

**ORDINANCE NO. 277**

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF CANYON LAKE, CALIFORNIA, AMENDING SECTION 9.25.050 OF THE CANYON LAKE MUNICIPAL CODE TO ADD SUBSECTION 9.25.050(b)(4), AUTHORIZING A BUSINESS OTHERWISE ELIGIBLE FOR A MONUMENT SIGN TO ERECT A SECOND WALL SIGN IN LIEU OF SUCH MONUMENT SIGN**

**WHEREAS**, the City of Canyon Lake regulates signs in Chapter 9.25 of the Canyon Lake Municipal Code; and

**WHEREAS**, Section 9.25.050(b) presently provides that each business in a nonresidential area may have one attached sign and one freestanding sign per street frontage, subject to applicable development standards; and

**WHEREAS**, on certain developed commercial sites, a monument sign located at or near the public right-of-way may create or exacerbate visibility, access, utility, maintenance, landscaping, or pedestrian circulation conflicts, or may require encroachment into constrained areas adjacent to the public right-of-way; and

**WHEREAS**, allowing a qualified business to elect a second wall sign in lieu of a monument sign can provide business identification while reducing the need for additional freestanding sign structures, foundations, and encroachments near pedestrian and vehicular travel paths; and

**WHEREAS**, the City Council finds that adoption of this Ordinance is exempt from the California Environmental Quality Act (“CEQA”) pursuant to CEQA Guidelines section 15061(b)(3) because it can be seen with certainty that the Ordinance will not have a significant effect on the environment.

**NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF CANYON LAKE, CALIFORNIA, DOES ORDAIN AS FOLLOWS:**

**Section 1.**     **Recitals.** The foregoing recitals are true and correct and are incorporated herein by this reference. The City Council expressly finds that the facts set forth in the recitals constitute the facts establishing the urgency for adoption of this Ordinance.

**Section 2.**     **CEQA.** The City Council finds that this Ordinance is exempt from CEQA pursuant to CEQA Guidelines section 15061(b)(3) because it can be seen with certainty that there is no possibility that adoption of this Ordinance may have a significant effect on the environment.

**Section 3. Municipal Code Amendment.** Section 9.25.050(b)(4) is hereby added to the Canyon Lake Municipal Code to read in full as follows:

“(4) Alternative Second Wall Sign in Lieu of Monument Sign.

Notwithstanding subsections (b)(1) through (b)(3) of this Section, or any other provision of this Code to the contrary, a single-use business in a nonresidential area that is otherwise eligible to erect a monument sign for a street frontage pursuant to subsection (b)(3) may elect to forgo one such monument sign and instead erect one additional wall or fascia sign on the building occupied by that business, subject to the following:

(A) The additional wall or fascia sign authorized by this subsection shall be in lieu of, and not in addition to, the monument sign otherwise permitted for the applicable street frontage.

(B) A business that elects to utilize this subsection shall not erect the monument sign otherwise allowed for the street frontage for which the election is made.

(C) The additional wall or fascia sign authorized by this subsection may be approved notwithstanding the aggregate sign area provisions of subsection (b)(1), the limitation of one attached sign in subsection (b)(2), and the monument-sign provisions of subsection (b)(3), but shall otherwise comply with the wall or fascia sign development standards in subsection (b)(2), including the maximum sign area and height limitations applicable to wall or fascia signs.

(D) The additional wall or fascia sign may be placed on any building frontage occupied by the business, as approved through the sign permit process, provided the sign does not create a traffic safety hazard and otherwise complies with applicable Building Code, Fire Code, and electrical requirements.

(E) The applicant shall identify in the sign permit application the street frontage for which the monument sign entitlement is being relinquished in exchange for the additional wall or fascia sign authorized by this subsection.

(F) Nothing in this subsection shall be construed to authorize more than two attached signs for a single-use business, unless additional signage is separately approved through a comprehensive sign program or other discretionary approval authorized by this Code.”

**Section 4. Clerical Errors.** The City Council directs the City Clerk to correct any clerical errors found in this Ordinance, including, but not limited to, typographical errors, irregular numbering, and incorrect section references.

**Section 5. Severability.** Should any section, subsection, clause, or provision of this Ordinance for any reason be held to be invalid or unconstitutional, such invalidity or unconstitutionality shall not affect the validity or constitutionality of the remaining portions of this Ordinance; it being hereby expressly declared that this Ordinance, and each section, subsection, sentence, clause, and phrase hereof would have been prepared, proposed, approved, and ratified irrespective of the fact

that any one or more sections, subsections, sentences, clauses, or phrases be declared invalid, unenforceable, or unconstitutional.

**Section 6. Effective Date.** This Ordinance shall take effect and be in force thirty (30) days from passage and adoption.

**Section 7. Publication.** The City Clerk shall cause the Ordinance or a summary thereof to be published in accordance with state law.

**PASSED, APPROVED, AND ADOPTED** this \_\_\_\_ day of \_\_\_\_\_ 2026, by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

\_\_\_\_\_  
Jeremy Smith, Mayor

ATTEST & CERTIFIED:

I, Sheryl Garcia, City Clerk of the City of Canyon Lake, hereby attest to the Mayor's signature above and certify that the City Council duly adopted this Ordinance as recorded in the vote tally stated herein.

\_\_\_\_\_  
Sheryl L. Garcia, MMC, CPM  
City Clerk

APPROVED AS TO FORM:

\_\_\_\_\_  
Steven Pacifico, City Attorney