

STATE OF GEORGIA
COUNTY OF FULTON

AN ORDINANCE TO AMEND ARTICLE 33, SIGNS, OF THE SANDY SPRINGS
ZONING ORDINANCE

WHEREAS, the Mayor and City Council of the City of Sandy Springs find that from time to time it is necessary to amend sections of the Code to correct, clarify, and update the provisions of the Ordinance; and

WHEREAS, the Sandy Springs Design Review Board made recommendations to the Mayor and City Council regarding design standards for monument and other types of signs; and

WHEREAS, the Mayor and City Council find that the recommendations of the Board were necessary to ensure flexibility and creativity for businesses within the City.

NOW, THEREFORE, to accomplish the foregoing, the Mayor and City Council of the City of Sandy Springs, Georgia, pursuant to their authority, do hereby adopt the following Ordinance:

1.

Article 33, *Signs*, Section 3, *Definitions*, of the Sandy Springs Zoning Ordinance is hereby amended to read as follows:

SECTION 3: DEFINITIONS.

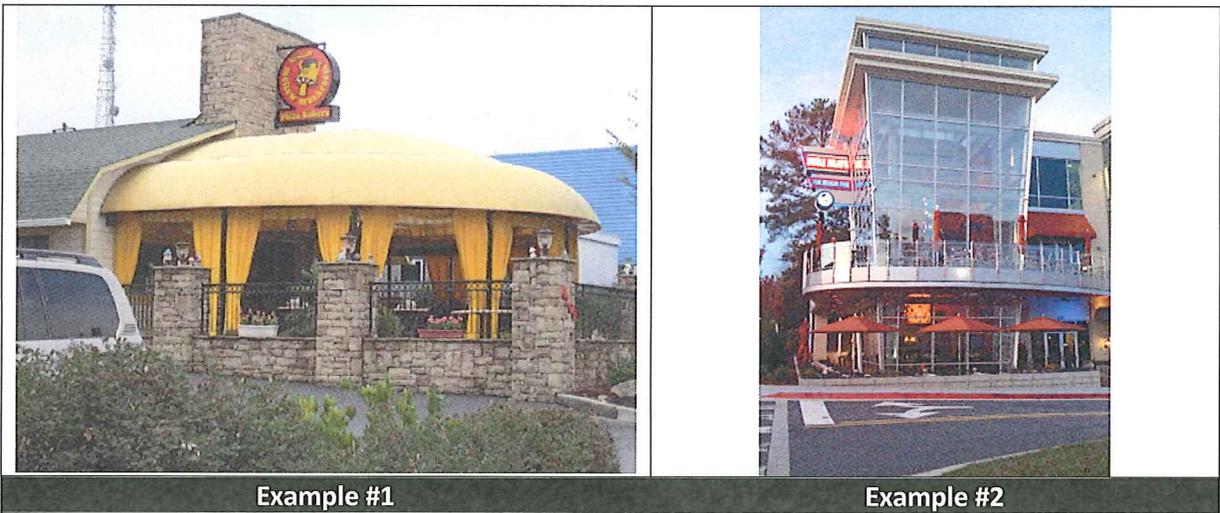
Monument sign (added 04/21/09, TA09-002, Ord. 2009-04-19). A freestanding sign mounted directly upon the ground and not attached to or a part of or supported by a building and designed in such a manner that the base of the sign face is flush with the supporting solid base which is flush with the ground. The base shall be at least as wide as the sign and shall be constructed of brick, stone, or other architectural masonry material.

| Architectural Treatment | |
|---|--|
|  |  |
| Prohibited | Permitted |

| Base/Face Alignment |
|---------------------|
|---------------------|



Projecting sign. Any sign which is projected from the wall of a building or structure.



2.

Article 33, *Signs*, Section 18, *Prohibited Signs*, of the Sandy Springs Zoning Ordinance is hereby amended to read as follows:

SECTION 18: PROHIBITED SIGNS AND DEVICES.

The following types of signs are prohibited in the City:

- A. Balloons, streamers or air or gas filled figures.
- B. Signs consisting in whole or in part of a series, line, or row of lights, whether supported by cables or other physical means, within one hundred fifty (150) feet of a street and visible therefrom. Notwithstanding the foregoing, holiday lights and decorations displayed not more than thirty (30) days before a holiday shall be exempted from this Section.
- C. Promotional beacons, search lights or laser lights or images.
- D. Audible signs.

- E. Signs in a public right of way, other than those belonging to a government, public service agency, or railroad.
- F. Signs mounted or located on a tree, utility pole, or other similar structure.
- G. Roof signs and signs which extend vertically above any portion of a roof or parapet of the applicable wall.
- H. Portable signs, including signs attached to any parked vehicle or trailer, so as to be visible from a public right-of way.
- I. Signs which depict obscene material.
- J. Signs which advertise an activity which is illegal under federal, state or local laws.
- K. Signs not in good repair, in violation of codes, or containing or exhibiting broken panels, visible rust, visible rot, damaged support structures, or missing letters.
- L. Abandoned signs.
- M. Animated signs, flashing signs, and changeable copy signs which change more than once per twenty-four (24) hours within one hundred fifty (150) feet of a road right of way.
- N. Signs which contain or are an imitation of an official traffic sign or signal or contain the words "stop," "go," "slow," "caution," "warning," or similar words in such a manner as to resemble official traffic control signs.
- O. Any sign utilizing LED technology and/or components, except those where the LED technology is the internal light source as defined by this ordinance for an opaque faced area of the sign.

