

10-14-4: GENERAL REGULATIONS:

- A. **Conformity To Zoning:** Except as provided in this chapter, no sign shall be erected, raised, moved, placed, reconstructed, extended, enlarged, altered or have the text of the sign changed except in conformity with the regulations herein specified for the zoning district in which it is located. (1995 Code § 75-4-1)
- B. **Codes And Ordinances; Compliance Required:** All signs hereafter erected in the city shall comply with the current standards of all building codes as adopted by the city, this title and all other ordinances the city or the state. (1995 Code § 75-4-2; amd. 2003 Code)
- C. **Maintenance:** All signs shall be maintained in good condition. Exposed parts of signs shall be painted or treated chemically in such a manner as to preserve the condition, aesthetics and life of such signs. Moving parts shall be maintained in operable condition, and signs designed to be lighted shall be maintained with a full compliment of the lighting facilities required by the design of such a sign. (1995 Code § 75-4-3)
- D. **Discontinued Use:** All signs identifying a discontinued use on the property shall be removed by the sign owner from the property within thirty (30) calendar days of the time the use was discontinued. (1995 Code § 75-4-4)
- E. **Nonconforming; Time Limit:** Nonconforming signs costing more than two hundred dollars (\$200.00) to replace and legally existing at the time of adoption of this chapter shall be exempt from compliance with the provisions of this chapter for a period of five (5) years, after which time such signs shall be made to conform to such provisions and to any other sign provisions adopted by the governing body subsequent to adoption of this chapter or shall be removed. Nonconforming signs costing less than two hundred dollars (\$200.00) and legally existing at the time of the adoption of this chapter shall be made to conform to such provisions within ninety (90) days from the date of notification of such nonconformance by the planning and zoning administrator, or shall be removed within ninety (90) days of such notification. (1995 Code § 75-4-5)
- F. **Moving; Conformance Required:** No sign erected before the adoption of this chapter shall be moved to a new location on the lot or building, or enlarged or replaced unless it is made to conform with the regulations of this chapter. (1995 Code § 75-4-6)

G. Nameplate Signs: Nameplate signs shall be allowed in all zoning districts without the necessity of obtaining a sign permit if the sign area does not exceed forty eight (48) square inches. (1995 Code § 75-4-7)