

Sections:**20-101 Purpose and Scope****20-102 Objectives****20-103 Definitions****20-104 General Sign Requirements****20-105 Procedural Requirements****20-106 Design and Construction Standards****20-107 District Regulations****20-108 Nonconforming Signs****20-101 Purpose and Scope:** The purpose of this Article is to:

1. Encourage the effective use of signs and outdoor advertising as a means of communication;
2. Maintain and enhance the aesthetic environment and the ability of Jefferson County, Kansas, to attract sources of economic development and growth;
3. Improve pedestrian and vehicular safety;
4. Eliminate excessive and confusing signage;
5. Promote compatibility of signage with nearby public and private property;
6. Enable the fair and consistent enforcement of this Article by governing the placement, use, and structural quality of outdoor signs and other advertising and identification devices together with their appurtenant and auxiliary apparatus.

It is not the purpose or intent of this article to regulate sign content protected by the First Amendment of the United States Constitution.

After the effective date of these regulations, no sign shall be erected, constructed, reconstructed or otherwise structurally altered without first obtaining a separate sign permit. Such sign permit shall be legally issued only when in compliance with the regulations set forth in this Article.

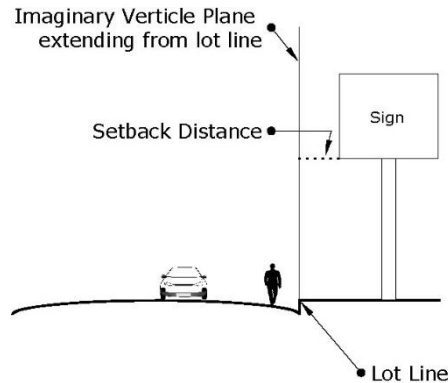
20-102 Objectives: This Article is found to be necessary and proper to the following objectives:

1. To protect the general public from damage and injury which may be caused by the faulty and unregulated construction of signs.
2. To prevent the obstruction of traffic visibility and confusion with traffic control devices resulting from improperly placed and designed signs.
3. To ensure the visual quality of signs and preserve and promote aesthetic quality in Jefferson County, Kansas.

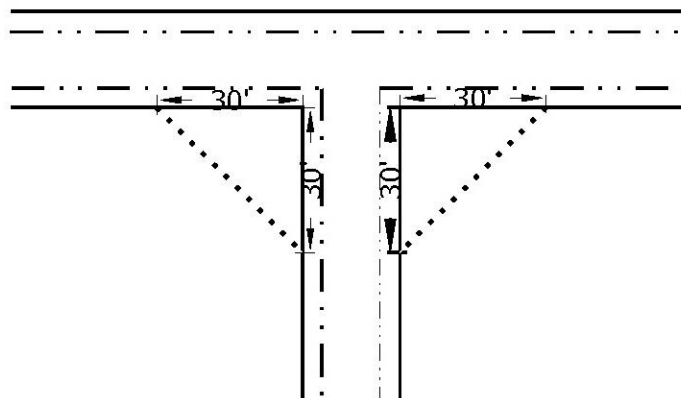
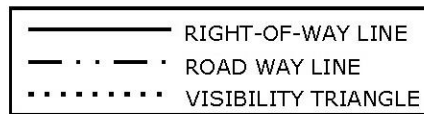
20-103 Definitions: For the purpose of this Article, certain terms, phrases and words used throughout this Article shall have the meaning assigned them in this section:**1. General:**

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- a. **ABANDONED SIGN:**
- (1) A sign pertaining to or associated with an event, business or purpose which is no longer ongoing and which has been inactive or out of business for a period of ninety (90) consecutive days or longer; or
 - (2) A sign which contains structural components but no display for a period of ninety (90) consecutive days or longer.
- b. **DAMAGED SIGN:** Any sign damaged more than fifty per cent (50%) of its value by any means.
- c. **FACADE:** The entire exterior surface of a particular side of a structure or establishment to be considered in the calculation of the maximum gross surface area of a wall, roof, or projecting sign or signs.
- d. **INDIRECTLY ILLUMINATED SIGN:** Any sign which is partially or completely illuminated at any time by a light source separate from the sign housing which is so shielded as to not be visible at eye level.
- e. **INTERIOR SIGN:** is a sign which is not intended to be viewed from outside the property, including any signs in interior areas of stadiums, arenas, and similar structures of a recreational nature and signs in agricultural fields used to identify crop varieties. Also included in this definition are indoor signs though such signs may be visible from outside through windows or doors.
- f. **MARQUEE:** A permanent roofed structure attached to and supported by the building and projecting over public property.
- g. **OFF-PREMISES SIGN:** A sign that directs attention to a business, commodity, service, or entertainment not exclusively located on the premises where such sign is located or to which it is affixed.
- h. **ON-PREMISES SIGN:** A sign which carries only advertisement that is incidental to a lawful use of the premises on which it is located, including signs or sign devices indicating the business transacted, services rendered, goods sold or produced on the premises, the rental or lease of products or building space, and/or name of the person, firm or corporation occupying the premises.
- i. **OWNER:** Any person(s), firm(s), corporation(s), or any other legal entity having legal title to or sufficient proprietary interest in a tract of land (including leasehold interests) or a sign.
- j. **SEMI-ILLUMINATED SIGN:** Any sign located on a building which building face is uniformly illuminated over its entire area, including the area of the sign, by use of electricity or other artificial light. Semi- illuminated signs shall be permitted in any location where illuminated signs are permitted.
- k. **SIGN:** Any advertising device or surface placed out-of-doors, on or off premises, or placed inside a building when in view of the general public, designed to attract attention. Included in this definition of "sign" shall be any structure used for said display and all sign supports.
- l. **SIGN, GROSS SURFACE AREA OF:** The gross surface area of a sign shall be the sum of all surface areas of the sign faces that are visible from the traveled way to which they face; except that ground or pole signs designed as double-faced signs shall have only one face of the sign be considered in determining the sign area. Each surface area shall include the total area within a single continuous perimeter enclosing the extreme limits of the sign elements.
- m. **SIGN AREA, MAXIMUM TOTAL GROSS SURFACE AREA:** Maximum allowed square footage of sign area permitted per zoning lot.
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- n. **SIGN, HEIGHT:** The height of a sign as measured from the lowest adjacent grade at the foundation of the sign to the highest element of the sign.
- o. **SIGN SETBACK:** The horizontal distance between a sign and a lot line(s), as measured from that part of the sign, including its extremities and supports, nearest to any point on an imaginary vertical plane projecting from said lot line(s).



