awning and canopy signs are permitted in all commercial zoning districts.

(6)**DESIGN.** Awning and canopy signs in the Historic District are encouraged to resemble the typical awning found during the mining era. Only fire-resistant Nylon, canvas or other similar material is permitted. Material should be high-quality, color-fast and fade-resistant. Vinyl or plastic materials are not permitted. Colors are limited to a single field color with a single contrasting color for lettering and logos. However, if the awning or canopy is striped in a traditional manner, either with vertical stripes along the entire awning or canopy, or horizontal stripes along the valance, two field colors may be used.

(7)**ILLUMINATION.** Illuminated translucent awnings and canopies, including translucent letters on opaque backgrounds, are prohibited. Canvas

awnings and canopies illuminated in the traditional manner with high-pressure sodium or fluorescent lighting are permitted.

(B) **CHANGEABLE-COPY SIGNS.**

(1)**SIZE.** Freestanding changeable-copy signs shall be limited to a maximum of twenty square feet (20 sq. ft.) in area.

(2)**NUMBER OF SIGNS.** The maximum number of changeable-copy signs for a business is one (1).

(3)**SETBACK AND ORIENTATION.** Changeable-copy signs must maintain a setback of at least twenty-five feet (25') from the curb or edge of pavement, and shall not be placed in the setback area as defined for the zone in which the sign is located. However, in the General Commercial (GC) District, freestanding changeable-copy signs must be set back ten feet (10') from the property line.

With the exception of those in the Frontage Protection Zone (FPZ), the Planning Director may decrease this setback if it is determined that a particular road alignment or traffic conditions necessitate a decrease in order to ensure adequate visibility of the sign for vehicle and pedestrian traffic.

(4)**ZONING RESTRICTIONS.** Changeable copy signs are allowed in all commercial zoning districts.

(5)**DESIGN.** Freestanding changeable-copy signs must be finished on both

sides. The sign materials should be compatible with the face of the building and should be color-fast and resistant to weathering. The individual letters shall be uniform in size and color. Letters shall be enclosed within an opaque case with a transparent face. The individual letters shall not exceed eight inches (8") in height.

(6)**ILLUMINATION.** Illumination of changeable-copy signs shall be enclosed in the case.

(C) **DISPLAY BOXES.** Display boxes will be included in the total sign area for a building façade. Display boxes may contain current entertainment information or merchandise, and must be compatible with the architectural features of the building.

(1)**SIZE.** The maximum size shall be six square feet (6 sq. ft.).

(2)**NUMBER OF SIGNS.** Not applicable.

(3)**SETBACK AND ORIENTATION.** Display boxes shall be oriented towards pedestrian viewers. Wall-mounted display boxes shall not extend from the building over public property.

(4)**ZONING RESTRICTIONS.** Display boxes are allowed in all commercial zoning districts.

(5)**DESIGN.** Display boxes must be constructed to coordinate with the building design, must contain a clear face to protect the content, and must not



extend over public property. Display boxes will be reviewed within the context of the building architecture.

(6)**ILLUMINATION.** Lighting of the display box is permitted within the display case. Lighting shall be directed downward towards the items displayed, and where practical should be LED or similar energy-efficient lighting.

(D) **ELECTRONIC DISPLAY TERMINALS.** Unless within a completely enclosed building and set back at least three feet (3') from any window, electronic display terminals are a conditional use subject to the following criteria.

(1)**SIZE.** Electronic display terminals shall be limited to a maximum of three square feet (3 sq. ft.) in area.

(2)**HEIGHT LIMIT.** No electronic display terminal may exceed a height of four feet (4') measured from finished grade.

(3)**NUMBER OF TERMINALS.** No more than one (1) electronic display terminal is permitted.

(4)**SETBACK AND ORIENTATION.** Electronic display terminals shall not be allowed within the public right-of-way. They must be viewable by pedestrians only and obscured from vehicles. If located near an entrance or exit of a building, terminals must meet all ingress and egress requirements established by the International Building Code.

(5)**ZONING RESTRICTIONS.** Electronic display terminals are allowed in the HCB, HRC, GC, LI, RC, RCO, and RD Districts.

(6)**DESIGN.** Electronic display terminals must complement the architecture of the structure to which they are associated, and must be finished on all visible sides.

(7)**ILLUMINATION.** Lighting of electronic display terminals is prohibited.

(E) **ENTRANCE/EXIT SIGNS.** Entrance/exit signs are not included into the total sign area allowed for a structure. Entrance/exit signs are for the facilitation of vehicle traffic into and out of a site.

(1)**SIZE.** Entrance/exit signs shall be limited to a maximum of three square feet (3 sq. ft.) per side.

(2)**HEIGHT LIMIT.** Entrance/exit signs shall be no higher than five feet (5') above the ground at the top of the sign.

(3)**NUMBER OF SIGNS.** Two (2) entrance/exit signs are allowed at each approved driveway opening for commercial uses and multi-tenant dwellings.

(4)**SETBACK AND ORIENTATION.** Entrance/exit signs shall not be placed in the City right-of-way.

(5)**ZONING RESTRICTIONS.**

Entrance/exit signs are permitted in all commercial and multi-unit residential zoning districts.

(6)**DESIGN.** Entrance/exit signs shall be simple in form and shall be compatible with the architectural elements of the building or project.

(7)**ILLUMINATION.** Illumination of entrance/exit signs is permitted, provided that the lighting complies with Section 15-5-5 of the Land Management Code. Where practical lighting should be LED or similar energy-efficient lighting

(F) **FLAGS.** Flags and flag poles are prohibited when they are the only man-made structure on the premises.

(1)**SIZE.** The maximum size of any one (1) flag shall be twenty-four square feet (24 sq. ft.) if visible from a public right-of-way.

(2)**HEIGHT LIMIT.** Flag poles may not exceed twenty-eight feet (28') in height measured from final grade.

(3)**NUMBER OF FLAGS.** No more than three (3) freestanding flag poles per property are allowed if visible from a public right-of-way. Properties with right-of-way frontage greater than three-hundred feet (300') may be allowed an additional three (3) flags per additional three-hundred feet (300') of street frontage. Flag poles may only contain one (1) flag per pole.

No more than eight (8) building-mounted flags per property may be shown at any time if these flags are visible from a public right-of-way.

(4)**SETBACK AND ORIENTATION.** Freestanding flag poles shall not be placed in the setback area as defined for the zone district in which they are placed.

(5)**ZONING RESTRICTIONS.** Flags are allowed in all zoning districts.

(6)**TYPES OF FLAGS.** The flag of the United States, the flag of the State of Utah, other flags or insignias of governmental entities, and decorative flags are not considered signs for purposes of calculating total sign area, but are subject to the restrictions of this section. All other flags are considered signs for purposes of this Title.

(7)**DESIGN.** It is recommended that the flag poles be black, brown, dark green, or bronze. Flags shall be kept in good repair. Design and lighting of the U.S. flag should be consistent with Title 4, Chapter 1 of the United States Code.

(8)**ILLUMINATION.** Uplighting of all flags, except as necessary to properly illuminate the flag of the United States of America pursuant to 4 U.S.C. § 6(a), is prohibited.

(G) **FREESTANDING SIGNS.**

(1)**SIZE.** Freestanding signs shall be

limited to a maximum of twenty square feet (20 sq. ft.) in area.

(2)**HEIGHT LIMIT.** Freestanding signs may not exceed a height of seven feet (7') measured from final grade.

(3)**NUMBER OF SIGNS.** Buildings, projects, or Master Planned Developments of less than 100,000 square feet of building space are limited to one (1) freestanding sign. If the property has more than one (1) entrance and frontage on more than one (1) street, one (1) additional sign may be permitted. The combined square footage of all freestanding signs shall not exceed the maximum square footage allowed.

Master Planned Developments of greater than 100,000 square feet of building space are allowed one (1) additional freestanding sign per additional 100,000 square feet of building area to a maximum of five (5) freestanding signs within the development. All other requirements of this Code shall apply.

(4)**SETBACK AND ORIENTATION.** Freestanding signs shall not be placed in the setback area as defined for the zone in which the sign is located. However, in the General Commercial (GC) District, signs must be set back ten feet (10') from the property line.

Freestanding signs may be aligned either perpendicular or parallel to the road, provided that signs perpendicular

to the road are finished on both sides. With the exception of those in the Frontage Protection Zone (FPZ), the Planning Director may decrease this setback if it is determined that a particular road alignment or traffic conditions necessitate a decrease in order to ensure adequate visibility of the sign for vehicle and pedestrian traffic.

(5)**ZONING RESTRICTIONS.** Freestanding signs are allowed in the GC, RM, RDM, RC, RCO, LI, HRC, HCB, and RD Districts. Freestanding signs located in the Frontage Protection Zone require a Conditional Use Permit (CUP).

(6)**DESIGN.** Freestanding signs with a solid or enclosed base are permitted. Signs must be compatible with the architecture of the building with which they are associated. Signs supported by at least two (2) poles without enclosed bases are also permitted, provided that the exposed pole's height does not constitute more than fifty percent (50%) of the sign's overall height; stated differently, the height of the open area beneath a sign cannot exceed fifty percent (50%) of the sign's total height.

(7)**ILLUMINATION.** Lighting of freestanding signs is permitted, provided that the lighting complies with Section 12-4-9. However, internally illuminated pan-channel letters are not permitted on freestanding signs. Any exterior lighting proposed for the signs shall be included in the sign application.

(8)**DEVELOPED RECREATION AREAS.** Notwithstanding Subsections (1) through (3), “developed recreation areas,” as that term is defined in Section 12-2-1(I), may contain one (1) freestanding entry sign. Such sign shall:

- (a) not exceed fifty square feet (50 sq. ft.) in area;
- (b) not exceed ten feet (10 ft.) in height;
- (c) contain lettering, if any, not to exceed 18 inches in height for any letter;
- (d) be included in and conform to the applicable Master Sign Plan;
- (e) be located within the boundaries of the Master Planned Development or, if authorized by the City, on City property;
- (f) conform to all other applicable regulations of this Section and Title; and
- (g) benefit the public by denoting the entry area for the recreational use that it serves.

Such freestanding entry sign may be in addition to other freestanding signs allowed under this Section, provided that under no circumstances may the sign deviate from the approved Master Sign Plan for the development.

(H) **HANGING AND PROJECTING**

**SIGNS.** Hanging and projecting signs are included as part of the total sign area for a building under Section 12-4-1.

(1)**SIZE.** No single hanging or projecting sign may exceed twelve square feet (12 sq. ft.) in area. Sign brackets incorporating design elements that are descriptive or informative of the business use shall be included as part of the sign area.

(2)**HEIGHT LIMIT.** Hanging and projecting signs must have at least eight feet (8') of clearance from the ground.

(3)**NUMBER OF SIGNS.** There must be a minimum of six feet (6') of separation between each hanging or projecting sign.

(4)**SETBACK AND ORIENTATION.** Hanging and projecting signs may not project more than thirty-six inches (36") from the face of the building to which they are attached. They may not extend beyond the applicant’s property, except those allowed over the Main Street sidewalks. Hanging and projecting signs may extend over City property only after review and written approval by the City Engineer and recordation of an encroachment agreement acceptable to the City Attorney.

(5)**ZONING RESTRICTIONS.** Hanging and projecting signs are permitted within all commercial zoning districts.

(6)**DESIGN.** Exposed surfaces of

hanging and projecting signs may be constructed of metal, high-density foam board, or solid wood. The sign materials should be compatible with the face of the building and should be color-fast and resistant to corrosion.

(7)**ILLUMINATION.** Lighting of hanging and projecting signs is permitted, provided that the lighting complies with Section 12-4-9.

