

ORDINANCE NO.: 2000-024

*Amending the 1998 Code of Ordinances of the City of Columbia, South Carolina,
Chapter 17, Planning, Land Development and Zoning*

BE IT ORDAINED by the Mayor and Council this 29th day of March, 2000, that the 1998 Code of Ordinances of the City of Columbia, South Carolina, Chapter 17, Planning, Land Development and Zoning, is amended as follows:

Section 1: Section 17-410 "Advertising signs" is deleted in its entirety.

Section 2: Section 17-404 "Prohibited signs" is amended by adding the following:

- (e) *Advertising signs.* No sign shall be permitted which relates in its subject matter to products, accommodations, services or activities sold or offered elsewhere than upon the premises on which the sign is located except as allowed in the -CS Collector Street (Minor Thoroughfare) Sign Overlay District, the -AS Arterial Street (Major Thoroughfare) Sign Overlay District, and the -FS Freeway Sign Overlay District (See Sections 17-255-257 and Sections 17-313-315). Mobile signs and portable signs may be advertising signs, and advertising signs include but are not limited to those signs commonly referred to as outdoor advertising signs, billboards or poster boards. The total number of outdoor advertising signs within the City of Columbia shall not exceed the total number of outdoor advertising signs existing on February 1, 2000 except, in the event that unincorporated areas are annexed into the City of Columbia, the total number of allowable outdoor advertising signs shall be increased by the number of outdoor advertising signs existing in the territories annexed on the effective date of annexation. The ratio of replacement shall be:
- (1) one square foot of new display surface area for each two square feet of existing non-conforming display surface area removed, where signage is removed for replacement anywhere except within a -FS Freeway Sign Overlay District, or
 - (2) two square feet of new display surface area for each one square foot of existing non-conforming display surface area removed, where signage is removed for replacement within a -FS Freeway Sign Overlay District, or
 - (3) three square feet of new display surface area for each one square foot of existing non-conforming display surface area removed from any location violating the spacing requirements of Sub-Section. 17-313.(c)(6)b. Spacing from residential zoning districts, Sub-Section. 17-313.(c)(6)c. Spacing from rivers, and Sub-Section. 17-313.(c)(6)d. Spacing from historic districts or structures, where signage is removed for replacement within a -FS Freeway Sign Overlay District.

Outdoor advertising sign structures removed shall be dismantled and removed in their entirety. Outdoor advertising signs removed under the provisions of this section shall not be eligible for permits without first executing a waiver of claims to compensation from the City of Columbia for such removal.

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Section 3: New Sections 17-255 through 17-257 are added as follows:

Sec. 17-255. -CS Collector Street (minor thoroughfare) Sign Overlay District.

The -CS overlay district is intended to provide for the commercial promotion of business enterprises and/or presentation of public service information along appropriate, designated collector (minor thoroughfare) streets in the City of Columbia's Zoning Jurisdiction.

Sec.17-256. -AS Arterial Street (major thoroughfare) Sign Overlay District.

The -AS overlay district is intended to provide for the commercial promotion of business enterprises and/or presentation of public service information along appropriate, designated arterial (major thoroughfare) streets in the City of Columbia's Zoning Jurisdiction.

Sec. 17-257. -FS Freeway Sign Overlay District.

The -FS overlay district is intended to provide for the commercial promotion of business enterprises and/or presentation of public service information along appropriate, designated interstate system and freeway class highways in the City of Columbia's Zoning Jurisdiction.

Current sections 17-255 through 17-280 shall be renumbered to conform.

Section 4: New Sections 17-313 through 17-315 are added as follows:

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Sec. 17-313. - CS Collector Street (Minor Thoroughfare) Sign Overlay District.

- (a) *Applicability/establishment.* The CS Overlay District shall be established as a district which overlays the general use zoning districts. The CS Overlay District shall not be applied over a residential zoning district. The extent and boundaries of the CS districts are indicated on the official zoning maps for the City of Columbia
- (b) *Permitted uses.* The CS Overlay District may contain several different underlying general use zoning classifications. All uses permitted in the underlying zoning districts shall be permitted in the CS Overlay District. Additionally, outdoor advertising (billboard) signs shall be permitted subject to the development standards set forth in (c) below and subject to the provisions set forth in Sections 17-401, 17-402, 17-403, 17-404(a), 17-404(b), 17-404(c) and 17-404(d) of this chapter. This signage is permitted in addition to signage otherwise allowed in the underlying zoning district as set forth in Division 12.
- (c) *Development standards.*
 - (1) *Freestanding.* All outdoor advertising (billboard) signs allowed in the CS Overlay District shall be freestanding, and in compliance with the building setback requirements of the general use zoning district. No such sign shall be erected or attached to, suspend from or be supported on a building or structure.
 - (2) *Building code.* All outdoor advertising (billboard) signs must be in compliance with appropriate detailed provisions of the city's building code, including being constructed so as to withstand minimum wind pressures of thirty (30) pounds per square foot.
 - (3) *Display surface area.* The total allowable display area per face of any outdoor advertising (billboard) sign in the CS Overlay District shall be two hundred and forty-eight (248) square feet with no additional square feet permitted for extensions.
 - (4) *Orientation of signs.* Two faces shall be allowed per outdoor advertising (billboard) sign structure. These faces shall be parallel to each other or at not greater than a forty-five (45) degree angle to one another such that only one sign face points in any one direction. There shall be no double-decker or side-by-side outdoor advertising signs. Copy on any sign shall be oriented toward and legible from the collector street over which the CS Overlay District is applied.

