

ORD 20-1628 Exhibit A

1. That section 159.70(M) be and hereby is amended to include the following text, with such text to be codified as and for the new section 159.70(M).

(M) Commercial Lighting Standards

- (1) A photometric plan will be required as part of the final development plan for all non-residential projects and for residential developments that utilize parking lots. It will also be required for billboards/signage where a final development plan is not required. The plan must show the location, size (wattage), mounting height, orientation, type, design, and plans for all outdoor lighting and signs including wall mounted lighting. The plan must show the levels of illumination in footcandles (fc) at ground level (minimum 10' x 10' grid). A catalog sheet showing the proposed lighting fixtures must be included.
 - (a) Lighting for photometric plans must be maintained and operable at all times
- (2) To reduce glare, only “fully shielded” or “full cutoff” light fixtures are allowed. Fully shielded means that no light is emitted above the horizontal plane passing through the lowest point of the light-emitting element, so that direct light emitted above the horizontal plane is eliminated. In addition, on sites adjacent to residential property, no direct light source (bulb/filament) shall be visible at the property line at ground level.
- (3) The average maintained illuminance shall not exceed nor be less than 80% of the levels set below. Uses not listed below shall not exceed nor be less than 80% if the levels set by the Illuminating Engineering Society of North America (IESNA). The uniformity ratio shall not exceed the level set by the IESNA. These levels include:

Use	Average	Minimum	Maximum	Uniformity Ratio
	(fc)	(fc)	(fc)	(Avg / Min)
Regional Shopping Center	3.6	0.6	--	6:1
Fast Food Facility	3.6	0.6	--	6:1
Commercial Shopping Center	2.4	0.4	--	6:1
Office Parking	2.4	0.4	--	6:1
Neighborhood Shops	2.4	0.4	--	6:1
Industrial Parking	2.4	0.4	--	6:1

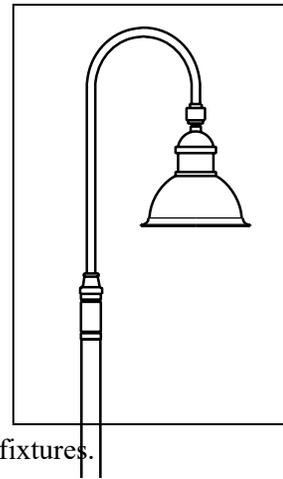
Church Parking	2.4	0.4	--	6:1
Building Entrances	--	5.0	--	--
Apartment Parking Lots	1.6	0.3	--	6:1
Truck Parking and Maneuvering Areas	2.4	--	--	--
Bank Drive Thru and ATM Areas	--	--	40	--
Service Station:				
- Pump Islands	30	--	45	--
- Service Areas	3	--	--	--
Auto Lots	7	1.2	20	6:1

Note: These requirements only apply to areas used by vehicles and pedestrians. They do not apply to landscaped areas.

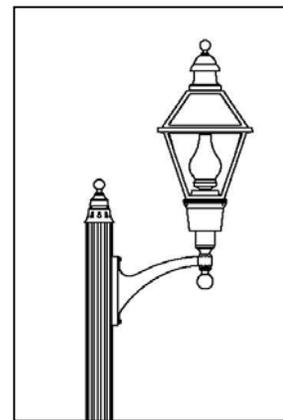
- (4) Where non-residential sites are adjacent to residential sites, the light level at the property line produced by the non-residential lighting shall not exceed 0.0 footcandles.
- (5) Except as otherwise allowed in the development regulations, luminaries shall not be mounted in excess of thirty (30) feet above grade, or the height of the primary structure, whichever is less; provided however, luminaries located within two hundred (200) feet of a single family residential zoning district shall not be mounted in excess of twenty (20) feet above grade or the height of the primary structure, whichever is less.
- (6) Service-station canopy lighting shall be accomplished using flat-lens full-cutoff down-lighting fixtures, shielded in such a manner that the edge of the fixture shielded be level with or below the light source envelope.
- (7) All other under-canopy lights must be fully recessed into the canopy.
- (8) All non-residential lighting is required to be turned off no later than 60 minutes after business hours, only leaving the minimum lighting necessary for site security.
 - (a) The minimum site security lighting must meet the minimum standards in 159.70 (M) (3)
 - (b) Security lighting must be capable of being activated and turned off by photo sensors or time.
 - (i) Security lighting must be illuminated ½ hour prior to sunset and turned off ½ after sunrise.
 - (c) Parking lots must meet the minimum illumination standards in 159.70 (M) (3)

- (d) For all commercial buildings developed prior to the adoption of Sec 159.70 (M) (1) which were not required to submit a photometric plan to the village, wall mounted entrance/exit lighting is required for all entrances and exits on commercial buildings.
- (9) Definitions and terms used in this section shall be defined by the IESNA handbook, latest edition.
- (10) All freestanding poles shall:
 - (a) Be located within landscaped areas or planter islands, or on sidewalks, maintaining an accessible sidewalk width.
 - (b) Be located on a concrete base where no more than eight inches of the base is located above grade.
 - (c) Be located to avoid conflict with trees.
 - (d) All poles shall be numbered.
- (11) *Standard Fixtures:*

- (a) The standard light fixture for retail and commercial developments in Romeoville shall be a matte black architectural style light fixture with an arched mounting arm and a bell-shaped reflector shade. Other earth-toned colors may be used if approved in a PUD. Both single and double mounted fixtures are acceptable. At a minimum, the standard fixture must be used around the perimeter of lots, along access and entrance drives in retail and commercial developments, in key locations, and exclusively on outlots and on lots smaller than three (3) acres. Additional details, such as fluted poles, decorative trim on poles or mounting arms, and decorative bases may be incorporated into the design of the light fixtures.



- (b) The standard ornamental light fixture for use along the historic Route 66 corridor and in the Downtown District shall be a matte black traditionally styled colonial lantern with a four-sided tapered cage and solid black metal roof. The lantern shall be mounted on a fluted pole with a down swept arm mount. Finials should be incorporated on the top of the pole, top of the lantern, and on the mount, as shown in the illustration. Both single and double mounted fixtures are acceptable. The standard ornamental fixture shall be used along storefronts along the Route 53 corridor and along the sidewalks in Downtown Romeoville. The standard fixture must be used around the perimeter of lots, along access



and entrance drives in retail and commercial developments, in key locations, and exclusively on outlots and on lots smaller than three (3) acres.

- (c) In other locations, a standard box light with a decorative banding detail may be used. The standards box light must match the architectural lights in color. Additional details, such as decorative trim on poles and decorative bases may be incorporated into the design of the light fixtures provided that they are coordinated with the architectural style light fixtures.



- (12) The Village shall have the right to conduct a post-installation inspection to verify compliance with the requirements of this ordinance, and if appropriate, to require a remedial action at no expense to the Village.
- (13) Non-Conforming Lighting; all lighting fixtures shall be brought into conformity when at such time as fifty (50) percent or more of the poles are changed, replaced, or added on a property.
- (14) The Village of Romeoville retains the right to require that when a non-residential property abuts a residential property or the light from any such non-residential property directly affects any other property that high pressure sodium lights shall be required.
- (15) Linear lighting (including neon, fluorescent, rope -lighting, LED lighting, and low voltage strip -lighting) primarily intended as an architectural highlight to attract attention or used as a means to identification or advertisement shall be prohibited.
- (16) Maintenance Standards; all lighting fixtures present must be operable and compliant with the adopted International Property Maintenance Code.