(I) **LUMINOUS-TUBE SIGNS.**

Luminous tubes used to draw attention in any manner are considered signs and shall be regulated according to the provisions of this Title, including the following requirements:

(1)**SIZE.** All luminous-tube signs are limited to six square feet (6 sq. ft.) or less.

(2)**HEIGHT LIMIT.** Luminous-tube signs shall be limited to the ground-floor elevation.

(3)**NUMBER OF SIGNS.** One (1) luminous-tube sign is allowed for every twenty five feet (25') of building façade width. One (1) luminous-tube sign of less than two square feet (2 sq. ft.) in size is allowed per building or commercial tenant space without a permit.

(4)**SETBACK AND ORIENTATION.** Luminous-tube signs must be located within a building and displayed through a window, rather than being attached to the exterior of the building. If luminous-tube signs which are located within ten

feet (10') of the front window are visible from the street, they must have a permit and will be included in the total sign area for the building under Section 12-4-1. Luminous-tube signs located ten feet (10') or more back from the window are considered interior lighting and are not regulated.

(5)**ZONING RESTRICTIONS.**

Luminous-tube signs are permitted in the HCB, HRC, LI, RC, RCO, and GC districts. Luminous-tube signs are prohibited in all other zoning districts.

(6)**DESIGN.** Luminous-tube signs may not flash, move, alternate, or show animation. The outlining of a building's architectural features is prohibited.

(7)**ILLUMINATION.** No additional illumination is permitted.

(J) **MENU SIGNS.**

(1)**SIZE.** The maximum size shall be two square feet (2 sq. ft.) unless enclosed in a display box.

(2)**HEIGHT LIMIT.** Height of a menu sign shall be a maximum height of six feet (6').

(3)**NUMBER OF SIGNS.** One (1) menu display sign is permitted per restaurant.

(4)**SETBACK AND ORIENTATION.** Displays for menus may be located on the inside of a window for a restaurant

or inside a wall mounted or free-standing display box.

(5)**ZONING RESTRICTIONS.** Menu signs are allowed in all commercial zoning districts.

(6)**DESIGN.** All wall mounted or free-standing menu boxes will be reviewed within the context of the building architecture.

(7)**ILLUMINATION.** Lighting of the menu or event display is permitted within the display. Lighting shall be down directed towards the text, and where practical should be LED or similar energy-efficient lighting.

(K) **UMBRELLA SIGNS.**

(1)**SIZE.** Only the area of the umbrella containing the signs, as opposed to the entire area of the umbrella, shall be considered for purposes of calculating total sign area under Section 12-4-1.

(2)**HEIGHT LIMIT.** Not applicable.

(3)**NUMBER OF SIGNS.** Not applicable.

(4)**SETBACK AND ORIENTATION.** Not applicable.

(5)**ZONING RESTRICTIONS.** Umbrella signs are permitted in all commercial zoning districts.

(6)**DESIGN.** Materials should be high-quality vinyl, nylon, canvas, or other

similar material that can withstand the weather and climate changes.

(7)**ILLUMINATION.** Illumination of umbrella signs is prohibited.

(L) **WALL SIGNS.** Wall signs may be placed upon a building, provided that they meet the following criteria.

(1)**SIZE.** The size of a wall sign shall not exceed the maximum square footage allowed per building façade.

(2)**HEIGHT LIMIT.** Wall signs shall be confined to the building surface below the finished floor elevation of the second floor or twenty feet (20') above finished grade, whichever is lower.

(3)**NUMBER OF SIGNS.** Not applicable.

(4)**SETBACK AND ORIENTATION.** Wall signs shall be oriented toward pedestrians or vehicles within close proximity.

(5)**ZONING RESTRICTIONS.** Wall signs are permitted in all zones.

(6)**DESIGN.** Wall signs shall be designed to complement existing architectural features of a building without obscuring them. The sign materials shall be consistent with Chapter 4 of this Title, compatible with the building face, color-fast, and resistant to weathering.

(7)**ILLUMINATION.** Lighting of wall

signs is permitted, provided that the lighting complies with Section 12-4-9. Any exterior lighting proposed for the signs shall be included in the sign application.

(L) **WINDOW SIGNS.** Window signs are permitted, provided they meet the following criteria:

(1)**SIZE.** Permanent window signs shall occupy no more than thirty percent (30%) of the total transparent area of the window.

(2)**HEIGHT LIMIT.** Window signs are limited to the main-floor level of the building. Window signs are permitted in second story windows only within the Historic District.

(3)**NUMBER OF SIGNS.** Not applicable.

(4)**SETBACK AND ORIENTATION.** Window signs may be placed in any window below the elevation of the second-floor level, provided that the total square footage of sign area does not exceed thirty percent (30%) of the total transparent area of the window. Window signs include any signs within three feet (3') of the front window, visible from the street, and exceeding two square feet (2 sq. ft.) in area.

(5)**ZONING RESTRICTIONS.** Window signs are permitted in all zoning districts.

(6)**DESIGN.** The window sign must be

permanently attached to the window face by using vinyl, etching, or other similar attachment method. The vinyl color should be compatible with the building face.

(7)**ILLUMINATION.** Illumination of window signs is prohibited.

*(Amended by Ord. Nos. 01-25; 02-50; 05-79; 15-48)*

**CHAPTER 10 - TEMPORARY SIGNS**

**12-10- 1. POLICY.**

It is the policy of the City as outlined in this section to restrict the use of temporary signs. Temporary signs are often poorly constructed, poorly maintained, and located in a manner that obscures traffic signs, impairs views of intersections of public and private streets and driveways, and tends to depreciate the scenic beauty and quality of life of the community by creating visual clutter. The City finds that in some limited instances, as reflected in Section 12-10-2 below, the compelling public interests protected by restrictions on temporary signs may be overridden by public and private interests in certain forms of commercial speech.

*(Amended by Ord. No. 15-48)*

**12-10- 2. TYPES OF TEMPORARY SIGNS.**

Temporary signs are not a part of a permanent land use, and shall not be displayed for more than six (6) months.

(A) **NAME-CHANGE SIGNS**. Due to a change in business name or tenant, including temporary occupancy of an existing business by a convention-sales license-holder pursuant to Section 4-3-9 of this Code, a temporary sign is permitted subject to the following regulations.

(1)**SIZE**. Name-change signs may occupy the same amount of area previously approved on a building or façade, provided that said area is consistent with this Title and the Master Sign Plan for the property. In no case shall name-change signs exceed the sign area per building face when included within the sign area calculation for all permanent signs.

(2)**HEIGHT LIMIT**. All requirements as stated in this Title shall apply.

(3)**NUMBER OF SIGNS**. Persons seeking approval for name-change signs are allowed the same number of signs previously approved on a building façade or through the Master Sign Plan. Additional window sign area may be used, but may not exceed the total sign area allowed per building face.

(4)**SETBACK AND ORIENTATION**. Name-change signs must comply with all size and setback requirements for permanent signs of a similar nature in the applicable zone district.

(5)**ZONING RESTRICTIONS**. Temporary name-change signs are allowed in all zoning districts.

(6)**DESIGN**. Materials shall be consistent with the requirements of Section 12-4-7. Sign mounting shall comply with the Uniform Sign Code's standards for installation.

(7)**ILLUMINATION**. Illumination of name-change signs is prohibited.

(B) **CONSTRUCTION IDENTIFICATION SIGNS**. For projects requiring a building permit, a construction mitigation plan is required. Pursuant to this plan, the Chief Building Inspector may require a construction sign. These signs are permitted, provided they meet the following criteria.

(1)**SIZE**. The construction sign shall not exceed twelve square feet (12 sq. ft.) in size.

(2)**HEIGHT**. Construction signs shall not exceed six feet (6') in height above finished grade.

(3)**LOCATION**. The construction sign shall be posted in a location on the premises where it is readable from the street or driveway. In no case shall the construction sign be placed in the public right-of-way. The exact location of the sign shall be identified in the approved Construction Mitigation Plan. Construction signs shall not be located in the side- or rear-yard setbacks.

(4)**INFORMATION**. Information on the construction sign shall include: the name, address, and phone number of the



contractor; the name, address, and phone number of the person responsible for the project; and the name and phone number of the party to call in an emergency.

(5)**NUMBER OF SIGNS.** One (1) construction sign is permitted per project.

(6)**ZONING RESTRICTIONS.** Construction signs are permitted in all zoning districts.

(7)**DURATION.** Construction signs shall be removed from the premises upon issuance of a certificate of occupancy for the project from the Building Department.

(C) **CONSTRUCTION MARKETING SIGNS.**

To allow for initial marketing of projects containing four (4) or more dwelling units, or at least four thousand square feet (4,000 sq. ft.) of commercial floor area, a construction marketing sign is allowed on the property during the construction phase of the building or project.

(1)**SIZE.** The total sign area of the construction marketing sign shall not exceed twenty-four square feet (24 sq. ft.) in area.

(2)**HEIGHT.** Construction marketing signs may not exceed seven feet (7') above finished grade. Signs mounted on a construction barricade or fence may not extend above the height of the barricade or fence.

(3)**LOCATION.** A construction marketing sign may not be closer than twenty feet (20') to the curb line, or edge of pavement if there is no curb. If that twenty foot (20') setback places the sign within the construction limits of disturbance, the sign may be placed closer to the street, but no more than ten feet (10') outside of the construction limits of disturbance.

Construction-marketing signs must be located in a manner that does not obstruct the view for normal passenger vehicles of adjoining streets from the driveway of the site.

Construction marketing signs shall not be located in the side or rear-yard setbacks. In the HCB District, Prospector Commercial Subdivision, and other areas that have been approved or zoned with no setback or side-yard requirements, the sign may be located on the construction barricade or fence surrounding the site, even if that places the sign within the public right-of-way.

Where there are conditions such as heavy vegetation on the property or extremely steep terrain that make the sign-placement standards of this Title impractical because of their effect on the sign's visibility, the Planning Director may grant an exception to the sign setback standards. However, the Planning Director is not authorized to grant any exception to the size or street-orientation standards of this Title.

(4)**INFORMATION.** Information on the construction marketing sign may include a plat map and real-estate information for the project.

(5)**NUMBER OF SIGNS.** One (1) construction marketing sign is permitted per project.

(6)**ZONING RESTRICTIONS.** Construction marketing signs are permitted in all zoning districts.

(7)**DURATION.** Construction marketing signs shall be removed from the premises upon issuance of the last temporary certificate of occupancy for the project from the Building Department.

The Planning Director or his/her designee may issue a six (6) month extension for the display of the construction marketing sign after the last temporary certificate of occupancy has been issued upon the applicant's payment of a forfeitable deposit of \$5,000. Such deposit shall be forfeited to the City if the construction marketing sign remains beyond the six (6) months allowed by the extension.

(D) **COMBINED CONSTRUCTION SIGNS.** Residential projects containing four (4) or more dwelling units and commercial projects containing at least four thousand square feet (4,000 sq. ft.) of commercial floor area are allowed one (1) combined construction sign, provided it meets the following criteria:

(1)**SIZE.** The total sign area of the combined construction sign shall not exceed thirty-two square feet (32 sq. ft.), and shall be divided to allow sign area for construction and real-estate information. The sign area identifying real-estate information may not exceed twenty square feet (20 sq. ft.). The construction information is limited to twelve square feet (12 sq. ft.).

(2)**HEIGHT LIMIT.** Combined construction signs may not exceed seven feet (7') in height measured from finished grade. Signs mounted on a construction barricade or fence may not extend above the height of the barricade or fence.

(3)**NUMBER OF SIGNS.** One (1) combined construction sign is permitted per project. In no case will a combined construction sign be allowed if a construction marketing sign or construction identification sign already exists on the premises.

(4)**SETBACK AND ORIENTATION.** The combined construction sign may not be closer than twenty feet (20') to the curb line, or edge of pavement if there is no curb. Combined construction signs shall not be located in the side- or rear-yard setbacks.

In the HCB district, Prospector Commercial Subdivision, and other areas that have been approved or zoned with no setback or side-yard requirements, the sign may be located on the construction barricade or fence

surrounding the site, even if that places the sign within the public right-of-way.

Combined construction signs must be located in a manner that does not obstruct the view for normal passenger vehicles of adjoining streets from the driveway of the site.

Where there are conditions such as heavy vegetation on the property or extremely steep terrain that make the sign-placement standards of this Title impractical because of their effect on the combined construction sign's visibility, the Planning Director may grant an exception to the sign setback standards. However, the Planning Director is not authorized to grant any exception to the size or street-orientation standards of this Title. In no event may combined construction signs subject to the setback requirements be placed within the public right-of-way.

**(5) ZONING RESTRICTIONS.** Combined construction signs are permitted in all zoning districts.

Combined construction signs shall be removed from the premises upon issuance of the last temporary certificate of occupancy for the project from the Building Department.

**(6) INFORMATION.** Information on the construction area of the sign shall include: the name, address, and phone number of the contractor; the name, address, and phone number of the person responsible for the project; and

the name and phone number of the party to call in an emergency. The marketing section of the sign may include a plat map and real-estate information.

**(7) DESIGN.** Combined construction signs shall comply with the Uniform Sign Code's standards for installation.

**(8) ILLUMINATION.** Illumination of combined construction signs is prohibited.

**(E) GARAGE-SALE SIGNS.** Garage-sale signs may not be displayed for more than 48 hours continuously. Signs not removed after 48 hours are deemed refuse, and the property owner will be charged a sign removal fee in an amount set forth by resolution and shall be guilty of littering, a Class C misdemeanor. Garage-sale signs do not require a sign permit but must comply with the following regulations, as well as the general size, color, and placement standards of Chapter 4, where applicable.

**(1) SIZE.** Garage-sale signs shall not exceed three square feet (3 sq. ft.) of area on the exposed sign face.

**(2) HEIGHT LIMIT.** No portion of any garage-sale sign shall extend more than six feet (6 ft.) above the natural grade or the finished grade, whichever measurement yields the lower sign.

**(3) NUMBER OF SIGNS.** Only one (1) garage-sale sign is permitted at any time on any one (1) parcel of property.

**(4) SETBACK AND ORIENTATION.**

Garage-sale signs may be displayed through windows or other glass surfaces.

**(5) ZONING RESTRICTIONS.**

Garage-sale signs are allowed in all zoning districts.

**(6) ILLUMINATION.** Garage-sale signs may not be illuminated.

(F) **REAL-ESTATE SIGNS.** Real-estate signs do not require a sign permit, as long as they comply with the following restrictions:

(1) **SIZE.** Real-estate signs shall not exceed three square feet (3 sq. ft.) of area on the exposed sign face.

(2) **HEIGHT LIMIT.** No portion of the sign shall extend more than six feet (6') above finished grade.

(3) **NUMBER OF SIGNS.**

Except as allowed for open houses pursuant to subsections (a) and (b) below, only one (1) real-estate sign is permitted on any one (1) parcel of property.

(a) **On-Site.** During the hours of an open house, one (1) additional sign that complies with the requirements of this Title will be permitted. Thus, for the duration of an open house, two (2) compliant real-estate signs may be displayed on the premises of a property for sale. The additional sign must be removed at the conclusion of the

open house and may not remain posted overnight. All real-estate signs must comply with the size, color, and placement standards of this Title.

(b) **Off-Site.** In addition to the one (1) additional sign outlined in subsection (a) above, five (5) additional signs that comply with the requirements of this Title are permitted off-premises. These additional five (5) signs may be displayed thirty (30) minutes prior to the commencement of an open house and must be removed within thirty (30) minutes after the conclusion of the open house. Off-premises open-house signs may be displayed within the City right-of-way, but in no case will off-premises open-house signs be allowed on the paved street or on a sidewalk. Off-premises open-house signs may not be displayed overnight.

**(4) SETBACK AND ORIENTATION.**

Real-estate signs are permitted in any district, provided that they are parallel to the street and located a minimum of ten feet (10') back from the edge of the curb, or edge of pavement if there is no curb, of the street on which the sign fronts. If this ten-foot (10') distance would put the sign within a structure, the sign may instead be placed within three feet (3') of the front of the structure. Signs may not be displayed in the side yard. Signs may be displayed through windows or other glass areas

subject to the restrictions of Section 12-9-2(L).

(5)**ZONING RESTRICTIONS.** Real-estate signs are allowed in all zoning districts.

(6)**ILLUMINATION.** Illumination of real-estate signs is prohibited.

(G) **TEMPORARY PORTABLE SIGNS.** Businesses located in a private plaza may display temporary portable signs to advertise or identify their businesses. Such temporary portable signs must be placed within the boundaries of the private plaza and are subject to the following criteria:

(1)**SIZE.** No temporary portable sign may exceed twelve square feet (12 sq. ft.).

(2)**NUMBER OF SIGNS.** Only one (1) temporary portable sign is allowed per business.

(3)**ORIENTATION.** Temporary portable signs are allowed only on private property, and must not impede pedestrian circulation or ADA or fire access. No temporary portable signs will be permitted on City-owned property, including any City-owned right-of-way.

(4)**ZONING RESTRICTIONS.** Temporary portable signs are allowed only within the HCB, HRC, GC, LI, RD and RC zoning districts.

(5)**DESIGN.** Fluorescent colors and reflective surfaces are prohibited on portable signs. Reflective colored materials that give the appearance of changing color are also prohibited.

(6)**ILLUMINATION.** Illumination of temporary portable signs is prohibited.

