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ORDINANCE NO. 4411

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF CHANDLER, ARIZONA, AMENDING SECTION 39-9.16.C, CHAPTER 39, CODE OF THE CITY OF CHANDLER; RELATING TO SHOPPING CENTER MONUMENT SIGN TENANT PANELS;

WHEREAS, in accordance with A.R.S. 9-462, the legislative body may adopt by ordinance, any change or amendment to the regulations and provisions as set forth in the Chandler Zoning Code; and,

WHEREAS, this amendment, including the draft text, has been published as an 1/8-page display ad in a local newspaper with general circulation in the City of Chandler, giving fifteen (15) days notice of time, date and place of public hearing; and,

WHEREAS, a public hearing was held by the Planning and Zoning Commission as required by the Zoning Code, on November 20, 2012;

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Chandler, Arizona, as follows:

SECTION I. Section 39-9.16.C, of Chapter 39, of the Chandler City Code, is hereby amended to read as follows:

- C. Freestanding identification signs for shopping centers and other multitenant commercial and industrial sites shall be subject to the following standards:
1. One (1) detached identification sign per arterial street, not to exceed one (1) square foot of sign face area for each linear foot of business frontage. Where the property has an excess of three hundred (300) feet of frontage along an arterial street, one (1) additional sign may be erected along such frontage, not to exceed two (2) signs per frontage and located not less than three hundred (300) feet apart.
 2. Maximum sign height shall not exceed six (6) feet, except for shopping centers under the following circumstances:

No more than one (1) sign with a maximum fourteen-foot height shall be permitted for centers located at the corner of two (2) major arterials, and a maximum ten-foot height shall be permitted for centers at all other locations. Signs with four (4) occupant names as permitted in paragraph three (3) below shall not exceed eight (8) feet in height. In no instance shall any sign located at the street corner of the site, or located less than one hundred fifty (150) feet from the corner along either frontage, exceed a maximum ~~six (6)~~ eight (8) feet in height, except for service station price signs which shall not exceed six (6) feet in height.

3. Each identification sign as permitted herein shall feature no more than two (2) occupant names, irrespective of an occupancy being a major or minor tenant within the center, and whether located as part of the main building complex or as an independent building pad. Notwithstanding the foregoing, identification signs enhanced with a higher level of design may be eligible for an additional two (2) occupant names for a total of no more than four (4) occupant names per identification sign. Higher levels of design may include but not be limited to:

- Increasing architectural integration with buildings in the center
- Adding tenant panel names with individual three-dimensional letters
- Enhancing landscaped setting around the sign
- Upgrading quality materials
- Eliminating cabinet panels

One (1) or more of the permitted identification signs may also include, or feature exclusively, any generic name as may be chosen for the center; however, each sign need not identify the same occupant name(s). In addition, any identification sign located at the street corner of the site, featuring only the generic name of the center and not a tenant name, may be exempted from the maximum number of signs allowed along the street frontage.

4. Signage on gas canopies shall be limited to users (oil company) logo sign only.

INTRODUCED AND TENTATIVELY APPROVED by the City Council of the City of Chandler, Arizona, this ____ day of _____, 2012.

ATTEST:

CITY CLERK

MAYOR

PASSED AND ADOPTED by the City Council of the City of Chandler, Arizona, this ____ day of _____, 2012.

ATTEST:

CITY CLERK

MAYOR

CERTIFICATION

I HEREBY CERTIFY that the above and foregoing Ordinance No. 4411 was duly passed and adopted by the City Council of the City of Chandler, Arizona, at a regular meeting held on the _____ day of _____, 2012, and that a quorum was present thereat.

CITY CLERK

APPROVED AS TO FORM:

CITY ATTORNEY GAB

Published: