

CHAPTER 17.10 SITE LIGHTING

17.10.010 SHIELDING

Only non-glare, color corrected lighting shall be permitted. All outdoor lighting shall be shielded to reduce glare and shall be arranged to reflect light away from all adjacent properties and streets. The lighting source shall not be visible from adjoining properties, and illumination shall not extend beyond the property line.

17.10.020 HEIGHT OF FIXTURES

The maximum height of light fixtures in parking lots shall be 30 feet for the BC-1, BC-2, and M-1 Districts, and 15 feet for all other districts. Height shall be measured from the parking lot surface to the centerline of the lighting source.

17.10.030 BUILDING ILLUMINATION

All external lighting shall be placed and shielded downward to prevent interference with the vision of motorists or nearby residents. Where light fixtures are 15 feet in height or less, light wattage shall not exceed 250 watts. Where light fixtures are greater than 15 feet in height, light wattage shall not exceed 400 watts. Illumination levels shall be no greater than one foot-candle along any property line, and no greater than 10 foot candles at any other point within the site.

17.10.040 LIGHTING ATTACHED TO A BUILDING OR STRUCTURE

All fixtures placed on a commercial or industrial building shall be within a hooded or "shoe box" type fixture to prevent glare.

17.10.050 RESTRICTIONS

All illumination of signs and any outdoor feature shall not be of a flashing, moving or intermittent type. Illumination of any outdoor feature shall be directed or shaded to not interfere with the vision of motorists or to occupants of adjacent property.