

**KINROSS CHARTER TOWNSHIP
SIGN ORDINANCE
ORDINANCE NO. 1.128**

Adopted: June 16, 2003
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Effective Date: June 19, 2003

AN ORDINANCE TO REPEAL ORDINANCE NO. 1.108, TO REGULATE THE TYPE, NUMBER, PLACEMENT, MANNER AND PHYSICAL DIMENSIONS OF SIGNS IN KINROSS CHARTER TOWNSHIP.

The Kinross Charter Township Board Hereby Ordains:

TITLE

This Ordinance shall be known and may be cited as the "Kinross Charter Township Sign Ordinance."

PURPOSE

The intent of this Ordinance is to regulate the type, number, physical dimensions, erection, placement and maintenance of signs in Kinross Charter Township. The purpose of the limitations, regulations, and standards established herein is to:

1. Promote the public peace, health, and safety of residents and visitors;
2. Protect the natural beauty and distinctive character of Kinross Charter Township;
3. Protect commercial districts from visual chaos and clutter;
4. Provide an environment which fosters growth and development of business;
5. Protect property values;
6. Eliminate distractions which are hazardous to motorists and pedestrians;
7. Protect the public's ability to identify establishments and premises;
8. Protect the public's interest in public buildings, public streets, roads and highways and open spaces; and
9. Balancing the individual rights of property owners to communicate their message with the public's right to be free of unreasonable distractions and aesthetic intrusions.

**Section 1
GENERAL PROVISIONS**

The purpose of this ordinance is to promote the general safety and welfare of the residents of Kinross Township by regulating and controlling all public and private graphics communications and displays.

Section 2

DEFINITIONS

Words or terms contained in this ordinance shall have the meanings as defined in this ordinance. Any words or terms not defined in this ordinance shall have the meanings normally ascribed to them, or as they are defined in other ordinances.

SIGN: A structure which includes the name, identification, image, description, display or illustration which is affixed to, painted or represented directly or indirectly upon a building, structure or parcel of land, and which directs attention to an object, product, place, activity, facility, service, event, attraction, person, institution, organization or business, and which is visible from any street, right-of-way, sidewalk, alley, park or other public property. Customary displays of merchandise or objects and material without lettering placed behind a store window are not signs. This definition includes the base, frame and support members of the sign.

GROUND SIGN: A sign which is mounted permanently in the ground on a masonry base or monument.

INSTITUTIONAL BULLETIN BOARD: A sign which displays the name of a religious institution, school, library, community center or similar public or quasi-public institution, that may include an announcement of its services or activities.

CANOPY SIGN Any sign attached to or constructed on a canopy. A canopy is a permanent roof-like shelter extending from part of or all of a building face over a public access area and constructed of the same or similar material as the building.

PORTABLE SIGN: A sign that is freestanding, not permanently anchored or secured to a building and not having supports or braces permanently secured in the ground, including but not limited to, “sandwich” signs, “A” frame signs, inverted “T” signs, and signs mounted on wheels so as to be capable of being pulled by a motor vehicle.

ROOF SIGN: A sign that extends more than twenty-four (24) inches above the roof line.

ROOF LINE: The line of intersection of the plane of the outer surface of the wall and the plane of the outer surface of the roof.

WALL SIGN: Shall be a sign that is directly attached to a wall of the building and neither extends more than twelve (12) inches from the wall nor projects more than twenty-four (24) inches above the roof line of the building.

ABANDONED SIGN: A sign which no longer directs a person to or advertises a bona fide business, tenant, owner, product or activity conducted or product available on the premises where such sign is displayed or any sign not repaired or maintained properly, after notice, pursuant to the terms of this section.

BILLBOARD: Refers to a non-accessory ground sign erected for the purpose of advertising a product, event, person, or subject not related to the premises on which the said sign is located.

Off-premises directional signs as permitted in this section shall not be considered billboards for the purpose of this Ordinance.

OFF-PREMISE SIGN: A sign which contains a message unrelated to a business or profession conducted on the subject property or to a commodity, service or activity, not sold or offered upon the premises where such sign is located.

ON-PREMISE SIGN: A sign which advertises only goods, services, facilities, events or attractions available on the premises where located, or identifies the owner or occupant or directs traffic into or from the premises.

PREMISES: Any lot or parcel of land as otherwise used in this Ordinance.

AREA OF SIGN: The entire area within a circle, triangle, parallelogram, or other geometric configuration enclosing the extreme limits or writing, representation, emblem or any figure or similar character, together with any frame or other material or color forming an integral part of the display or used to differentiate the sign from the background against which it is placed; excluding the necessary supports or uprights on which such sign is placed.

However, where such a sign has two faces, the area of all faces shall be included in determining the area of the sign, except that where two such faces, are placed back to back as a mirror image in size and shape and are at no point more than two (2) feet from one another, the area of the sign shall be taken as the area of one face if the two faces are of equal area, or the area of the larger face if the two (2) faces are of unequal area.

NON-CONFORMING SIGN: Any advertising structure or sign which was lawfully erected and maintained prior to the effective date of this Ordinance, and any amendments thereto, and which fails to conform to all applicable regulations and restrictions of this Ordinance, or a sign for which a permit was previously issued that does not comply with the provisions of this Ordinance.

PERIODIC CHANGE SIGN: A sign where the wording, image, description, display or illustration changes at regular intervals of time.

NATURAL MATERIALS: Substances determined to be “natural materials” for the purposes of this Ordinance shall include, but not be limited to wood, stone and soft textured brick. Although plastic, plywood, pressed board, drywall, wood or metal paneling and sheet metal are generally excluded from this definition, consideration will be given to synthetic materials which simulate the appearance of a ‘natural material” through the manufacturing process and meet the intent of this ordinance.

GASOLINE PUMP ISLAND: A combination of more than one fuel-dispensing device, clustered together, to provide a customer with more than one option of type of fuel or grade thereof, to be purchased.

SIGN SETBACK: Where it is specified that a sign must be located a minimum or other certain distance from property lines or public rights-of-way, such distance will be measured from the portion of the sign structure nearest to such specified line. For the purpose of this measurement,

the property lines and public right-of-way lines extend vertically and perpendicularly from the ground to infinity.

AWNING SIGN: Shall be a sign that is a roof-like structure made of canvas or similar materials, stretched over a frame and directly attached to the wall of a building. Awning signs shall extend more than twelve (12) inches but not more than sixty (60) inches from the wall. Awning signs shall not project more than twenty-four (24) inches above the roof line of the building.

PROJECT ANNOUNCEMENT SIGN: Shall be a temporary ground sign used to announce the name and nature of a project or general information concerning rental or sales.

CHANGEABLE COPY SIGNREADER BOARD: A sign or portion thereof with characters, letters, or illustrations that can be changed or rearranged without altering the face or the surface of the sign. A sign on which the message changes more than eight times per day shall be considered an animated sign and not a changeable copy sign for purposes of this Ordinance. A sign on which the only copy that changes is an electronic or mechanical indication of time, temperature, or stock market quotation shall be considered a “time, temperature, stock market” portion of a sign and not a changeable copy sign for purposes of this Ordinance.

**Section 3.
PLANS, SPECIFICATIONS
AND PERMIT REQUIREMENTS**

Except as otherwise indicated in this Ordinance, the regulations of the State Construction Code as adopted by the Township shall apply to signs. Where the provisions of this section are more restrictive in respect to location, use, size or height of signs, the limitations of this Ordinance shall take precedence over the regulations of the State Construction Code.

3.1 It shall be unlawful to construct, display, install, change or cause to be constructed, displayed, installed, or changed a sign requiring a permit upon any property within the Charter Township of Kinross without first obtaining a sign permit.

3.2 It shall be unlawful to construct, display, install, change, have, or cause to be constructed, displayed, installed or changed any sign upon any property within the Charter Township of Kinross in violation of the requirements of this ordinance.

**Section 4.
SIGNS PERMITTED
WITHOUT REQUIRING A SIGN PERMIT**

The following signs are permitted without a sign permit in all zoning districts where the principal permitted use to which they are related is a permitted use in that district.

4.1 Address numbers, name plates (including apartment units and office suites) identifying the occupant or address of a parcel of land and not exceeding three (3) square feet in area. All address numbers shall comply with the provisions of the *Chippewa County Addressing Ordinance*.

4.2 Memorial signs or tablets, not to exceed eight (8) square feet in area, containing the name of the building and date of erection, when cut into any masonry surface or constructed of bronze or other incombustible material and affixed to the exterior wall of the building.

4.3 Signs painted on or permanently attached to legally licensed vehicles which are used upon the highways for transporting persons, goods or equipment.

4.4 Traffic or other municipal signs including, but not limited to, the following: legal notices, historic site designations, municipal facility directional signs, street or traffic signs, railroad crossing signs, danger and other emergency signs as may be approved by the Township Board or any Federal, State or County agency having jurisdiction over the matter of the sign. Such signs may be located in any zoning district. However, all signs on governmental property on which a municipal building is located shall meet the commercial and industrial zoning district requirements in *section 9.0 of this ordinance*.

4.5 Community special event signs in which the event was approved by the Township Board.

4.6 Gasoline service stations may display the following special sign which is deemed customary and necessary to their respective businesses. Customary lettering or other insignia on a gasoline pump consisting of brand of gasoline sold, lead warning information, and any other data required by law and not exceeding a total of three (3) square feet on each pump.

4.7 One sign advertising parcels of land or building for rent, lease or sale, when located on the land or building intended to be rented, leased or sold, not exceeding six (6) square feet in area, four (4) feet in height in residential districts and twenty-four (24) square feet in area, six (6) feet in height in office, commercial and industrial districts. One sign per parcel, or per street, that fronts on a public street. All signs reflecting zoning classifications must be accurate with current zoning designation. An additional eighteen (18) square feet of sign area will be permitted if the sign faces I-75 and if the property is adjacent to I-75.

4.8 Institutional use bulletin board, not to exceed eighteen (18) square feet in area and not to exceed six (6) feet in height; including the frame and base of such sign set back ten (10) feet from any property line, for use by educational non-profit institutions licensed by the state, houses of worship or other public entities.

4.9 Flags of government, civic, philanthropic, educational, religious organizations and other public or private corporations or entities. Provided, however that only one flag bearing the seal or trademark of a private organization may be displayed by an individual establishment or proprietor of any single building or parcel of land.

4.10 Signs of a primarily decorative nature, not used for any commercial purpose and commonly associated with any national, local or religious holiday; provided that such signs shall be displayed for a period of not more than sixty (60) consecutive days, nor more than sixty (60) days in any one year.

4.11 Political signs, not to exceed one sign per candidate or issue, and not to exceed six (6) square feet of area per sign, shall be permitted on all occupied lots, regardless of zoning, provided such sign is located and placed with the permission of the owner of the lot or parcel

where such sign is located, and provided that such sign is removed within ten (10) days after the elections. A political candidate or committee is responsible to remove any sign not in conformity with this Ordinance within seven (7) days after receiving a written notice from the Township.

4.12 Model homes within a subdivision shall be permitted one (1) sign per model, which shall not exceed two (2) square feet in area nor four (4) feet in height, including the frame and base of such sign, when located within the front yard setback, for the purpose of identifying the model style.

4.13 Garage sale signs not exceeding five (5) square feet in area and not displayed in excess of seven (7) days.

4.14 One sign identifying on site construction activity, during the time of construction, not exceeding twenty-four (24) square feet in area, except in connection with individual single family detached residential construction, which sign shall not exceed six (6) square feet in area. Such signs shall not exceed six (6) feet in height, and shall be removed before an occupancy permit is issued.

4.15 Signs temporarily erected for municipal construction projects to inform the public of the nature of the project or anticipated completion dates shall be permitted in all zoning districts subject to a maximum size of twenty-four (24) square feet in area and six (6) feet in height.

4.16 Help wanted signs not exceeding six (6) square feet in area and four (4) feet in height may be displayed on private property for a period of up to four (4) weeks at a time and not more than four (4) times within each calendar year.

Section 5
SIGNS PROHIBITED
IN ALL ZONING DISTRICTS

The following signs are considered to be unsafe, dangerous, hazardous or an attractive nuisance, therefore these signs shall not be permitted, erected, or maintained in any zoning district unless the applicant requesting a variance from this section can substantiate to the Zoning Administrator that the applicant's specific use of a sign listed in this section will not be dangerous, hazardous, or an attractive nuisance. If the above designated official agrees that the specific use of the sign requested is not dangerous, hazardous, or an attractive nuisance, and the Zoning Board of Appeals has granted a variance in accordance with the variance procedures, then the Zoning Administrator shall issue a permit for such requested use.

5.1 Signs which incorporate in any manner any flashing or moving lights.

5.2 Banners, pennants, spinners and streamers, and inflatable figures, except as specifically permitted in accordance with *section 4.5 and 9.6*.

5.3 String lights used in connection with a commercial premises for commercial purposes, except holiday uses not exceeding seven (7) weeks in any calendar year.

5.4 Any sign which moves or has any moving or animated parts, or images, whether the movement is caused by any mechanical, electronic or electrical device or wind or otherwise, including swinging signs and strings of flags or streamers, or cloth flags moved by natural wind as permitted in *Section 4.9*. Such a prohibition shall not pertain to public message signs on governmental property and those on public property which display time, temperature or stock market quotation signs.

5.5 Any sign or sign structure which

- (a) is structurally unsafe, or
- (b) which constitutes a hazard to the safety or health of persons or property by reason of inadequate design, fabrication, mounting or maintenance or by abandonment thereof or
- (c) is not kept in good repair, or
- (d) is capable of causing electrical shocks to persons that may come in contact with it.

5.6 Any sign which by reason of its size, location, content, coloring, intensity, or manner of illumination constitutes a traffic hazard or a detriment to traffic safety by obstruction of visibility of any traffic sign or control device on any public street or road.

5.7 Any sign which obstructs free ingress and egress, visual or physical, from a required door, window, fire escape, driveway or other required access route.

5.8 Signs which make use of words such as “stop”, “look”, “danger”, or any other words, phrases, symbols or characters in such a manner as to interfere with, mislead or confuse drivers of vehicles traveling upon any highway, driveway or parking area.

5.9 Any sign or other advertising structure or display which conveys, suggests, indicates or otherwise implies by pictures, drawings, words, emblems, logos, or other communication methods including, but not limited to, the following:

- (a) Human genitalia.
- (b) Sexual acts as defined in the Public Entertainment Ordinance.
- (c) Adult nude human bodies.
- (d) Obscene words as defined in the Disorderly Persons Ordinance.
- (e) Obscene gestures as defined in the Disorderly Persons Ordinance.

5.10 Any sign now or hereafter existing which no longer advertises a bona fide business or product sold. Said signs shall be removed by the property owner within thirty (30) calendar days after a business closes or vacates the premises.

5.11 Any sign, except traffic or other municipal signs, as permitted in *section 4.4*, that is located in or projects into or over a public right-of-way or dedicated easement.

5.12 Any sign that exceeds the height limitation for structures in the zoning district in which it is located, or a wall sign that extends beyond or above the structure to which such sign is affixed except as may specifically be provided for in other provisions.

5.13 Posters, circulars, show bills, handbills, political signs, cards, leaflets or other advertising matter, except as otherwise provided herein, shall not be posted, pasted, nailed, placed, printed, stamped or in any way attached to any fence, wall, post, tree, sidewalk, pavement, platform,

pole, tower, curbstone or surface in or upon any public easement, right-of-way or on any public or private property whatsoever. Provided, however, nothing herein shall prevent official notices of the Township, school districts, County, State or Federal Government from being posted on any public property deemed necessary. All posters, circulars, show bills, handbills, political signs, cards, leaflets or other advertising matter posted, pasted, nailed, placed, printed, stamped on any right-of-way or public property may be removed and disposed of by the Kinross Township Enforcement Officers without regard to other provisions of this Ordinance.

5.14 The parking of a vehicle or trailer on a public right-of-way or on public or private property, on a permanent basis, so as to be visible from a public right-of-way, if said vehicle has attached thereto or located thereon any sign or advertising device which has the effect of providing advertisement of products or directing people to a business or activity located on the same or nearby property or any other premises.

5.15 No sign greater than four (4) feet in height shall be suspended by chains or other devices that will allow the sign to swing due to wind action. The Zoning Board of Appeals shall have the power to grant relief from the strict application of this provision when the applicant can show that the intent of this provision will be achieved through alternative means and result in a sign that is more in keeping with the architectural character and more in harmony with the design of the development it serves and with surrounding properties.

5.16 Bench signs.

5.17 Commercial signs erected on bus stop shelters.

5.18 Ground signs within one hundred (100) linear feet of an existing ground sign.

5.19 Roof signs.

5.20 Ground signs which identify more than one (1) business within a multi-tenant building or multiple-building site. These signs are also commonly known as directory signs.

5.21. Portable signs, except as provided in *Section 14*.

Section 6
SIGNS PERMITTED IN
ALL RESIDENTIAL DISTRICTS
AND REQUIRING A SIGN PERMIT

6.1 A subdivision development with models designed to promote the sale of homes within a subdivision shall be allowed no more than two (2) ground signs, on a temporary basis for a two (2) year period. Such signs shall be located adjacent to a subdivision entrance way. Each sign, when permitted, shall not exceed twenty-four (24) square feet in area nor a height of six (6) feet. The length of a sign shall not exceed eight (8) feet in distance. The sign support shall not extend more than two (2) feet from the ground area to the sign surface. These signs shall not be located within ten (10) feet of any road or street right-of-way.

Permits issued for this type of sign shall only be issued to the developer of the subdivision. In addition to the above, one (1) sign shall be permitted to be erected by each home builder within

the subdivision, not to exceed sixteen (16) square feet in area and a height of five (5) feet. Such signs shall be located within the subdivision and no closer than ten (10) feet from any property line in front of each model home. After the two (2) year period, sign permits may be renewed yearly if at least five (5) percent of the lots remain vacant and available and new homes remain under construction. Such signs shall be removed upon cessation of new home marketing within the subdivision, when ninety-five (95) percent of all lots have been sold by the builder or when the permit expires, whichever occurs first.

6.2 A subdivision development with model homes is allowed one (1) off-premise temporary sign for a two (2) year period which may be renewed yearly if at least five (5) percent of the lots remain vacant and available and new homes are under construction. Such signs shall be for the purpose of directing traffic to the development's location. Such signs shall be no larger than twenty-four (24) square feet in area, and shall not exceed six (6) feet in height. No such sign may be erected within fifty (50) feet of any road or street right-of-way. Such signs shall be removed when ninety-five (95) percent of all lots in the subdivision have been sold by the builder.

Residential Subdivision Entrance Way Ground Signs on Private Property - shall not be constructed until the subdivision has received final plat approval. These signs shall neither exceed six (6) feet in height nor twenty-four (24) square feet in area and shall only display the name of the subdivision. Signs shall be located on private property at least one (1) foot away from all property lines. All entrance way ground signs erected on private property in a subdivision shall have a common design and be constructed of the same or similar materials throughout that subdivision.

Boulevards - Residential Entrance Way ground signs erected on private property shall meet all requirements as stated above and shall not be located closer than ten (10) feet from the intersecting road right-of-way line.

Residential Subdivision Entrance Way Ground Signs within the Public Road Right-of-Way - shall be approved by the county, state, or other governmental agency having jurisdiction.

6.4 Churches, schools, and other non-residential uses within residential zoning districts may erect signs subject to all sign size and location requirements of *section 9 of this Ordinance*. However, if an institutional use bulletin board is utilized as permitted in *section 4.8*, no additional ground sign will be permitted.

6.5 Golf Courses - Golf courses with frontage on two roads, each of which has a minimum road right-of-way width of eight-six (86) feet, shall be permitted two (2) ground signs - one for each frontage. Each sign shall not be located closer than ten (10) feet from any road right-of-way. Such signs shall neither exceed twenty-four (24) square feet in area or six (6) feet in height. All height measurements shall be taken from the surface of the public sidewalk or the road closest to the sign.

6.6 A residential subdivision development shall be permitted one (1) project announcement sign after the development has received tentative preliminary plat approval. This sign may remain until the first building permit is issued. At that time, the sign must be removed. Project Development signs shall neither exceed twenty-four (24) square feet in area nor six (6) feet in height and shall not be located closer than ten (10) feet to any property line.

Section 7
SIGNS AUTHORIZED WITH A PERMIT
IN RESIDENTIAL 2 (R-2), ZONING DISTRICT

7.1 A multiple family or mobile home development with units or lots for sale or rent shall be allowed no more than two (2) ground signs on a temporary basis for a two (2) year period. Such signs shall be located adjacent to a development project's entrance way, and limited to one along each bounding primary or secondary road. The signs, when permitted, shall not exceed twenty-four (24) square feet in area nor a height of six (6) feet. The length of the sign shall not exceed eight (8) feet in distance nor shall the height of the sign exceed eight (8) feet. The sign support shall not extend more than two (2) feet from the ground to the sign surface. Such signs shall be located no closer than ten (10) feet from any property line. The sign permit may be renewed yearly if the project is less than ninety-five (95) percent occupied.

7.2 Residential 2 or Mobile Home Entrance Way Ground Signs on Private Property - Shall neither exceed five (5) feet in height nor twenty-four (24) square feet in area and shall only display the name of the project. Signs shall be located on private property at least one (1) foot away from all property lines. All entrance way signs shall be ground signs, shall have a common design, and be constructed of the same or similar materials throughout that development.

Boulevards – Residential 2 or Mobile Home Entrance Way ground signs erected on private property shall meet all requirements as stated above and shall not be located closer than ten (10) feet from the intersecting road right-of-way line.

7.3 A residential or mobile home development with units or lots for sale or rent shall be allowed one (1) off-premise temporary sign for a two (2) year period which may be renewed yearly if at least five (5) percent of the lots or units remain vacant and available or new units or lots are under construction. Such sign shall be for the purpose of directing traffic to the development's location. The sign may be a maximum of twenty-four (24) square feet in area and shall not exceed six (6) feet in height. No such sign shall be located within fifty (50) feet of any road or street right-of-way. Such sign shall be removed when ninety-five (95) percent of all units or lots have been occupied.

7.4 One (1) wall sign for identification purposes for each such development shall be permitted. Such sign shall not exceed twenty-four (24) square feet in area. The sign shall not extend above the roof line nor shall such sign project from the face of the building more than twelve (12) inches.

7.5 Golf Courses - Golf courses with frontage on two roads, each of which has a minimum road right-of-way width of eighty-six (86) feet, shall be permitted two (2) ground signs - one for each frontage. Each sign shall not be located closer than ten (10) feet from any road right-of-way. Such signs shall neither exceed twenty-four (24) square feet in area or six (6) feet in height. All height measurements shall be taken from the surface of the public sidewalk or the road closest to the sign.

7.6 A Residential 2 or mobile home development shall be permitted one (1) project announcement sign after the development has received site plan approval from the Township Planning Commission. This sign may remain until the first building permit is issued. At that time, the sign must be removed. Project Development signs shall neither exceed twenty-four (24)

square feet in area or six (6) feet in height and shall not be located closer than ten (10) feet to any property line.

**Section 8
RESERVED FOR FUTURE USE**

**Section 9
SIGNS AUTHORIZED WITH A PERMIT IN ALL
COMMERCIAL AND INDUSTRIAL ZONING DISTRICTS**

9.1 WALL SIGNS/AWNING SIGNS. The total square footage allowed for a wall sign, awning sign, or a combination of the two in these zoning districts shall be determined by multiplying one (1) square foot by the linear footage of frontage of the building or legally occupied tenant space, but shall not exceed two-hundred (200) square feet per building or tenant space.

All wall signs shall utilize individual die-cut or internally illuminated channel letters. Any building or multiple building site shall utilize a single color for all wall sign letters, excluding any trademark or copyrighted logo. If the letters are attached to an exposed electrical raceway, the raceway shall match the color of the wall.

Where corporate logos are proposed for use as a wall sign or as part of the overall wall sign, the logo shall not exceed 30% of the maximum permitted area.

When a wall sign is used in conjunction with an awning sign the total square footage allowed for both together shall not exceed the maximum square footage that would be allowed for a wall sign.

Corner lots shall not be provided additional footage.

9.2 WINDOW SIGNS. Window copy, painted or otherwise attached to the window surface, shall be limited in area to twenty-five (25) percent of the total surface of the window to which the sign is affixed, and no more than two (2) signs per window surface shall be permitted. However, this type of sign does not require a permit.

9.3 CANOPY SIGNS. Canopy signs shall not exceed eighty (80) square feet in total area and shall not project further than the canopy support structure. The minimum clearance shall be ten (10) feet from the average grade of the parcel on which it is located to the bottom of the sign.

9.4 GROUND SIGNS.

A. One (1) ground sign may be permitted for each developed lot or parcel. The sign shall not be located closer than ten (10) feet to any property line and to the edge of the pavement of any driveway entrance off of the right-of-way.

B. The sign face shall not exceed twenty-four (24) square feet in area. The sign structure shall not exceed twelve (12) feet in length or less than ten (10) feet in height as measured from the finished elevation of the sidewalk located along the right-of-way nearest to the sign.

C. The ground sign shall be integrated into the landscape buffer design and shall be compatible with the design and materials used for the structures on the site.

D. The masonry base shall have a minimum height of eighteen (18) inches and shall not exceed a height thirty-six (36) inches. The masonry base, at a minimum, shall be equal to the length of the sign. Masonry or other decorative features enclosing the sides or top of the face of the sign shall not extend beyond the maximum allowable width and height of the sign.

9.5 BILLBOARDS. Billboards shall be permitted in the zoning districts adjacent to limited access interstate freeways and shall not exceed the requirements of the *Hi-way Beautification Act, specifically, Public Act 106 of 1972, as amended.*

9.6 TEMPORARY CLOTH OR CANVAS SIGNS, PENNANTS, OR BANNERS may be displayed for a period of up to four weeks within the calendar year that the first permit was applied for. Three (3) permits may be issued per calendar year. The total square footage allowed for a banner sign shall not exceed what is permitted for a wall sign in *section 9.1.*

9.7 MENU ORDER AND SIMILAR DRIVE-THROUGH ASSISTANCE SIGNS. One (1) such free standing sign not exceeding twenty-four (24) square feet in size shall be permitted per each legally valid “drive-through” type use. Further, said sign may only be located at the point of vocal communication with the main building.

9.8 PROJECT ANNOUNCEMENT SIGNS. A commercial or industrial development shall be permitted one (1) project announcement sign after the development has received site plan approval from the Township Planning Commission. This sign may remain until the first building permit is issued. At that time, the sign must be removed. Project Announcement signs shall neither exceed twenty-four (24) square feet in area nor six (6) feet in height and shall not be located closer than ten (10) feet to any property line.

9.9 KINROSS GOVERNMENTAL PROPERTY. A changeable copy sign/reader board may be installed in addition to what is permissible within *Section 9 of this Ordinance.* This provision is not applicable to size and location requirements.

Section 10
SIGNS AUTHORIZED WITH A PERMIT
IN AGRICULTURAL OR RESIDENTIAL 1
ZONING DISTRICTS

10.1 Each conforming agricultural or open space recreational use shall be permitted wall signs. The area of such sign shall be computed by multiplying two (2) square feet by the total linear front footage of the building itself, but in no case shall the total sign area exceed two hundred (200) square feet. The sign shall not extend above the roof line or gable line, nor shall such sign project more than twelve (12) inches from the face of the building.

10.2 One ground sign for each developed lot or parcel where a conforming use exists, shall be permitted after the building and sign permits have been issued. The sign shall not exceed twenty-

four (24) square feet in area, nor exceed six (6) feet in height. Such signs shall be set back a minimum of ten (10) feet from any property line.

10.3 Producers of bona fide agricultural products as permitted within the Agricultural Zoning District shall be permitted no more than one (1) off-premise ground signs except as otherwise provided for in the *Kinross Charter Township Zoning Ordinance*. The signs shall be no larger than twenty-four (24) square feet in area and shall not exceed six (6) feet in height. The signs shall be located no less than ten (10) feet from all road rights-of-way and one hundred (100) feet away from all other signs. Each agricultural producer including, but not limited to, an individual, partnership, or corporation, shall be permitted to establish and maintain such signs. The purpose of the off-premise advertisement signs is to permit the producer to make the public aware of produce for sale. The sign shall include the name of the producer, the type(s) of produce available and directional information to assist the motoring public in locating the producer's agricultural area. Additional information may be indicated at the option of the producer. Such signs shall not advertise any products or services other than the availability of bona fide agricultural produce raised by the producer.

Permits may be obtained for a maximum period of six (6) consecutive months in any calendar year. Permit applicants shall present a letter indicating permission has been received from the land owner of tax record to place said sign upon his or her property. In addition a cash bond shall be posted to guarantee removal of said signs. Said signs shall be removed within forty-eight (48) hours of permit expiration.

10.4 GOLF COURSES - Golf courses with frontage on two roads, each of which has a minimum road right-of-way width of eighty-six (86) feet, shall be permitted two (2) ground signs one for each frontage. Each sign shall not be located closer than ten (10) feet from any road right-of-way. Such signs shall neither exceed twenty-four (24) square feet in area or six (6) feet in height. All height measurements shall be taken from the surface of the public sidewalk or the road closest to the sign.

Section 11 NON-CONFORMING SIGNS

11.1 The regulations established in the Zoning Ordinance under Non-Conforming Structures shall also be applicable to signs which exist on the date of the adoption of these regulations where such signs fail to comply with the provisions described in this section. The elimination of non-conforming signs is hereby declared to be a public purpose and for a public service. The Township Board may initiate proceedings and prosecute for condemnation of nonconforming signs under the power of eminent domain in accordance with *Article 149 of the Public Acts of 1911, as amended, being section 213.21 through 213.41 of the Michigan Compiled Laws* or other appropriate statutes.

11.2 Nothing in this section shall relieve the owner or user of a non-conforming sign, or owner of property on which the non-conforming sign is located from the provisions of the Ordinance regarding safety and maintenance of the sign.

11.3 Whenever an addition or modification to an existing site requires submittal and approval of a site plan pursuant to *Section 3.20, "Site Plan Review" of the Zoning Ordinance*, any non-conforming sign(s) shall be brought into conformance with the provisions of this ordinance.

Section 12
REZONING SIGNS IN ALL DISTRICTS

Whenever an application for rezoning is made, the following requirements shall be met.

12.1 It shall be the duty of the petitioner to remove all signage not in compliance with the requested, new district; removal shall be within thirty (30) days after the public hearing, if approved.

12.2 In the event that the Township determines the need to consider rezoning certain land areas, the regulations of this subsection will not be applicable.

