



**KING COUNTY**

1200 King County Courthouse  
516 Third Avenue  
Seattle, WA 98104

**Signature Report**

**April 12, 2006**

**Ordinance 15404**

**Proposed No.** 2006-0093.1

**Sponsors** Constantine

1 AN ORDINANCE relating to zoning; establishing  
2 standards for signs in mixed use-developments in R-12  
3 through R-48 zones; amending Ordinance 10870, Section  
4 424, as amended, and K.C.C. 21A.20.060 and Ordinance  
5 10870, Section 427, as amended, and K.C.C. 21A.20.080  
6 and adding a new section to K.C.C. chapter 21A.20.

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BE IT ORDAINED BY THE COUNCIL OF KING COUNTY:

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NEW SECTION. SECTION 1. There is hereby added to K.C.C. chapter 21A.20

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a new section to read as follows:

12

**Mixed-use development signs in R-12 through R-48 zones.** In a mixed-use

13

development in the R-12 through R-48 zones in which the combined total of all

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nonresidential establishments exceeds fifteen thousand square feet of gross floor area,

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signs are limited as follows:

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A. Signs for nonresidential uses are permitted as provided in K.C.C. 21A.20.095;

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B. Signs for residential uses are permitted as follows:

18           1. One permanent residential identification sign not exceeding thirty-two square  
19 feet is permitted per building for each street frontage of the lot. A corner lot with a street  
20 frontage of less than one hundred feet on each street shall be permitted only one sign;

21           2. The maximum height for freestanding signs shall be fifteen feet;

22           3. The sign may be freestanding or mounted on a fence or a wall or other  
23 structure; and

24           4. In lieu of wall signs, projecting and awning signs and signs mounted on the  
25 sloping portion of roofs are permitted if the signs:

26           a. have a minimum clearance of eight feet above finished grade;

27           b. do not project more than six feet perpendicular from the supporting building  
28 facade;

29           c. meet the standards of K.C.C. 21A.20.060.J, if mounted on the roof of a  
30 building; and

31           d. do not total an area more than ten percent of the building façade on which  
32 they are located.

33           SECTION 2. Ordinance 10870, Section 424, as amended, and K.C.C.  
34 21A.20.060 are each hereby amended to read as follows:

35           **General sign requirements.**

36           A. All signs, except billboards, community bulletin boards, community  
37 identification signs, political signs, real estate signs and special event signs, shall be on-  
38 premise signs(~~(; provided)~~), except that uses located on lots without public street frontage  
39 in business, office and industrial zones may have one off-premise directional sign of no  
40 more than sixteen square feet.

41 B. Fuel price signs shall not be included in sign area or number limitations of  
42 K.C.C. 21A.20.090(~~(-110, provided such)~~), 21A.20.095, 21A.20.100 and 21A.20.110,  
43 but only if the signs do not exceed twenty square feet per street frontage.

44 C. Except as otherwise provided in section 1 of this ordinance, ((P))projecting  
45 and awning signs and signs mounted on the sloping portion of roofs shall not be  
46 permitted for uses in the Resource and Residential zones. In other zones, projecting and  
47 awning signs and signs mounted on the sloping portion of roofs may be used in lieu of  
48 wall signs, ((provided)) but only if:

- 49 1. They maintain a minimum clearance of eight feet above finished grade;
- 50 2. They do not project more than six feet perpendicular from the supporting  
51 building facade;
- 52 3. They meet the standards of K.C.C. 21A.20.060J. if mounted on the roof of a  
53 building; and
- 54 4. They shall not exceed the number or size permitted for wall signs in a zone.

55 D. Changing message center signs, and time and temperature signs, which can be  
56 a wall or freestanding sign, shall not exceed the size permitted for a wall or freestanding  
57 sign, and shall be permitted only in the NB, CB, RB, O(~~(S)~~) and I zones. Changing  
58 message center signs and time and temperature signs shall not exceed the maximum sign  
59 height permitted in the zone.

60 E. Directional signs shall not be included in the sign area or number limitation of  
61 K.C.C. 21A.20.070(~~(-110, provided they shall)~~), 21A.20.095, 21A.20.100 and  
62 21A.20.110, but only if the signs do not exceed six square feet in surface area and are  
63 limited to one for each entrance or exit to surface parking areas or parking structure.

