

## **8.6 HISTORICAL DISTRICTS**

In an H-1 Historical District, the following regulations shall apply:

1. Informational signs may be displayed in connection with such use, but the total area of each sign shall not exceed nine (9) square feet and signs may have indirect lighting.
2. Flashing, rotating or intermittent illumination is prohibited.

## **8.7 INDUSTRIAL AND MANUFACTURING DISTRICTS**

In Industrial Districts the following regulations shall apply:

1. Flashing, rotating or intermittent illumination is prohibited.

## **8.8 CBD CENTRAL BUSINESS DISTRICT**

In the CBD District, the following regulations shall apply, and if the same subject matter is regulated elsewhere in the title, the more restrictive regulation shall apply:

### **Attached Signs:**

1. The maximum total square footage for all wall and awning signs is one (1) square foot per linear foot of the structure's primary entrance frontage, and shall not exceed ten (10) percent of the surface (excluding windows and doors) to which it is affixed, whichever is the lesser.
2. The surface area includes walls, awnings, canopies, and awning valances.
3. Attached signs include business/entity identification signs, bulletin signs (limited to religious, educational, governmental and institutional uses), and multiple-tenant directory signs, as individual signs or in combination with one another.
4. For corner lots with frontage on two or more public streets, Item 1 shall also apply to the structure's secondary frontage.
5. All awnings shall maintain a clear height of seven (7) feet above the finish elevation of the sidewalk and shall not project over any sidewalk more than six (6) feet, and shall not extend over a public street.
6. The copy on the valance or vertical face of the awning or canopy shall be no greater than fifty (50) percent of the height or twelve (12) inches, whichever is less; and shall be no greater than fifty (50) percent of the horizontal width of the awning.
7. Attached signs shall not extend above the building's cornice along the top of the front façade or the roofline in the case of one (1) story buildings, and shall not extend above the bottom of the window sills in the case of two (2) or more story buildings.

### **Projecting Signs:**

8. In addition to any attached signs, a projecting sign may be attached to the structure provided the structure abuts the sidewalk or property line and there is NO freestanding sign on the parcel.
9. All projecting signs shall maintain a clear height of at least seven (7) feet above the finished elevation of the sidewalk.

7. Subdivisions may erect no more than two (2) permanent identification signs at subdivision entrances on every major connector street entering the subdivision, with an aggregate maximum square footage not to exceed sixty-four (64) square feet. Such signs may identify the name of the subdivision, the primary developer or builders of dwelling units in the subdivision; however, the use of such signs to advertise any commercial enterprise is prohibited.

#### **8.4 OP, O-1 AND IC DISTRICTS**

In an OP Office/Professional District, O-1 Office District and IC Institutional/Civic District the following regulations shall apply:

1. For residential uses permitted, the regulation of signs shall be the same as in the residential regulations in Section 8.3.
2. The total area of all signs on each parcel shall not exceed one square foot of surface area for each one (1) linear foot of lot adjoining a public street, permanent easement or travel easement, as regulated in Subparagraph 4.2.1C.
3. No signs, except "low profile signs," may be placed within twenty (20) feet of the front property line and shall comply with all rear and side yard setback requirements.
4. "Low profile signs" are signs which do not exceed three and one-half (3 1/2) feet in height. These signs may be placed up to the front property line, provided they are placed outside of any street right-of-way and so as to not obstruct vision for moving traffic, as determined by the Building Official. Normal side yard setbacks must be met.
5. Signs shall not exceed fifteen (15) feet in height, except those attached to the face of the building. Signs attached to buildings shall not extend above the roof line.
6. Flashing, rotating or intermittent illumination signs are prohibited.

#### **8.5 COMMERCIAL AND SHOPPING CENTER DISTRICTS**

In Commercial and Shopping Center Districts, the following regulations shall apply:

1. There shall be permitted for public uses, utilities, hospitals, and clinics bulletin boards not exceeding forty (40) square feet in area.
2. No sign shall exceed, from the ground elevation on which it is placed, thirty-five (35) feet in height in the C-1 zone district and fifty (50) feet in height in the AGC, C-2, C-3, C-4 and C-5 zone districts with the exception of signs as controlled in the following Paragraph 3.
3. In the C-4 Highway Interchange District, no sign shall exceed from the ground elevation on which it is placed, one hundred (100) feet in height when placed at the rear of the property and when such sign is located no further than two thousand five hundred (2,500) feet from the center point of the intersection of the Interstate Highway and its adjoining roadway.

