

ORDINANCE 2010-29

AN ORDINANCE AMENDING SIGN REGULATIONS WITHIN THE VILLAGE OF WEST DUNDEE

WHEREAS, the Village of West Dundee, Kane County, Illinois, is a home rule municipality as contemplated under Article VII, Section 6 of the Constitution of the State of Illinois, and the passage of this Ordinance constitutes an exercise of the Village’s home rule powers and functions as granted in the Constitution of the State of Illinois; and

WHEREAS, there is a significant relationship between the manner in which signs are displayed and the value and economic stability of adjoining property, and;

WHEREAS, the regulation of signs is expected to enhance the economic vitality of existing business and industries by promoting the reasonably, orderly and effective display of street graphic and encourage better communication with the public; and

WHEREAS, the Village Board has reviewed existing regulations and has heard requests of the business community and wishes to support business endeavors within the corporate limits; and

WHEREAS, the Appearance Review Commission has provided the Village Board with a recommendation in favor of adopting these revised sign regulations; and

NOW THEREFORE BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES, VILLAGE OF WEST DUNDEE, KANE COUNTY, ILLINOIS, as follows:

SECTION 1: That Title 9 Chapter 4 of the West Dundee Municipal Code shall be amended in its entirety as set forth in Exhibit A.

SECTION 2: If any section, paragraph, subdivision, clause, sentence, or provision of this Ordinance shall be adjudged in any Court of competent jurisdiction to be invalid, such judgment shall not effect, impair, invalidate or nullify the remainder thereof, which remainder shall remain in full force and effect.

SECTION 3: This ordinance shall be in full force and effect upon its passage, approval, and publication in pamphlet form which publication is hereby authorized as provided by law.

PASSED by the Board of Trustees of the Village of West Dundee, Kane County, Illinois, and approved by the President of said Village this 20th day of December, 2010.

AYES: Trustees Voss, Gillam, Price, Osth, Hanley & Yuscka
NAYES: None
ABSENT: None

ATTEST:

Barbara Traver
Village Clerk

Larry Keller
Village President

Exhibit A**Title 9 Chapter 4
SIGN REGULATIONS**

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9-4-1: PURPOSE AND OBJECTIVE

The purpose of these Sign Regulations is to preserve, promote, and protect the public health, safety and welfare, to preserve and enhance the physical appearance of the Village and to create a positive economic and business climate by regulating outdoor signs of all types.

The main purpose of a sign is to help people find what they need without difficulty or confusion. These regulations are established to prevent an overload of graphic message in the environment without restricting freedom of expression. They also aim to reduce advertising distractions to help business avoid the “canceling out” effect of adjacent signs.

These regulations establish standards for the erection, display, safety and maintenance of signs to encourage the general attractiveness of the community and to protect property values. They are intended to meet the following objectives:

A. **Business Climate.** It is recognized that signs are an economical and effective means of communicating information and are an important asset to most businesses. The continued health of business and economic activities shall be encouraged by the use of signs which:

1. Clearly and efficiently identify and classify the goods, services, facilities, and locations available to the community.
2. Express the identity of business activities or the proprietors associated with those activities.
3. Increase opportunities for planned developments to determine policies for private signage.

B. **Effective Communication.** A reasonable, orderly and effective display of signs is to be promoted by authorizing the use of signs, which are:

1. Legible in the circumstances in which they are viewed and in their surroundings.
2. Recognizable as a necessary means of visual communication for the convenience of the general public taken as a whole, as opposed to the convenience of any individual person.
3. Communicate an image or a message about a business or service.

C. **Preservation of Village Character.** West Dundee has a unique character and quality of style. Sign control is part of a broader program of comprehensive planning, scenic roadway enhancement, historic preservation, planned development, and property maintenance. Therefore, signs should:

1. Promote a cohesive and aesthetic environment to promote the character of the Village as a whole.
2. Minimize the blighting influences of visual clutter, decay, and neglect.
3. Protect the value and integrity of architectural resources and preserve the character of the buildings and sites to which signs principally relate.

9-4-2: DEFINITIONS OF TERMS

Access Connection: Roadways, shared driveways, frontage drives, shared access easements, interconnecting parking lots, or some other means which encourages indirect access and circulation to abutting properties.

Alteration: Any change of copy, sign face, color, size, shape, illumination, position, location, construction, or supporting structure of any sign.

Animation: The presentation copy on signs displayed in a progression of frames which give the illusion of motion, including but not limited to the illusion of moving objects, moving patterns or bands of light, or expanding or contracting shapes.

Awning: Any roof-like structure made of cloth, metal or other material attached to the exterior wall of a building and erected over a window, doorway, or wall which may be fixed and unable to be retracted or retractable to a position against the building.

Canopy, Entrance: A roof-like cover that projects from the wall of a building over an entrance which is attached to a building and supported from the ground up.

Canopy, Freestanding: A freestanding, projecting or detached, structure which provides cover above an outdoor service area, such as at a gasoline service station. A marquee is not a canopy.

Commercial Frontage: The linear footage of a lot facing a public street or access connection owned or leased by a person, business or enterprise intended for commercial usage. A building on an interior lot has one commercial frontage, while a corner lot contains two (2) commercial frontages. In no case shall there ever be more than two (2) commercial frontages for any one lot.

Copy: Any combination of letters, numbers, symbols or images which is intended to inform, direct or otherwise transmit information.

Copy Area: The area where any combination of letters, numbers, symbols or images intended to inform, direct or otherwise transmit information copy is displayed.

Display Area: The display surface area encompassed within any geometric form which would enclose all parts of the sign. For a wall sign where there is no defined sign background the square footage shall be determined by multiplying the largest horizontal width by the largest vertical height. The structural supports, trim or other ornamentation shall not be considered part of the display area if it is kept to a minimum to support the sign. If the structural supports are ornamental in nature and determined to be a **sign enhancement feature** and not part of the minimal support system, then these sections shall be considered part of the display. In the case of a two (2) sided sign or double faced sign where only one sign face is visible from each direction, the advertising display area of only one side (or the larger side if different) shall be calculated for the purposes of this Chapter.

Erect: To build, construct, attach, hang, place, suspend, or affix and shall also include the painting of wall signs.

Face: The area or display surface used for the message.

Graphic Element: Any word, symbol, number, logo, or other pictorial representation that is used as copy.

Height: The vertical distance measured from the lowest adjacent grade to the highest point of the sign or sign structure.

Historic Area: Generally described as all properties with frontage on Main Street (Route 72) between the Fox River and Eighth Street (Route 31).

Illumination: Shall refer to any source of artificial light used to illuminate a sign, but may be divided into two (2) types:

A. Direct Illumination: Any source of artificial light either by means of exposed tubing or lamps on its surface or by means of illumination transmitted through transparent faces.

B. Indirect Illumination: Any surface which reflects light from a source intentionally directed upon it, such as: floodlights, gooseneck reflectors, or externally mounted fluorescent light fixtures.

Large Footprint Buildings: Commercial, industrial or office buildings with at least 30,000 sq. ft. of interior space.

Linear Frontage, building: That portion of building footage occupied by a single business tenant having a public entrance within a building.

Linear Frontage, sites: That portion of lot footage that parallels a public road.

Lot: A designated parcel, tract or area of land established by plat, subdivision, or as otherwise permitted by law, to be separately owned, used, developed or built upon.

Lot Quadrant: One of four sides of a lot when divided evenly horizontally and vertically.

Marquee: A permanent roof like projection above a theater entrance that usually displays a changeable message to provide details about a currently featured entertainer, film, play or similar performance.

Master Signage Plan: A signage plan for one or more properties with signs designed as an integral part of the site plan and architecture for the development or redevelopment of property.

Sight Triangle: A triangular-shaped portion of land established at street intersections in which nothing is erected, placed, planted, or allowed to grow in such a manner as to limit or obstruct the sight distance of motorists entering or leaving an intersection.

