

## Sign Type Example: Home Builder/ Developer



From City of Richardson Ordinance No. 3885

Sec. 18-96. Sign Types Described.

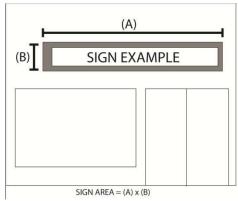
## (31) SUBDIVISION, HOME BUILDER, DEVELOPER SIGNS

- a. **Definition/Purpose:** Freestanding signs identifying the location of or direction to a subdivision, home builders' and developers' sites.
- b. Size:
  - i. Onsite: 96 square feet in area, 15 feet in height
  - ii. Offsite: 32 square feet in area, 15 feet in height
- c. Number:
  - i. Sites 30 acres or less: one sign
  - ii. Each additional 30 acres, or any part there of: one additional sign.
- d. Location: Signs may be placed onsite or offsite.
- e. Landscaping: N/A
- f. **Design:** N/A
- g. **Permit Required:** Yes.
  - i. Permits shall be granted for a maximum period of six-month intervals.
  - ii. Nonresidential signs shall be removed upon issuance of an occupancy permit for the nonresidential structure.

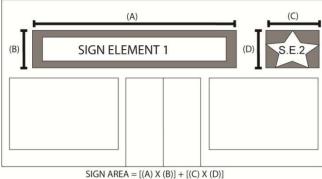
## Sec. 18-123. Sign Calculations.

- (1) **Attached Signs**: The information therein are provisions for calculating signage for attached, window, or any other attached sign contained in this chapter.
  - a. **Sign Area, Attached Sign (Single Element)**: Shall include the entire area within a single perimeter composed of squares or rectangles. Sign copy mounted or painted on a background panel or area distinctively painted, textured or constructed as a background for the sign copy shall be measured as the area enclosed by the smallest single rectangle that will enclose the outside dimensions of the background panel or surface, including sign trim or frame.

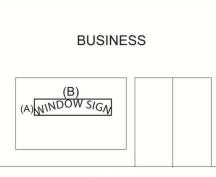




b. **Sign Area, Attached Sign (Multiple Elements)**: When signs are constructed of individual elements, the area of all sign elements, which together convey a single, complete message, shall be considered as a single sign. The sign area is determined by calculating the area enclosed by the smallest single rectangle that will enclose the outside dimensions of the background panel or surface, including sign trim or frame.

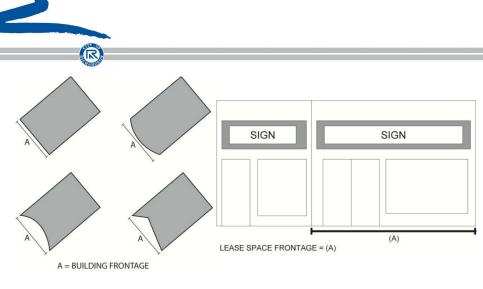


c. **Measurement of Signage on the Window**: The sign area is determined by calculating the area enclosed by the smallest single rectangle that will enclose the outside dimensions of the sign display.

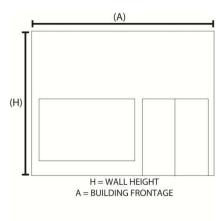


SIGN AREA = (A) x (B)

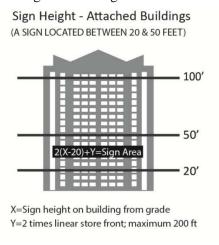
d. **Measurement of Building Frontage**: The building frontage shall be calculated using the width of the first story exterior wall. Exterior wall dimensions shall be measured at the base of the ground floor, excluding screened walls, fences, and other similar structures.



e. **Wall Area**: The wall area shall be calculated by the width of the exterior wall and height of the wall.



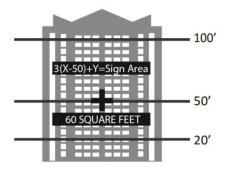
- f. **Attached Sign above 20 feet**: The sign area is determined by the calculation listed below for an attached sign located at a height above 20 feet within a Commercial or Local Retail Zoned District.
  - i. Increase in sign area for signs located between 20' and 50'.



ii. Increase in sign area for signs located between 50' and 100'

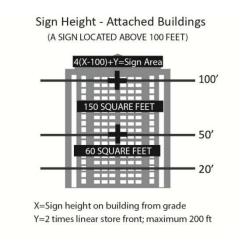


Sign Height - Attached Buildings (A SIGN LOCATED BETWEEN 50 &100 FEET)

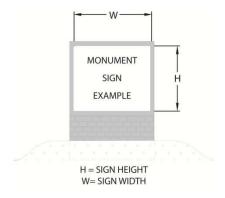


X=Sign height on building from grade Y=2 times linear store front; maximum 200 ft

iii. Increase in sign area for signs located above 100

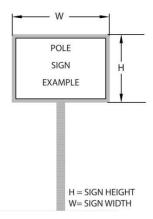


- (2) **Freestanding Signs**: The information therein are provisions for calculating signage for monument, pole, construction or any other freestanding sign contained in this chapter.
  - a. **Sign Area, Monument**: The sign area shall be the extreme outer dimensions of the freestanding structure, excluding the support structure and architectural features.





b. **Sign Area, Pole**: The sign area shall be measured as the area enclosed by the smallest single rectangle that will enclose the structure exclusive of the poles.



c. Sign Height: Height shall be the distance from the top of the sign structure to the lowest grade level of the base of the sign. The height of any monument base or other structure erected to support or ornament the sign shall be measured as a part of the sign height.