3.

Article 33, *Signs*, Section 22, *Sign Location*, of the Sandy Springs Zoning Ordinance is hereby amended to read as follows:

SECTION 22: SIGN LOCATION.

- A. Obstructions to Doors, Windows or Fire Escapes.

No sign shall be erected, relocated, or maintained so as to prevent free ingress or egress from any door, window, or fire escape.

- B. Signs Not to Constitute Traffic Hazard.

No sign or any part thereof, except authorized traffic signs, shall be located in any government right-of-way. No sign may be located any closer than twenty (20) feet to an intersection as measured from the intersection of the two (2) rights-of-way.

- C. Setback (amended 04/20/10, TA10-, Ord. 2010-04-10).

Unless a more restrictive setback is specified in conditions of zoning or otherwise in this Article, all signs shall set back at least ten (10) feet from the right-of-way or twenty (20) feet from the edge of pavement if a private street and no sign shall project over the right-of-way. However, the Director is authorized by this Zoning Ordinance to consider an administrative variance to the sign setback requirements subject to the limitations of Section 12, Variance, subsection d. Standards, of this ordinance. In the Overlay Main Street District all signs shall set back at least three (3) feet from the right-of way. Temporary banners shall be exempt from the setback requirements, but shall not encroach upon the right-of-way.

4.

Article 33, *Signs*, Section 25, *Construction Standards*, of the Sandy Springs Zoning Ordinance is hereby amended to read as follows:

SECTION 25: CONSTRUCTION STANDARDS.

A. Building Codes

All signs permitted under this code shall be constructed and maintained in accordance with the applicable City building codes. The City may remove after due notice any sign which shows neglect or becomes dilapidated.

B. Faces

The face of sign shall be flat, with protrusions of no more than two (2) inches to allow for the texture of the sign and words, letters, figures, symbols, logos, fixtures, colors, or other design elements. No sign or other advertising structure shall be constructed so as to have nails, tacks, or wires protruding therefrom.

C. Illumination

Signs, when illumination is permitted, may be illuminated internally or externally. Each individual tenant shall be allowed one (1) window sign using exposed neon tubing not to exceed four (4) square feet in area and less than 25% of the aggregate window area.

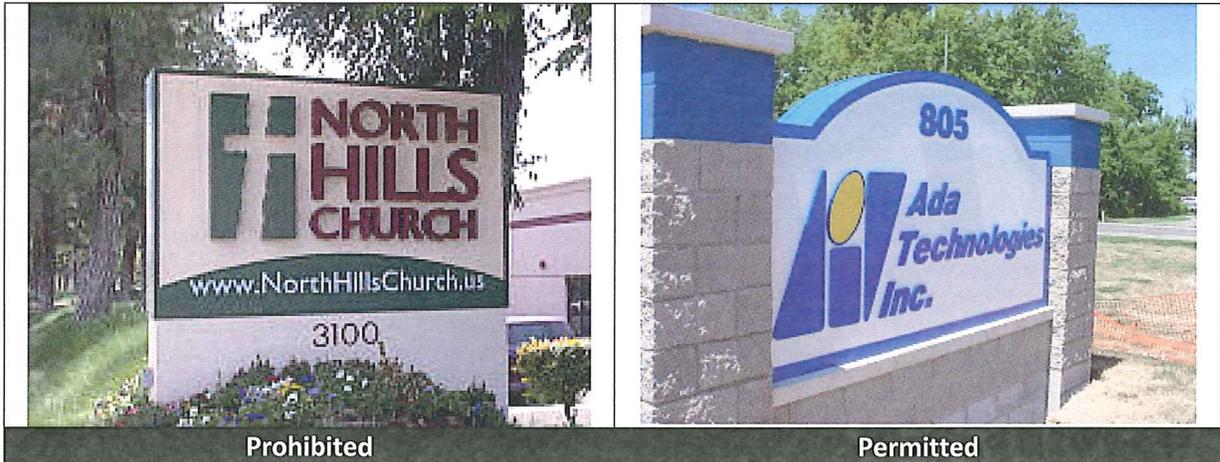
D. Landscaping (amended 04/21/09, TA09-002, Ord. 2009-04-19)

Landscaping and grass shall be maintained in front of, behind, underneath, and around the base of monument signs.