Special Event: An assembly or parade, mall attraction, merchant organized function, held on public or private property which is open to the public and/or where food and liquor sales would be permitted, and/or hours would be extended past dusk, and/or corporate sponsorship would be allowed.

Spring Hill Mall: The enclosed regional shopping center located generally along Route 31, Huntley and Route 72.

String Lights: Electric lights connected by a strand and designed to be displayed on a temporary basis during holidays or festivals but not including all outdoor architectural or landscaping enhancement lighting which are part of a landscape or building elevation design and hardwired for permanent display.

Roofline: The highest edge of the roof or the top of parapet, whichever establishes the top line of the structure when viewed in a horizontal plane.

Setback: The minimum distance required between any property line and any portion of a sign or sign structure.

Shopping Center: Two or more separate businesses, utilizing a common parking area, and being under single ownership or control. The businesses may be in the same building or in more than one building, but must be located on the same zoning lot.

Signage Plan: A graphic representation showing a comprehensive detailed presentation of all signage proposed for a particular lot.

Sign Enhancement Feature: Any portion of a sign structure intended to improve or draw attention to the physical appearance of a sign including roofs, moldings, lattice, columns or other decorative features.

Structure: The supports, uprights, bracing, or framework of any structure exhibiting a sign, be it single-faced, double-faced, or V-type or otherwise.

Tenant Sign Criteria: Standards regulating features of tenant signage within a commercial center as determined by the owner or manager of the property.

Wall Area: The square footage of the front of the building or store unit, computed by multiplying the lineal frontage by the height extending from finished grade to the exterior ceiling line of the first story.

Zoning Lot: A parcel of land (whether legally described and subdivided as one or more lots or parts of lots) located within a single block, occupied by or intended for occupancy, by one principal building or principal use and having its principal frontage upon a street.

9-4-3 TYPES OF SIGNS: DEFINITIONS

Sign: Any surface, fabric, device, or display containing letters, words, pictures, designs or combinations thereof used to identify, inform, advertise, or promote the interest of any person, business, profession, product or service when the same is placed in view of the general public. Included within the definition of sign are the following types of signs:

Abandoned Sign: Any sign that no longer identifies or advertises a location, product, or activity conducted on the premises on which the sign is located.

Awning Sign: Any sign with copy mounted, painted, or otherwise applied on or attached to an awning.

Balloon or Inflatable Sign: Any airborne floatation device sign that directs attention to a business, commodity, service, or entertainment conducted, sold, or offered.

Banner Sign: Any sign with or without copy, characters, letters, illustrations or ornamentations applied to cloth, plastic, or fabric of any kind but not including streetscape banners attached to municipal street lights or poles.

Bench Sign: A seat or back of a seat with copy placed on or adjacent to a public right-of-way.

Billboard or Advertising Sign: A sign, other than a permitted directional sign, which directs attention to a business, commodity, service or activity not conducted, sold or offered upon the premises where such sign is located.

Blade Sign: A vertically oriented wall sign affixed to and projecting from the wall and secured so movement does not occur.

Building Marker Sign: Names of buildings, dates of construction, commemorative tablets and the like carved into stone, concrete, or similar material or made of bronze, aluminum, or other type of construction and made an integral part of the building or structure.

Bulletin Board Sign: Any sign of a bulletin board nature setting forth or denoting the name of or simple announcement for any public, charitable, educational or religious institutions when located on the premises of such

institution.

Business Promotional Sign: A temporary sign announcing a special offer or discount as the main message of the sign.

Canopy Sign: Any sign attached to a freestanding canopy or onto an entrance canopy.

Car Sign, Adverting: Any sign, letters or device painted on or attached to a vehicle and parked in such a manner as to function as a sign and direct attention to a business, sale, special event, promotion or discount.

Car Sign, Identification: Any sign including license plates, vehicle stickers, parking permits, vehicle wraps, delivery identification and/or other types of professionally installed signs intended to be permanent in nature and not easily removed that is painted on or attached to a vehicle used for transporting people or materials in the normal day to day operations, is moved throughout the day during the regular course of business, and is not specifically parked to function as a freestanding sign. Such signs may identify a business name, location, phone number, logo or slogan for the business.

Changeable Copy Sign: Any sign that is designed so that characters, letters, or illustrations can be changed or rearranged without altering the face or the surface of the sign. Changeable copy signs can be divided into two (2) types:

A. Electronic: A series of individual lights, when programmed and lit, form letters, words, phrases, numbers or pictures that compose an advertising, announcement, graphic displays, or other type of message. The message itself can be changed without otherwise altering or changing the face of the sign.

B. Manual: A series of plastic, metal or other type material letters that are manually arranged to form letters, words, phrases, numbers or pictures that compose an advertising, announcement, or other type of message. The message itself can only be changed manually by rearranging the components on the sign itself, without otherwise altering or changing the face of the sign.

Civic Event Sign: A temporary sign posted to advertise a civic event sponsored by a public agency.

Construction Sign: Any temporary sign erected on the premises during the period of active construction, alteration, or repair displaying only information about the development and the names of architects, engineers, contractors or similar information.

Contractor Signs: Temporary signs of contractors or artisans displayed during the period such contractors or artisans are performing work on the premises on

which such signs are displayed.

Development Identification Sign: A sign which, by means of symbol or name, but no additional copy identifies a shopping center, commercial area, industrial park, residential neighborhood or other planned development.

Double-Faced Sign: A sign constructed to display its message on the outer surfaces of two identical and opposite parallel planes.

Dilapidated Sign: A sign where elements of the display area or panel are visibly cracked, broken, or discolored, where the support structure or frame members are visibly corroded, bent, broken, torn, or dented, or where the message can no longer be read under normal viewing conditions.

Directional Sign: Any sign directing traffic movement. Examples of directional signs are; entrance/exit signs, handicapped parking, compact car parking, bicycle/motorcycle parking, drive-up window signs (excluding menu signs).

Directory Sign: Any group of two (2) or more sign panels, identifying individual businesses, contained within or attached to a single sign structure. A directory sign may be component of or attached to identification sign.

Easel Signs: A temporary sign with a single side display area supported by a three legged support brace.

Exterior Glass Signs: Any stick on or glue on individual letters of vinyl, paper, cloth, or other material placed upon any exterior glass or windows.

Flags, Institutional: National flags, flags of political subdivisions, and symbolic flags of any institution, and sport teams.

Flags, business: Flags displaying company logos or other sign copy for purposes of advertising or business promotion.

Flashing Sign: Any illuminated or moving sign, where the artificial light is not kept stationary or constant in intensity and color or that flickers, flutters or strobes, but not including electronic changeable copy signs if they comply with provisions herein.

Fence Sign: Any sign attached or painted on a fence.

Freestanding Signs: A classification of sign types that includes any sign supported by posts, poles, pylons, uprights, braces or other supports placed upon and anchored to the ground and not attached to any building. Temporary signs, portable signs, and trailer signs shall not be considered freestanding signs.

Fuel Pump Sign: A sign affixed to or mounted on a fuel pump.

Fuel Station Price Sign: A changeable copy sign advertising gasoline prices.

Garage Sale Signs: Any sign announcing the sale of household items that has been used by the resident at a private residence.

Grand Opening Sign: A temporary sign announcing the opening of a new business or re-opening under new management or after renovation or remodeling.

Ground Sign: A low profile freestanding sign, other than a pole sign, in which the entire bottom is in contact with or is close to the ground.

Hanging Sign: A freestanding sign supported by the extended arm of a single post.

Hazardous Sign: A sign or sign structure that by reason of inadequate maintenance, dilapidation, or obsolescence creates a hazard to public health, safety, or welfare.

Home-based Business Sign: A sign that identifies a permitted home occupation.

Identification Sign: A sign that identifies the establishment by displaying the name of the establishment.

Informational Sign: A sign stating the hours of operation of an establishment, emergency telephone numbers, credit card usage or other information of a similar nature.

Internal Sign: A sign that is not intended to be viewed from any public right-of-way or from any adjacent property, including any signs in interior areas of shopping centers, commercial buildings, stadiums, and similar structures or interior outdoor areas of a recreational nature.

