

TABLE 5.24-6: TEMPORARY SIGNS						
ZONING DISTRICT	SIGN TYPE	MAXIMUM SIGN AREA		MAXIMUM NUMBER	REQUIRED SETBACK	MAXIMUM HEIGHT
		PER LOT	PER SIGN			
OTHER GROUP HOUSING)	Wall Sign	Maximum 12 sq. ft. per Principal Building	12 sq. ft.	1	N/A	10 ft.
NONRESIDENTIAL	Freestanding Sign	Building Frontage 166 ft. or less: Maximum 32 sq. ft. Building Frontage more than 166 ft.: Maximum 0.6 sq. ft. per linear foot of Building Frontage up to 100 sq. ft.	32 sq. ft.	4	Minimum 5 ft.	6 ft.
	Wall Sign	20 sq. ft. per Building	20 sq. ft.	No maximum	N/A	10 ft.

C. Materials and Construction

Temporary Signs shall be constructed of durable, all-weather materials and designed to remain in place and in good repair so long as they remain on display. A Temporary Freestanding Sign larger than three square feet shall have a rigid frame or border.

5.24.8 Liability Insurance

If any Permanent Sign or Sign Structure is erected upon or projects into a Public Right-of-Way or if the height of a Sign or Sign Structure is greater than the distance from the Sign or Sign Structure to a Public Right-of-Way, then the owner of the Sign or Sign Structure shall at all times maintain Commercial General Liability Insurance in the amount of \$1,000,000.00 covering collapse of the Sign or Sign Structure and potential resulting injuries and damages. The Commercial General Liability Insurance policy shall include an endorsement, or policy language, naming the City of Ann Arbor as an additional insured.

5.25 Outdoor Lighting⁷¹

5.25.1 Purpose

The purpose of this section is to:

- A. Minimize adverse and unsafe impacts of lighting such as Light Trespass, Glare, and Skyglow.
- B. Protect the natural environment from artificial light at night.
- C. Promote energy efficiency.
- D. Foster a safer environment that supports and/or enhances commerce and lawful nighttime activities.

⁷¹ Ordinance No. ORD-21-23, effective September 26, 2021.

5.25.2 Applicability

All lighting that causes exterior illumination after sunset and before sunrise shall be subject to the requirements of this section except for the following:

- A. Any temporary light installation on private property is permitted for a total of 90 consecutive days in one calendar year. Examples include seasonal decorative lighting and lighting for temporary public art installations, screenings, performances, and special events. Temporary lighting installations shall be extinguished between 12am and 6am.

Any temporary light installation in nonresidential zoning districts shall comply with Section 5.25.3.B.10.
- B. Lighting for flags.
- C. Any light installation determined by the Historic District Commission to contribute to the historic character of a property listed in a local or state historic district or on the National Register of Historic Places.

5.25.3 Exterior Lighting Specifications

A. Color Spectrum Management

- 1. All permanent nonresidential and multi-family lighting installations, with the exception of illuminated signs, shall have a minimum Color Rendering Index (CRI) of 70.
- 2. All permanent nonresidential and multi-family lighting installations, with the exception of illuminated signs, shall have a Correlated Color Temperature (CCT) of no greater than 3000 K.

B. Luminaire Design and Installation

- 1. Light Trespass
 - a. Light Trespass beyond the property line shall at no time exceed 0.1 Foot-Candles onto any Lot that is in a Residential Zoning District or the PL district, or in the public right-of-way.
 - b. In the D1 Downtown Core and D2 Downtown Interface districts, the total Illuminance from all sources at the property line shall not exceed eight Foot-Candles, except for under-canopy lighting.
 - c. In all other zoning districts, Light Trespass beyond the property line shall at no time exceed two Foot-Candles onto any property.
 - d. In D1 Downtown Core and D2 Downtown Interface districts, the Illuminance shall be measured facing up, at a distance three feet above the ground. In any other district, the Illuminance shall be measured facing the Luminaire and measured at any point within the receiving property, including at any height above grade at the property line.

