

Real Estate Signs



Planning and Development
Department

www.cityofls.net

How large can a real estate sign be?

In a residential district, a real estate sign can be no larger than 6 square feet. In an agricultural, commercial, or industrial district a real estate sign can be up to 50 square feet with a height no greater than 8 feet.

How long can a real estate sign be posted?

A real estate sign can be posted when the property becomes available for sale or lease. It must be removed within 24 hours after the sale or lease of property.



The purpose of this brochure is to provide a brief overview of the regulations that apply in Lee's Summit. The relevant code requirements are summarized. Further information can be obtained by calling the Planning and Development Department.



City Hall
220 SE Green Street
Lee's Summit, MO 64063
Phone: (816)969-1600
Website: www.cityofls.net
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What is a real estate sign?

A real estate sign advertises a property, building or tenant space for sale, exchange, lease or other economic transaction. This definition does not include signs advertising tenancy for periods of less than one month (such as vacancy information on hotels and motels).

Why regulate real estate signs?

The City of Lee's Summit limits the use of temporary signs within the City limits, as temporary signs can easily undermine an otherwise attractive place and make it appear cluttered and unkempt. The design or location of temporary signs can often be distracting to drivers or block sight lines at intersections, thus reducing traffic safety.



Are permits required for real estate signs?

No. Real estate signs are exempt from permits and permit fees.

Where can real estate signs be posted?

All signs must be posted on privately owned property, with the permission of the property owner. Signs cannot be posted on public property (right-of-way, utility poles, public buildings, etc.). They cannot be placed on fences, fence posts, trees, or sides of buildings. Signs must be placed 10 feet from the edge of any street pavement.

Since public safety is a concern, signs cannot block the line of sight at intersections. No sign over 2 feet high can be placed in the sight triangles, as described below:

- At the intersection of a driveway and a street, or at the intersection of 2 streets, measure back 25 feet in each direction from the curb or edge of paving.

- At the intersection of a sidewalk and a driveway, or the intersection of 2 driveways, measure back 20 feet from the edge of the pavement.

If you have any questions about specific location please call the Planning and Development Department at (816)969-1600/



How many real estate signs can be posted?

One real estate sign is permitted at the location of the residence, building, or lot that is for sale, for rent, or for lease. A double-sided sign is considered one sign.