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## Planning Commission Work Session Agenda

Thursday, May 22, 2025 – 5:30pm

Community Development Office, 741 Main Street, Perry

- 1. Call to Order
- 2. Roll Call
- 3. Citizens with Input
- 4. Capital Improvement Projects Update
- 5. Old Business -
  - Continued discussion of Sign Standards for Large Retail (wall signs and monument signs)
- 6. New Business
- 7. Other Business
  - Review items for June 9, 2025, informational/public hearings
  - Update on City Council zoning decisions
- 8. Adjournment

(B) Wall, canopy, projecting and under canopy signs in nonresidential districts. Wall, canopy, projecting and under canopy signs in the nonresidential base zoning districts and PC, DD, NC overlay districts shall comply with the provisions of Table 6-9-3.

Zoning District	Sign Type	Maximum Number of Signs		Coning and Overlay Districts  Maximum Aggregate Square Feet of Signs per Wall			Illumination
		Multi-tenant or Multi- branded Building	Single-tenant Building	Tenant primary wall area up to 3,000 square feet	Tenant primary wall area 3,001 - 14,000 square feet	Tenant primary wall area over 14,000 square feet	Allowed
C-1, C-2 M-1, M-2 IMU, MUC, GU	Wall or Canopy	1 per tenant's or brand's exterior frontage and pickup window <sup>1</sup>	1 per customer entrance and pickup window <sup>2</sup>	10% of tenant exterior wall area	300 or 5% of tenant exterior wall area, whichever is greater	700 or 3% of tenant exterior wall area, whichever is greater	Internal or External; Canopy External Only
	Projecting <sup>3</sup>	1 per tenant or brand	1	6			
	Under Canopy <sup>3</sup>	1 per customer entrance or brand	1 per customer entrance	4			
LC, OI, NMU, NC Overlay	Wall or Canopy	1 per tenant's building frontage	1 per building frontage	100 or 10% of each wall face, whichever is less	200 or 5% of each wall face, whichever is less	N/A	Internal or External; Canopy External
	Projecting <sup>3</sup>	1 per tenant	1	6 4			Only
	Under Canopy <sup>3</sup>	1 per customer entrance	1 per customer entrance				
C-3, DD Overlay, HP Overlay	Wall or Canopy	1 per tenant's building frontage	1 per building frontage	1 for each linear foot of tenant's building frontage			External Only
	Projecting <sup>3</sup>	1 per tenant	1	6			
	Under Canopy <sup>3</sup>	1 per customer entrance	1 per customer entrance	4			
All Districts	Wall- mounted Flag	1 per tenant	1	24			External Only
	Window	n/a	n/a	20% of aggregate window area per tenant			Internal or External

<sup>&</sup>lt;sup>1</sup> Signs on multi-tenant or multi-branded buildings with multiple stories are limited to ground level tenants installed no higher than 15 feet from finished grade, plus one building identification sign not exceeding 3% of the building wall area per building wall.

<sup>&</sup>lt;sup>2</sup> Single-tenant buildings with primary wall area exceeding 3,000 square feet may include up to 5 additional signs on the primary wall.

<sup>&</sup>lt;sup>3</sup> Projecting signs and under canopy signs require 78" clearance from finished grade. Projecting signs shall not extent more than three feet from the building and shall not project into a vehicular use area.

## Sec. 6-9.10. Regulations for signs.

- (D) Calculation of area.
  - 1. The area of a sign is calculated by determining the area of the smallest rectangle which encloses the sign face and the structure surrounding the sign face. For example, the pole or base would not be included, but any frame holding the sign face in place would be counted. See examples:

## SIGN SIGN

- (E) Unusual-shaped signs. Unusual-shaped signs are signs that are any shape other than a rectangle, and include signs with projecting elements or features, round, oval, and triangular signs, signs with more than four sides, signs in the shape of an animal, object, or device, and so forth. For all such signs, the area is determined by calculating the area of the smallest rectangle that will completely enclose all elements of the sign face.
  - 2. The area of unusual-shaped signs shall be calculated based on the area within two connected rectangles created with no more than eight imaginary parallel or perpendicular lines which fully encompass all elements of the sign. See example:

