

ORDINANCE NO. 19-19

AN ORDINANCE AMENDING THE SIGN SECTION OF THE ZONING ORDINANCE TO INCLUDE DEFINED REGULATIONS FOR SIGN HEIGHT REGULATIONS IN RESIDENTIAL DISTRICTS

WHEREAS, Signs constitute a separate and distinct use of the land upon which they are placed and affect the use of adjacent streets, sidewalks, and property and the sign ordinance amendments are to provide defined regulations for residential district monument display sign designs; and,

WHEREAS, the City's Zoning Ordinance intent and purpose includes but is not limited to establishing reasonable and impartial regulations for all exterior signs to protect the general public health, safety, convenience, and welfare; to reduce traffic hazards caused by unregulated signs which may distract, confuse, and impair the visibility of motorists and pedestrians; and,

WHEREAS, The White House Planning Commission at the September 9, 2019 meeting reviewed and discussed this proposed amendment and voted to recommend its passage to the Board of Mayor and Aldermen; and

NOW, THEREFORE, BE IT ORDAINED AND IT IS HEREBY ORDAINED BY THE BOARD OF MAYOR AND ALDERMEN OF THE CITY OF WHITE HOUSE, TENNESSEE, AS FOLLOWS:

SECTION 1. That the Zoning Ordinance being the Municipal Zoning Ordinance of the City of White House, Tennessee is hereby amended by adding, deleting, and revising sections 4.070 (B), 4.070 (J)(8), 4.070 (J)(11)(a), 4.070(J)(11)(b), and 4.070 (J)(11)(g) as listed in "EXHIBIT A"

SECTION 2. That the Board of Mayor and Aldermen of the City of White House, Tennessee, hereby certify that this Ordinance has been submitted to the Planning Commission of the City of White House for a recommendation, and a notice of hearing thereon has been ordered after at least fifteen (15) days notice of the time and place of said meeting has been published in a newspaper circulated in the City of White House, Tennessee. This Ordinance shall take effect fifteen (15) days from the date of its final passage, the public welfare demanding it.

SECTION 3. If any section, clause, provision, or portion of this Ordinance is for any reason declared invalid or unconstitutional by any court of competent jurisdiction, such holding shall not affect any other section, clause, provision, or portion, of this Ordinance which is not itself invalid or unconstitutional.

SECTION 4. In case of conflict between this Ordinance or any part thereof and the whole or part of any existing or future Ordinance of the City of White House, the most restrictive shall in all cases apply.

First Reading: September 19, 2019 PASSED

Second Reading: September 26, 2019 PASSED



Michael Arnold, Mayor

ATTEST:



Derek Watson, City Recorder

ORDINANCE 19-19
"EXHIBIT A"

4.070 Standards for Signs (B) Definitions

B. Definitions

Monument Sign. A freestanding sign with a base affixed to the ground which measures at least two-thirds (2/3) the horizontal length of the sign.

4.070 Standards for Signs (J) Standards and Criteria (9) Residential Districts

8. Residential Districts

Within residential districts, signs authorized in Section H (Exempt Signs) do not require a permit. Permits are required for all other allowed signs and must conform to the following criteria: Monument signs within residential zoning districts including churches, schools, day care centers, multi-family complex, and subdivision entrance shall apply to the following standards and **Table 1 Signage Area and Height**. Subdivision and multi-family complex shall be permitted 1 monument sign per main entrance not to exceed 2 signs per site or subdivision. Churches, Schools, Day Care Centers, and other places of Public Assembly shall be permitted 1 monument sign per 200 feet of street frontage. A second sign is permitted for lots with 400 feet of frontage including corner lots. Signs must be separated by 200 ft measured parallel along road and not in a straight

Table 1 Residential Districts

Church, School, Day Care, Other Places of Public Assembly	6ft maximum height and 40 sq ft maximum sq ft <u>or as approved by the Planning Commission for unique circumstances</u>
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