

ORDINANCE NO. 345

ORDINANCE ESTABLISHING REGULATION OF SIGNAGE WITHIN THE CITY OF CREEDE

WHEREAS, the City of Creede is a Colorado Municipality; and

WHEREAS, pursuant to §31-15-103, C.R.C., a municipality has the authority to make ordinances; and

WHEREAS, the City had held a public hearing and determined that it is necessary to regulate the nature, size and type of signage permitted within the boundaries of the City; and

WHEREAS, the City has determined that it is in the best interests of the health, safety and welfare of the citizens of Creede, to enact regulations controlling signage permitted within the City limits.

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF TRUSTEES OF THE CITY OF CREEDE, A TOWN IN MINERAL COUNTY, COLORADO THAT:

Section 1: The Following Rules apply to signs located in all zoned areas in the City:

- a. Any sign specifically allowed by this ordinance shall not require a permit. Any sign prohibited by or not mentioned by this ordinance shall require a permit from the City of Creede.
- b. No flashing lights or flashing neon signs are allowed in any zone.
- c. No off premises stationary signs
- d. No sign on a building may extend above the highest point of the building upon which it is located.
- e. Banners above streets or other city right of ways are allowed by special permit only.
- f. All signs are allowed to have writing on both sides.
- g. The maximum area specified for any sign applies to one side only. (Example: a 2ft by 3ft sign with writing on both sides satisfies the requirement of "6 sq. ft maximum")

h. No internally lighted or neon signs are allowed outdoors in any zone, but may be displayed inside windows.

i. Externally lighted signs are allowed in all zones, but must be hooded or otherwise controlled such that light directly from the source does not leave the property where the sign is located. Reflected light will, of course, leave the property.

j. Nothing in this ordinance is intended to regulate any holiday decorations, lighted or otherwise. Offensive or objectionable holiday decorations will be dealt with as a public nuisance.

k. Real estate signs advertising property for sale or rent are limited to one sign of 6 sq. ft. maximum for residential property or 32 sq. ft. maximum for business property on each street front. These signs may be freestanding or attached to a building or fence, and must be removed within 7 days after closing or at the expiration of the listing. If not removed within the required time period, the signs will be considered as illegal off premises advertising.

L. Political signs must be removed within 48 hours after the election is over.

m. All existing signs, as of the date of this ordinance, will be considered “grandfathered” and will not be subject to compliance until it is removed, modified or the property is sold or conveyed.

Section 2: Regulations for residential property in zones R1, R2, or MH as well as residences, which are grandfathered in a nonresidential zone.

a. Signs showing address and/or the name of the occupant should be visible from the street that the residence is addressed on, and are limited to one sign of a maximum of 6 sq. ft. and may be free standing or mounted on a building or fence.

b. One sign of 6 sq. ft. maximum, either freestanding or mounted on a building or fence is allowed to advertise a home business located on the premises.

c. Temporary signs (advertising garage sales, or other special events to be held on the premises) are limited to one sign of 6 sq. ft. maximum on each street front. These signs must be removed within 48 hours after the event is over.

d. Other signs and decorations are unlimited as to size and number as long as they are flush mounted on a building or window, and contain no advertising for any current business.

Section 3: Regulations for businesses in zones B1, B2, C and I

- a. In the case where a business and a residence occupy the same building, the business sign rules apply.
- b. Any business may have one sign of 32 sq. ft. maximum per street front. These signs may be free standing, or mounted to a building at any angle, but must have a 9-foot clearance over any sidewalk and may not extend over any street or public right of way.
- c. Sidewalk signs cannot be wider than 18 inches and taller than 3 feet.
- d. Signs written on awnings are unlimited as to size and number.
- e. Signs flush mounted or painted on building or windows are unlimited as to size and number.

Section 4: Regulations for Churches, schools, government buildings, libraries and other public buildings located in any zone.

- a. Signs flush mounted on buildings or windows are unlimited as to size and number.
- b. One freestanding sign of 100 sq. ft. maximum is allowed per building.

Individuals or businesses violating these regulations shall be notified by a “cease and desist” order issued by the City and shall have five (5) days to correct the violation of this Ordinance.

In the event that the individual or business fails to comply with the cease and desist order, the individual or business will be issued a municipal summons for the violation of this Ordinance. The violator may be fined up to Twenty-Five Dollars (\$25.00) for each day of violation of the Ordinance, starting with the day that the cease and desist order was issued and continuing until compliance with the Ordinance is achieved.

Any fine imposed by the Municipal Court under this Ordinance shall become a judgment lien against the property on which the sign was located in violation of this Ordinance.

This Ordinance shall be effective 30 days after publication in the local newspaper designated for legal publications.

**INTRODUCED, READ IN FULL, PASSED AND APPROVED AT A
REGULAR MEETING OF THE BOARD OF TRUSTEES OF THE CITY OF
CREEDE, COLORADO, A TOWN, HELD ON THE 8TH DAY OF APRIL 2008.**

CREEDE, COLORADO

Rex M. Shepperd
Rex M. Shepperd, Mayor Pro-Tem

ATTEST:

Pamela J. Wilson
Pamela J. Wilson, Clerk/Treasurer