Section 13
RESERVED

Section 14
PORTABLE SIGNS

Non-profit religious organizations and other similar community non-profit organizations may utilize a portable sign for the purpose of advertising the time and place of worship services or other meetings open to the public. Such sign may not exceed six (6) square feet in area or four (4) feet in total height. The sign shall not exceed two (2) feet in horizontal width. The sign must be located so as not to disrupt or create a safety hazard for pedestrian or vehicular movement. A sign permit is required, however, such portable sign will be permitted only if the non-profit organization is not permitted other permanent ground signs on the subject property. The portable sign utilized by the non-profit organization may not be placed closer than ten (10) feet from any road right-of-way.

Section 15
GASOLINE SERVICE STATIONS
SPECIAL SIGNS

Gasoline service stations may display the following special signs which are deemed customary and necessary to their respective businesses. Sign permits shall be required for such signs.

15.1 No more than two (2) signs, each sign not exceeding six (6) square feet in area, may be placed on a gasoline pump island for the purpose of displaying gasoline prices.

15.2 No more than two (2) signs, each sign not exceeding six (6) square feet in area, may be placed on a gasoline pump island for the purpose of designating "attendant served" or "self-serve".

Section 16
DIRECTIONAL SIGNS

Signs not exceeding six (6) square feet which contain only non-commercial messages including designation of rest rooms, drive entrances and exits, telephone locations and directions to door openings. Such signs shall not require permits.

**Section 17
APPLICATION**

Application for sign permits shall be made upon forms provided by the Zoning Administrator and shall contain or be accompanied by such plans, drawings and specifications as are necessary to advise the Zoning Administrator of the type, size, shape, location, construction and materials of the proposed sign and the building, structure or premises upon which it is to be placed.

**Section 18
FEES**

18.1 Fees for application review and site inspections, prior to sign placement, shall be established by the Township Board by means of a Fee Schedule Resolution. The Fee Schedule Resolution may be revised, as needed, without an amendment to this ordinance.

18.2 No fee shall be required for a permit for alteration or repair unless the sign is to be altered or repaired to an extent of fifty per cent (50%) of its value or unless a change of location or in type of sign is involved, in which case the charge for such permit shall be in accordance with the fees for signs required by this Ordinance.

**Section 19
ENFORCEMENT AND VIOLATIONS**

In the event a violation of this Ordinance is noted, the Zoning Administrator will notify the owner of record and the occupant of said property of said violation, and if different, the owner of the sign. Such notice shall specify the violation, and the time within which the corrective action must be completed. This notice may be served personally or by mail.

**Section 20
PENALTIES**

Any person, corporation, partnership or any other legal entity who fails to comply with any of the provisions of this Ordinance or any of the regulations adopted in pursuance thereof, shall be guilty of a misdemeanor, and upon conviction thereof, may be fined not more than five hundred (\$500.) dollars or imprisoned of not more than ninety (90) days or both, upon the discretion of the court. Every act or violation and every day upon which a violation occurs shall be considered a separate offense. Any Person violating any of the provisions of this Ordinance shall become liable to the Township for any expense, including actual attorney's fees, loss, or damage occasioned by the Township by reason of such violation.

**Section 21
ORDINANCE CONSTRUCTION
NON APPLICABILITY AND APPEAL**

This Ordinance shall be liberally construed in such manner as to best effectuate its purpose. The provisions of this Ordinance shall be construed, if possible, in such manner as to make such provisions compatible and consistent with the provisions of all existing and future zoning and other ordinances of the Township and all amendments thereto; provided however, that where any inconsistency or conflict cannot be avoided, then the most restrictive of such inconsistent or conflicting provisions shall control and prevail. If there is believed to be a conflict between the stated intent and any specific provisions of this Ordinance, the Zoning Board of Appeals may, in accordance with established procedures, permit modification of said specific provisions while retaining the intent in such appealed instance.

Section 22
REPEAL

All ordinances or parts therefrom in conflict with the provisions of this Ordinance, except as herein provided are hereby repealed only to the extent necessary to give this Ordinance full force and effect.

Section 23

SEVERABILITY

Should any provision or section of this Ordinance be held invalid for any reason, such holding shall not be construed as affecting the validity of the remaining provisions or sections.

Section 24
SAVINGS CLAUSE

The repeal provided herein shall not abrogate or effect any offense or act not committed or done or any penalty or forfeiture incurred, or any pending litigation or prosecution or any right established or occurring prior to the effective date of this Ordinance.

Section 25
EFFECTIVE DATE

This Ordinance shall become effective upon publication.

Passed and adopted by the Township Board of the Charter Township of Kinross, County of Chippewa, Michigan, on June 16, 2003.