

**7.4 On-Premise Signs: NR, OD, GC, I-1, I-2, I-3, and I-4 Districts**

*A. Freestanding Identification Signs-Single Use Sites*

1. Type.

The following type of *Freestanding Identification Signs* shall be permitted at *Single Use Sites: Ground Signs*.

2. Number.

One (1) *Freestanding Identification Sign* shall be permitted for each *Street Frontage* of a *Lot*.

When a *Lot* has more than one (1) *Street Frontage*, one (1) *Freestanding Identification Sign* shall be permitted for each *Street Frontage* of the *Lot* provided that the separation between *Freestanding Identification Signs* on the *Lot*, regardless of the orientation of the *Freestanding Identification Signs*, is at least one hundred (100) feet.

Exception-When a *Lot* has a *Street Frontage* in excess of five hundred (500) feet on the same *Street*, one (1) additional *Freestanding Identification Sign* shall be permitted on that *Street Frontage*, provided that:

- a. the separation between *Freestanding Identification Signs* along the same *Street* is at least three hundred (300) feet;
- b. the additional *Freestanding Identification Sign* is oriented to the *Street* with *Frontage* in excess of five hundred (500) feet;
- c. the separation between *Freestanding Identification Signs* on the *Lot*, regardless of the orientation of the *Freestanding Identification Signs*, is at least one hundred (100) feet; and,
- d. the total *Sign Surface Area* of all *Freestanding Identification Signs* does not exceed the maximum *Sign Surface Area* permitted below.

3. Maximum *Sign Surface Area*.

The maximum *Sign Surface Area*, reflected in Table 7.4-A below, applies to each *Street Frontage* of a *Lot*. As a result, the maximum *Sign Surface Area* may be used by a single *Freestanding Identification Sign* on a *Street Frontage* or it may be divided between two (2) *Freestanding Signs*.

<b>Table 7.4 – A: Maximum Sign Surface Area Freestanding Identification Signs for Single Use Sites</b>		
<b>Frontage</b>	<b>NR, OD, I-1, I-2, I-3 and I-4 Districts <sup>(1)</sup></b>	<b>GC District</b>
≤ 300'	64 sq. ft.	100 sq. ft.
> 300' - ≤ 500'	100 sq. ft.	140 sq. ft.
> 500' - ≤ 1,000'	150 sq. ft.	200 sq. ft.
> 1,000	200 sq. ft.	300 sq. ft.
<sup>(1)</sup> –Signs along the Ronald Reagan Parkway are subject to the limitations applicable to Signs in the NR, OD, I-1, I-2, I-3 and I-4 Districts.		

4. *Minimum Setback*.

a. *Minimum Front Setback* – The *Minimum Front Setback* for *Freestanding Identification Signs* shall be:

- i. *Front Yard* - ten (10) feet from the *Proposed Right-of-Way*.
- ii. *Front Bufferyard* - twenty (20) feet from the *Proposed Right-of-Way*.
- iii. Signs located within drainage and/or utility easements must obtain an Easement Encroachment approval from the Town Council prior to permit issuance.

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b. *Minimum Side Setback and Minimum Rear Setback* - The *Minimum Side Setback* and *Minimum Rear Setback* for *Freestanding Identification Signs* shall be the same as required for any *Building* or *Structure* in the applicable zoning *District*.

5. Maximum Height.

The maximum height for *Freestanding Identification Signs* shall be six (6) feet in height above *Grade*.

6. Special Regulations for *Lots* Abutting SR 267/Quaker Boulevard or Ronald Reagan Parkway:

A *Single Use Site* located on a *Lot* which abuts the limited access *Right-of-Way* of SR 267/Quaker Boulevard between the north *Right-of-Way* line of Hadley Road / CR 600 S and the south *Right-of-Way* line of US 40 or which abuts the Ronald Reagan Parkway shall be permitted one (1) additional *Freestanding Identification Sign* which shall be oriented toward SR 267/Quaker Boulevard or Ronald Reagan Parkway, as applicable, provided:

- a. Any other permitted *Freestanding Identification Sign* on the *Lot* is oriented toward the *Street Frontage* of that *Lot* which permits such *Sign*;
- b. The maximum *Sign Surface Area* of the *Freestanding Identification Sign* oriented toward SR 267/Quaker Boulevard or Ronald Reagan Parkway, as appropriate, shall be determined by the length of the property line abutting the applicable *Right-of-Way* and in accordance with Table 7.4 – A, above; and,
- c. All other requirements of Article 7.4 , A. are met.