2. No Luminaire in any district shall cause Glare onto any property in a Residential Zoning District or zoned PL Public Land, or onto the public right of way.
3. Where lighting targets primarily the ground or horizontal targets, including but not limited to parking areas, loading docks, recreational areas, and site entrances, Luminaires shall meet Fully Shielded criteria, so that no light will cause Light Trespass as specified in this section, or Glare.
4. Where lighting illuminates features on an above grade or vertical target, including but not limited to architectural features, signs, landscaping, fountains, and sculptures, Luminaires shall be Partially Shielded and shall be installed and aimed to minimize their output past the object being illuminated, skyward or otherwise. Such lighting shall not cause Light Trespass as specified in this section, or Glare.
5. If a Building façade is more than 10 feet from the property line, the maximum average Illuminance on the facade shall be 1 Foot-Candle on any property in a Residential Zoning District, and 3 Foot-Candles on any property in any other zoning district, as measured at a distance of 10 feet from the facade, provided that the Illuminance does not violate the Light Trespass limit specified above in paragraph 1. The measurement shall be made facing the facade. Facade illumination shall be provided from above, rather than below, and shall be shielded from Glare as specified above in paragraph 3. Facades in D1 and D2 districts, and facades situated less than 10 feet from a Building on the same parcel are exempt from this requirement. Signs painted on a façade shall also be exempt from this requirement except Section 5.24.4 D Sign Illumination shall apply.
6. Decorative Building Façade and Landscape Illumination
 - a. For properties in a Residential Zoning District, Illumination for Building facades and/or landscapes whose primary purpose is decorative is prohibited between 12:00 am and 6:00 am.
 - b. In all other districts, Illumination for Building facades and/or landscapes whose primary purpose is decorative is prohibited between 12:00 am and 6:00 am except during Business Hours. The lighting shall be controlled by an automated timer system.
7. Motion-activated lighting systems shall not be activated by movement beyond the property boundary.
8. Under-canopy lighting for applications such as gasoline service stations, hotel or theater marquees, or Drive Through Facilities shall be Fully Shielded. The average maintained horizontal Illumination in the area directly below the canopy shall not exceed 20 Foot-Candles, with no value exceeding 30 Foot-Candles.

- 9. Wall- or pole-mounted floodlights shall be aimed no higher than 45 degrees below horizontal, and they shall comply with shielding and Light Trespass limits as specified in paragraphs 1 and 2.
- 10. The following lighting systems are prohibited: Any dynamically changing lights, including strobe lights, or lights that are programmed to be flashing, blinking, or moving; except that lighting systems may dim or brighten in response to changes in ambient light as permitted in this Code.

C. Parking Lots

- 1. Parking Lots shall not exceed maximum Illuminances at all unobstructed points of 6 Foot-Candles at any time after sunset and before sunrise. Illuminances shall be measured facing upward, three feet above the Parking Lot surface.
- 2. Lighting for parking areas and vehicular and pedestrian traffic ways on sites that contain no residential uses shall be extinguished nightly beyond Business Hours. For after-hours site safety lighting, or uses with no Business Hours, lighting after sunset and before sunrise shall not be in excess of 2 Foot-Candles.

5.25.4 Indoor Lighting

Indoor lighting shall not be the source of exterior Light Trespass or Glare as specified in Section 5.25.3.B.1 and 5.25.3.B. 2 above.

5.26 Fences

5.26.1 Applicability

- A. All permanent Fences shall be subject to the requirement of this Section 5.26 .
- B. Temporary construction fences and fences required for protection around Excavations shall comply with Article 13 of the City Construction Code. Such fences shall not be maintained for a period greater than a year without special approval of the Zoning Board of Appeals.

5.26.2 Standards

A. Residential Zoning Districts

Fences located in residential zoning districts (See also figure below):

- 1. Shall not exceed four feet in height and 50% Opacity in the Front Yard.
- 2. Shall not exceed six feet in height and 80% Opacity in the Side Yard.
- 3. Shall not exceed eight feet in height in the Rear Yard.