Kiosk: A sign consisting of three to five sides that lists names of businesses located on a property or in a building or provides advertising for products.

Marquee Sign: A changeable copy sign that announces an ongoing or forthcoming entertainment event to occur on the premises upon a marquee structure (*see definition of marquee*).

Menu Board Sign: A permanent sign listing food or other products available at drive through facilities.

Monument Sign: A freestanding sign with height greater than width and

supported primarily by an internal structural framework or other solid structural features other than support poles.

Moving Sign: Any sign or sign component with manual or automatic moving structural elements that rotates revolves or otherwise is in motion in any manner including movement caused by a person holding the sign.

Nameplate: A sign indicating the name and address of a building; or the name of an occupant thereof, and the practice of a permitted occupation therein. The listed occupation must be in generic terms, not company specific or with logos or advertising of any kind.

Neon Sign: A sign containing glass tube lighting in which a gas and phosphors are used in combination to create colored light.

Nonconforming Sign, legal: Any sign or type of sign which was lawfully erected prior to the adoption of the ordinance and does not conform to the regulations of this Chapter.

Nonconforming Sign, illegal: Any sign or type of sign illegally erected in violation of the sign regulations in place at the time of construction.

Off -Premises Sign: Any sign that directs attention to a use, business, commodity, service or activity not located, sold or offered upon the premises or zoning lot where the sign is located. A directory sign or a shopping center identification sign located on the same zoning lot as the subject building shall not be considered an off premises sign even though the landowner may be different from the building owner.

On Premises Sign: Any sign that relates solely to a use, business, or profession conducted or to a principal commodity, service or entertainment sold, provided or offered upon the premises where the sign is located.

Open House Sign: A temporary sign, on-premise or off-premise used to advertise the sale of a real estate and direct traffic to the property for sale.

Painted Wall Sign: A sign applied directly to a building wall with paint.

Pennants And Streamers: Miniflags, with or without a logo, made of flexible materials and usually suspended from one or two corners, used in combination with other such signs to create the impression of a line.

Permanent Sign: A sign constructed of durable material and intended to exist for the duration of time that the use or occupant is located on the premises.

Pole Sign: Any sign that is mounted on a freestanding pole or other support so that the bottom edge of the sign face is six ft. or more above grade.

Political Campaign Sign: A temporary sign announcing or supporting candidates or issues in connection with any national, state, or local election.

Political Message Sign: A sign, other than a political campaign sign that expresses a noncommercial message regarding an issue of political or public concern.

Portable Sign: Any sign not permanently attached and designed to be moved from place to place.

Projecting Signs: Any sign attached to a wall of a building or the underside of a projecting roofline or awning in which the face of the sign is not parallel to such wall.

Public Signs: Any sign of a noncommercial and public nature that identifies a point of interest, regulates public activity or warns the public of potential danger. Examples of public signs include traffic control signs, historical markers, street signs, danger signs, memorial plaques, no trespassing signs, and the like, and all signs erected by or on order of a public officer in the performance of a public duty.

Real Estate Sign: A temporary sign that lists the availability of sale, lease, or a specific parcel, building, or portion of a building and the name, address, and telephone number of owner or listing of real estate broker.

Real Estate Sign, On-Site: A sign announcing the availability of the property upon which the sign is located.

Real Estate Sign, Off-Site: A sign announcing the availability of the property other than the property upon which the sign is located.

Roof Sign: Any sign erected wholly upon and over the roof of any building and supported solely on the roof structure. A roof sign extends above the roofline of a building, but does not include a sign attached to the fascia overhanging the main part of the building. Signs mounted on mansard roofs, awnings, canopies or marquees shall not be considered roof signs.

Rotating Sign: A sign or sign part that rotates, revolves or spins.

Sandwich Board Sign: An temporary advertising or business ground sign designed to be portable and constructed in such a manner as to form an "A" or a tent-like shape, hinged or not hinged at the top; each angular face held at an appropriate distance by a supporting member.

Searchlight Signs: Searchlights used to announce, direct attention to, or advertise business.

Snipe Sign: An off-premises sign that is tacked, nailed, posted, pasted, glued, or otherwise attached to trees, poles, stakes, fences, or to other objects or illegally placed in the parkway.

Special Event Sign: A temporary sign announcing a limited time event open to the public sponsored by a private organization or business.

Surface Mounted Sign: Any sign fastened to the wall of a building.

Temporary Sign: Any sign designed to be portable or disposable and is on display for only a short period of time.

Tracker Sign: An offsite subdivision identification sign used to advertise availability of homes for sale.

Trailer Sign: Any sign affixed to a trailer that can be wheeled into place.

Two-Pole Sign: A freestanding sign with a double faced sign panel mounted on two identical poles with space between the ground and the bottom of the sign panel.

Wall Sign: Any single faced sign attached to and erected parallel to the face of, and confined within the limits of, an outside wall of any building and supported by such wall or building, but not including window signs. Any wall sign that projects away from the wall more than 12 inches shall be considered a projecting sign.

Wind Sign: Any display or series of displays, banners, flags, balloons, or other objects designed and fashioned in such a manner as to move when subjected to wind pressure including but not limited to whirligigs.

Window Sign: Any advertising, informational or identification sign attached to or affixed to, or painted on, or placed inside an exterior door or window and which can be seen from the exterior or located in such manner within a building that it is visible from the exterior of the building through a window, but excludes merchandise in a window display.

A. Permanent Window Sign: Any sign attached to or affixed to or painted on or placed behind the window or door glass that is intended to exist for the duration of time that the use or occupant is located on the premises.

B. Temporary Window Sign: Any sign other than a permanent window sign, such as plug in electric, posters, or banners placed inside an exterior door or window which can be seen from the exterior and is designed to be portable or disposable and used for a short period of time.

9-4-4- PROHIBITED SIGNS

The following types of signs are prohibited. Also prohibited is any sign not expressly permitted by this Chapter.

Abandoned Signs

Balloons or inflatable signs except holiday displays in residential areas

Bench Signs

Billboard Signs

Car Signs, advertising

Dilapidated Signs

Exterior Glass Signs except as permitted as temporary signs

Flags, business

Flags, institutional oversized in excess of 40 sq. ft.

Flashing Signs, except for electronic message signs that are displayed and maintained consistent with regulations of this Chapter.

Fence Signs

Hazardous Signs

Moving Signs

Neon outlining of windows or doors with tubing.

Off Premises Signs, except for not for profit special event signs, civic event signs garage sale signs and open house signs.

Painted Wall Signs

Pennants and Streamers except when used for safety and precautionary purposes

Public Right of Way Signs except public signs, civic signs daily temporary signs, garage sale signs and open house signs displayed and maintained consistent with regulations of this Chapter and political signs as allowed by state statute.

Real Estate, Offsite Signs including tracker signs but not including off site open house signs that are displayed and maintained consistent with regulations of this Chapter

Roof Signs

Rotating Signs

Searchlight Signs

Snipe Signs

String Lights, exterior except those that are part of a temporary display in conjunction with traditional accepted civic, patriotic or religious holidays for duration not to exceed 90 days.

Trailer Signs

Wind Signs

9-4-5 GENERAL RULES FOR ALL SIGNS:

A. Classification of Signs: Signs shall be classified and permitted in accordance with the regulations set forth in this Chapter. Only those signs specifically permitted shall be allowed. The classification of signs and sign regulations shall be in accordance with the various use areas designated herein.

B. Private Sign Covenants or Tenant Sign Criteria: Nothing in this Chapter shall be construed to prevent the owner or property manager of a shopping center, multiple business center other similar multitenant or multi-user property, or other business, industrial or institutional use to impose and enforce private sign covenants upon such property or other business, industrial or institutional use to impose and enforce private sign covenants upon such property which may be more restrictive or which may set higher standards than the provisions of this Chapter. However, in the case of conflict between these regulations and the private sign covenants, the more restrictive regulations or the higher standards shall govern. The Village shall not be responsible for enforcement of private sign covenants.

C. Location for Signage: No signs shall be allowed in the sight triangle for a property or site or in a public parkway

9-4-6 SIGNS NOT SUBJECT TO PERMIT

The following types of signs shall not be subject to a permit. They shall, however meet any requirements incorporated in the following sign descriptions and all other provisions of this Chapter.

Building Marker Sign: Building marker signs may be cut into masonry surfaces and shall not exceed three (3) sq. ft. in area. Only one marker per elevation is permitted with two markers per building allowed. Marker signs not in compliance with these regulations require permit and possible Appearance Review.

Civic Event Signs for events sponsored by schools and public agencies including the park district. Size and time period for display regulations are not applicable. Public agencies may permit other Not for Profit partners operating on a seasonal schedule to also display signs.

Contractor Signs: One sign allowed per premise. Sign must not exceed nine (9) sq. ft. in area, must identify the contractors engaged in the construction on the premises where the sign is located, and must be removed at the time of approval of the final inspection.

Daily Temporary A sign that is placed in front of a business on a daily basis and taken in nightly. Only one sign is permitted per address, two (2) such signs are permitted in the B-1 district where a second customer entrance at the rear is used; this second sign must be displayed at the rear. Such sign may utilize the sidewalk immediately in front of the business for display but must not create an obstruction for pedestrians. This type of sign shall not exceed twelve (12) sq. ft. in total display area of all visible sides, and be displayed no further than ten ft. (10') from the entrance to the store or business. Examples:

A. Sandwich board maximum size twenty four inches by thirty six inches (24" x 36") with display copy on two (2) sides.

B. Three (3) legged easel with a single side display area not to exceed thirty six inches by thirty six inches (36" x 36").

All such signs shall be constructed with durable materials designed to withstand outdoor weather conditions. Paper or similar easily decomposed displays are not permitted. In addition, other materials designed to draw further attention to the signs such as balloons, streamers, pinwheels, etc., are not permitted. The font on the sign shall be at least three inches (3") per letter to aid in visibility.

Displays or Decorations for Holidays and Special Occasions, Temporary: Do not require a permit but are subject to the following:

A. Temporary displays or decorations customarily associated with any national, state, local or religious holiday or celebration shall be erected no earlier than forty-five (45) days before and displayed no longer than ninety (90) days in total.

B. Temporary displays or decorations announcing special occasions including but not limited to the birth of a child, birthdays or weddings shall be displayed for a maximum of ten (10) days.

Flags, Institutional: Shall not exceed sixty (60) sq. ft. in area.

Garage Sale Signs: Garage sale signs may be posted for sales that are taking place in West Dundee only. Signs may be displayed for four (4) days but must be displayed only on the days when the sale is actually taking place. A maximum of five (5) signs are allowed to be displayed on the property holding the sale and/or near major intersections on public property, signs are not allowed on poles.

Home Occupation Signs: Such signs to be used as identification signs for informational purposes not for advertising. Must be wall signs and displayed within two (2) ft. of the address numbers at the main entrance of the home or entrance to the business. Such signs shall not exceed two (2) sq. ft. and shall only state the name of the businesses or occupation.

Informational Signs: There shall be a maximum of one per public entrance. When displayed in a window or a glass door, the copy shall be included in total window coverage calculation.

Internal Signs: Shall include internal identification, kiosk, directional and advertising signs within enclosed buildings or enclosed courtyards or recreational areas.

Nameplate Signs: Nameplates shall not exceed three (3) sq. ft. and must be attached to a building.

Monument Signs: Base shall be maintained free of copy or graphics.

Open House Signs: Must only be displayed during the active open house event and must be removed within a half hour of the close of the event. One sign is permitted on the property and 2 additional signs may be placed on the parkway of the public right-of-way of the closest major intersection to the lot. Signs cannot be located in the site triangle area. No balloons or any other attracting device may be attached to the signs. Signs cannot exceed six (6) sq. ft per face.

Political Campaign Signs: Political campaign signs shall not be erected upon public property or attached to signs, poles, or other fixtures on the public right of way except as permitted by state statute. Political campaign signs shall not exceed eight (8) sq. ft. in size.

Political Message Sign: Signs shall not be erected upon public property or attached to signs, poles, or other fixtures on the public right of way. Political Message Sign shall not exceed (8) square feet.

Public Signs as posted by government agencies including the Park District.

Residential Real Estate Signs, on premise: Real estate signs may be freestanding or wall mounted. All real estate signs shall be removed within five (5) days after the sale or rental of the property. Real estate signs or construction signs shall not be illuminated.

Window Signs, Temporary: All window signs shall not occupy more than 50% of the total window area of the first floor including glass door if applicable. Window signs must be on-premise signs and cannot be displayed above the first floor without permit approval.

9-4-7 SIGNS REQUIRING SIGN PERMIT

The following types of signs shall require a permit. They shall meet all requirements incorporated in the following sign descriptions as well as all other provisions of this Chapter.

Awning Signs: When non retractable awnings are used as wall signs, they shall be subject to size requirements for wall signs but copy on the awning shall not take up more than 60% of the surface area of the slope. When awnings are used as decorative elements of the building, are retractable or non-retractable and are used in addition to wall signs, the copy on the signs shall be limited to the valance area and may not exceed 5 sq. ft per awning.

Banner Signs: Banner Signs are permitted as Grand Opening Signs, Business Promotional Signs and Special Event Signs. No banner sign shall be hung across any public right of way without village board approval.

Blade Sign: No part of a blade sign shall inhibit lines of sight or access for pedestrians or vehicles.

Bulletin Board Signs: Allowed on the premises of a charitable or religious institution only and may not exceed sixteen (16) sq. ft. May be used in combination with an identification sign.

Business Promotional Signs: A temporary use permit is required; the fee is twenty five dollars (\$25.00) annually. A single business may display a special event or promotional sign on a limited basis. These signs can be vinyl banner signs or other permitted temporary sign material as approved by the building official. All signs must be wholly displayed on private property.

A. Number: Businesses are permitted four (4) promotional event signs and/or special event signs per year. Only one such sign is permitted to be displayed at a time for each business or zoning lot.

B. Duration: Promotions signs shall be permitted for thirty (30) day periods. Display of any business promotional sign may not be sequential; there must be thirty (30) days between the issuance of permits for such signs. An exception may be made for events or promotions held in conjunction with traditional National Holidays.

C. Size: Promotional banner signs may not be larger than sixteen (16) sq. ft. (2' x 8' preferred). Other signs are limited to thirty two (32) sq. ft. (4' X 8' preferred).

D. Location:

1. Banners: Banner signs must be affixed to the building walls in a non-projecting manner and may not exceed the height of the first floor of the building or twelve ft. (12') from grade, whichever is higher. Banners must be firmly secured with all four (4) corners pinned down. Banners may be secured to porch posts or railings only if the building official determines that no other area is feasible for display due to location of windows, doors, etc.

2. Other: All promotional business signs must be displayed on the elevation of the building with the store or business' main entrance or on the elevation of the building facing the public street. If not affixed to the building, signs must be within ten ft. (10') of the front elevation not blocking any ingress/egress point or line of site. Exact locations shall be approved by the building official. For businesses with changeable copy signs attached to the freestanding signs, only banners shall be permitted. For businesses within large parks and/or retail areas whose frontage is not located adjacent to a public street, signs may be placed in common areas near to or secured to park or shopping center signs. Only one such sign is permitted at a time with landlord/owner approval.

Canopy Signs: Shall only be used to identify the place of business and street address and shall be displayed on the front or vertical surface sections of the canopy only. No part of the canopy sign can extend above or below the canopy itself and shall not overhang the public right of way.

Changeable Copy Signs, Electronic and Manual: Must be incorporated into freestanding signs used for identification of an establishment. The changeable copy section shall not occupy more than 25 percent of the copy area and shall be in

proportion to the entire sign and shall have similar treatment so it is integrated into the sign face. Changeable copy signs are not permitted as wall or window signs.