E. Addresses

For all commercial, office, industrial or multifamily residential developments, address numbers shall be posted horizontally on the top of the face(s) of the monument signs at the main entrance of each development. For developments that contain multiple addresses and/or building numbers, the range of addresses and/or building numbers shall also be posted on the top of the monument sign. Said numbers shall be visible from both directions of approach, at least six (6) inches in height, and be of a color that contrasts with the surrounding surface so as to be readily identifiable.

Address Location



5.

Article 33, *Signs*, Section 26, *Restrictions Based on Location*, of the Sandy Springs Zoning Ordinance is hereby amended to read as follows:

SECTION 26: RESTRICTIONS BASED ON LOCATION.

E. Mixed Use District

9. Suspended Signs. In a multi-tenant commercial or office building, one (1) suspended sign per entrance used shall be allowed. Suspended signs shall adhere to the following: not exceed three percent (3%) of the applicable wall area or forty (40) square feet, whichever is smaller; be uniform in size, material, color and shape and is placed in an equivalent location to other such signs located on the same building; be suspended from the eave or soffit of the building; and maintain a minimum of at least ten (10) feet above the finished floor elevation of the tenant space. The area of a Suspended Sign shall be deducted from the allowable area of a Wall Sign.

15. Projecting Signs. Businesses which have exterior entrances to a building are permitted one (1) Projecting Sign on the exterior wall of the business at least ten (10) feet above the finished floor elevation of the tenant space. Projecting Signs shall not exceed three percent (3%) of the applicable wall area or forty (40) square feet, whichever is smaller. The projection between the applicable wall and the inside edge of the projecting sign shall not exceed twelve (12) inches. The sign area of a Projecting Sign shall be deducted from the allowable sign area for the applicable wall. Projecting Signs shall not have changeable copy unless approved as a Marquee Sign.

F. Commercial and Industrial Park Districts

9. Suspended Signs. In a multi-tenant commercial or office building, one (1) suspended sign per entrance used shall be allowed. Suspended signs shall adhere to the following: not exceed three percent (3%) of the applicable wall area or forty (40) square feet, whichever is smaller; be uniform in size, material, color and shape and is placed in an equivalent location to other such signs located on the same building; be suspended from the eave or soffit of the building; and maintain a minimum of at least ten (10) feet above the finished floor elevation of the tenant space. The area of a Suspended Sign shall be deducted from the allowable area of a Wall Sign.

15. Projecting Signs. Businesses which have exterior entrances to a building are permitted one (1) Projecting Sign on the exterior wall of the business at least ten (10) feet above the finished floor elevation of the tenant space. Projecting Signs shall not exceed three percent (3%) of the applicable wall area or forty (40) square feet, whichever is smaller. The projection between the applicable wall and the inside edge of the projecting sign shall not exceed twelve (12) inches. The sign area of a Projecting Sign shall be deducted from the allowable sign area for the applicable wall. Projecting Signs shall not have changeable copy unless approved as a Marquee Sign.

H. Sandy Springs Overlay District (amended 04/21/09, TA09-002, Ord. 2009-04-19)

d. Suspended signs (amended 04/21/09, TA09-002, Ord. 2009-04-19). In a multi-tenant commercial or office building, one (1) suspended sign per entrance used shall be allowed for each tenant. Suspended signs shall adhere to the following: does not exceed three percent (3%) of the applicable wall area or forty (40) square feet, whichever is smaller; is uniform in size, material, color, and shape and is placed in an equivalent location to other such signs located on the same building; is suspended from the eave or soffit of the building; and maintains a minimum of at least ten (10) feet above the finished floor elevation of the tenant space. The area of a Suspended Sign shall be deducted from the allowable area of a Wall Sign.

e. Projecting Signs. Businesses which have exterior entrances to a building are permitted one (1) Projecting Sign on the exterior wall of the business at least ten (10) feet above the finished floor elevation of the tenant space. Projecting Signs shall not exceed three percent (3%) of the applicable wall area or forty (40) square feet, whichever is smaller. The projection between the applicable wall and the inside edge of the projecting sign shall not exceed twelve (12) inches. The sign area of a Projecting Sign shall be deducted from the allowable sign area for the applicable wall. Projecting Signs shall not have changeable copy unless approved as a Marquee Sign.

6.

All ordinances, parts of ordinances, or regulations in conflict herewith are repealed.

7.

Severability. Should any court of competent jurisdiction declare any section of this Ordinance invalid or unconstitutional, such declaration shall not affect the validity of the Ordinance as a whole or any part thereof, which is not specifically declared to be invalid or unconstitutional.

8.

Repeal of Conflicting Provisions. It is the intention of the Mayor and City Council, and it is hereby ordained that the provisions of this Ordinance shall become and be made a part of the Code of Ordinances, City of Sandy Springs, Georgia and the sections of this Ordinance may be renumbered to accomplish such intention.

9.

This Ordinance is effective March 6, 2012; and

APPROVED AND ADOPTED this the 17th day of April, 2012.

Approved:

Eva Galambos

Eva Galambos, Mayor

Attest:

Michael Casey
Michael Casey, City Clerk

(Seal)

