

No use shall be permitted or authorized to be established which when conducted in compliance with the provisions of this Resolution, and any additional conditions and requirements prescribed, is or may become hazardous, noxious, or offensive due to emission of odor, dust, smoke, fumes, cinders, gas, noise, vibration, electrical interference, refuse matter, water carried wastes, or which will interfere with adjacent landowners' enjoyment of the use of their lands.

3.11 Exterior Lighting

The purpose of this exterior lighting section is to regulate outdoor lighting in order to reduce or prevent light pollution and to minimize lighting impacts on surrounding properties. This means to the extent reasonably possible, the promotion of safety and security, the reduction or prevention of glare and light trespass, and the conservation of energy.

Lighting shall not create a nuisance and shall in no way impair the safe movement of traffic on any street or highway. No light shall shine directly on adjacent property. No strings of open light bulbs shall be permitted. Exposed light bulbs except for those used in holiday decoration shall be prohibited.

No lighting structure shall exceed fifteen (15) feet in height unless it is attached to a building, but shall not exceed the height of the building.

The poles or standards for elevated lights shall be no higher than fifteen (15) feet from finished grade to top of light standards and shall be set back at least twenty (20) feet from the public right-of-way, subject to rear and side line regulations, and the lights shaded so as not to interfere with the visions of persons on the highway or neighboring premises.

Exterior lighting shall be installed in a manner to deflect from adjacent residential developments. All exterior lighting for residential and nonresidential use shall be located, screened, or shielded so adjacent lots located in residential districts or recorded subdivisions are not directly illuminated. Shielding may also be required for high intensity light fixtures to prevent glare to adjacent uses, public rights-of-ways, and drives. Perimeter lighting must be at least one (1) foot off of the property line when adjoining residential districts or recorded subdivisions and shall be shielded fixtures to prevent light trespass onto adjacent properties. No exterior lighting shall be of such an intensity or color distortion as to cause glare or to impair the vision of drivers, pedestrians or adjacent properties. Shields and/or filters are required for light fixtures with high intensity and glare potential.