(H) **YARD SIGNS.** Any property owner can display three (3) yard signs on each parcel of property belonging to such owner. No yard sign may be displayed for more than six (6) months. Signs not removed after six (6) months are deemed refuse, and the property owner will be charged a sign removal fee in an amount set forth by resolution, and shall be guilty of littering, a Class C misdemeanor. Yard signs do not require a sign permit but must comply with the following regulations, as well as the general size, color, and placement standards of Chapter 4, where applicable.

(1)**SIZE.** Yard signs shall not exceed three square feet (3 sq. ft.) of area on the exposed sign face.

(2)**HEIGHT LIMIT.** No portion of any yard sign shall extend more than six feet (6') above the natural grade or the finished grade, whichever measurement yields the lower sign.

(3)**NUMBER OF SIGNS.** Only three (3) yard signs are permitted at any time on any one (1) parcel of property.

(4)**SETBACK AND ORIENTATION.** Yard signs must be located a minimum of ten feet (10') back from the edge of

the street curb, or edge of the street pavement where there is no curb. Yard signs are only allowed in the front yard. The front yard is the area between the front of the closest building and the front lot line or right-of-way, whichever is closer, extending the full length of the lot. If the location of a building prevents complying with the ten-foot (10') setback, the sign may instead be placed anywhere within three feet (3') in front of the building, including on the building itself, provided that it still complies with all other applicable restrictions of this Title. Yard signs may be displayed through windows or other glass surfaces subject to the provisions of Section 12-9-2(L).

(5)**ZONING RESTRICTIONS.** Yard signs are allowed in all zoning districts.

(6)**ILLUMINATION.** Yard signs may not be illuminated.

*(Amended by Ord. Nos. 02-50; 04-01; 04-60; 05-79; 15-48)*

**CHAPTER 11 - BANNERS ON CITY LIGHT STANDARDS**

*(Chapter Created by Ord. No. 02-60)*

**12-11-1. PURPOSE STATEMENT.**

Pursuant to its substantial governmental interests in protecting property values, promoting the economic vitality and historic character of the City, and contributing to the City's world-class resort atmosphere, Park City finds it advisable to allow from time to

time the display of certain banners on City light standards for the purpose of promoting certain events and messages that the City, on behalf of its citizens, deems to be in the public interest. It is not the purpose of the City by so doing to designate its light standards as a public forum of any degree or type.

*(Amended by Ord. No. 15-48)*

**12-11-2. ADMINISTRATION.**

Banners on City light standards shall be reviewed and administered by the Special Events Department, Planning Department, and Parks Department pursuant to the criteria set forth in this Chapter.

**12-11-3. ELIGIBILITY.**

Persons eligible to apply to have their banners displayed on City light standards shall be limited to Park City Municipal Corporation and duly licensed Master Festivals.

*(Amended by Ord. No. 15-48)*

**12-11-4. DISPLAY LOCATIONS.**

City light standards eligible to display banners are those along Main Street, Kearns Boulevard, Park Avenue, and Empire Avenue. The maximum number of banners allowed shall be sixty-three (63) along Main Street, eighteen (18) along Kearns Boulevard, thirty (30) along Park Avenue, and thirty (30) along Empire Avenue.

*(Amended by Ord. No. 15-48)*

**12-11-5. APPLICATIONS.**

Applications for banners on City light standards shall be submitted to the Special Events Department and shall be approved only if the interdepartmental review team finds compliance with all criteria set forth in this Chapter. Applications shall be submitted no later than ninety (90) days prior to the first date of the proposed display period. Applications shall at a minimum contain the following information:

- (A) Proof of eligibility under Section 12-11-3;
- (B) Requested display locations and dates, not to exceed a period of three (3) weeks; and
- (C) A colored rendering or scaled drawing of the proposed banner, including facade dimensions and descriptions of materials and colors to be used.

If more than one (1) application for banners on City light standards is received for the same time period, the Special Events Director will determine which applicant receives priority status, based on the public interest stated in Section 12-11-1.

*(Amended by Ord. No. 15-48)*

**12-11-6. DESIGN.**

Banners for display on City light standards must satisfy the following design criteria:

- (A) **SIZE.** Unless otherwise approved by the Parks Department, banners shall be

twenty-nine inches by seventy-two inches (29" x 72") along Main Street, twenty-four inches by thirty-six inches (24" x 36") along Empire Avenue, and twenty-six inches by ninety-six inches (26" x 96") along Kearns Boulevard and Park Avenue.

- (B) **FABRICATION.** Fabric must be of a durable material able to withstand the elements, including snow and heavy winds. Banners must have 1.5-inch brass grommets installed on both bottom corners. Banners must be sewn for mounting on existing brackets, with sleeves along the top edge of the banners. Sleeves must be 3.5 to 4 inches tall and either 29 inches wide (for Main Street, Kearns Boulevard, and Park Avenue) or 24 inches wide (for Empire Avenue). Samples are available through the Parks Department. Applicants are encouraged to contact the Parks Department prior to submitting an application in order to ensure compliance with actual specifications.

- (C) **SPONSORS.** Banners may include the name, logo, or imagery of a sponsor, as defined at Section 4-1-1.52 of this Code, subject to the following criteria:

(1)The sponsor’s name, logo, or imagery shall occupy no more than five percent (5%) of the total banner area and must be within the bottom ten percent (10%) of the banner area.

(2)The sponsor’s name, logo, or imagery must be either white or black in color; secondary in scale to the Master Festival’s name, logo, and imagery; and smaller than the Master Festival’s name, logo, and imagery.

(3) Multiple sponsors are allowed for a single Master Festival, but only one sponsor's name may be displayed on any banner.

(4) If a corporate sponsor, as defined in Section 4-1-1.14 of this Code, is part of the official Master Festival's name, and that corporate sponsor's name, logo, or imagery is featured on the banners, no additional sponsors shall be displayed on the banners.

(5) The sponsor's name, logo, or imagery shall occupy no more space on the banner than the City logo required by subsection (F) below.

