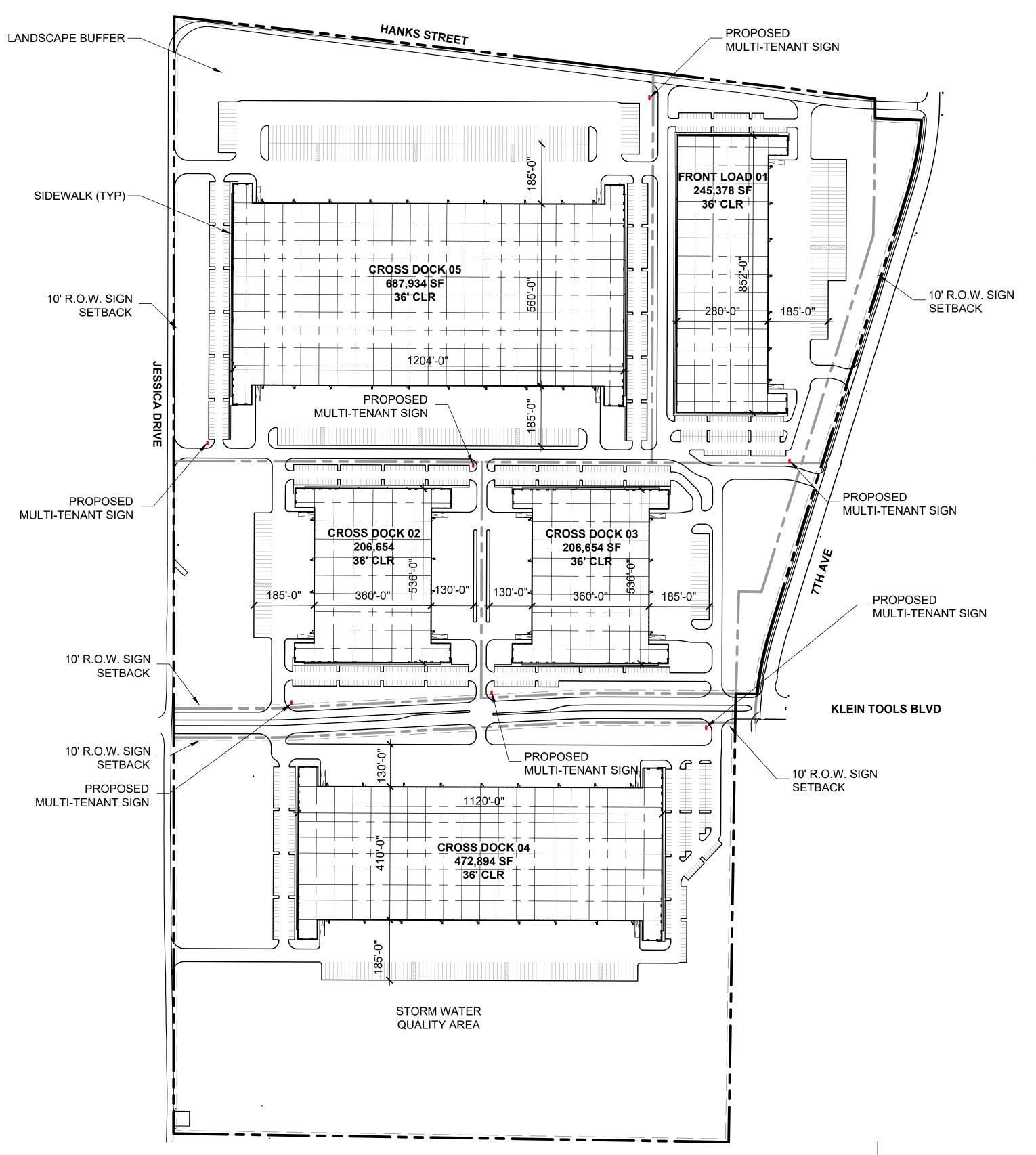
## MASTER PLAN- SIGN LOCATIONS- EXHIBIT E





TYPE OF SIGN	ZONING DISTRICT WHERE PERMITTED *	SIGN CLASSIFICATION PERMITTED	MAXIMUM AREA IN SQUARE FEET	MAXIMUM HEIGHT IN FEET	MAXIMUM WIDTH IN FEET	MINIMUM SETBACK FROM STREET RIGHT. OF-WAY LINE IN FEET**	MINIMUM SETBACK FROM SIDE OR REAR PROPERTY LINE IN FEET**	MAXIMUM QUANTITY/ MINIMUM SPACING	LIGHTING	FLASHING	MOTION	ADDITIONAL REGULATIONS
INSTITUTIONAL	ALL DISTRICTS	M, W	50	10	10	10	15	ONE PER STREET FRONTAGE PLUS ONE WALL SIGN ON THE PRINCIPAL BUILDING	YES	NO	NO	SEE NOTES (2) (6) (7) (10) & (11)
APARTMENT NAME	MF-1, MF-2	M, W	50	10	10	10	15	ONE PER STREET ENTRANCE	YES	NO	NO	SEE NOTES (2) (3) (4) (7) (10) & (11)
NAME PLATE	ALL DISTRICTS	P, W	2	N/A	NONE	N/A	N/A	NONE	NO	NO	NO	SEE NOTE (6)
GENERAL BUSINESS	C-1, C-2, C-3, C-4, I-1, I-2	W	NONE	N/A	SEE NOTE (1)	N/A	N/A	ONE PER STREET FRONTAGE	YES	NO	YES	SEE SECTION 7100E
		M, PR	50	10	10	10	15	PER INDIVIDUALLY OWNED LOT OR TRACT PLUS ONE WALL SIGN PER TENANT WHO OCCUPIES SUCH LOT OR TRACT	YES	NO	YES	SEE NOTES (7) (10) & (11)
ADVERTISING	C-3, I-1, I-2	P, G	600	40	NONE	10	15	SEE SECTION 7100F	YES	NO	YES	SEE NOTE (5)
AGRICULTURAL	Α	M, W	32	10	10	10	15	ONE PER STREET FRONTAGE	NO	NO	NO	SEE NOTE (10)
SUBDIVISION	ALL DISTRICTS	M, W	32	6	10	N/A	N/A	ONE SIGN PER STREET ENTRANCE TO THE SUBDIVISION	NO	NO	NO	SEE NOTES (6) & (10)
DIRECTORY	OP	M, W	32	6	10	10	15	ONE PER STREET FRONTAGE	YES	NO	NO	SEE NOTES (10) & (11)
WINDOW	ALL NON- RESIDENTIAL DISTRICTS	N/A	SEE NOTE (12)	N/A	N/A	N/A	N/A	N/A	YES	NO	NO	TEMPORARY
ELECTRONIC MESSAGE CENTER/READER	C-2, C-3, I-1, I-2	М	LIMITED TO 50% OF THE SIGN AREA									SEE NOTES (8) (9) (10)

ALL PROPOSED SIGNS TO MEET PLACEMENT AND SIZE REQUIREMENTS FOUND IN 155.090 SIGN STANDARDS OF THE ZONING ORDINANCE

Signs permitted in residential districts are also permitted in the PR district.
On lots with direct frontage along U.S. 287 and S.H. 360 monument signs may have a maximum height of 15 feet and a maximum sign area of 75 square feet. The sign must be located along

(12) The total sign area of window sign(s) shall not obscure more than twenty-five (25) percent of the total window area on each façade. Doors shall not contain signage for any message other than

Signs for theaters advertising current and coming attractions shall be exempt from the percentage restriction on Electronic Message Center and Reader Board signs.

11) No freestanding sign may be located within 400 feet of another freestanding sign on the same lot or tract, measured along the street right-of-way lines.

\*Signs in any Historic Landmark District must comply with the provisions and approval procedures shown in Section 5400 of this ordinance.

susiness name, hours of operation and payment method, and such signage shall not exceed four (4) square feet in total area.
"Where the width of an easement is greater than the required setback, the sign must be located outside of the easement.

## DEVELOPMENT SITE PLAN- EXHIBIT E ZC#21-009

146.50 ACRES OF LAND LOCATED IN THE V.M. STYLES SURVEY ABSTRACT NO. 791, J.Q. WHEELER SURVEY, ABSTRACT NO. 903 & S.M. KEMP SURVEY, ABSTRACT NO. 492 MANSFIELD, JOHNSON COUNTY, TEXAS PREPARED MARCH 26, 2021 & JULY 24, 2006



Width not to exceed 75% of building or store front.
 Permitted on face of fence or wall in required front setback

Not applicable to rental single-family or two-family dwellin

Electronic Message Centers/Reader Boards may be used by institutional uses in any zoning district.

) For building identification only.

the highway frontage of the lot.

200 40

800 SCALE: 1" = 200'

LEGEND:

M - MONUMENT SIGN

P - POLE SIGN

W - WALL SIGN G - GROUND SIGN

PR- PROJECTION

SCALE. I -

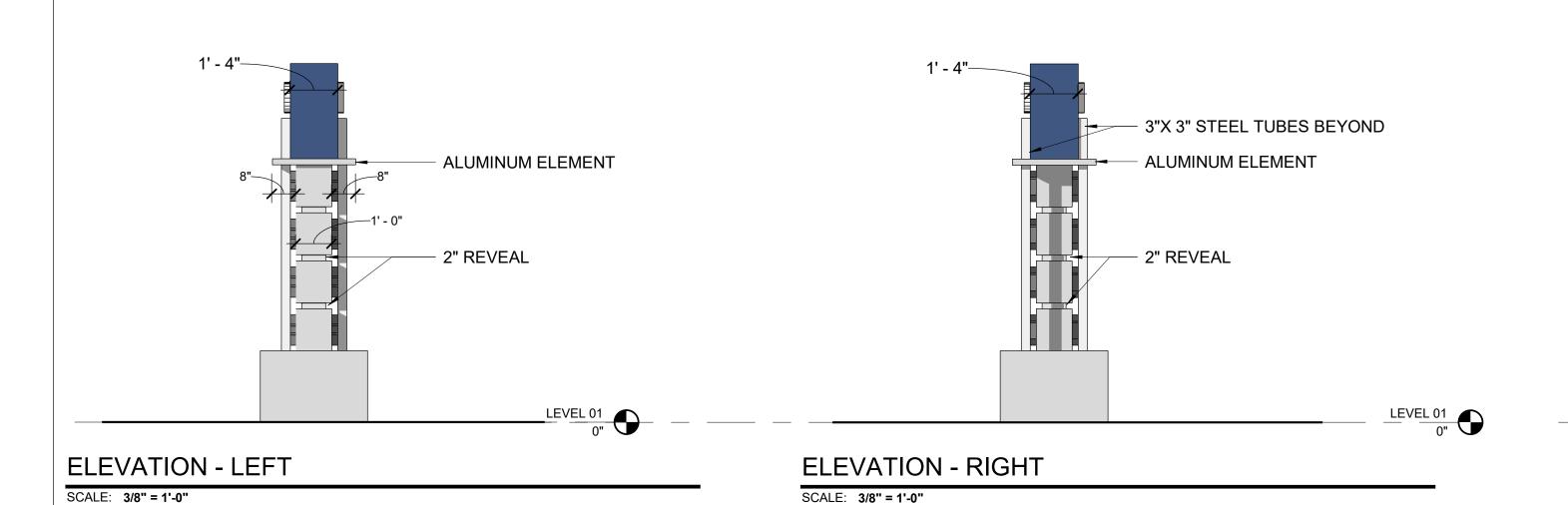
MANSFIELD BUSINESS PARK a project for STONELAKE CAPITAL PARTNERS