64 F. Regarding ~~((S))~~sign illumination and glare:

65 1. All signs in the NB, CB, RB, O(~~(;)~~) or I zone districts may be illuminated.

66 Signs in all other zones may be indirectly illuminated, provided the light source for  
67 indirectly illuminated signs shall be no farther away from the sign than the height of the  
68 sign;

69 2. Indirectly illuminated signs shall be arranged so that no direct rays of light  
70 are projected from such artificial source into residences or any street right-of-way.

71 3. Electrical requirements for signs shall be governed by ~~((C))~~chapter 19.28  
72 RCW and ~~((Chapter))~~ WAC 296-46-910 ~~((of the Washington Administrative Code))~~; and

73 4. Signs with an on/off operation shall be permitted only in the CB, RB(~~(;)~~) and  
74 I zones.

75 G. Maximum height for wall signs shall not extend above the highest exterior  
76 wall or structure upon which the sign is located.

77 H. Maximum height for projecting signs shall not extend above the highest  
78 exterior wall upon which the projecting sign is located.

79 I. Maximum height for awning signs shall not extend above the height of the  
80 awning upon which the awning sign is located.

81 J. Any sign attached to the sloping surface of a roof shall be installed or erected  
82 in such a manner that there are no visible support structures, shall appear to be part of the  
83 building itself, and shall not extend above the roof ridge line of the portion of the roof  
84 upon which the sign is attached.

85 K. Except as otherwise permitted by this chapter, off-premise directional signs  
86 shall not exceed four square feet in sign area.

87 L. Mixed use developments in the NB, CB, RB(~~(S)~~) or O zones are permitted one  
88 permanent residential identification sign not exceeding thirty-two square feet in addition  
89 to the maximum sign area requirements in the zone where the mixed use development is  
90 located.

91 SECTION 3. Ordinance 10870, Section 427, as amended, and K.C.C.

92 21A.20.080 are each hereby amended to read as follows:

93 **Residential zone signs.** Except as otherwise provided in section 1 of this  
94 ordinance, (~~(S)~~) signs in the R, UR and RA zones are limited as follows:

95 A. Nonresidential use:

96 1. One sign identifying nonresidential uses, not exceeding (~~(25)~~) twenty-five  
97 square feet and not exceeding (~~(6)~~) six feet in height is permitted;

98 2. Schools are permitted one sign per school or school facility entrance, which  
99 may be located in the setback. Two additional wall signs attached directly to the school  
100 or school facility are permitted;

101 3. Home occupation and home industry signs are limited to wall signs not  
102 exceeding six square feet.

103 B. Residential use:

104 1. One residential identification sign not exceeding two square feet is permitted;  
105 and

106 2. One permanent residential development identification sign not exceeding  
107 (~~(32)~~) thirty-two square feet is permitted per development. The maximum height for the

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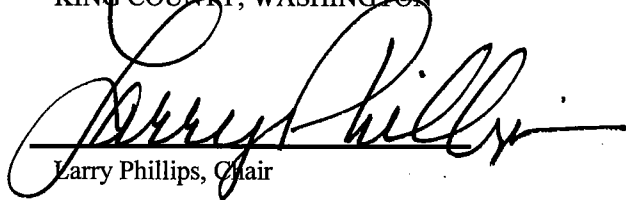
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108 sign shall be ((6)) six feet. The sign may be freestanding or mounted on a wall, fence((7))  
109 or other structure.  
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Ordinance 15404 was introduced on 2/21/2006 and passed by the Metropolitan King  
County Council on 4/10/2006, by the following vote:

Yes: 8 - Mr. von Reichbauer, Ms. Lambert, Mr. Dunn, Mr. Ferguson, Mr.  
Gossett, Ms. Hague, Ms. Patterson and Mr. Constantine  
No: 0  
Excused: 1 - Mr. Phillips

KING COUNTY COUNCIL  
KING COUNTY, WASHINGTON



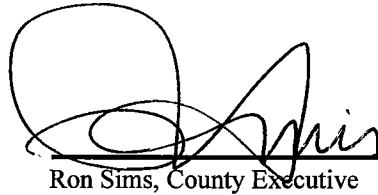
Larry Phillips, Chair

ATTEST:



Anne Noris, Clerk of the Council

APPROVED this 18 day of April, 2006.



Ron Sims, County Executive

Attachments None

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KING COUNTY CLERK  
KING COUNTY COUNCIL