



**TOWN OF PORT DEPOSIT
ORDINANCE 2020-06**

**AMENDMENTS TO ARTICLE XV SIGNS, SECTION 264
PERMITTED SIGNS OF THE PORT DEPOSIT ZONING CODE**

WHEREAS, the Mayor and Council of the Town of Port Deposit may exercise the power conferred upon them by Article III, Section 309 of the Charter of the Town of Port Deposit to pass ordinances or by-laws to enable them to better promote and preserve the public health, safety and welfare of the residents of the town; and

WHEREAS, as per Article V, 501 (50) of the Charter, the Council has the authority to exercise the powers as to planning and zoning, conferred upon municipal corporations generally in The Land Use Article of the Maryland Annotated Code; and

WHEREAS, the Port Deposit Planning Commission held an advertised public hearing on Thursday, May 28, 2020 for public comment on these amendments to multiple sections of the Zoning Code; and

WHEREAS, the Port Deposit Planning Commission recommended adoption of the proposed amendments to multiple sections of the Zoning Code to the Mayor and Council of the Town of Port Deposit; and

WHEREAS, the Mayor and Council of the Town of Port Deposit held an advertised public hearing on Tuesday, June 16, 2020 to receive public comment on the amendments to multiple sections of the Zoning Code.

NOW, THEREFORE, BE IT HEREBY ORDAINED, that the Council of the Town of Port Deposit hereby adopts and approves the proposed amendment to Article XV Signs, Section 264 Permitted Signs of the Port Deposit Zoning Code, as follows to add a new number 3. and 4. (amendments/additions – **red text** and deletions are ~~strikethrough text~~):

- 3. In the B&I Zone on-site signs are permitted pertaining to the businesses conducted on the property, in conformance with a Master Signage Plan approved by the Planning Commission.**
 - a. The Master Signage Plan shall contain the following:**
 - (1) An accurate plot plan of the property or properties included, at such scale as the Planning Commission may require;**
 - (2) Location of buildings, parking lots, driveways, and landscaped areas on such properties;**

- (3) Computation of the maximum total sign area, the maximum area for individual signs, the height of signs and the number of freestanding signs proposed; and
 - (4) An accurate indication on the plot plan of the proposed location of each present and future sign of any type, whether requiring a permit or not.
 - (5) The Master Signage Plan shall specify standards for consistency among all signs on properties affected by the Plan with regard to:
 - i. Color scheme;
 - ii. Lettering or graphic style;
 - iii. Lighting;
 - iv. Location of each sign on the buildings;
 - v. Materials; and
 - vi. Sign proportions.
- b. A Master Signage Plan including window signs may simply indicate the areas of the windows to be covered by window signs and the general type of the window sign (e.g. Paper affixed to window, painted, etched on glass, or some other material hung inside window) and need not specify the exact dimension or nature of every window sign.
 - c. The Master Signage Plan for all properties with multiple uses or users, shall limit the number of freestanding signs to a total of one (1) for each street on which the properties included in the plan have frontage and shall provide for shared or common usage of such signs.
 - d. The Master Signage Plan shall be included in any development plan, site plan, or other plan required by the Town for the proposed use or development and shall be processed simultaneously with such other plan.
 - e. The Master Signage Plan may be amended by filing a new Master Signage Plan that conforms with all requirements of the ordinance then in effect.
 - f. If any new or amended Master Signage Plan is filed for a property on which existing signs are located, it shall include the existing signs and those signs are subject to the requirements of this ordinance and review by the Planning Commission as part of the Master Signage Plan.
 - g. After approval of the Master Signage Plan, no sign shall be erected, placed, painted or maintained, except in conformance with such plans, and such plan may be enforced in the same way as any provision of this ordinance.
4. In the B&I Zone off-site signs may be permitted as a Special Exception by the Board of Appeals provided:
 - a. The off-site sign is approved by the Planning Commission as part of a Master Signage Plan;
 - b. The sign is not nearer than one hundred (100') feet to any residentially zoned property;

- c. The sign is not closer than twenty-five (25') feet to any property line;
- d. The sign is not illuminated;
- e. The sign does not arise above the roof level of any buildings surrounding it; and
- f. The sign is does not exceed one hundred (100) square feet in total size, which size shall include both the front and back of the message areas.

EFFECTIVE DATE

Ordinance 2020-06 was adopted on the 7th day of July, 2020 and shall take effect on the 27th day of July, 2020 as per Article III, Section 309 of the Charter of the Town of Port Deposit, and shall be published at least once in a newspaper having general circulation within the Town of Port Deposit.

ADOPTED: _____ July 7, 2020

EFFECTIVE DATE: _____ July 27, 2020

IN WITNESS WHEREOF, we have set our hands and seals, and adopted Ordinance 2020-06 this 7th Day of July, 2020.

Affirmative _____

Absent _____

Negative _____

Abstained _____

THE TOWN OF PORT DEPOSIT

By The Mayor and Town Council:

ATTEST:

Town Administrator

Wayne L. Tome, Sr., Mayor

Robert Kuhs, Deputy Mayor

Christopher Broomell, Council

Kevin Brown, Council

Thomas Knight, Council