

The framework for future COR sign ordinance amendments would consider the following:

Development Sign (formerly called community sign): A COR development wide identification sign intended to advertise the COR development (primary purpose) with limited tenant exposure. Signs are installed at key locations at the east side: Hwy 10 and Ramsey Blvd, at transit facility, and west side of Hwy 10 and Armstrong Blvd. These signs, located along Hwy 10, are intended to draw drivers into the COR, broaden name recognition, and place recognition of the COR.

Each Development sign can have its own specifics as to height, area and advertising function:

- East Side - 50 feet in height and more predominantly COR and less for tenants.
- Transit Facility - 50 feet in height. COR with primary tenant (40/60) split.
- West Sign - increased height to 75 feet due to intersection improvements. Advertises the COR with primary west end tenants using a 40 (city)/60 (tenant) split.
- 300 square feet in area.
- Ownership of these signs would need to be determined.

Signs area is not included in the total signage permitted for the property on which it is located.

Signs must have similar appearance and use of materials.

Need to determine tenant distribution on Development Signs either by primary tenants or square footage.

Tenant signage is limited to sign band and not replacing advertising on private signs.

Gateway Sign: Internal development wide advertising signs for the COR, but also includes tenants. These should be located internal to the development at key intersections: Sunwood and Armstrong, Ramsey Blvd and Sunwood, Bunker and Center, Sunwood and Center, or others.

- Signs are similar to Development Signs as they serve a broader purpose to advertise the COR but also tenants. Gateway signs should be shorter and less area than Development Signs as 25 feet in height and 50 square feet.
- By including tenant signs they serve to direct drivers to major tenants and provide additional advertising to major tenants. Tenant sign area shall be uniform sign band. This sign does not replace private signs.
- Will be located on private property, but at street intersection.
- As a COR advertising sign they should be included in the total signage permitted for the property on which the sign is located.
- All Gateway Signs shall be uniform in size, height, design, and color.
- Ownership would need to be determined.

Private Freestanding Signs: Signs for individual site or business (replace current "Project Sign")

- Individual business or site: by right up to 25 square feet and 6 feet in height (monument style with landscaping at base).
- Up to 100 square feet and 25 feet in height by CUP – still single site/business.

Shared Multiple Tenant Sign: Mixed tenant sign by CUP – 50 feet in height and 300 square feet.

- Site plan is required.
- Signs are privately owned.

Others: Menu Board is still allowed in COR 2: 1 per drive through lane at 40 square feet. Wall signs are to stay as is.