10. Such sign shall not project upon or over any sidewalk for more than four (4) feet, and shall not extend over a public street.
11. For signs within (7) seven to ten (10) feet of the finished elevation of the sidewalk, the size of the projecting sign shall not exceed six (6) square feet in area per sign face. For signs within ten (10) to twelve (12) feet of the finished elevation of the sidewalk, the size of the projecting sign shall not exceed twelve (12) square feet in area per sign face. For signs twelve (12) feet and above the finished elevation of the sidewalk, the size of the projecting sign shall not exceed sixteen (16) square feet in area per sign face. No sign shall have more than two back-to-back sign faces; vee-type signs and three or more sided signs are prohibited.

**Window Signs:**

12. In addition to all wall and awning signs, all window signs shall not exceed more than twenty-five (25) percent of the total window area of the primary entrance frontage.
13. Any window signs on the secondary frontage on a side street shall not exceed more than twenty-five (25) per cent of the total window area of the secondary street frontage.

**Freestanding Signs:**

14. Provided no projecting sign is provided, only one free-standing sign per parcel or platted lot shall be permitted, unless the parcel is a corner lot in which case two (2) signs shall be allowed.
15. Except for sidewalk (sandwich board) signs as permitted in Section 8.9 of this Chapter, all freestanding signs shall not exceed thirty-two (32) square feet per sign face, and shall not encroach upon any public right-of-way. No sign shall have more than two back-to-back sign faces; vee-type signs and three or more sided signs are prohibited.
16. The free-standing sign may be a pole-mounted (pylon) or ground-mounted (monument) sign.
  - A. A pole-mounted sign shall not exceed a height of twenty (20) feet measured above the average grade of the parcel. Within fifteen (15) feet of a driveway or street, a clear zone of vision shall be established between three and one-half (3 ½) feet and ten (10) above the grade level of the driveway or nearest travel lane of the street.
  - B. A ground-mounted sign (excluding the support foundation) may not be more than three and one-half (3 ½) feet in height within fifteen (15) feet of a driveway or street, or more than five (5) feet in height beyond fifteen (15) feet.
17. Free-standing signs include business/entity identification signs, bulletin signs (limited to religious, educational, governmental and institution uses), multiple-tenant directory signs, or real estate for sale or lease signs, in combination with one another.

**Directional (entrance and exit signs):**

18. Entrance and exit signs, for parking or directions for vehicle circulation, shall be four (4) square feet or less, and shall not exceed three and one-half (3 ½) feet in height above the ground level. Directional signs shall contain directional information only, corporate logos are prohibited.

**Construction Signs:**

19. One construction sign with one sign face per street front is permitted not to exceed forty (40) square feet in area, indicating the name of the contractors, engineers, and/or architects of a project, during a construction period for which a building permit is required, is allowed.

**Address Signs:**

20. Address signs, not more than one for each lot frontage or one for each principal entrance of the building and not exceeding seventy-two (72) square inches in surface area, showing only the numerical address designations of the premises upon which they are situated, are required. The area of such signs shall not be used in calculating any maximum area limitations on signage contained herein.

**Nameplate Signs:**

21. One nameplate sign is permitted for each tenant not to exceed an area of two (2) square feet. The area of such signs shall not be used in calculating any maximum area limitations on signage contained herein.
22. Upper floor tenants having a ground floor outside entrance may provide a single sign for identification.
23. The rear outside entrance of any building may have a sign with the same size limitations to identify each tenant to assist in rear access.
24. The sign may be a projecting/hanging sign over the sidewalk or an attached sign.

**Restaurant Menu Signs:**

25. Restaurants may have one menu sign not to exceed six (6) square feet in area.
26. The menu sign shall be located on the ground floor and within ten (10) feet of the restaurant's primary entrance.
27. The menu shall be housed in a glass-fronted framed box which shall be mounted so as not to extend beyond the façade plane on which it is mounted.

**Drive-Through Restaurant Menu Boards:**

28. Menu boards in conjunction with a restaurant with drive-through or curb side service shall not exceed thirty (30) square per bay in total size for drive-through service, six (6) square feet per bay in total size for curb service, and six (6) feet in height for drive-through or curb service.

**Flags and Banners:**

29. Constitutional flags (official flags of the Nation, State, County or City) shall have a seven-foot clearance from the finish elevation of the sidewalk and shall not exceed more than fifteen (15) square feet in area for each flag. No principal structure shall be allowed more than two (2) flags.
30. Banners shall be allowed only when attached at all corners to the principal structure and shall obtain a temporary sign permit, which shall authorize the use of such a banner for a specified ten (10) day period. Banners shall provide for a ten (10) foot clearance and shall have only one such permit issued to the same business license holder per calendar quarter. The fee for a temporary permit shall be established by the Building Official.

**Illumination:**

31. Signs must be illuminated in a manner that does not impair the visibility of motorists or pedestrians. Light sources shall be shielded to minimize the visibility of lamps and prevent overspray beyond the sign perimeter.

**Prohibited Signs and Sign Features:**

32. Off-premises signs (billboards or outdoor advertising signs) are prohibited in accordance with Subsection 8.2.15.
33. Exposed bulb signs are prohibited. No flashing, chasing, running or sequential lighting is permitted except for signs depicting time, temperature and fuel prices. Light emitting

- diode (LED) and digital message boards are prohibited with the exception of the display of time, temperature and fuel price information.
34. Except as provided in Section 8.9 of this Chapter, all portable signs are prohibited.
  35. With the exception of projecting signs and awnings as described in this section, and except as provided in Section 8.9 of this Chapter, no private advertising signs shall be placed on or overhanging the public right-of-way.
  36. No private sign shall be attached to a utility pole.
  37. All pennants/streamers are prohibited. Provided, however, that any business use continuously displaying pennants or streamers on or before July 1, 2001, may continue to display such pennants/streamers in accordance with Chapter 8 of this Ordinance on all parcels employed for such business use.
  38. Signs identifying or advertising relocated, permanently closed or non-existent businesses shall not be permitted. Owners may maintain legally permitted sign boards, enclosures and supports by removing or "painting out" obsolete lettering and logos to match the sign background for a uniform "blank" appearance. Open sign enclosures shall not be permitted. The copy shall be removed or painted out within thirty (30) days of the termination of the associated tenant's operation at that location.
  39. Signs that are not properly maintained, deteriorated signs and abandoned signs shall be removed in their entirety.

**Historical Signs:**

40. Preservation of the cultural and historic character of downtown Clarksville is a valid object of zoning by the Clarksville City Council. Therefore, for the purpose of maintaining the historical character of the Clarksville Central Business District, the following signs shall be exempt from the regulations contained herein:
  - A. Signs which are a part of the original construction of any building constructed before 1970;
  - B. Signs which have been displayed continuously before 1970 at a location within the Central Business District.
41. The modification or alteration of any historic sign (sign constructed before 1970) is subject to review and approval of the Clarksville-Montgomery County Regional Historic Zoning Commission per Section 9.3 of this Zoning Ordinance.

## **8.9 DOWNTOWN SIDEWALK SIGNS**

In the CBD District, non-residential properties may display sidewalk signs under the following provisions:

1. One sidewalk (sandwich board) sign is permitted for each business. Multiple signs are allowed for multi-tenant buildings.
2. Sidewalk signs may be displayed only during the business hours of operation.
3. Sidewalk signs must be placed outside of required Americans with Disabilities Act (ADA) walkways, outside of any required exits and/or entrances, and outside driveways.
4. The maximum size of each display face of a sidewalk sign is six (6) square feet.
5. The maximum height of a sidewalk sign is three (3) feet (36 inches), as measured above the sidewalk, and the maximum width is two (2) feet (24 inches).

6. The sign must be located to leave at least five (5) feet of unobstructed sidewalk area for the movement of pedestrians.
7. The owner shall propose methods to care for signs during windy weather to ensure the sign does not blow over, block walkways, and/or interfere with pedestrian or vehicular traffic. Measures may include approved weighting material or removal during such conditions.
8. Sidewalk signs may be allowed in the public right-of-way if the proposed location does not inhibit the free flow of pedestrian or vehicular traffic and meets the provisions of Subsection 3 above.
9. Prior to placement of any sidewalk sign, a sign permit shall first be obtained through the City Department of Building and Codes.

## **8.10 MLUD MIXED LAND USE DISTRICT AND PUD PLANNED UNIT DEVELOPMENT DISTRICT**

In Planned Unit Development and Mixed Land Use Districts, the following regulations shall apply:

1. All on-premises ground and on-premises building signs must be approved as part of an overall signage plan. Such plan shall be reviewed by the Regional Planning Commission and may be included as part of the required site plan (Chapter 5.10) or may be submitted subsequent to such site plan. The signage plan shall be approved prior to the issuance of any sign permit for any portion of the proposed development.
2. Signage within the MLUD shall generally comply with Chapter 8, Sign Regulations, of this Ordinance. However, considering the unique character of the MLUD the Regional Planning Commission may allow for alternative signage design and placement within this District on a project specific basis.