

# **Banning Sign Ordinances**

## **General Rules**

A sign permit is required, per 17.36.040. A. General. 1. No sign, or temporary sign, unless exempted by this chapter, shall be constructed, displayed or altered without a sign permit or sign program approved by the City. The Community Development Department shall review all signs unless otherwise stated. 2. Sign permits shall be reviewed and either approved or denied by the Director within 30 days of submittal of a complete application. The determination of a complete application shall be in conformance with the California Permit Streamlining Act.

For more on general rules, visit 17.36.040 – Sign permit required

For number of signs, go to 17.36.110 – Sign regulations. of the City Code, Part A, 1-5.

## **Public Right of Way**

Listed in 17.36.060, under Prohibited signs. The following signs are inconsistent with the sign standards set forth in this chapter, and are therefore prohibited: L. Signs on public property or the public rights-of-way, except for traffic regulation and signs permitted by a governmental agency.

## **Prohibited Signs**

The following signs are inconsistent with the sign standards set forth in this chapter, and are therefore prohibited: A. Abandoned signs. B. Animated, moving, flashing, blinking, reflecting, revolving, or any other similar sign, except electronic message boards. C. Banners, flags, and pennants, except with Temporary Use Permit. D. Billboards. E. Chalkboards or blackboards.

For more examples, go to “17.36.060 – Prohibited signs”, of the City Code.

## **Real Estate Signs**

The following signs shall be exempt from the provisions of this chapter: H. Real estate signs for residential sales shall be one sign not exceeding four square feet in area and five feet in height, provided it is unlit and is removed within 7 days after the close of escrow or the rental or lease has been accomplished. Open House signs, for the purpose of selling a single house or condominium and not exceeding four square feet in area and five feet in height, are permitted for directing prospective buyers to property offered for sale. I. Real estate signs for the initial sale, rental, or lease of commercial and industrial premises: One sign not to exceed 20 square feet in area to advertise the sale, lease, or rent of the premises. No such sign shall exceed eight feet in overall height and shall be removed upon sale, lease or rental of the premises or 12 months,

whichever comes first. Thereafter, one sign per premise not to exceed 12 square feet in size and five feet in height is permitted for the sale, lease or rent of the premise.

## **Penalties**

Each violation of this ordinance or any regulation, order or ruling promulgated or made hereunder, shall be punishable by a fine of not more than \$200 per day, with each calendar day in violation, constituting a separate offense. For more on this section, visit 17.36.160 – Inventory and abatement Variances Penalties.

## **Miscellaneous (other notable information)**

17.36.090 – Abatement of abandoned or illegal temporary signs. A. Every temporary sign not owned by the property owner of the property on which it is erected shall be marked to indicate on the sign the identity of the sign owner, provided that for any commercial sign where not otherwise indicated it shall be presumed that the business being advertised is the owner. B. Any abandoned or illegal temporary sign is hereby declared to be a danger to the health, safety, and welfare of the citizens of Banning. Any sign which is (i) in deteriorating condition and not maintained in the condition in which it was originally installed, (ii) violates conditions of the sign permit, or (iii) is partially or wholly obscured by the growth of dry vegetation or weeds or by the presence of debris or litter also presents a danger to the health, safety, and welfare of the Banning community. Such signs may be abated as provided in this chapter.