

# Division 51A-13.600. Site Development Regulations.

## SEC. 51A-13.601. SITE LIGHTING.

### (a) Prohibited Light Sources.

The following light fixtures and sources may not be used if the direct light emitted is visible from adjacent areas:

- (A) Low-pressure sodium and mercury vapor light sources.
- (B) Cobra-head-type fixtures having dished or drop lenses or refractors which house other than incandescent sources.
- (C) Searchlights and other high-intensity narrow-beam fixtures.

### (b) Lighting Design Requirements.

#### (1) In General.

Outdoor lighting must primarily be used to provide safety, accent key architectural elements, or emphasize public art or landscape features. All lighting fixtures must meet the requirements of this section.

#### (2) Fixture (Luminaire).

- (A) The light source must be concealed and must not be visible from any public right-of-way or adjacent properties.
- (B) In order to direct light downward and minimize the amount of light spillage into the night sky and onto adjacent property, all lighting fixtures must be full cutoff fixtures.
- (C) Fixtures must be mounted in such a manner that the cone of light is contained on-site and does not cross any property line of the site.
- (D) Lighting fixtures may not exceed 30 feet in height above the parking.
- (E) Lighting fixtures may not be less than nine feet or more than 15 feet in height above the sidewalk in pedestrian areas. All light fixtures located within 50 feet of a residential district may not extend more than 15 feet in height.

#### (3) Light Source (Lamp).

- (A) Only incandescent, fluorescent, metal halide, or color-corrected high-pressure sodium may be used.
- (B) The same light source type must be used for the same or similar types of lighting throughout the development.

### (c) Specific Lighting Standards.

#### (1) Security Lighting.

- (A) Building-mounted security light fixtures such as wall packs may not project above the roof line of the building and must be shielded.
- (B) No security fixtures may face residential uses.
- (C) Security fixtures may not be substituted for parking area or walkway lighting and are restricted to loading, storage, service, and similar locations.

#### (2) Accent Lighting.

Only lighting used to accent architectural elements, landscaping, or art may be directed upward, provided that the fixture is located, aimed, or shielded to minimize light spill into the night sky.

**(3) Canopy Area Lighting.**

A canopy area over fuel sales, automated teller machines, or similar installations must have a recessed lens cover flush with the bottom surface of the canopy that provides a cutoff or shielded light distribution.

**(4) Entrances and Exits.**

To ensure the safety of persons and the security of the building, lighting is required for all entrances and exits to buildings containing nonresidential uses and open to the general public or to multifamily residential uses.

**(5) Parking Area Lighting.**

The provisions of Section 51A-4.301(e) apply to all off-street parking areas except as expressly modified in this section.

**(6) Excessive Illumination.**

(A) Lighting that substantially interferes with the use or enjoyment of any other property is prohibited.

(B) Lighting may not be oriented so as to direct glare or excessive illumination onto streets in a manner that may distract or interfere with the vision of drivers.