

**TOWN OF CEDARBURG
ORDINANCE NO. 2008-14**

**An Ordinance to Amend Section 320-84, Relating to Temporary Real Estate Signs, of the
Town of Cedarburg Code of Ordinances, Ozaukee County, Wisconsin.**

WHEREAS, the Town of Cedarburg regulates the size, type, construction standards, maintenance and placement of signs situated within the boundaries of the Town of Cedarburg, Wisconsin; and,

WHEREAS, the Town promotes the public health, safety, welfare and comfort of the general public by reducing distractions and obstructions from signs which would adversely affect traffic safety and alleviating hazards caused by signs projecting over or encroaching upon the public right-of-way;

NOW, THEREFORE, BE IT ORDAINED by the Town Board of the Town of Cedarburg, Ozaukee County, Wisconsin, that the following portions of Section 320-84 of the Town of Cedarburg Code of Ordinances is hereby amended to read as follows:

**(The text modified with a strikethrough shall be deleted).
(The text modified with an underline shall be added).**

§ 320-84. Exemptions.

B. The following temporary signs shall also be exempted from § 320-80 of this article subject to the following conditions:

(1) Temporary real estate signs.

(a) Number. There shall not be more than one temporary real estate sign for each lot, except that where a lot abuts two or more streets, one "For Sale" sign may be allowed for each abutting street frontage.

(b) Area.

[1] Single-family areas. In all residential zoned areas, temporary "For Sale" or "For Rent" real estate signs shall not exceed 12 square feet in gross surface area.

[2] Business areas. In business and multifamily residential zoned areas, temporary "For Sale" real estate signs shall not exceed 25 square feet in gross surface area, and temporary "For Lease" or "For Rent" real estate signs shall not exceed 10 square feet in gross surface area. Exception: Where vacant land in business and multifamily residential zoned areas is for lease or for rent, a freestanding real estate sign, not exceeding 25 square feet in gross surface area, may be allowed in accordance with the setback standards established in Subsection B(1)(c).

(c) Location.

[1] Temporary "For Sale" real estate signs shall be located only upon the premises for sale and shall be set back a minimum of 10 feet from any abutting side or rear property line or driveway. Additionally, signs shall be set ~~back a minimum 10 foot from the edge~~ outside of the roadway right-of-way shoulder. If no shoulder exists, the sign shall be set back a minimum of 10 foot from the edge of the roadway pavement. Temporary "For Lease" or "For Rent" real estate signs for business shall be attractively designed and located on the existing business's freestanding sign in accordance with Town Administrator approval. If the Building Inspector and sign applicant disagree on sign design and/or location, the proposed sign shall be subject to Town Board approval. In accordance with Wisconsin State Statutes, the owner of the sign shall contact Digger's Hotline three (3) working days prior to the installation of the sign.

[2] Exceptions:

[a] Property for sale or lease that does not have roadway frontage may locate a real estate sign on a nearby property that does have roadway frontage, in accordance with location requirements stated in Subsection B(1)(c)[1]. This shall only be permitted with the permission of the owner of the property on which the sign is being placed.

[b] The Town Administrator may waive and/or modify location requirements in writing if such requirements would result in a visual hindrance due to existing vegetation.

[c] If a business site does not have a freestanding sign on which to attach a "For Lease" sign, the lease sign may alternatively be placed on the building facade.

[d] In any case where ~~the~~ a modified setback of the "For Sale" sign results in the sign being located within the road right-of-way, the Town shall not be held liable for any sign damage or maintenance.

(d) Height. Temporary "For Sale" real estate signs shall not project higher than seven feet as measured from preconstruction grade at the base of the sign. Temporary "For Lease" or "For Rent" real estate signs shall not project higher than the existing business's freestanding sign.

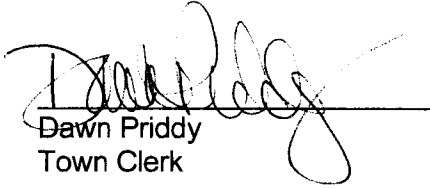
(e) Removal. Temporary real estate signs shall be removed within seven days of the sale or lease of the premises upon which the sign is located.

(The above text modified with a strikethrough shall be deleted).

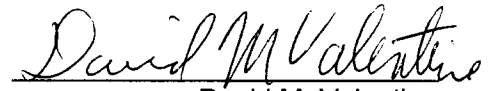
(The above text modified with an underline shall be added).

This ordinance shall be in full force and effect upon its passage and posting as provided by law.

PASSED AND ADOPTED by the Town Board of the Town of Cedarburg, Ozaukee County, Wisconsin, this 1st day of October, 2008.



Dawn Priddy
Town Clerk



David M. Valentine
David M. Valentine
Town Chairman