B. *Freestanding Identification Signs- Integrated Centers*.

*Freestanding Identification Signs* shall be permitted at *Integrated centers* provided that they comply with the following regulations:

1. Type.

The following types of *Freestanding Identification Signs* shall generally be permitted at *Integrated Centers*: *Ground Signs* in NR, OD, GC, I-1, I-2, I-3 and I-4 *Districts*; *Pylon Signs* in GC *Districts*; and *Pole Signs* in GC *Districts*.

However, the type of *Freestanding Identification Signs* permitted at *Integrated Centers* shall further be restricted as follows:

- a. *Integrated Centers* with a total *Gross Floor Area* larger than ten thousand (10,000) square feet, but less than two hundred thousand (200,000) square feet may only use *Ground Signs* or *Pylon Signs*.
- b. *Integrated Centers* with a total *Gross Floor Area* larger than two hundred thousand (200,000) square feet may use *Ground, Pylon, or Pole Signs*.

2. Number.

One (1) *Freestanding Identification Sign* shall be permitted for each *Street Frontage* of an *Integrated Center*.

When an *Integrated Center* has more than one *Street Frontage*, one (1) *Freestanding Identification Sign* shall be permitted for each *Street Frontage* provided that the separation between *Freestanding Identification Signs* at the *Integrated Center*, regardless of the orientation of the *Freestanding Identification Signs*, is at least one hundred (100) feet.

Exception - When an *Integrated Center* has *Street Frontage* in excess of five hundred (500) feet on the same *Street*, one (1) additional *Freestanding Identification Sign* shall be permitted on that *Street Frontage*, provided that:

- a. the separation between *Freestanding Identification Signs* along the same *Street* is at least three hundred (300) feet;
  - b. the additional *Freestanding Identification Sign* is oriented to the *Street* with *Frontage* in excess of five hundred (500) feet;
  - c. the separation between *Freestanding Identification Signs* in the *Integrated Center*, regardless of the orientation of the *Freestanding Identification Signs*, is at least one hundred (100) feet; and,
  - d. the total *Sign Surface Area* of all *Freestanding Identification Signs* does not exceed the maximum *Sign Surface Area* permitted below.
3. **Maximum Sign Surface Area.**

The maximum *Sign Surface Area*, reflected in Table 7.4-A below, applies to each *Street Frontage* of a *Lot*. As a result, the maximum *Sign Surface Area* may be used by a single *Freestanding Identification Sign* on a *Street Frontage* or it may be divided between two (2) *Freestanding Signs*.

<b>Frontage</b>	<b>NR, OD, I-1, I-2, I-3 and I-4 Districts <sup>(3)</sup></b>	<b>GC District</b>
≤ 300'	64 sq. ft.	100 sq. ft.
> 300' - ≤ 500'	140 sq. ft.	200 sq. ft.
> 500' - ≤ 1,000'	200 sq. ft.	300 sq. ft.
> 1,000	400 sq. ft. <sup>(1)</sup>	600 sq. ft. <sup>(2)</sup>

<sup>(1)</sup> – The maximum *Sign Surface Area* for any individual *Freestanding Identification Sign* shall not exceed three-hundred (300) square feet.  
<sup>(2)</sup> – The maximum *Sign Surface Area* for any individual *Freestanding Identification Sign* shall not exceed four-hundred (400) square feet.  
<sup>(3)</sup> – *Signs* along the Ronald Reagan Parkway are subject to the limitations applicable to *Signs* in the NR, OD, I-1, I-2, I-3 and I-4 *Districts*.

4. **Minimum Setback.**
- The *Minimum Setback* for *Freestanding Identification Signs* shall be determined by the type of *Sign*:
- a. **Ground Signs and Pylon Signs:**
    - i. **Minimum Front Setback** - The *Minimum Front Setback* for *Ground Signs* and *Pylon Signs* shall be:
      - Front Yard* - ten (10) feet from the *Proposed Right-of-Way*.
      - Front Bufferyard* - twenty (20) feet from the *Proposed Right-of-Way*.
    - ii. **Minimum Side Setback and Minimum Rear Setback** - The *Minimum Side Setback* and *Minimum Rear Setback* for *Ground Signs* and *Pylon Signs* shall be the same as required for any *Building* or *Structure* in the applicable zoning *District*.
    - iii. *Signs* located within drainage and/or utility easements must obtain an Easement Encroachment approval from the Town Council prior to permit issuance.
  - b. **Pole Signs:**
    - i. **Minimum Front Setback** – The *Minimum Front Setback* for *Pole Signs* shall be:
      - Front Yard* - ten (10) feet from *Proposed Right-of-Way* plus one (1) additional foot of *Setback* for each one (1) additional foot of overall height over twenty (20) feet above *Grade* until the maximum height permitted below is reached.

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Front *Bufferyard* - twenty (20) feet from *Proposed Right-of-Way* plus one (1) additional foot of *Setback* for each one (1) additional foot of overall height over twenty (20) feet above *Grade* until the maximum height permitted below is reached.

ii. *Minimum Side Setback* and *Minimum Rear Setback* - The *Minimum Side Setback* and *Minimum Rear Setback* for *Pole Signs* shall be the same as required for any *Building* or *Structure* in the applicable zoning *District*.

iii. Signs located within drainage and/or utility easements must obtain an Easement Encroachment approval from the Town Council prior to permit issuance

5. Maximum Height.

The maximum height of *Freestanding Identification Signs* at *Integrated Centers* shall be determined by the type of *Sign*:

- a. *Ground Signs* - The maximum height for *Ground Signs* shall be six (6) feet in height above *Grade*.
- b. *Pylon Signs*- The maximum height for *Pylon Signs* shall be twenty (20) feet in height above *Grade*.
- c. *Pole Signs* - The maximum height for *Pole Signs* shall be thirty-five (35) feet in height above *Grade*.

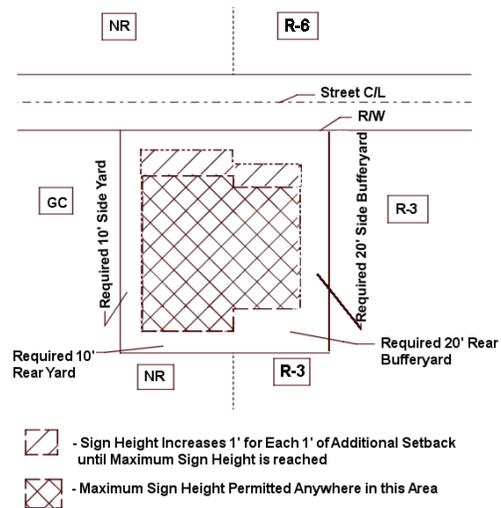
6. Special Regulations for *Integrated Centers* Abutting Ronald Reagan Parkway:

- a. *Freestanding Identification Signs* at an *Integrated Centers* along the Ronald Reagan Parkway shall be limited in type to *Ground Signs* or *Pylon Signs*.
- b. The maximum *Sign Surface Area* of a *Ground Sign* or *Pylon Sign* oriented toward Ronald Reagan Parkway shall be determined by the length of the property line abutting the Ronald Reagan Parkway *Right-of-Way* and in accordance with Table 7.4 – B, above.

7. Special Regulations for *Lots* Abutting SR 267/Quaker Boulevard:

An *Integrated Center* located on a *Lot* which abuts the limited access *Right-of-Way* of SR 267/Quaker Boulevard between the north *Right-of-Way* line of Hadley Road / CR 600 S and the south *Right-of-Way* line of US 40 shall be permitted one (1) additional *Freestanding Identification Sign* which shall be oriented toward SR 267/Quaker Boulevard, provided:

- a. Any other permitted *Freestanding Identification Sign* on the *Lot* is oriented toward the *Street Frontage* of the *Lot* which permits such *Sign*;
- b. The maximum *Sign Surface Area* of the *Freestanding Identification Sign* oriented toward SR 267/Quaker Boulevard shall be determined by the length of the property line abutting the SR 267/Quaker Boulevard *Right-of-Way* and in accordance with Table 7.4 – B, above; and,
- c. All other requirements of Article 7.4, B are met.



**Pole Sign Setback Formula**

C. *Freestanding Identification Signs-Out Lots of Integrated Centers.*

## 1. Type.

The following type of *Freestanding Identification Signs* shall be permitted on *Out Lots* within *Integrated Centers*: *Ground Signs*.

## 2. Number.

- a. NR, OD, GC, I-1, I-2, I-3 and I-4 *Districts* – In addition to the *Freestanding Identification Signs* permitted above for *Integrated Centers*, individual *Out Lots* within *Integrated Centers* shall be permitted one (1) *Freestanding Identification Sign*.
- b. I-1, I-2, I-3 and I-4 *Districts* Exception – If an *Out Lot* in an I-1, I-2, I-3 or I-4 *District* has more than one *Street Frontage*, one *Freestanding Identification Sign* shall be permitted for each *Street Frontage* of the *Out Lot* provided that the separation between the additional *Ground Sign* and any other permitted *Freestanding Identification Sign*, regardless of the orientation of the *Freestanding Identification Signs*, is at least one hundred (100) feet.

3. Maximum *Sign Surface Area*.

The maximum *Sign Surface Area* of *Freestanding Identification Signs* shall be forty-eight (48) square feet.

4. *Minimum Setback*.

- a. *Minimum Front Setback* - The *Minimum Front Setback* for *Freestanding Identification Signs* shall be:
  - i. *Front Yard* - ten (10) feet from the *Proposed Right-of-Way*.
  - ii. *Front Bufferyard* - twenty (20) feet from the *Proposed Right-of-Way*.
  - iii. Signs located within drainage and/or utility easements must obtain an Easement Encroachment approval from the Town Council prior to permit issuance
- b. *Minimum Side Setback* and *Minimum Rear Setback* or *Side and Rear Bufferyard* – The *Minimum Side Setback* and *Minimum Rear Setback* or *Side and Rear Bufferyard* for shall be the same as that required for any *Building* or *Structure* in the applicable zoning *District*.

5. Special Regulations for *Out Lots* Abutting SR 267/Quaker Boulevard:

An *Out Lot* located within an *Integrated Center*, where the *Out Lot* abuts the limited access *Right-of-Way* of SR 267/Quaker Boulevard between the north *Right-of-Way* line of Hadley Road / CR 600 S and the south *Right-of-Way* line of US 40, shall be permitted one (1) additional *Freestanding Identification Sign* which shall be oriented toward SR 267/Quaker Boulevard, provided:

- a. Any other permitted *Freestanding Identification Sign* is oriented toward a *Street Frontage* or *Interior Access Drive* from which the *Out Lot* gains Access; and,
- b. All other requirements of Article 7.4(C) are met.

6. Special Regulations for *Out Lots* containing *Gasoline Service Stations*:

An *Out Lot* which contains a *Gasoline Service Station* shall be permitted one (1) *Freestanding Identification Sign* in the form of a *Ground Sign* per *Street Frontage*, provided:

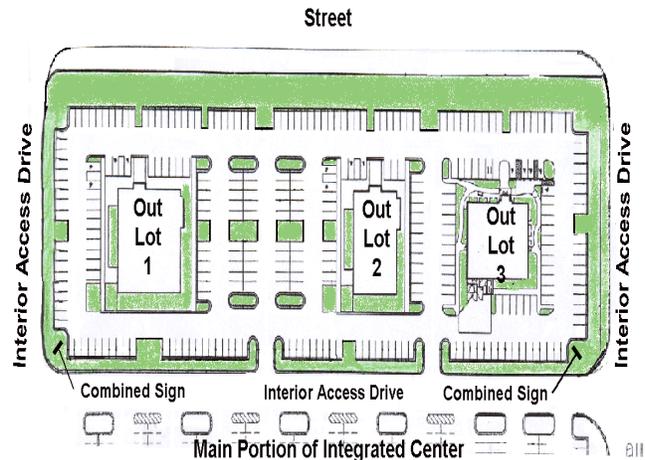
- a. the separation between any *Freestanding Identification Signs*, regardless of orientation of the *Freestanding Identification Signs*, is at least one-hundred (100) feet; and,
- b. No more than one (1) *Freestanding Identification Sign* shall be oriented toward each *Street Frontage*.

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7. Special Regulations for *Out Lots* located in any OD, NR or GC *District* which Utilize a *Development Incentive* for the Use of required *Yards* in an *Integrated Center*.

a. In order to minimize *Sign* proliferation, the *Director* may approve a combined *Freestanding Identification Sign* which may identify more than one (1) *Out Lot* located in the same *Integrated Center* in any OD, NR or GC *District*, without such combined *Freestanding Identification Sign* being considered an *Off-Premise Sign*, provided:

- i. such *Out Lots* are contiguous with each other;
- ii. such *Out Lots* are subject to an approved *Development Incentive* for the use of required *Yards* in an *Integrated Center*;
- iii. the *Development Incentive* has resulted in a design of such *Out Lots* which has reduced the number of *Access* locations to such *Out Lots* from either a *Public Street* or an *Interior Access Drive* and provides for shared circulation along the common *Lot Line* between such *Out Lots*;
- iv. the *Out Lots* served by the combined *Access* would each be permitted their own *Freestanding Identification Signs* under the terms of Article 7.4, C.;



- v. combined *Freestanding Identification Signs* shall not exceed a frequency of: one (1) *Sign* for two (2) *Out Lots* served; two (2) *Signs* for three (3), four (4) or five (5) *Out Lots* served; and one (1) additional *Sign* for each two (2) additional *Out Lots* served;
- vi. no more than one (1) combined *Freestanding Identification Sign* shall be permitted on any one (1) *Out Lot*, regardless of orientation;
- vii. any *Out Lot* which is identified on such a combined *Freestanding Identification Sign* shall not be permitted a separate, individual *Freestanding Identification Sign*; and,
- viii. documentary assurances are provided on the *Secondary Plat* or by other legally binding instrument which bind the adjoining *Out Lots* to be developed in compliance with the special regulations of this Article 7.4, C., 7. regarding *Freestanding Identification Signs*.

b. Any combined *Freestanding Identification Sign* authorized by the *Director* under the special regulations of this Article 7.4, C., 7. shall comply with the following regulations:

- i. Type.  
The following type of combined *Freestanding Identification Signs* shall be permitted: *Ground Signs*.
- ii. Maximum *Sign Surface Area*.  
The maximum *Sign Surface Area* for combined *Freestanding Identification Signs* shall be:
  - a) forty-eight (48) square feet; plus

- b) an additional twelve (12) square feet of *Sign Surface Area* for each additional *Out Lot* beyond one (1), which is identified on such combined *Freestanding Identification Sign*.
- iii. *Minimum Setback*.  
*Minimum Front Setback* - The *Minimum Front Setback* for combined *Freestanding Ground Identification Signs* shall be:
- Front Yard* - ten (10) feet from the *Proposed Right-of-Way*.
  - Front Bufferyard* - twenty (20) feet from the *Proposed Right-of-Way*.
  - Signs located within drainage and/or utility easements must obtain an Easement Encroachment approval from the Town Council prior to permit issuance.
- Minimum Side Setback* or *Side and Rear Bufferyard* – The *Minimum Side Setback* and *Minimum Rear Setback* or *Side and Rear Bufferyard* for combined *Freestanding Ground Identification Signs* shall be the same as that required for any *Building* or *Structure* in the applicable zoning *District*.
- iv. *Maximum Height*.  
 Notwithstanding anything contained in this Article 7.4, C., or in Article 13 of this Ordinance to the contrary, the maximum height of a combined *Freestanding Identification Sign* shall be six (6) feet above *Grade* and may be increased by one (1) foot above *Grade* for each one (1) additional *Out Lot* identified on such *Sign*, to a maximum height of ten (10) feet above *Grade*.

