



City of Lilburn

in Gwinnett County

State of Georgia

**Ordinance
Number:**

2021-575

DRAFT

Date of Reading and Adoption: February 14, 2022

At the meeting of the Lilburn City Council held at 340 Main Street, Lilburn, Georgia.

**AN ORDINANCE TO AMEND THE OFFICIAL CODE OF LILBURN, GEORGIA,
APPENDIX A, ZONING ORDINANCE SECTION 501 and 502**

WHEREAS: Appendix A, Article 10, Section 1002 of the Code of the City of Lilburn provides that the Lilburn Zoning Ordinance may be amended from time to time by adoption of amending ordinance by the City Council; and

WHEREAS: the Planning Commission met at a Public Hearing to review amendments to the zoning ordinance on October 28, 2021, and made a recommendation to City Council to approve the amendments, and

WHEREAS: the City Council finds that the amendments to the Zoning Ordinance of the City of Lilburn promote the health, safety, convenience, order, prosperity, and the general welfare of the present and future inhabitants of the City of Lilburn;

NOW, THEREFORE, BE IT ORDAINED, by the City Council of the City of Lilburn, Georgia, sitting in regular session on February 14, 2022, that the Zoning Ordinance Article 5, Section 501 and 502 of the city code of Lilburn is hereby amended as set forth in **Exhibit A**.

BE IT FURTHER RESOLVED that this Ordinance shall be effective upon its adoption and that all ordinances, regulations, or parts of the same in conflict with this Ordinance are hereby rescinded to the extent of said conflict.

This ordinance is effective immediately upon adoption and is adopted this 14th day of February 2022 by the recorded vote of the Mayor and Council of the City of Lilburn.

SO ORDAINED this the 14th day of February 2022.

APPROVED:

Tim Dunn, Mayor
City of Lilburn

ATTEST:

Melissa L. Penate, City Clerk, CMC

Exhibit A - Zoning Ordinance Text Amendments -Article 5, Overlay Districts. Section 501 and 502.

Proposed minor amendment to Section 501-11 and addition of new Section 502-7.

501-11 Signage Standards. ~~With the exception of ground sign standards, Ssignage in the US29 Overlay shall meet the standards of the Chapter 113, Lilburn Sign Ordinance. Ground Ssignage shall be a monument type sign with a base made of materials and color to match or complementing the primary building= and subject to review by the Planning Director.~~

502-7 Signage standards. ~~Signage shall meet the standards of Chapter 113, Lilburn Sign Ordinance and the following additional standards shall apply to new, altered or renovated building signs within the Town Center Overlay. In this district, "building sign" shall include the following permanent sign types defined in Chapter 113: wall signs, window signs, projecting signs and awning signs and where there is a conflict between this section and Chapter 113, this Section shall control, unless alternative signage is approved by City Council as a condition of zoning or by variance pursuant to Section 113.21.~~

~~Permit required. Building signs shall require a permit in accordance with the procedures described in Chapter 113 of the City Code of Ordinances.~~

1. Maximum sign area. ~~The total maximum allowed area for all building signs is 1.5 square feet per linear foot of a tenant's horizontal building façade.~~
 - a. Calculations shall be based on the façade with the primary entrance or if more than one, the public entrance which faces the public road of greatest capacity. If the façade of primary entrance is at least 50% less than another façade facing a public road, an average of the two measurements may be used to determine the aggregate allowed area, subject to sign location review by Planning Director.
 - b. The total maximum allowed square footage for building signs, as calculated by the method described above, may be allocated across wall sign area, window sign area, projecting sign area, and/or awning sign area in accordance with this Section. By way of example, an eligible owner may elect to assign all allowed square footage to a wall sign or use a portion of the allowed square footage for a wall sign with a portion of the remaining square footage for a window sign. The area for each sign is deducted from the maximum allowed sign square footage.
2. Requirements by sign type. ~~In assigning allowed square footage to building signs, sign-specific requirements apply as follows:~~
 - a. One wall sign is allowed per tenant space per public street front facade.
 - ~~Window signs in this District shall require a permit if they may not exceed 30% of the total glazed window area including doors on the building façade. In addition, hand painted, handmade or other unprofessionally fabricated window signs are prohibited. A "professionally" hand-painted sign is one prepared or created by a person engaged in the paid occupation of sign-painting and generally reproduces font sets created by such foundries as Adobe, Microsoft, BitStream, etc.~~
 - b. One projecting sign is allowed per tenant space, restricted to placement at a public entrance, and projecting no more than four feet, and providing at least eight clear feet of height from bottom elevation at the entrance, and limited to a maximum size of eight square feet. A projecting sign may

not be placed within 8 feet of another projecting sign. The allowance does not preclude use of one exempt sign under an awning which is not visible from a street.

c. Awning signs are allowed on the front valance only and may not exceed eight inches in height, with 1-inch negative space on the top and bottom of the valance.

3. Lighting. Lighting of building signs shall be in accordance with the following requirements:

a. Signs shall be indirectly illuminated signs (front-lighting). Illuminated signs proposed to be constructed or maintained within 75 feet of the property line of any single family residential lot may be approved by administrative variance in accordance with Section 113-21 and where minimum design provides directional light to a pedestrian path, includes a programmable or auto-shutoff light fixture, or provides screening from adjacent residences.

b. Allowed lighting may use white LED bulbs. The bulbs shall be warm (yellow-white), not cool (white-blue) and they shall be hooded or directional so as not to shine light above the horizontal plane of the sign or outward toward a public thoroughfare.

a-c. Internally lit signs, and signs illuminated from behind the sign face or panel (back-lighting) are prohibited.

4. Exempt signs. Signs listed in Chapter 113-12 and the following signs are exempt from permitting within the Overlay, subject to all size and height limits in Sec. 113-15A Sign Table and placement that does not interfere with pedestrian traffic:

a. Sidewalk or sandwich signs placed at a public entrance and removed at close of business.