Electronic changeable copy signs are also subject to the following regulations:

A. Display Area:

1. Electronic background and text colors must be a color already present in the sign design. White and Ivory numerals and letters and solid, dark backgrounds are encouraged. Intense backgrounds of red or yellow are discouraged.
2. Electronic copy may not flash, blink, fade, scroll or roll or have any type of continuous movement. Intensity of illumination shall be adjusted to coincide with natural light conditions
3. Copy must be of a non-moving persistent nature with a single message displayed for at least 10 seconds.

B. Permitted Locations:

1. Changeable Copy, Electronic Signs are allowable for Fuel Station Price Signs at service stations in all areas of the community except for the historic area. Such signs are subject to the display regulations above but the fuel price must be a non-moving display at all times.
2. Changeable Copy Electronic Signs are permitted in certain areas according to the size of the site measured by linear footage as follows:
 - a. Mall and Mall Surrounding Area: For single buildings, shopping centers or planned developments with linear footage of 500 ft. on a single roadway.
 - b. Route 31 Commercial Area: For single buildings, shopping centers or planned developments with linear footage of 500 ft. on a single roadway.
 - c. Randall Road Area: For single buildings, shopping centers or planned development with linear footage of 1000 ft. of linear frontages.

Construction Signs: All construction signs shall be removed before an occupancy permit is granted.

Directional Signs: Directional signs may be erected in addition to the permitted number of freestanding or wall signs. No directional sign shall be larger than three

(3) sq. ft., and if freestanding, higher than five ft. (5') and may not contain a logo or advertising.

Directory Sign: Such signs shall include sign panels listing the names of the tenants or the occupants of a building or group of buildings and may also indicate their respective professions or business activities. Directory Signs may be incorporated into identification signs for a development.

Fuel Station Price Sign: Electronic and manual fuel station price signs are subject to all rules for changeable copy signs.

Ground Signs: Shall be integrated into landscape features with the bottom of the copy area no higher than twenty four (24) inches from grade.

Identification Signs: Identification Signs shall identify the establishment where the sign is erected by displaying the name of the business or building with other advertising kept to a minimum.

Menu Sign: Menu signs shall be permitted only in conjunction with drive-up window lanes, and shall be allowed in addition to the other permitted freestanding and wall signs. All menu signs must be at least twenty five ft. from the public right of way.

Monument Sign: Shall be integrated into landscape features and be taller than wider.

Neon Signs: Neon tubing as an inside window or door signage treatment is allowed when such tubing is for the business name, instructional purposes, logos, graphics, products or services. No outlining of windows or doors with tubing is allowed. Window sign coverage regulations apply in totality.

Not For Profit Organization Signs: Not for profit organizations, clubs, and churches shall be allowed a no fee permit for display of temporary signs on private property. Such signs shall not to exceed thirty two (32) sq. ft. in area, not to be displayed longer than thirty (30) days and in conformance to the setback requirements for the location installed. There shall be a limit of two (2) such signs displayed at the same time on any premise. If a permanent changeable copy sign exists on the premises, the number of signs shall be limited to one. Signs for any one event or promotion may not be displayed again until thirty (30) days after removal. Signs may be permitted on public property with village manager approval.

Portable Sign: Portable signs shall only be permitted as temporary signs when permitted by this Chapter or by the village board for promotional purposes but may not be used as permanent signs for businesses.

Projecting Sign: Shall not project more than 4' from a building wall.

Real Estate; Real estate signs may be freestanding or wall mounted. All real estate signs shall be removed within five (5) days after the sale or rental of the property. No real estate sign or construction sign shall be illuminated.

Special Event Signs: A temporary sign permit shall only be issued in conjunction with Special Event Approval as defined in section [3-8-1](#) of this code.

Wall Signs: Include blade signs, projecting signs and awning signs when used in place of traditional wall signs. The wall sign shall not extend beyond the top ends of the wall surface on which they are placed. Wall signs shall not project more than twelve inches (12") from the building wall surface or facade. If a wall sign projects more than twelve inches (12") from the wall, it shall be deemed a projecting sign.

Window Signs: Temporary: Temporary window signs above the first floor shall be allowed when the upper floor is occupied by a tenant. Such signs shall not cover more than fifty percent (50%) of the total glass area of the second floor facing the street.

Window Signs: Permanent: Window signs painted on, or attached to, or placed behind a window shall not cover more than fifty percent (50%) of the total glass area of the first floor facing the street. Window signs cannot be off-premise and must be displayed only in windows that the tenant occupies. No window signs shall be permitted for individual tenants in a multi-story or multi-tenant office building.

9-4-8 REGULATIONS BY LOCATION

Tables included in this section regulate sign specification based upon geographical areas and are an expansion of the regulations included in Section 9-4-7.

**TABLE 9-4-8-A
SIGNS FOR RESIDENTIAL AREA: Permit Required**

Includes All Residential lots unless located in an alternative regulatory area.

Sign Type	Number and Type	Max Display Area	Max Height	Max Setback	Other Requirements
Residential Uses:					
Development Identification Sign	2 freestanding	20 sq. ft. each	5ft	10 ft.	
Construction	1 freestanding or 1 wall	5 sq. ft.	6 ft	-----	
Non Residential Uses:					
Identification and/or Bulletin Board	1 freestanding	12 sq. ft	5 ft	5 sq. ft.	Historic Area Design Regulations apply.
Real Estate or Construction	1 freestanding or 1 wall	10 sq. ft.	6 ft	-----	

TABLE 9-4-8-B**SIGNS FOR HISTORIC AREA: Permit Required**

Includes all properties designated by Section 9-6-2 as contained within the West Dundee Historic Area and all commercial property located between the River and 3rd Street. Appearance review commission review required. Permitted signs are not always deemed appropriate, the commission may modify the size, location or design of the sign. Direct illumination signs are not permitted.

Sign Type	Max Number	Max Display Area	Max Height	Minimum Setback	Other Requirements
FREESTANDING: One freestanding sign permitted per commercial frontage. If a property has a freestanding sign, then no front facing surface mounted or wall sign is permitted. Properties may display one of the following types of signs.					
Double Pole	1	12 sq. ft.	5 ft	Centered between front building line including porch and sidewalk, but no closer than 5 ft to the sidewalk. No sign shall be permitted if building setback is less than 10 ft and there is nowhere else on the lot where a freestanding sign, conforming to the setback can be placed.	Single pole signs must be rectangular with a longer vertical side than horizontal side.
Single Pole	1	9 sq. ft.	7 ft		
Ground	1	15 sq. ft.	5 ft		
Directory for 2 businesses	1	15 sq. ft.	5 ft		
Directory for 3 or more businesses	1	15 sq. ft.	5 ft		
Development Identification Sign	2 for entire area	15 sq. ft.	5 ft		

TABLE 9-4-8-B: SIGNS FOR HISTORIC AREA: Continued

SURFACE MOUNTED SIGNS: If a property has a freestanding sign, then no front facing or corner surface mounted is permitted. No surface mounted signs shall be permitted for individual tenants in a multi-story or multi-tenant office building, unless specifically authorized as part of an approved sign plan.

Sign Type	Max Number	Max Display Area	Other Requirements
Front and Corner Wall	1 per commercial frontage	2 ½ sq. ft. per front foot of building frontage, but not to exceed 100 sq. ft.	Indirect illumination signs only Front wall signs must be displayed at first floor level
Rear Wall	1 Each building with public parking or the Fox River behind the building shall be entitled to one additional wall sign.	Rear entrance signs shall not exceed 50 percent of the front wall sign area.	If there is no rear customer entrance, then the maximum wall sign area shall be 25% of the allowable front sign area. If there is no main entrance on the commercial frontage then the business sign shall not exceed 50 percent of the allowable front wall sign for the occupant in the pertinent front space.
Blade Signs	1 per commercial frontage in place of a wall sign	15 sq. ft.	
Awning: used as wall sign	1 per commercial frontage in place of wall sign	2 ½ sq. ft. per front foot of building frontage, but not to exceed 100 sq. ft. Side and Rear regulations above apply. Shall not occupy more than 60% of surface area of slope.	If an awning is used as a wall sign, the entire structure must be removed upon cessation of business.
Projecting	1 in place of a wall sign	18 sq ft.	Bottom of sign must be a minimum of 8 ft. in height above the sidewalk.

TABLE 9-4-8-B: SIGNS FOR HISTORIC AREA: Continued**OTHER:**

Sign Type	Max Number	Max Display Area	Other Requirements
Awning: decorative not used as wall sign	-----	5 sq. ft.	On valance area only
Canopy, entrance	1 in place of a wall sign(s)	15 sq. ft.	On the front or vertical surface only
Projecting	1 in place of a wall sign(s)	18 sq ft.	Bottom of sign must be a minimum of 8 ft in height above the sidewalk.
Real Estate or Construction	1 wall or freestanding per commercial frontage	20 sq. ft.	
Window, permanent (including glass door)	-----	The combined area of permanent and temporary window signs shall not exceed 50%percent of the total glass area including glass door	Located on first floor glass only.

TABLE 9-4-8-C**SIGNS FOR SPRING HILL MALL AND MALL SURROUNDING AREA: Permit Required**

Includes Spring Hill Mall and areas surrounding the mall including the properties with frontage on Ring Road, Spring Hill Gateway, and properties along both the north and south sides of Rt. 72 from Rt. 31 to Sleepy Hollow Road, (but excluding the lots at northwest and southwest corner of Route 72 and 31): all property with commercial frontage along Tartan's Drive, Huntley Road and the Elm Avenue entrance to the Mall.

Sign Type	Maximum Number	Maximum Display Area	Maximum Height	Maximum Setback	Other Requirements
FREESTANDING: Only one type of sign within this category permitted per elevation					
Ground Identification	1 per frontage; except businesses in shopping center are not allowed individual signs	40 sq. ft.	7 ft	10 ft	Signs must be displayed on frontage for which it is permitted and shall either be centered along such frontage or located as to not be in the same lot quadrant. The square footage for two allowed signs may be combined into a single corner sign, if this option is chosen the maximum copy area can be increased by 10sq.ft.
Development Identification or Directory Monument Or Ground	1 sign per frontage	40 sq. ft.	15 ft for Monument 7 ft for Ground	10 ft	
SURFACE MOUNTED: Only one type of surface mounted sign permitted per elevation exceeding fifty (50) ft. except for extra front walls sign.					
Sign Type	Max Number	Max Display Area		Other Requirements	
Wall Identification	1 per elevation facing a street or an access connection.	10% of wall area , but no sign shall exceed the following: Front Yard Setback 75 ft or less- 100 sq. ft. Front Yard Setback of 75 to 250- 150 sq. ft. Front Yard Setback of 250-500-		No wall signs shall be permitted for individual tenants in a multi-story or multi-tenant office building, unless specifically authorized as part of an approved sign plan.	

		200 sq. ft. Front Yard Setback of 500+ 250 sq. ft.	
TABLE 9-4-8-C SIGNS FOR SPRING HILL MALL AND MALL SURROUNDING AREA: Continued			
Sign Type	Max Number	Max Display Area	Other Requirements
SURFACE MOUNTED: Only one type of surface mounted sign permitted per elevation exceeding fifty (50) ft. except for extra front walls sign.			
Extra Front Wall For Large Footprint Buildings, Identification	2 at elevation with front entrance	Up to 50% of the main identification wall sign, exact size dependent upon frontage and placement	These signs are support signs to further delineate product available in the store. Must be surface mounted wall signs. Cannot be same copy as the main identification sign but cannot be advertising slogan lines.
Blade	May be used as substitute for 1 permitted wall sign	10% of wall area, but no sign shall exceed 50 sq. ft.	May not overhang public or private sidewalk or inhibit line of sight.
Awning	-----	5 sq. ft. on slope only	May not be used as primary wall sign. At least 8 ft. above the public sidewalk
Canopy	1 per commercial frontage	15 sq. ft. on vertical surface side only	At least 8 ft. above the public sidewalk
OTHER: Permit Required			
Real Estate or Construction	1 wall or freestanding per commercial frontage	20 sq. ft.	For multi-tenant building. Freestanding real estate sign must be removed at 75% occupancy. Wall sign may still be used on the premise available for lease/sale. If the space is not visible from a right of way a wall sign may be permitted on an exterior building wall.

TABLE 9-4-8-D

SIGNS FOR ROUTE 31 COMMERCIAL AREA: Permit Required

Includes properties with commercial frontage along both sides of Rt. 31 from the northerly Village Limits to the Southerly village limits, (but excluding those properties contained with in the Spring Hill Mall Area) all properties with commercial frontage along Village Quarter Road, Market Loop, Round About Circle, Beacon Drive, Willow Lane, Strom Drive, Angle Tarn, Boncosky Road and Marriott Drive.

Sign Type	Maximum Number	Maximum Display Area	Maximum Height	Maximum Setback	Other Requirements
FREESTANDING: Only one type of sign within this category permitted per elevation which exceeds 50 linear ft.					
<p>Identification:</p> <p>Ground</p> <p>Monument</p> <p>Pole Only allowed if ground or monument signs cannot be used because location outside of the sight triangle will reduce required parking, eliminate mature landscaping or inhibit visibility due to existing topography.</p>	<p>1 sign per commercial frontage facing a street or access connection except those businesses within a shopping center shall not be allowed individual signs</p>	<p>50 sq. ft for first 300 linear ft. of a single commercial frontage where sign displayed 100 sq. ft. for 300 linear ft. and larger</p>	<p>7 ft. for Ground</p> <p>15 ft. for Monument</p> <p>Pole: Shall not exceed 20 ft. or the height of the nearest building whichever is less</p>	<p>6 ft. for 50 ft. sign</p> <p>8 ft. for 100 sq. ft.</p> <p>10 ft. for 200 sq. ft.</p>	<p>Sign must be displayed on frontage for which it is permitted and shall either be centered along such frontage or located as to not be in the same lot quadrant.</p> <p>The square footage for two allowed signs may be combined into a single corner sign, if this option is chosen the maximum copy area can be increased by 10 sq.ft.</p>

TABLE 9-4-8-D SIGNS FOR ROUTE 31 COMMERCIAL AREA: Continued					
Sign Type	Maximum Number	Maximum Display Area	Maximum Height	Maximum Setback	Other Requirements
FREESTANDING: Only one type of sign within this category permitted per elevation which exceeds 50 linear ft.					
<u>Development Identification or Directory:</u> Monument Ground Pole Only allowed if it ground or monument signs cannot be used because location outside of the site triangle will reduce required parking, landscape features or inhibit visibility due to existing topography.	1 sign per commercial frontage	50 sq. ft. for first 300 linear ft. of single commercial frontage 100 sq. ft. for 300 linear ft. and larger	7 ft. for Ground 15 ft. for Monument Pole: Shall not exceed 20 ft. or the height of the nearest building whichever is less	6 ft. for 50 ft. sign 8 ft. for 100 sq. ft. 10 ft. for 200 sq. ft.	Sign must be displayed on frontage for which it is permitted and shall either be centered along such frontage or located as to not be in the same lot quadrant. The square footage for two allowed signs may be combined into a single corner sign, if this option is chosen the maximum copy area can be increased by 10 sq. ft.
SURFACE MOUNTED: Only one type of sign within this category permitted per elevation					
Sign Type	Max Number	Max Display Area	Other Requirements		
Wall	1 sign per elevation facing the street or access connection.	10% of wall area, but shall not exceed 100 sq. ft. if the front yard setback is 75 ft. or less or 150 sq. ft. if the front yard setback is 75 to 500 ft.	No wall signs shall be permitted for individual tenants in a multi-story or multi-tenant office building, unless specifically authorized as part of an approved sign plan.		
Extra Front Wall For Large Footprint Buildings	2 at elevation with front entrance	Up to 50% of the main identification wall sign, exact size dependent upon frontage and placement	These signs are support signs to further delineate product available in the store. Must be surface mounted wall signs. Cannot be same copy as the main identification sign but cannot be advertising slogan lines.		

