

ORDINANCE 25-06

AN ORDINANCE AMENDING TITLE 10 ZONING REGULATIONS UNDER CHAPTER 10.32 SIGN REGULATIONS, PROVIDING FOR CONSISTENCY IN THE LAND USE APPLICATIONS AND SIGN APPLICATIONS, PROVIDING FOR REPEALER; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN IMMEDIATE EFFECTIVE DATE.

WHEREAS, Morgan City is proposing to allow for off premise low-profile signs; and

WHEREAS, Morgan City is proposing to allow for additional flexibility with signs; and

WHEREAS, the City Council has reviewed the Planning Commission's recommendations and has received pertinent information in the public hearing regarding the proposal; and

WHEREAS, the Planning Commission has determined that the recommendations are rationally based and has recommended that the City Council approve the amendments;

WHEREAS, Upon making the necessary review, the City Council has determined that these amendments are rationally based, reasonable, and consistent with the intent of the City's General Plan, which is in furtherance of the general health, safety, and welfare of the citizens of Morgan City.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF MORGAN, UTAH:

SECTION 1. REPEALER. If any provisions of the Morgan City Code heretofore adopted, that are inconsistent with these amendments are hereby repealed.

SECTION 2. ENACTMENT. THAT TITLE 10, CHAPTER 10.32.130 SIGN REGULATIONS REGARDING OFF PREMISE LOW-PROFILE SIGNS, HEREBY BE ENACTED AS FOLLOWS:

Chapter 10.32 SIGN REGULATIONS

10.32.130 LOW-PROFILE SIGNS

Low-profile signs are encouraged in all commercial and industrial zoning districts and shall be allowed in conformance with the following provisions:

- A. Low-profile on premises or identification signs will be allowed in all commercial, professional and manufacturing zoning districts; provided, that these signs:
 1. Must have a minimum front setback of five feet (5').
 2. Must have a minimum setback from any driveway or traffic access as required.

3. Must be incorporated into a landscape design scheme or planter box with a minimum of a two to one (2:1) ratio of landscaping to sign area.
4. Shall be limited to a maximum of six feet (6') in height from the average grade of front property line.
5. Must be separated from any other detached sign by a minimum of one hundred fifty **seventy five** feet (~~150~~-**75**') unless all of the following criteria apply:
 - a. A business or businesses do not have direct exposure on an arterial; and
 - b. The minimum separation is seventy five feet (75'); and
 - c. The business or businesses shall have no other sign exposure on an arterial street; and
 - d. All other provisions of this section are complied with.

B. Square footage shall be counted towards the maximum area allowed on the parcel as specified in MCC 10.32.140.

C. There shall be no changeable copy.

D. Off premise low-profile signs may be approved by the City with the following conditions:

- a. **A recorded temporary and revocable sign easement is required to allow the off-premise sign.**
- b. **The sign and sign easement may be removed by the landowner.**
- c. **Only one low-profile sign per property.**
- d. **The off-premise business/property must be adjacent to property where the sign is proposed and must be within 250 feet of the sign.**

