

06/30/2010

ORDINANCE NO. \_\_\_\_\_

AN ORDINANCE TO AMEND SECTION 134-178 OF ARTICLE VI OF CHAPTER 134 SIGNS, OF THE CODE OF ORDINANCES OF THE CITY OF ROCHESTER HILLS, OAKLAND COUNTY, MICHIGAN, TO MODIFY REGULATIONS FOR SIGNS PERMITTED ON OFFICE, PROFESSIONAL AND RESEARCH PREMISES, REPEAL CONFLICTING ORDINANCES, AND PRESCRIBE A PENALTY FOR VIOLATIONS.

THE CITY OF ROCHESTER HILLS ORDAINS:

Section 1. Section 134-178 of Article VI of Chapter 134 of the Code of Ordinances shall be amended as follows:

**Sec. 134-178. Signs permitted on office, professional and research premises.**

The following signs shall ~~not~~ be permitted on office, professional and research premises:

- (1) One monument sign per vehicle entrance (but no more than two signs per premises) identifying or advertising the tenant(s) or premises, which sign shall have an area not exceeding 20 square feet and a height not exceeding seven feet. In addition, for multi-tenant buildings, additional identification sign area not exceeding eight square feet per tenant may be located on the same sign structure. The total sign area of each such monument sign shall not exceed 100 square feet for the premises. Such monument signs shall be exempt from the setback requirements of the zoning ordinance in chapter 138 and the table in section 134-181, if applicable, but shall not be located in the proposed or existing right-of-way and required corner clearance. A monument sign shall be located on frontage facing a major street, unless there is no frontage on a major street.
- (2) Temporary signs.
- (3) One wall sign with a sign area not exceeding 20 square feet per tenant and a height that does not project above the roof or parapet. For buildings in excess of one story, each tenant shall be permitted additional wall sign area of 20 square feet per story occupied, with no single sign exceeding 100 square feet in area. Wall signs shall be located on frontage facing a major street unless there is no frontage on a major street.

When the property has a common boundary line with a freeway, and the wall sign(s) are mounted on a building elevation facing the freeway, the total wall sign area may be increased to an area not to exceed ten percent of the elevation to maximum of 200 square feet. This area may be used to identify the premises or tenants. No single sign on this elevation may exceed 100 square feet in area.

- (4) When a single story/single tenant building abuts two major streets, one sign of 20 square feet shall be permitted per elevation facing a major street.
- (5) No wall sign shall be placed on an elevation facing a residential district unless it is separated by a major street, unless there is not frontage to a major street
- (6) One changeable or electronic message sign of 32 square feet when placed on the same sign structure as the monument sign permitted in this section. Electronic message signs may display multi-colored messages where the words, letters or pictures are not in motion and are not changed more often than every ten seconds.

Section 2. Severability. This ordinance and each article, section, subsection, paragraph, subparagraph, part, provision, sentence, word and portion thereof are hereby declared to be severable, and if they or any of them are declared to be invalid or unenforceable for any reason by a court of competent jurisdiction, it is hereby provided that the remainder of this ordinance shall not be affected thereby.

Section 3. Penalty. All violations of this ordinance shall be municipal civil infractions and upon a determination of responsibility therefore shall be punishable by a civil fine of not more than \$500, or as otherwise prescribed herein.

Section 4. Repeal, Effective Date, Adoption.

(1) Repeal. All regulatory provisions contained in other City ordinances, which are inconsistent with the provisions of this ordinance, are hereby repealed.

(2) Effective Date. This ordinance shall become effective on \_\_\_\_\_, following its publication in the *Rochester Post* on \_\_\_\_\_, 2010.

(3) Adoption. This ordinance was adopted by the City Council of the City of Rochester Hills at a meeting thereof held on \_\_\_\_\_, 2010.

---

Bryan K. Barnett, Mayor  
City of Rochester Hills

CERTIFICATE

I HEREBY CERTIFY THAT THE FOREGOING ORDINANCE WAS ADOPTED BY THE CITY COUNCIL OF THE CITY OF ROCHESTER HILLS AT A MEETING THEREOF ON \_\_\_\_\_, 2010.

---

Jane Leslie, Clerk  
City of Rochester Hills