Blade	May be used as substitute for 1 permitted wall sign	10% of wall area, but no sign shall exceed 50 sq. ft.	May not overhang public sidewalk or inhibit line of site or pedestrian movement on site.
Canopy	1 per commercial frontage	15 sq. ft.	

TABLE 9-4-8-D SIGNS FOR ROUTE 31 COMMERCIAL AREA: Continued

Sign Type	Maximum Number	Maximum Display Area	Maximum Height
OTHER: Permit Required			
Awning	-----	5 sq. ft.	May not be used as primary wall sign.
Real Estate or Construction	1 wall or freestanding per commercial frontage	20 sq. ft.	For multi-tenant building. Freestanding real estate sign must be removed at 75% occupancy. Wall sign may still be used on the premise available for lease/sale.
Real Estate or Construction	1 wall or freestanding per commercial frontage	20 sq. ft.	For multi-tenant building. Freestanding real estate sign must be removed at 75% occupancy. Wall sign may still be used on the premise available for lease/sale. If the premise available for lease is not visible from the public right of way an alternative wall may be selected for display of the sign.

TABLE 9-4-8-E
SIGNS FOR RANDALL ROAD AREA: Permit Required
 Includes all property not otherwise contained within the residential and parks area designation running from Sleepy Hollow Road west to the Village limits. This corridor generally encompasses the Randall Oaks Park and Golf Course, Carrington Crossing Commercial Subdivision, Oakview Corporate Park and all undeveloped commercially designated property straddling both Route 72 and Randall Road.

Sign Type	Maximum Number	Maximum Display Area	Maximum Height	Minimum Setback	Other Requirements
FREESTANDING: Shall be ground signs or monument signs, pole signs are prohibited. Only one type of freestanding sign is permitted per commercial or secondary frontage.					
<u>Identification</u> Ground Monument	1 sign per commercial frontage exceeding 50 ft. except those businesses within a shopping center shall not be allowed individual signs	60 sq. ft for first 300 linear ft. of commercial frontage with an additional 50 sq. ft. for each 300 linear ft. increment of a single commercial frontage; maximum area 200 sq. ft.	8 ft for Ground 25 ft. for Monument or the height of the nearest building whichever is less	10 ft.	The square footage for two allowed signs may be combined into a single sign, if this option is chosen the maximum copy area can be increased by 10 sq.ft for the first 300 linear ft. and an additional 10 sq. ft. for each additional 300 linear ft. thereafter with a maximum of 230sq. ft.
Development Identification and directory	1-sign per commercial frontage	50 sq. ft. for first 300 linear ft. of commercial frontage with an additional 50 sq. ft. for each 300 linear foot increment of commercial frontage; maximum	Shall not exceed 20 ft. or the height of the nearest building whichever is less	10 ft.	

		area 200 sq. ft.			
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TABLE 9-4-8-E SIGNS FOR RANDALL ROAD AREA: Continued

Sign Type	Max Number	Max Display Area	Other Requirements
SURFACE MOUNTED: Only one type of sign from this category permitted per elevation			
Wall	1 sign per elevation facing the street or an access connection.	10% of wall area, but no sign shall exceed the following: 100 sq. ft. if the front yard setback is 75 ft. or less or 150 sq. ft if the front yard setback is 75 to 350 ft. 200 sq. ft. if the front yard setback is 350 sq. ft. or above.	No wall signs shall be permitted for individual tenants in a multi-story or multi-tenant office building, unless specifically authorized as part of an approved sign plan
Extra Front Wall For Large Footprint Buildings	2 at elevation with front entrance	Up to 50% of the main identification wall sign, exact size dependent upon frontage and placement.	These signs are support signs to further delineate product available in the store. Must be surface mounted wall signs. Cannot be same copy as the main identification sign but cannot be advertising slogan lines.
Blade	May be used as substitute for 1 permitted wall sign	10% of wall area, but no sign shall exceed 50 sq. ft.	May not overhang public or private sidewalk or inhibit line of site
Awning	-----	5 sq. ft.	May not be used as primary wall sign.
Canopy	1 per commercial frontage	15 sq. ft.	
OTHER: Permit Required			
Real Estate or Construction	1 wall or freestanding per commercial frontage	32 sq. ft.	For multi-tenant building. Freestanding real estate sign must be removed at 75% occupancy. Wall sign may still be used on the premise available for lease/sale. If the premise available for lease is not visible from the public right of way an alternative wall may be selected for display of the sign.

**TABLE 9-4-8-F
SIGNS FOR SERVICE STATIONS AND SIMILAR AUTO SERVICE RELATED
BUSINESSES: Permit Required**

Sign Type	Maximum Number	Maximum Display Area	Maximum Height	Minimum Setback	Other Requirements
FREESTANDING: Only one type of sign permitted per frontage					
Type as per area regulations	1 sign per commercial or secondary frontage	As per location regulations			Changeable copy, manual or electronic fuel price sign may be incorporated into any freestanding sign. Must comply with all regulations for electronic changeable copy signs.
Surface Mounted					
Sign Type	Max Number	Max Copy Area			Other Requirements
Wall for main building identification	1 per commercial frontage	As per location regulations			Striping or graphics will be calculated as signage
Canopy, Freestanding identification	2- placed on separate edges of the canopy	Calculated as wall signs per area regulations but shall not exceed 40% of the total sq. footage of the face area of the canopy.			Not allowed above the canopy roof line. Graphic treatment in the form of striping or patterns shall be permitted on the face of any freestanding canopy, and the area of any such graphic treatment shall not be calculated as a component of permitted.
Carwash buildings or detached.	1 additional wall sign	As per area regulations			Identification, directional or to identify service provided.

9-4-9 SIGN DESIGN CRITERIA

All signs must comply with the appearance review code appropriateness criteria as outlined and defined in Title 9 Chapter 6 appearance review code of the code of ordinances as follows.

A. The design, color and placement of signs shall be compatible to the structure, site and adjoining property in terms of materials, height, and setback from the street and the sign's scale in proportion to the structure.

B. Where appropriate signs should complement the architectural style of the building and should be designed as an architectural element of the building or district.

C. Colors and materials should be restrained and in harmony with building and site; excessive brightness and bizarre colors shall be avoided.

D. Graphic elements, colors and type and size of fonts on the sign should be legible and held to a minimum to convey sign's major message.

E. Signs should be compatible with signs on adjacent premises, not designed to compete for attention.

F. Landscaping around freestanding sign is encouraged to create visual interest at grade level for both the pedestrian and the motorist.

In addition, the following shall apply within the historic area

G. Awning signs and monument signs are encouraged; neon signs discouraged unless appropriate to the architectural style.

H. Direct illumination signs shall be prohibited.

9-4-10 CONSTRUCTION SPECIFICATIONS:

A. Sign Strength: Any "sign" as defined in this Chapter shall be designed and constructed to withstand a wind pressure of not less than thirty (30) pounds per square foot of net surface area; and shall be constructed to receive dead loads as required by the village building code and other municipal ordinances.

B. Sign Placement: No sign shall be erected or maintained in the site triangle or at a location that will obstruct ingress or egress, obstruct motorist or pedestrian vision or interfere with utility clearances above or below ground.

C. Sign Illumination: All illuminated sign must comply with the applicable provisions of the National Electrical Code as adopted by the village and shall display a label, depicting the name of the producing sign company, date of manufacture , and voltage. Indirectly illuminated signs shall not have their light source beam upon any street or into any residential area.