- p. **SIGN STRUCTURE:** An element or assemblage of elements which supports or is capable of supporting a sign. A sign structure may be free-standing, attached to a building, an integral part of the building, or combination thereof.
- q. **VISIBILITY TRIANGLE:** The triangular area formed by the intersecting street right-of-way lines and a straight line joining said street right-of-way lines at points which are thirty (30) feet distant from the point of intersection, measured along said right-of-way lines.



- r. **ZONING ADMINISTRATOR:** See Article 1.

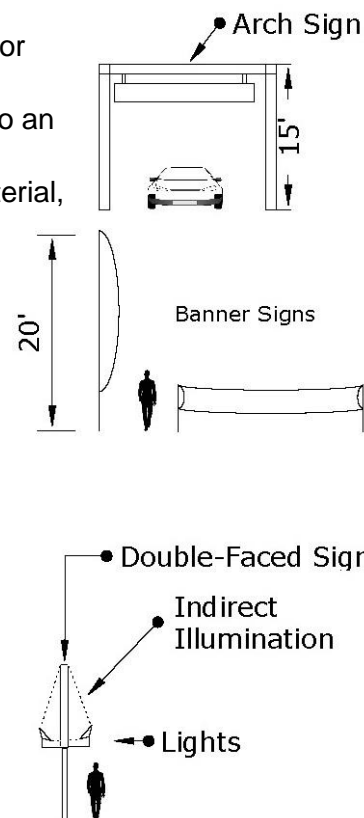
2. Classification of Signs:

- a. **Functional Types of Signs:** Functional types of signs include but are not limited to the following:
 - (1) **ADVERTISING SIGN:** A sign which directs the attention of the public to a business, profession, commodity, service, or entertainment conducted, sold, or furnished either on the premises where the sign is located or at a premises other than where the sign is located.

- (2) **ADVERTISING DECORATION:** Various materials used for temporary display and decoration, including streamers, banners, pennants, pinwheels, commercial flags, bunting, and similar devices.
- (3) **BILLBOARD:** An off-premise sign greater than thirty-two (32) square feet in area including but not limited to:
 - (a) Poster panels or bulletins normally mounted on a building wall or freestanding structure with advertising copy in the form of pasted paper, vinyl, paint, or a series of lights or electronically illuminated segments.
 - (b) Multi-prism signs, which are poster panels or bulletins normally mounted on a building wall or freestanding structure with advertising copy normally in the form of pasted paper or vinyl and alternating advertising message on the one (1) display area.
 - (c) Painted bulletins, where the advertiser's message is painted directly on the background of a wall-mounted or freestanding display area.
 - (d) Off-premise signs on motor vehicles, trailers or other structures not otherwise defined herein, when such motor vehicle, trailer or other structure is used for advertising purposes.
- (4) **OFFICIAL SIGN:** A sign erected, maintained and owned by a public entity within its own jurisdiction or, for a city or affiliated entity, within three (3) miles of the city limits.
- (5) **TEMPORARY SIGN:** A sign not intended or designed for permanent display.
- (6) **ELECTRONIC MESSAGE BOARD:** A sign with a fixed or changeable display composed of a series of lights or composed of electronically illuminated segments that may be changed through electronic means.

b. Structural Types of Signs: Structural types of signs include but are not limited to the following:

- (1) **ARCH SIGN:** Any sign located at the drive entrance to a farm, ranch or rural residence, either adjacent to or arched over the drive entrance.
- (2) **AWNING SIGN:** Any sign affixed directly on, painted on or attached to an awning.
- (3) **BANNER SIGN:** A sign of lightweight fabric or similar non-ridged material, not including paper or cardboard, which is usually temporary but may be considered permanent when affixed to a wall by a frame or to the ground by concrete anchors. Upright banner signs shall have a maximum height of twenty feet (20').
- (4) **CANOPY SIGN:** Any sign affixed directly on, painted on or attached to a canopy.
- (5) **CHANGEABLE COPY SIGN:** A sign designed to allow the changing of copy through manual or mechanical means.
- (6) **COMMERCIAL BALLOON SIGN:** An on-premises, temporary sign that is inflated and exceeds five (5) square feet in area, as measured at the largest cross-section, designed to advertise a specific product or service sold, produced or conducted on the premises. Commercial balloon signs may be tethered or mounted to a structure or the ground.
- (7) **DOUBLE-FACED SIGN:** A sign having two faces or sides designed for use as a sign message area.



(8) **GROUND SIGN:** A sign placed upon, or supported by the ground independently of any building or structure on the property. This includes a sign supported on poles or posts, the base of the face which is less than six (6) feet above ground level.

(9) **MARQUEE SIGN:** Any sign mounted on, painted on or supported by a marquee.

(10) **MONUMENT SIGN:** A free standing sign, permanently affixed to the ground, supported primarily by an internal structural framework or other solid structural feature, which may be integrated into the landscape. The maximum height from the lowest adjacent grade to the highest point of the structure shall not exceed fifteen feet (15'). The maximum width of the sign shall not exceed fifteen feet (15').

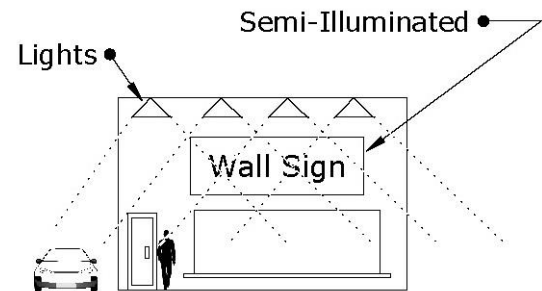
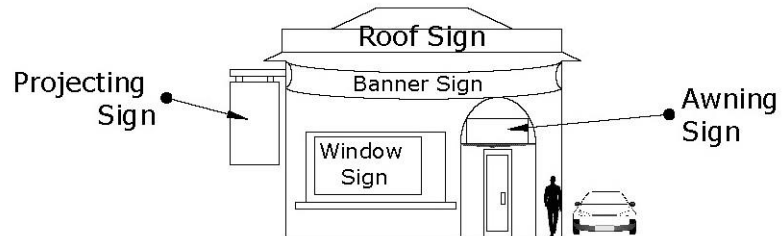
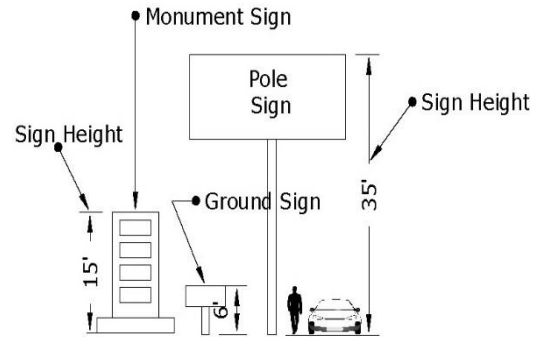
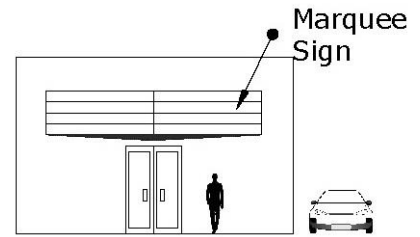
(11) **POLE SIGN:** A sign the base of the face of which is more than six (6) feet above ground level and is supported by poles, pylons, or posts and. The maximum height of which shall not exceed thirty-five feet (35').

(12) **PORTABLE SIGN:** An on-site sign designed in such a manner to be readily movable and not permanently attached to the property. Any non-permanent sign not classed as a temporary sign shall be deemed to be a portable sign.

(13) **PROJECTING SIGN:** Any sign that is wholly or partially attached to and dependent upon a building for support and which projects more than one (1) foot beyond the face of said building.

(14) **ROOF SIGN:** A sign mounted and supported wholly upon or over the roof of any structure.

(15) **WALL SIGN:** A sign attached to or painted on a wall in such a manner that the exposed face of the sign is in a plane approximately parallel to the plane of the wall.



20-104 General Sign Requirements:

1. **Traffic Safety:** No sign shall be maintained at any location where it may interfere with the view of, or where it may obstruct view of, or interfere with, mislead, or confuse traffic. No sign shall be placed in the visibility triangle as defined in these regulations, or project into said area unless the bottom edge of the projecting sign is at least ten (10) feet above the centerline grade of the intersecting streets and the sign supports are constructed to minimize the obstruction of the view of traffic.
2. **Clearance from Electrical Power Lines:** No ground, monument, or pole sign shall be located within eight (8) feet vertically and eight (8) feet horizontally of electrical wire or conductors in

free air carrying more than 48 volts, without regard to whether or not such wires or conductors are insulated or otherwise protected.

3. **Illuminated Signs:** Illuminated signs shall be shaded wherever necessary to avoid casting bright light upon property located in any residential district or upon any public street or park.
4. **Use of Spotlights and Floodlights for Illumination:** It shall be unlawful for any person to have any sign which is wholly or partially illuminated by floodlights or spotlights that interfere with the vision of pedestrians or vehicular traffic.
5. **Animated, Flashing, or Moving Signs:** No flashing signs, rotating or moving signs, animated signs, signs with moving lights, or signs which create the illusion of movement shall be permitted, including transitions on Electronic Message Board Signs. A sign whereon the current time and/or temperature is indicated by intermittent lighting shall not be deemed to be a flashing sign if the lighting changes are limited to the numerals indicating the time and/or temperature not more often than two (2) seconds. Transitions between messages on Electronic Message Board Signs that do not occur more often than every two (2) seconds and are not animated, which term shall include any movement or impression of movement, for example scrolling, fading, wheeling, bouncing, pulsing, turning, revolving, tumbling, rotating shall not be deemed to be flashing.
6. **Signs Not To Be Located Within Public Right-of-Way:** Any signs and supports which are located upon or over the public right-of-way, including streets, alleys and parkways, shall be prohibited; provided, however, the following exceptions shall be allowed:
 - a. Signs and supports required by governmental authority.
 - b. Signs on commercial vehicles or commercial trailers which denote the name and address of a bona fide business which owns or leases said vehicle when these vehicles are lawfully operated or parked and not used expressly for the purpose of advertising a product, service or activity.
 - c. Temporary signs no larger than four (4) square feet in area the height of which is not greater than thirty (30) inches from the lowest adjacent grade at the base of the sign shall be permitted in the public right-of-way only where roads under the jurisdiction of Jefferson County intersect and shall be placed no closer to the roadway than the official sign(s) marking the name of such roads and/or the official sign directing traffic to stop or yield. Where there are no such official signs temporary signs shall be placed no closer than ten feet (10') from the driving surface. Such signs shall be allowed **from Friday to Monday only**. No such signs shall be placed at the intersections of the right-of-ways between or among roads under the jurisdiction of Jefferson County and roads under the jurisdiction of the Kansas Department of Transportation (KDOT) unless documentation from KDOT allowing the sign is provided. **Such signs shall be removed by their installer.**
 - d. Temporary political signs no larger than four (4) square feet in area the height of which is not greater than thirty (30) inches from the lowest adjacent grade at the base of the sign shall be permitted in the public right-of-way only during the 45-day period prior to any election and the two-day period following any such election where roads under the jurisdiction of Jefferson County intersect and shall be placed no closer to the roadway than the official sign(s) marking the name of such roads and/or the official sign directing traffic to

stop or yield. Where there are no such official signs temporary political signs shall be placed no closer than ten feet (10') from the driving surface.

7. **Obstruction to Exit:** No sign shall be erected so as to obstruct any fire escape, required exit, window, or door opening intended as a means of egress.
8. **Obstruction to Ventilation:** No sign shall be erected which interferes with any opening required for ventilation.
9. **Signs on Trees, Utility Poles, or Official Signs:** No sign shall be attached to a tree or utility pole whether on public or private property, likewise no temporary signs shall be attached or affixed to any official sign.
10. **Corner and Through Lots:** On corner and through lots, each lot line that abuts a street or highway shall be considered a separate street frontage. On corner and through lots, restrictions that are phrased in terms of "signs per zoning lot" shall be deemed to permit the allowable number of signs facing each street or highway that abuts the lot.
11. **Maintenance Required:** Signs shall be maintained so as to be structurally sound and in a safe condition, and shall be kept in a state of un-deteriorated appearance by means of painting, sealing or coating and repair or replacement of damaged parts, panels or lights. In addition, the premises surrounding all ground signs shall be maintained by the owner thereof in a sanitary and uncluttered condition, free and clear of all noxious substances, rubbish, litter and weeds.
12. **Clearance Drop Zone for Pole Signs:** Pole signs shall be located so as to provide a clearance drop zone in all directions such that the pole sign would fall on the property on which it is located. This requires that the pole sign be setback from all property lines a minimum distance equal to the height of the pole sign. Signs may be placed closer only when an engineering study stamped by an engineer registered with the State of Kansas is provided to Staff showing the placement is such that the sign is designed not to fall into the public right-of-way or onto an abutting property.
13. **Classification of Signs:**
 - a. **Functional Types:**
 - (1) Advertising Sign
 - (2) Advertising Decoration Sign
 - (3) Billboard Sign
 - (4) Electronic Message Board
 - (5) Temporary Sign
 - b. **Structural Types:**
 - (1) Arch Sign
 - (2) Awning Sign
 - (3) Canopy Sign
 - (4) Changeable Copy Sign
 - (5) Commercial Balloon Sign
 - (6) Ground Sign
 - (7) Marquee Sign

- (8) Monument Sign
- (9) Pole Sign
- (10) Portable Sign
- (11) Projecting Sign
- (12) Roof Sign
- (13) Wall Sign

20-105 Procedural Requirements:

1. **Permit:** Except for signs listed in section 20-105(6) of this section, a sign permit shall be obtained from the Zoning Administrator prior to the construction, erection, and remodeling, relocating, expanding, or structural alteration of any sign. Fees for sign permits shall be as established by resolution of the Governing Body.
2. **Application for Permit:** Application for a permit shall be made in writing upon forms provided by the Zoning Administrator and shall contain, or have attached, such information as the Zoning Administrator shall deem necessary to show full compliance with this and all other applicable laws and regulations of Jefferson County, Kansas. This may include drawings indicating the sign location, dimensions, construction and structural design. If the Zoning Administrator deems it necessary, he may also require that a licensed engineer furnish information concerning structural design of the sign and the proposed attachments. No sign permit shall be issued until the appropriate fees have been paid.
3. **Issuance of Permit:** Upon the filing of an application for a sign permit, the Zoning Administrator or designate shall examine such plans and specifications, along with the premises upon which it is proposed to erect the sign, and other pertinent data, to determine if the provisions of the Sign Regulations of Jefferson County, Kansas, are complied with. If all such requirements are met, the permit shall be issued. If the work authorized by such permit is not started within 90 days from the date of its issuance, such permit shall become null and void. The issuance of the Sign Permit as required by these Regulations shall not act in lieu of any other permits or fees required by any other provisions of these Regulations or any other rules or regulations applicable to such sign and its placement.
4. **Permit Revocation:** If the Zoning Administrator shall find that any sign subject to this Article is unsafe or structurally unsound, is a menace to the public, or has been constructed or erected or is being maintained in violation of the provisions of this Article, written notice shall be given to the owner, occupant, or person-in-charge, specifying the problem. If such person fails to remove or alter the sign so as to comply with the provisions of this Article within thirty (30) days of such notice, the Zoning Administrator may cause such sign to be removed or altered to comply with this Article.
5. **Sign Removal:**
 - a. All abandoned signs and their supports shall be removed within thirty (30) days from the date of notification of abandonment by the Zoning Administrator. The Zoning Administrator may grant a time extension not exceeding an additional thirty (30) days for an abandoned, non-damaged sign. All signs structurally damaged shall be repaired or removed within thirty (30) days of the date of notification by the Zoning Administrator.

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- b. If the owner, occupant, or person-in-charge, after due notice, fails or refuses to correct a violation of this Article, the Zoning Administrator shall cause such signs and their supports to be demolished and removed. If such sign cannot be demolished because it is painted on a building or other non-sign structure, such sign shall be painted over or removed by sandblasting.
 - c. When in the opinion of the Zoning Administrator any sign is in such condition as to constitute an imminent hazard requiring immediate action to protect the public, he may erect barricades or cause the sign to be taken down, repaired, shored, or otherwise made safe without delay. Such action, under such circumstances, may be taken without prior notice to or hearing of the owner, agents, lienholders, and occupants.
 - d. Any cost incurred by the County associated with the demolition, removal or repair of any sign under the provisions of this Article shall be levied, certified, and collected as a special assessment against the lot or tract of ground upon which the sign was located. Said assessment, if not paid when due, shall be certified to the County Clerk for collection with other special assessments.
- 6. Exemptions from Permits:** The following signs shall be exempt from paying fees and obtaining a sign permit; however such signs shall be subject to the sign regulations, to the extent such sign regulations do not conflict with state or federal law. (This exemption shall not be construed as relieving the owner of the sign from the responsibility of meeting the structural and maintenance requirements as specified in these regulations):
- a. Advertising decoration signs, and any interior signs.
 - b. Signs placed in or upon windows of a commercial or industrial building, whether painted or attached, so long as 50% of the window area remains uncovered.
 - c. Temporary signs as outlined in this article for the individual zoning districts.
 - d. Political signs.
 - e. No more than one (1) nonelectrical sign per building or occupant not exceeding two (2) square feet in area.
 - f. Signs of a duly constituted governmental body, including directional signs for public buildings and uses, and other instructional or regulatory signs.
 - g. Advertising decorations, temporarily displayed during special event periods only, such as grand openings, holidays, carnivals and the like, with a limit of twelve (12) such events and a total time limitation of eight (8) weeks within any calendar year for any business or institution.
 - h. Flags or emblems of a government or of a political, civic, philanthropic, educational or religious organization, displayed on private property.
- 7. Exemption from Fees:** Signs for public, educational, charitable, or other 501(c)(3) Tax Exempt institutions shall be exempt from paying fees associated with a sign permit when located on the premises of such institution; however, a permit shall be obtained. This exemption shall not be construed as relieving the owner of the sign from the responsibility for its meeting the location, structural, and maintenance requirements as specified in these Regulations. Temporary signs as outlined in this Regulation are exempt from sign permit fees, however special event or conditional use permit fees may apply.

20-106 Design and Construction Standards: All letters, figures, characters, or representations in cutout or irregular form maintained in conjunction with, attached to, or superimposed upon any sign shall be safely and securely built or attached to the sign's structure.

20-107 District Regulations:

1. **Agricultural and Single-Family Residential Districts:** The following types of signs, along with applicable size, height, and setback requirements in districts zoned "AG", "RR", "SR", "R-1", "LL" and "V-1", are permitted:
 - a. **Functional Types:**
 - (1) Advertising Sign
 - (2) Advertising Decoration Sign
 - (3) Official Sign
 - (4) Temporary Sign
 - b. **Structural Types:**
 - (1) Arch Sign
 - (2) Ground Sign
 - (3) Wall Sign
 - c. **Number of Signs Permitted:** Except as otherwise provided in section 20-107.1.d(5), no more than two (2) ground signs, two (2) wall signs, and two (2) arch signs shall be permitted for each zoning lot having frontage on a public right-of-way. This provision shall not apply to signs that are exempt from permitting under section 20-105.6.
 - d. **Maximum Gross Surface Area:**
 - (1) **Advertising Sign:** Eight (8) square feet per sign for ground and wall signs and thirty-two (32) square feet per sign for arch signs.
 - (2) **Advertising Decoration Sign:** Eight (8) square feet per sign.
 - (3) **Official Sign:** One hundred (100) square feet per sign.
 - (4) **Off-Premise Sign:** Eight (8) square feet per sign. However, the maximum size of the sign at those locations subject to the Highway Beautification Act of Kansas shall conform to the requirements of the Kansas Department of Transportation.
 - (5) **Temporary Signs:** Non-exempt temporary signs shall be permitted as follows:
 - (a) No more than two (2) signs at a time up to six (6) square feet in size per zoning lot shall be allowed without a special use permit.
 - (b) Temporary signage in excess of the limits outlined above may be authorized via conditional use or special event permit.
 - e. **Maximum Height:**
 - (1) **Arch Signs:** Fifteen (15) feet.
 - (2) **Ground Signs:** Six (6) feet.
 - (3) **Wall Signs:** No portion of a wall sign shall be higher than the height of the top or ends of the wall section to which the sign is attached or affixed. In no case shall the sign be permitted to be placed on the roof.
 - f. **Required Setback:** Unless otherwise provided within this Article, no sign shall project beyond the property line of the lot on which it is located along all street frontages; nor closer than ten (10) feet from any side or rear property line.
 - g. **Illumination:** No sign shall be illuminated internally or otherwise emit light, however signs may be lighted indirectly with incandescent, fluorescent, or LED lights so long as illumination is not directed at abutting properties including those properties across any abutting right-of-way(s).