(D) **ARTWORK.** Fluorescent colors and reflective surfaces are prohibited on banners. Reflective colored materials that give the appearance of changing color are also prohibited.

Artwork should be approved at least two (2) months prior to the proposed hanging date. The design must be on both sides of the banners, unless otherwise approved by the Parks Department.

(E) **TEXT.** Banner text shall be limited to the name of the permitted Master Festival, a festival sponsor, the dates of the event, and the City name.

(F) **CITY LOGO.** All banners must include, on both sides of the banner, the official Park City logo.

*(Amended by Ord. Nos. 05-79; 15-48)*

**12-11-7. PERIOD OF DISPLAY.**

Banners may be displayed for no more than three (3) weeks at a time. Applicants shall accept that the display period is contingent upon a workable arrangement within the overall schedule of other City banners as well as prior commitments to other outside sponsors. Prior commitments may preclude the desired display period of an otherwise acceptable applicant's banner. The City has complete discretion to decide when and for how long the banners may hang.

*(Amended by Ord. No. 15-48)*

**12-11-8. INSTALLATION AND REMOVAL.**

Banners must be received by the Parks Department no later than one (1) week prior to the first date of scheduled display. All banners on City light standards shall be installed by City personnel. Installation and removal dates will be arranged by the applicant and the Parks staff. If the banners are not retrieved from the Parks Department by the applicant within ten (10) days after removal, the banners shall become the property of the City and will be disposed of.

**12-11-9. LIABILITY.**

The applicant shall agree to assume full liability and indemnify the City for any damage to persons or property arising from the display of the banners by the City. The City is not responsible for any damage that may occur to the banners from any cause.



**12-11-10. FEES.**

(A) **APPLICATION FEE.** Banner applications shall be assessed a temporary sign fee, the amount of which shall be set by resolution. All application fees are due and payable upon submission of a completed application.

(B) **INSTALLATION AND REMOVAL FEES.** Upon receipt of a completed application, the Parks Department will provide the applicant with an estimate of fees based on estimated costs for City services arising from the installation and removal of the banners, including but not limited to the use of City personnel and equipment. A final assessment of City costs will occur upon completion of the Master Festival, and installation and removal fees will be adjudged to reflect actual cost.

Installation and removal fees must be paid in full within thirty (30) days of the final assessment of City costs for the Master Festival.

*(Amended by Ord. No. 02-60; 05-79; 15-48)*

**CHAPTER 12 - MASTER FESTIVAL AND SPECIAL EVENT SIGN PLAN**

*(Chapter comprehensively amended by Ord. No. 04-01)*

**12-12- 1. SIGN PLAN REQUIRED.**

All Master Festival and Special Event licensees desiring permission to display temporary signs as an approved Master

Festival shall submit a Master Festival Sign Plan as part of the application for a Master Festival license. The Planning and Special Events and Facilities Departments shall review Master Festival Sign Plans for compliance with the standards below prior to permit issuance.

*(Amended by Ord. No. 15-48)*

**12-12- 2. MASTER FESTIVAL BANNERS.**

The use of banners is allowed within the boundaries of the approved Master Festival venue, subject to the following criteria:

(A) **SIZE.** No individual Master Festival banner may exceed thirty-six square feet (36 sq. ft.) in size.

(B) **NUMBER OF SIGNS.** One (1) banner is allowed per venue. Additionally, one (1) banner is allowed on the external façade of any building or structure within a venue, including temporary structures. Staff may approve additional banners within a venue upon finding that the banners contribute to the overall festival atmosphere or theme of the event consistent with the purpose and scope of Section 12-1-1, the design is consistent with Section 12-3-3(A) as applied to the event, and that any commercial advertising message is secondary to such look and feel design elements for the event. There is no limit on banners within a fully enclosed structure.

(C) **SETBACK AND ORIENTATION.** Master Festival banners are allowed only on or within approved venues.

(D) **ZONING RESTRICTIONS.** Master Festival banners are allowed in all zoning districts.

(E) **DESIGN.** Fluorescent colors and reflective surfaces are prohibited on banners. Reflective colored materials that give the appearance of changing color are also prohibited. A matte or flat finish is required for all surfaces.

(F) **PERIOD OF DISPLAY.** Master Festival banners may be displayed only during the approved time of the Master Festival.

(G) **ILLUMINATION.** No lighting other than pre-existing light sources may be used to illuminate Master Festival banners.

*(Amended by Ord. No. 15-48)*

**12-12-3. SPECIAL EVENT BANNERS.**

The use of banners is allowed within the boundaries of the approved Special Event venue, subject to the following criteria:

(A) **SIZE.** No individual Special Event banner may exceed thirty-six square feet (36 sq. ft.) in size.

(B) **NUMBER OF SIGNS.** One (1) banner is allowed per venue. Additionally, one (1) banner is allowed on the external façade of any building or structure within a venue, including temporary structures. Each banner shall be consistent with Section 12-3-3(A) as applied to the event, and any

commercial advertising message must be secondary to such look-and-feel design elements for the event.

(C) **SETBACK AND ORIENTATION.** Special Event banners are allowed only within approved venues.

(D) **ZONING RESTRICTIONS.** Special Event banners are allowed in all zoning districts.

(E) **DESIGN.** Fluorescent colors and reflective surfaces are prohibited on banners. Reflective colored materials that give the appearance of changing color are also prohibited. A matte or flat finish is required for all surfaces.

(F) **PERIOD OF DISPLAY.** Special Event banners may be displayed only during the approved time of the Special Event.

(G) **ILLUMINATION.** No lighting other than pre-existing light sources may be used to illuminate Master Festival banners.

*(Amended by Ord. No. 15-48)*

**12-12- 4. MASTER FESTIVAL DIRECTIONAL SIGNS.**

Municipal or event-owned directional signs in the form of electronic message signs and portable signs, are allowed for the purpose of identifying and directing vehicular or pedestrian traffic to parking areas, transportation centers and venues.