D. *Building Identification Signs*.

1. *Type*.

The following types of *Building Identification Signs* shall be permitted: *Wall Signs*.

2. *Number*.

There shall be no limit to the number of *Building Identification Signs* per facade, provided that the total *Sign Surface Area* of all *Building Identification Signs* located on each *Building* facade shall not exceed the maximum *Sign Surface Area* for the *Building* facade upon which such *Signs* are located.

3. *Maximum Sign Surface Area*.

The total *Sign Surface Area* of all *Building Identification Signs* (except those located on a Building's architectural features) oriented to an individual *Building* facade shall not exceed ten (10) percent of the total area of the individual *Façade Plane* of the *Structure* or the tenant space on which the *Signs* are located. The linear measurement of a *Business Identification Sign* or grouping thereof (except those located on a Building's architectural features), shall not exceed eighty (80) percent of the linear width of the *Façade Plane* of the *Structure* or tenant space on which the *Sign* or grouping thereof is located.

The total *Sign Surface Area* of all *Building Identification Signs* located on a Building's architectural features shall not exceed fifty (50) percent of the total area of the *Façade Plane* or tenant *Façade Plane* area where the *Sign* is located. The linear width of all *Building Identification Signs* located on a Building's architectural features shall not exceed ninety-five (95) percent of the linear width of the *Façade Plane* or tenant *Façade Plane* where the *Sign* is located.

E. *Suspended Signs*

*Suspended Signs* shall be permitted on any *Building* containing two or more individual, non-related, and separately operated uses subject to the following regulations:

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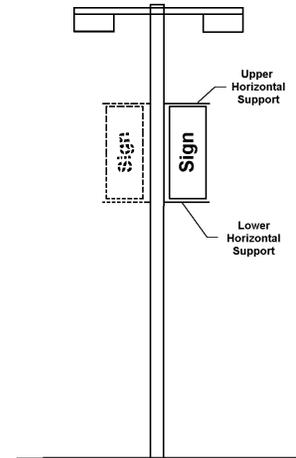
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1. Number.  
There shall be no more than one (1) *Suspended Sign* per customer entrance per *Building* facade of a grade-level tenant.
2. Maximum *Sign Surface Area*.  
The maximum *Sign Surface Area* of a *Suspended Sign* shall be five (5) square feet.
3. Minimum Height.  
All portions of the *Suspended Sign* or *Sign Structure* shall be not less than eight (8) feet above finished *Grade*.

F. *Signs on Light Poles.*

*Signs* on light poles which serve to illuminate an *Off-Street Parking Area* in the *GC District* shall be permitted provided that they comply with the following regulations:

1. Type.  
*Signs* on light poles shall be limited to *Banner Signs* which are mounted on light poles located on a *Lot* and which are mounted to the light poles with upper and lower horizontal supports.
2. Number.  
Each approved development may have one light pole with no more than 2 light pole signs. The light pole which supports these light pole signs may not be closer than forty-feet (40) feet to any building or property line.
3. Maximum *Sign Surface Area*.  
*Signs* on light poles shall not exceed the maximum dimensions of three and one-half feet in width by eight feet in height (3 ½ ft. X 8 ft.).