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2. **Commercial Office District:** The following types of signs, along with applicable size, height, and setback requirements in the districts zoned "CP-1", "CP-2" and "CP-3", are permitted:
- a. **Functional Types:**
 - (1) Advertising
 - (2) Advertising Decoration Sign
 - (3) Billboard Sign, subject to the provisions of Section 20-107(9) herein
 - (4) Electronic Message Board Sign
 - (5) Official Sign
 - (6) Temporary Sign
 - b. **Structural Types:**
 - (1) Awning and Canopy Sign
 - (2) Commercial Balloon Sign
 - (3) Changeable Copy Sign
 - (4) Ground Sign
 - (5) Marquee Sign
 - (6) Monument Sign
 - (7) Pole Sign
 - (8) Projecting Sign
 - (9) Wall Sign
 - c. **Number of Signs Permitted:** The following standards shall apply.
 - (1) **Awning and Canopy Signs, Marquee Signs, Projecting Signs, and Wall Signs:** No limit on the number of individual signs allowed on each building elevation having street frontage or fronting on a parking area; however the total area covered shall not be greater than twenty percent (20%) of each building elevation or more than two hundred (200) square feet in area, whichever is less.
 - (2) **Electronic Message Board (EMB) Signs:** No more than one (1) wall mounted and one (1) free standing EMB shall be permitted per zoning lot. Such signs shall not exceed one hundred (100) square feet in area and shall be equipped with automatic dimming technology or shall be set to not be brighter than 0.3 Foot candles above night time ambient lighting at one hundred (100) feet with an all-white screen for multi-colored signs and solid message for single-color signs as measured by an illuminance meter accurate to two (2) decimal places.
 - (3) **Off-Site Advertising or Billboard Signs:** See section 20-107(9) of this Article.
 - (4) **Commercial Balloon Signs:** See section 20-107(8) of this Article.
 - (5) **Ground Signs, Monument Signs, and Pole Signs:** Lots with 200 feet or less of public street frontage shall be permitted one ground sign, one monument sign, and one pole sign. Lots with more than 200 feet of public street frontage shall be permitted more than one ground sign, one monument sign, and one pole sign provided that a minimum separation of 150 feet shall be maintained between ground or pole signs on the same zoning lot. Further, a minimum separation of 50 feet shall be maintained between ground or pole signs on adjoining lots along the same public street frontage.
 - d. **Maximum Gross Surface Area:** The combined area of all signs, including temporary signage, shall not exceed two (2) square feet of area for each lineal frontage foot on the zoning lot, provided no single sign shall exceed a gross surface area of two hundred (200) square feet. In addition, the maximum size of the sign at those locations subject to the Highway Beautification Act of Kansas shall conform to the requirements of the Kansas Department of Transportation.
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- e. **Maximum Height:** No sign shall exceed thirty-five (35) feet in height, except for the following conditions:
 - (1) **Wall Signs:** No portion of a wall sign shall be higher than the height of the top or ends of the wall section to which the sign is attached or affixed. In no case shall the sign be permitted to be placed on the roof.
 - f. **Required Setback:** Unless otherwise provided within this Article, no sign shall project beyond the property line of the lot on which it is located along all street frontages; nor closer than five (5) feet from any side or rear property line.
 - g. **Illumination:** Illumination shall be permitted so long as illumination is screened from any abutting residential properties including residential properties across abutting right-of-ways.
3. **Industrial Districts:** The following types of signs, along with applicable size, height, and setback requirements in districts zoned "IP-1" and "IP-2" are permitted:
- a. **Functional Types:**
 - (1) Advertising
 - (2) Advertising Decoration Sign
 - (3) Billboard Sign, subject to the provisions of Section 20-107(9) herein
 - (4) Electronic Message Board Sign
 - (5) Official Sign
 - (6) Temporary Sign
 - b. **Structural Types:**
 - (1) Awning and Canopy Sign
 - (2) Commercial Balloon Sign
 - (3) Changeable Copy Sign
 - (4) Ground Sign
 - (5) Marquee Sign
 - (6) Monument Sign
 - (7) Pole Sign
 - (8) Projecting Sign
 - (9) Wall Sign
 - c. **Number of Signs Permitted:** The following standards shall apply.
 - (1) **Awning and Canopy Signs, Marquee Signs, Projecting Signs, and Wall Signs:** No limit on the number of individual signs allowed on each building elevation having street frontage or fronting on a parking area; however the total area covered shall not be greater than twenty percent (20%) of each building elevation or more than three hundred (300) square feet in area, whichever is less.
 - (2) **Electronic Message Board (EMB) Signs:** No more than one (1) wall mounted and one (1) free standing EMB shall be permitted per zoning lot. Such signs shall not exceed one hundred (100) square feet in area and shall be equipped with automatic dimming technology or shall be set between dusk and dawn to not be brighter than 0.3 Foot candles above night time ambient lighting at one hundred (100) feet with an all-white screen for multi-colored signs and solid message for single-color signs as measured by an illuminance meter accurate to two (2) decimal places.
 - (3) **Off-Site Advertising or Billboard Signs:** See section 20-107(9) of this Article.
 - (4) **Commercial Balloon Signs:** See section 20-107(8) of this Article.
 - (5) **Ground Signs, Monument Signs, and Pole Signs:** Lots with 200 feet or less of public street frontage shall be permitted one ground sign, one monument sign, and
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one pole sign. Lots with more than 200 feet of public street frontage shall be permitted more than one ground sign, one monument sign, and one pole sign provided that a minimum separation of 150 feet shall be maintained between ground or pole signs on the same zoning lot. Further, a minimum separation of 50 feet shall be maintained between ground or pole signs on adjoining lots along the same public street frontage.

- d. **Maximum Gross Surface Area:** The combined area of all signs, including temporary signage, shall not exceed two (2) square feet of area for each lineal frontage foot on the zoning lot, provided no single sign shall exceed a gross surface area of three hundred (300) square feet. In addition, the maximum size of the sign at those locations subject to the Highway Beautification Act of Kansas shall conform to the requirements of the Kansas Department of Transportation.
 - e. **Maximum Height:** No sign shall exceed thirty-five (35) feet in height, except for the following conditions:
 - (1) **Wall Signs:** No portion of a wall sign shall be higher than the height of the top or ends of the wall section to which the sign is attached or affixed. In no case shall the sign be permitted to be placed on the roof.
 - f. **Required Setback:** Unless otherwise provided within this Article, no sign shall project beyond the property line of the lot on which it is located along all street frontages; nor closer than ten (10) feet from any side or rear property line.
 - g. **Illumination:** Illumination shall be permitted so long as illumination is screened from any abutting residential properties including residential properties across abutting right-of-ways.
4. **Conditional Uses and Special Events:** A property with an approved conditional use permit shall be subject to the provisions of these sign regulations unless an alternative sign provision is expressly permitted within the conditional use permit. Temporary signage otherwise prohibited by these regulations may be authorized by Special Event Permit.
5. **Portable Signs:** Portable signs shall be prohibited.
6. **Commercial Balloon Signs:** Where permitted, commercial balloon signs shall be subject to the following provisions:
- a. Commercial balloon signs shall be limited to one balloon sign per zoning lot at any given time.
 - b. Commercial balloon signs shall be limited to a maximum of 160 square feet in area as measured at the largest cross section.
 - c. Commercial balloon signs shall be limited to seven (7) day permits issued no more than four (4) times per calendar year.
 - d. Commercial balloon signs shall be limited in height to a maximum of forty-five (45) feet above grade when mounted or tethered on a roof or structure, and to twenty-five (25) feet above grade when mounted on or tethered to the ground.
 - e. Commercial balloon signs shall be located no closer than one hundred (100) feet to the nearest lot line of any "RR", "SR", "R-1", "LL" or "V-1" zoning district.
 - f. Commercial balloon signs must be anchored and/or tethered in accordance with the commercial balloon sign manufacturer's recommendations.
 - g. Commercial balloon signs must be deflated and properly secured when wind speeds exceed forty (40) miles per hour or the manufacturer's maximum wind speed, whichever is less.