9-4-11 PERMITS REQUIREMENTS

A. Permit Required: It shall be unlawful for any person to erect, alter, relocate, or maintain within the village of West Dundee, any sign without first obtaining a sign permit from the Community Development Department and making payment of the required fee except for signs denoted in Section 9-4-6. However, the following maintenance activities do not require a sign permit:

1. Changing the copy on a changeable copy sign
2. Painting, cleaning and other normal sign maintenance including the replacement of broken sign panels with another panel of the same copy and color.

B. Application Data: Application for the sign permit shall be filed by the owner of the sign or his agent, with the community development department. Applications are available on the village website or at the community development department. Supplemental information that needs to be submitted with a completed sign permit application if applicable includes:

1. Accurate Plat of survey with sign dimensions and placement of sign indicated.
2. A color shop drawing depicting plan specifications including construction detail, electrical features, dimensions, color of all components and height above grade,
3. Details on the sign copy including colors, typeface, letter spacing
4. A sketch or photo of the building facade or site showing the sign attached or erected.
5. Landscape plan for area adjacent to sign.

C. Sign Permit Fees: The sign permit applicant shall pay a fee according to the following schedule. This schedule includes a plan review fee but does not include an application fee for an Appearance review commission which may be required.

1. Illumination signs: Four dollars (\$4.00) per square foot of gross surface area of each face thereof.

2. Non-illuminated signs: Two dollars (\$2.00) per square foot of gross surface area of each face thereof.

D. Permit Duration: A sign permit shall be in effect for six (6) months after the date of issuance. If the work authorized under the permit has not been completed within the six (6) month time period, the sign permit shall become null and void. There shall be no refund of any sign permit fee required by this Chapter.

E. Transferability and Revocation of Permits: Sign permits granted under the terms of this Chapter are not transferable. The building commissioner or other designated official is hereby authorized and empowered to revoke any permit issued by him if the holder of the permit fails to comply with any provision of this Chapter.

9-4-12: PERMIT REVIEW PROCEDURES

Upon receipt of the completed application, further information may be required to allow for review of the application and full compliance with sign ordinance provisions and all other laws and ordinances of the village.

A. Standard Review

1. Signs within Historic Area: Permanent signs within the historic area must be reviewed by the Appearance review commission for compliance with appearance review code criteria. The fact that a type of sign is permitted shall not mean that a particular sign is appropriate in the proposed location in the historic area.

2. Signs outside Historic Area: Signs outside the historical area can be reviewed and approved by the community development department if they are found to be in compliance with all provisions of sign regulations including appearance review code criteria and if they also meet the following additional requirements:

a. The business is a regional, national or international brand and use commonly recognized corporate colors and logos as part of an existing image policy campaign

b. For ground signs, the sign has a landscape component to enhance the appearance of the sign, if applicable.

c. The Copy Area of the sign does not have more than four graphic elements

d. The sign is part of a preapproved development or tenant sign criteria.

Any sign outside the historic area that does not meet these requirements will be submitted to the Appearance review commission for review. The applicant is responsible for submittal documents and application fee for such review.

B. Exceptions to Standard Review

1. MASTER SIGN PLAN:

a. Sign standards and provisions that differ from those permitted by the sign ordinance may be approved by the village board for annexations, planned development projects concurrently with the approval of a general development plan or sectional planning area.

b. The size, number and location regulations for any sign may be altered pursuant to a development or redevelopment agreement or a memorandum of understanding when the village board deems it necessary to promote the economic development goals of the village.

2. SPECIAL EVENT SIGNS: Any sign including a prohibited sign may be permitted only on a temporary basis as part of a special event approval granted by the village board as per Title 3 Chapter 8 of the village code of ordinances and when the village board determines that the additional signage is needed for the success of the special event.

9-4-13: APPEALS AND EXCEPTIONS:

A. Appeals: Any property owner or his agent may appeal any administrative decision relative to any of the provisions of this Chapter. The village board shall hear all such appeals.

B. Exceptions: Any property owner or her agent may request an exception to these sign regulations. The appearance review commission shall hear all requests for authorized exceptions. If the requested exception is not an authorized exception as listed herein, then the request for exception will be processed as a text amendment before the village board of trustees.

1. Petition for Exception: The property owner or his agent seeking an exception shall make application for appearance review and sign ordinance exception consideration by completing an application for Appearance Review Appropriateness Approval on forms provided by the community development department and also available on the village website. All application procedures for applying for appropriateness approval from the appearance review commission as outlined in Title 9 Chapter 6 of the village municipal code.

2. Eligibility for Exception: All requests for exception must meet the following eligibility criteria:

- a. The exception is requested due to a unique circumstance for the property or the business.
- b. Granting the exception will not inhibit the fundamental purposes and intent of the sign regulations
- c. The exception will not be detrimental to the public welfare of injurious to property in the vicinity of the lot for which an exception is granted.

3. Authorized Exceptions: The appearance review commission may grant exceptions as follows:

- a. To increase the sign area of a sign by no more than 10 %.
- b. To allow a direct illumination sign in the historic area.
- c. To reduce frontage requirements for display of electronic signs by 10%.
- d. To permit an exception from the sign location restrictions or minimum setback provided that any setback exception does not inhibit line of site for vehicles or pedestrians
- e. To allow exceptions to permanent window sign regulations.
- f. To grant an exception to the rule in the historic area to allow a property to display both a wall sign and a freestanding sign.
- g. To allow painted wall signs.

h. To allow one additional, an alternative type or to increase the size by up to 10% for a residential home base sign.

i. To increase the height and display area of a monument sign when four or more tenant names are to be displayed. The height may not be increased in excess of 25' or higher than the principle structure.

j. To allow the display of a surface mounted sign for an office tenant or building.

C. Recommendation and Final Decision: The appearance review commission shall make a recommendation on the sign exception to the village board. The village board shall then act to grant or deny a sign exception recommendation from the appearance review commission. All such decisions shall be final and the petitioner shall not resubmit the sign exception request for one year following the date of its initial rejection.

9-4-14: NONCONFORMING SIGNS:

A. Legal Nonconforming: All signs which were erected in compliance with the sign regulations at the time of construction but are now not in compliance with the sign ordinance of the village shall be declared to be legal nonconforming signs.

All said legal nonconforming signs shall be subject to zoning code regulations for nonconforming buildings, structures as included in Title 10 Chapter 11 of the village code of ordinances.

B. Illegal Nonconforming: All signs which may have been erected illegally, with or without a permit, that are determined to have been erected in violation of the sign regulations at the time of construction shall be declared to be illegal non conforming signs.

All illegal nonconforming signs shall be brought into compliance with this code within thirty (30) days after receipt of notification by the building official. If an illegal nonconforming sign is not brought into conformity, abated or removed within the time allotted, the village shall have the right to remove said sign and to assess the cost of removal to the owner of the premises on which said sign is located, and to impose a lien against the premises for the cost of removal.

9-4-15: ENFORCEMENT AND PENALTIES:

A. Notice Of Violation: Whenever any sign has been constructed or erected, or is being maintained in violation of any terms of this Chapter, or after a permit for a sign has been revoked or become void, or that a sign is unsafe or in such a

deteriorated condition as to be a menace to the public safety or a blight upon the aesthetics of the area, the building official shall issue a violation notice in writing to the owner of the sign or the property owner of the premises upon which the sign is erected or maintained. Such notice shall include instruction for alteration, repair or removal as is necessary to secure compliance with this Chapter.

B. Removal Of Sign: Upon failure of the sign owner to comply with the terms of the notice of violation, the building official or other designated village official is authorized and empowered to remove, alter or repair the sign in question so as to make it conform to this Chapter, and charge the expenses for such work to the person named in the notice.

C. Abandoned Signs: Signs that advertise or identify a product or business that has not been located on the premises for sixty (60) days or more shall be considered abandoned. Abandoned signs do not have any value and may be removed by the village with the expenses charged to the property owner or his agent.

D. Penalty: Any person, firm, or corporation violating any provision of this Chapter shall be fined as provided in the general penalty in section [1-4-1](#) of this code. A separate offense shall be deemed committed on each day during or on which a violation occurs or continues.