G. *Incidental Signs.*

1. Type.  
The following types of *Incidental Signs* shall be generally permitted: *Ground Signs*, *Projecting Signs*, or *Wall Signs*. However, the types of *Incidental Signs* permitted are further restricted in Article G., 2., below.
2. Number.
  - a. If a *Lot* or *Integrated Center* has one (1) *Driveway*, two (2) *Incidental Signs* shall be permitted at the *Driveway* entrance or exit.
  - b. If a *Lot* or *Integrated Center* has more than one (1) *Driveway*, one (1) *Incidental Sign* shall be permitted for each *Driveway*.
  - c. One (1) *Incidental Sign* shall be permitted at each critical turning point when required to safely direct pedestrian or vehicular traffic (e.g., to direct pedestrian or vehicular traffic to a drive through facility; a customer or employee *Parking Area*; or a delivery or *Loading Area*).
  - d. If a *Lot* is occupied by a use which includes a drive through facility, two (2) menu boards shall be permitted adjacent to the drive through facility as *Incidental Signs*.
  - e. If a *Lot* is occupied by a use which includes a drive through facility, up to two (2) *Projecting Signs* may be permitted along the drive through facility as *Incidental Signs*.
3. Maximum *Sign Surface Area* in NR, OD, and GC *Districts*.

- a. The maximum *Sign Surface Area* of *Incidental Signs*, generally, shall be six (6) square feet.
  - b. The maximum *Sign Surface Area* of an *Incidental Sign* adjacent to the drive through facility shall be forty-eight (48) square feet.
  - c. The maximum *Sign Surface Area* of a *Projecting Sign* shall be two and one-half (2.5) square feet.
4. Maximum *Sign Surface Area* - I-1, I-2, I-3 and I-4 *Districts*.
    - a. The maximum *Sign Surface Area* of *Incidental Signs* shall be six (6) square feet.
    - b. The maximum *Sign Surface Area* of *Incidental Parking and Loading Signs* shall be forty-eight (48) square feet.
  5. *Minimum Setback*.
    - a. *Minimum Front Setback* or *Front Bufferyard Setback*– The *Minimum Front Setback* or *Front Bufferyard Setback* for *Ground Signs* shall be three (3) feet from the *Proposed Right-of-Way*.
    - b. *Minimum Side Setback* and *Minimum Rear Setback* or *Side and Rear Bufferyard Setback* – The *Minimum Side Setback* and *Minimum Rear Setback* or *Side and Rear Bufferyard Setback* for *Ground Signs* shall be the same as required for any *Building* or *Structure* in the applicable zoning *District*.
  6. Maximum Height.
 

The maximum height of a *Ground Sign* shall be four (4) feet in height above *Grade* except in all *Industrial Districts* where the maximum height of an *Ground Sign* shall be seven (7) feet in height above *Grade*.

Maximum height of an *Incidental Sign* adjacent to the drive through facility may be seven (7) feet in height above grade.
- H. *Temporary Signs*.
1. Type.
 

The following types of *Temporary Signs* shall be permitted: *Ground Signs* or *Window Signs*.
  2. Number.
 

Two (2) *Temporary Signs* shall be permitted per *Lot* or *Out Lot*. However, no more than one (1) *Ground Sign* shall be permitted per *Street Frontage* of a *Lot* or *Out Lot*.
  3. Maximum *Sign Surface Area*.
    - a. The maximum *Sign Surface Area* of *Ground Signs* shall be six (6) square feet.
    - b. The total *Sign Surface Area* of *Window Signs* shall not exceed the lesser of :
      - i. twenty-five (25) percent of the area of the window, provided, in the case of multi-pane windows the surface area of the window shall be the combined surface area the individual panes, or in the case of a glass curtain wall the surface area of the window shall be the combined surface area of the individual glass panels; or
      - ii. six (6) square feet in *Sign Surface Area*.
  4. *Minimum Setback*.
 

There shall be no required *Minimum Setback* for *Temporary Signs* however, such *Signs* may not encroach into a *Public Right-of-Way* and may not interfere with a *Vision Clearance Area* as specified in Article 4.14.
  5. Maximum Height.
 

The maximum height for *Ground Signs* shall be four (4) feet in height above *Grade*.

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6. Special Regulation.

No *Temporary Sign* shall be permitted on any *Lot* or *Out Lot* without the prior authorization of the owner of that *Lot* or *Out Lot*.