- h. Commercial balloon signs shall be located no closer than five hundred (500) feet to any hospital helicopter landing pad.
- i. Commercial balloon signs shall be located in accordance with all applicable Federal Aviation Administration regulations.
- j. Any gas used in commercial balloon signs must be non-combustible.
- k. Commercial balloon signs shall be fire retardant.
- l. Commercial balloon signs shall be located no closer than the height of the commercial balloon sign plus ten (10) feet from any electric power transmission line.

- 7. Off-Site Advertising or Billboard Signs:** Off-Site Advertising or Billboard signs shall be permitted only on property in the unincorporated portion of Jefferson County when said sign is identified on an approved development plan associated with a Conditional Use Permit, or on property zoned "CP-1", "CP-2", "CP-3", "IP-1" or "IP-2".
- a. All off-site advertising or billboard signs shall:
 - (1) Be located a minimum of seventy-five (75) feet from a residential structure.
 - (2) Be erected so that all elements of the sign and its structure remain on or over the lot on which the sign is constructed. No portion of any billboard sign shall encroach upon or over, or project over any public right-of-way.
 - (3) Have a maximum height of thirty-five (35) feet.
 - (4) Be free-standing structures only.
 - (5) Be limited to one advertising face per direction.
 - (6) Be lighted, if requested, so that the lighting is shielded as not to produce intensive or excessive light or glare on adjacent property or roadways.
 - b. In addition to the requirements of 20-107(7)(a) above, off-site advertising or billboard signs erected along or intended to be viewed from US 24, US 59, K-4, K-16, K-76, K-92, K-192, K-237, or K-245 shall be subject to the following additional requirements:
 - (1) The gross surface area of any off-site advertising or billboard sign shall not exceed 800 square feet, not including cut-outs and embellishments, which may not exceed twenty-five percent (25%) of the face area of such signs. In addition, the maximum vertical dimension of such shall be twenty (20) feet and the maximum horizontal dimension of an off-site advertising or billboard sign shall be sixty (60) feet, including cut-outs and embellishments.
 - c. In addition to the requirements of 20-107(7)(a) above, off-site advertising or billboard signs erected along or intended to be viewed from the rural major collector and/or rural minor collector roads in the unincorporated portion of Jefferson County shall be subject to the following additional requirements.
 - (1) The gross surface area of any off-site advertising or billboard sign shall not exceed one hundred sixty (160) square feet, not including cut-outs and embellishments, which may not exceed twenty-five percent (25%) of the face area of the sign. In addition, the maximum vertical dimension of such signs shall be ten (10) feet and the maximum horizontal dimension of such shall be twenty (20) feet. The total maximum height of the structure shall not exceed twenty-five (25) feet.
 - (2) There shall be a minimum separation of 1,320 feet between all off-site advertising or billboard signs along the paved roads on the County Highway System.
 - (3) Off-site advertising or billboard signs may be located on property in any zoning district by the approval of a Conditional Use, provided the zoning lot on which it is located is at least forty (40) acres in size.

- d. Off-site advertising or billboard signs proposed to be erected along or intended to be viewed from rural local roads shall be allowed only upon approval of a Conditional Use Permit for such off-site advertising or billboard sign following the procedures for Conditional Use Permit approval contained within these Regulations.

20-108 Nonconforming Signs: Every sign legally in existence at the time these Sign Regulations become effective may continue in existence subject to the following:

1. It shall not be altered structurally or moved unless it is made to comply with the provisions of these Regulations. However, the changing of the movable parts of an existing sign that is designed for such changes, or the repainting or changing of display matter shall not be deemed a structural alteration.
2. The lawful use of a sign existing on the effective date of these Regulations, although such sign does not conform to the provisions hereof, may continue; but if usage of such sign is discontinued for a period of six months, any future use of such sign shall be in conformity with the provisions of these Regulations.
3. No sign which has been damaged by fire, wind, explosion, or act of God to the extent that 50 percent or more of the sign is destroyed, shall be restored except in conformity with these Regulations. Any sign which has been damaged to an extent less than 50 percent may be restored to its condition which existed as a nonconforming use prior to its damage.