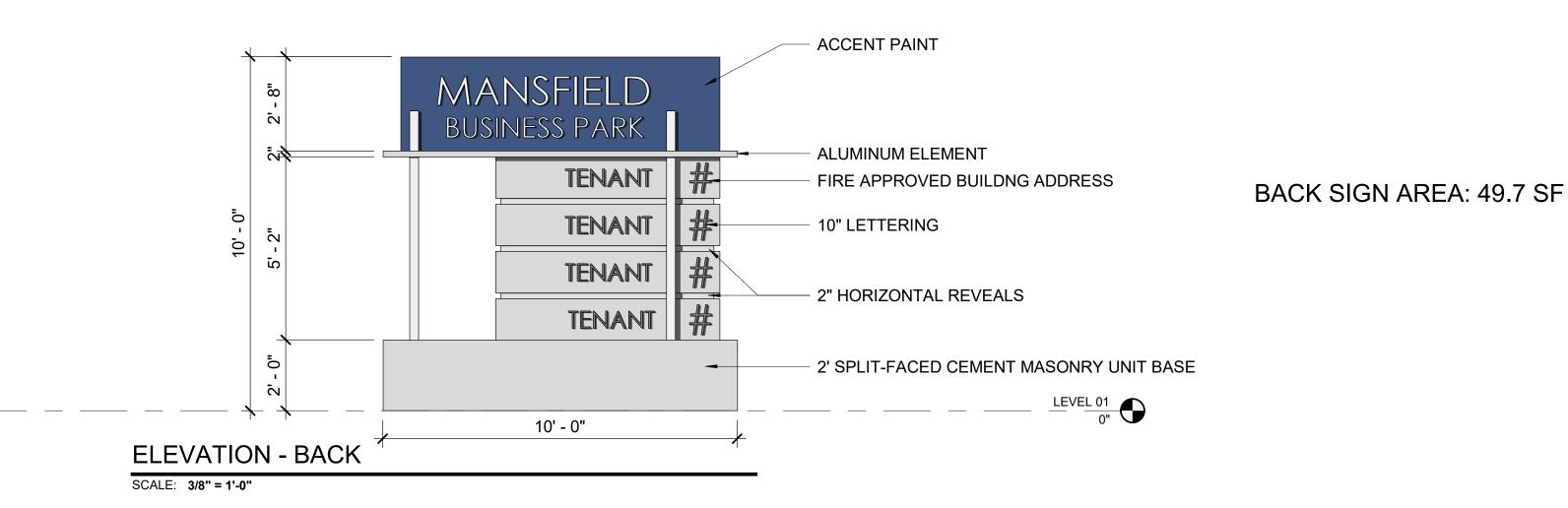


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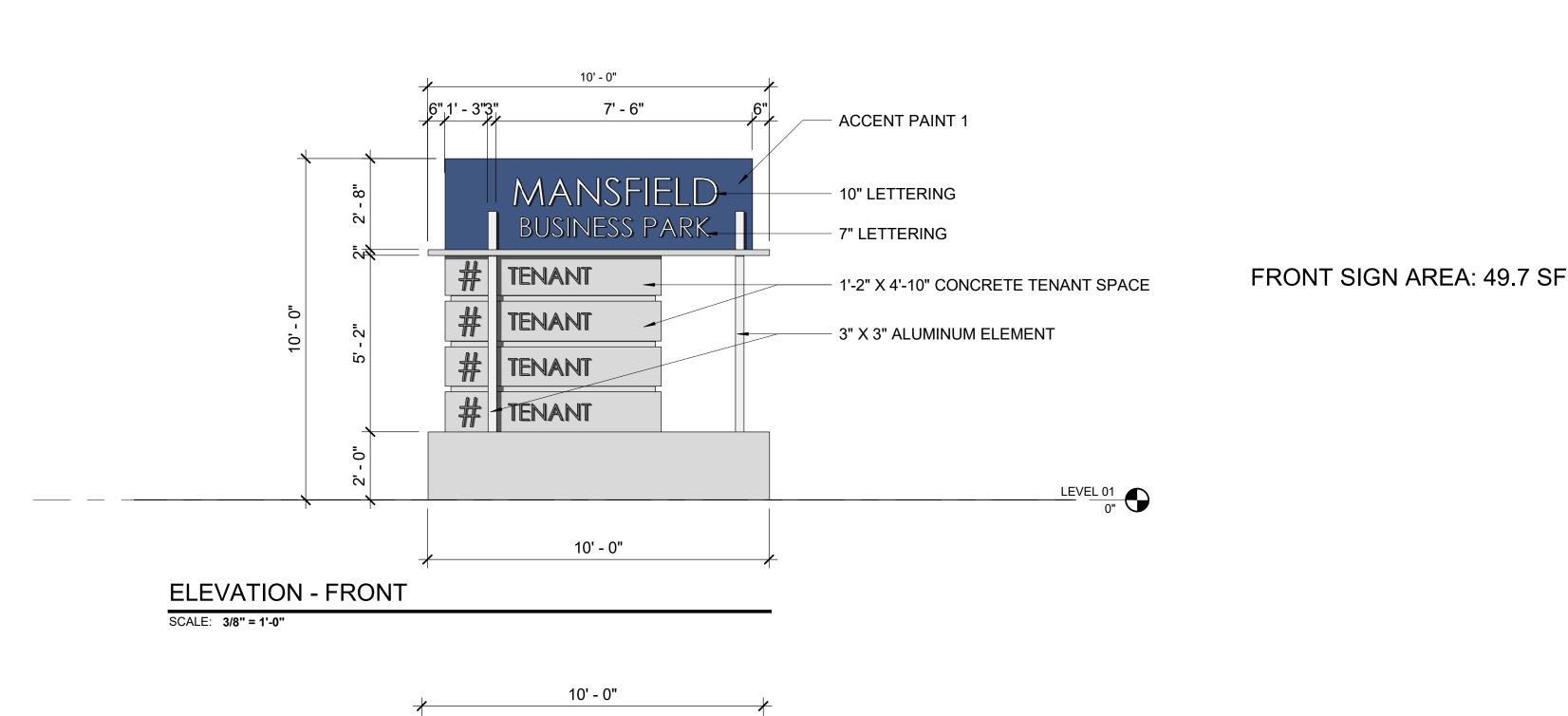
## MULTI-TENANT SIGN- EXHIBIT E

OVERALL ELEVATIONS SCALE: 3/8" = 1'-0"









7' - 0"

**PLAN VIEW** 

SCALE: 3/8" = 1'-0"

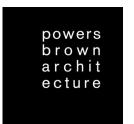
DEVELOPMENT SITE PLAN- EXHIBIT E

ZC#21-009

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\*RENDERING IS REPRESENTATIVE OF DESIGN INTENT ONLY. IT IS NOT A PHOTOREALISTIC REPRESENTATION OF ACTUAL MATERIALS PROPOSED AND SHOULD BE CONSIDERED PRELIMINARY AT ALL STAG

MANSFIELD BUSINESS PARK
A PROJECT FOR
STONELAKE CAPITAL PARTNERS



09/14/21 TEXAS JT 211057