*(Amended by Ord. No. 15-48)*

**12-12- 5. MASTER FESTIVAL PROJECTION SIGNS.**

Subject to approval by the Planning Department, temporary projection signs that are part of an approved Master Festival license may be allowed for the duration of the Master Festival permit, provided the light source is shielded from any view but the intended audience of the sign.

*(Amended by Ord. No. 15-48)*

**12-12- 6. TEMPORARY SIGNS.**

Staff may approve temporary signs within a Master Festival or Special Event venue upon finding that the signs contribute to the overall resort atmosphere or theme of the event consistent with the purpose and scope of Section 12-1-1, the design is consistent with Section 12-3-3(A) as applied to the event, and that any commercial advertising message is secondary to such look and feel design elements for the event. There is no limit on signs within a fully enclosed structure.

**CHAPTER 13 - HISTORIC SIGNS**

**12-13-1. HISTORIC SIGNS EXEMPT.**

Other than safety and structural requirements, the provisions of the Sign Code may be exempted by the Planning Commission for historic signs upon application for designation by the sign owner, and consent from the building owner.

*(Amended by Ord. No. 05-79)*

**12-13-2. HISTORIC SIGN REVIEW PROCEDURE.**

Upon filing an application, the Planning Director may determine that a sign is historic based on the guidelines below. Notwithstanding safety, maintenance, or structural regulations, a sign so designated by the Planning Director shall be deemed to conform with this Chapter.

*(Amended by Ord. No. 05-79)*

**12-13-3. HISTORIC SIGN CRITERIA.**

To designate a sign as historic, the Planning Director must make findings based on the following criteria:

- (A) The sign is at least fifty (50) years old.
- (B) The sign possesses unique physical design characteristics, such as configuration, color, texture, or other unique characteristics.
- (C) The sign is of significance to the City and makes a contribution to the cultural, historic, or aesthetic quality of the City, or otherwise contributes to the City's streetscape.
- (D) The sign is integrated into the architecture of the building or the site.
- (E) The sign involves exemplary technology, craftsmanship, or design of the period in which it was constructed; uses

historic sign materials such as wood, metal, or paint directly applied to buildings, and means of illumination such as luminous-tube or incandescent fixtures; and is not significantly altered from its historic period. If the sign has been altered, it must be restorable to its historic function and appearance.

(F) The sign is structurally safe, or is capable of being made so without substantially altering its historical significance.

*(Amended by Ord. Nos. 05-79; 15-48)*

**12-13-4. REMOVAL OF HISTORIC SIGNS.**

Once a sign is designated a historic sign, and defined as an important characteristic of Park City’s history, the building owner must receive Historic Preservation Board approval to remove the sign.

*(Amended by Ord. Nos. 05-79; 15-48)*

**CHAPTER 14 – OUTDOOR VEHICLE DISPLAYS**

*(Chapter created by Ord. No. 04-01)*

**12-14-1. PURPOSE AND SCOPE.**

The City Council hereby finds that there is a substantial and compelling need to allow limited outdoor display of vehicles due to the unique relationship between vehicle sponsors of Master Festivals and the City’s ski resorts. Such a need must be balanced with the City’s aesthetic concerns as stated

in Section 12-1-1. Accordingly, the City shall only permit outdoor vehicle displays pursuant to the regulations stated herein. Such displays are not signs and shall not count towards sign area limitations, nor receive the benefit of sign exemptions.

*(Amended by Ord. No. 15-48)*

**12-14-2. DISPLAY.**

Sponsor vehicles may be displayed subject to the following criteria:

(A) The display is within a Master Festival venue or a ski base facility in the RC, RC-MPD or RD-MPD zones;

(B) The display is consistent with the purpose and scope of Section 12-1-1, the design is consistent with Section 12-3-3(A) as applied to the orientation of the display (which shall be generally to the interior of the venue or ski base facility), and that any commercial advertising message is secondary to such look and feel design elements for the event;

(C) The display is only for the display of the vehicle; no additional solicitation or advertising is allowed as a consequence of the vehicle other than a sign identifying the sponsor not to exceed three square feet (3 sq. ft.). The vehicle may be wrapped in additional design elements, such as ski team or athlete images so long as the wrap contributes to the overall resort atmosphere or theme of the ski area or event consistent with the purpose and scope of Section 12-1-1, the design is consistent with Section 12-3-3(A) as applied to the area or event, and that

any commercial advertising message is secondary to such look and feel design elements;

(D) The proposed vehicle display does not impede vehicular or pedestrian circulation;

(E) The proposed vehicle display does not impede emergency access or services.

*(Amended by Ord. No. 15-48)*

**CHAPTER 15 - APPEALS**

**12-15-1. APPEALS.**

Any applicant who believes a denial is not justified, has the right to appeal to the Planning Commission, and to appear at the next regularly scheduled meeting for which proper notice can be given and agenda time is available. Intention to take an appeal to the Commission shall be filed with the Planning Director in writing within ten (10) business days following the denial of the permit by the Planning Department.

Applicants may have any action of the Planning Commission reviewed by the City Council by petitioning in writing within ten (10) business days following Planning Commission action on the sign permit. Actions of the Commission are subject to appeal and review according to the procedures set forth in Chapter 1 of the Land Management Code (Title 15).

*(Amended by Ord. Nos. 04-01; 05-79; 15-48)*

**CHAPTER 16 - VIOLATION OF TITLE**

**12-16-1. PENALTY.**

Each violation of this Title is a Class “C” misdemeanor.

*(Amended by Ord. No. 15-48)*

**12-16-2. PENALTY FOR PLACEMENT OF HANDBILLS OR SIGNS ON PUBLIC PROPERTY.**

Handbills or signs found posted upon any public property in violation of the provisions of this Title may be removed by any City department. The person responsible for such illegal posting shall be liable for triple the cost incurred in the removal thereof, and the City is authorized to effect the collection of said cost, in addition to any criminal fine collected under Section 12-16-1.

*(Amended by Ord. No. 04-01; 05-79; 15-48)*