- (5) *Maximum height.* The maximum height of any outdoor advertising (billboard) sign in the CS Overlay District shall be twenty-five (25) feet.
- (6) *Spacing.*
- a. *Spacing from other outdoor advertising signs.* No outdoor advertising (billboard) sign shall be erected within the following distances of another outdoor advertising (billboard) sign:
1. 1000 linear feet on the same side of the collector street, measured parallel to the edge of the pavement of the collector street.
 2. 500 linear feet on the opposite side of the street measured (parallel to the edge of the pavement of the collector street) from the spot directly opposite an existing outdoor advertising (billboard) sign structure.
 3. 400 linear feet from any other outdoor advertising (billboard) sign, measured directly from the closest point on the sign structures and/or sign faces.
- b. *Spacing from residential zoning districts.* No outdoor advertising (billboard) sign shall be located within two hundred (200) feet of a residential zone.
- c. *Spacing from rivers.* No outdoor advertising (billboard) sign shall be located within one thousand (1000) feet of any river in Columbia, measured from the non-vegetated bank.
- d. *Spacing from historic districts or structures.* No outdoor advertising (billboard) sign shall be located within seven hundred fifty (750) feet of neither the boundary of any officially designated national or local historic district, nor the property boundary of any officially designated national or local historic property.
- (7) *Location.* No outdoor advertising sign shall be erected on any lot that contains existing nonconforming signage, unless the nonconforming signage is brought into conformity with this ordinance.
- (8) *Variations.* The Zoning Board of Appeals may not vary the provisions of this section.

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Sec. 17-314. - AS Arterial Street (Major Thoroughfare) Sign Overlay District.

- (a) *Applicability/establishment.* The AS Overlay District shall be established as a district which overlays the general use zoning districts. The AS Overlay District shall not be applied over a residential zoning district. The extent and boundaries of the AS districts are indicated on the official zoning maps for the City of Columbia.
- (b) *Permitted uses.* The AS Overlay District may contain several different underlying general use zoning classifications. All uses permitted in the underlying zoning districts shall be permitted in the AS Overlay District. Additionally, outdoor advertising (billboard) signs shall be permitted subject to the development standards set forth in (c) below and subject to the provisions set forth in Sections 17-401, 17-402, 17-403, 17-404(a), 17-404(b), 17-404(c) and 17-404(d) of this chapter. This signage is permitted in addition to signage otherwise allowed in the underlying zoning district as set forth in Division 12.
- (c) *Development standards.*
 - (1) *Freestanding.* All outdoor advertising (billboard) signs allowed in the AS Overlay District shall be freestanding, and in compliance with the building setback requirements of the general use zoning district. No such sign shall be erected or attached to, suspend from or be supported on a building or structure.
 - (2) *Building code.* All outdoor advertising (billboard) signs must be in compliance with appropriate detailed provisions of the city's building code, including being constructed so as to withstand minimum wind pressures of thirty (30) pounds per square foot.
 - (3) *Display surface area.* The total allowable display area per face of any outdoor advertising (billboard) sign in the AS Overlay District shall be three hundred and eighty (380) square feet with an additional thirty eight (38) square feet permitted for extensions.
 - (4) *Orientation of signs.* Two faces shall be allowed per outdoor advertising (billboard) sign structure. These faces shall be parallel to each other or at not greater than a forty-five (45) degree angle to one another such that only one sign face points in any one direction. There shall be no double-decker or side-by-side outdoor advertising signs. Copy on any sign shall be oriented toward and legible from the arterial street over which the AS Overlay District is applied.

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- (5) *Maximum height.* The maximum height of any outdoor advertising (billboard) sign in the AS Overlay District shall be thirty-five (35) feet.
- (6) *Spacing.*
- a. *Spacing from other outdoor advertising signs.* No outdoor advertising sign (billboard) shall be erected within the following distances of another outdoor advertising (billboard) sign:
1. 1000 linear feet on the same side of the arterial street, measured parallel to the edge of the pavement of the arterial street.
 2. 500 linear feet on the opposite side of the street measured (parallel to the edge of the pavement of the arterial street) from the spot directly opposite an existing outdoor advertising sign (billboard) structure.
 3. 200 linear feet from any outdoor advertising (billboard) sign, measured directly from the closest point on the sign structures and/or sign faces.
- b. *Spacing from residential zoning districts.* No outdoor advertising (billboard) sign shall be located within three hundred (300) feet of a residential zone.
- c. *Spacing from rivers.* No outdoor advertising (billboard) sign shall be located within one thousand (1000) feet of any river in Columbia, measured from the non-vegetated bank.
- d. *Spacing from historic districts or structures.* No outdoor advertising (billboard) sign shall be located within seven hundred fifty (750) feet of neither the boundary of any officially designated national or local historic district, nor the property boundary of any officially designated national or local historic property.
- (7) *Location.* No outdoor advertising (billboard) sign shall be erected on any lot that contains nonconforming signage, unless the nonconforming signage is brought into conformity with this ordinance.
- (8) *Variances.* The Zoning Board of Appeals may not vary the provisions of this section.

Sec. 17-315. -FS Freeway Sign Overlay District.

- (a) *Applicability/establishment.* The FS Overlay District shall be established as a district which overlays the general use zoning districts. The FS Overlay District shall not be applied over a residential use district. The extent and boundaries of the FS districts are indicated on the official zoning maps for the City of Columbia.
- (b) *Permitted uses.* The FS Overlay District may contain several different underlying general use zoning classifications. All uses permitted in the underlying zoning districts shall be permitted in the FS Overlay District. Additionally, outdoor advertising (billboard) signs shall be permitted subject to the development standards set forth in (c) below and subject to the provisions set forth in Sections 17-401, 17-402, 17-403, 17-404(a), 17-404(b), 17-404(c) and 17-404(d) of this chapter. This signage is permitted in addition to signage otherwise allowed in the underlying zoning district as set forth in Division 12.
- (c) *Development standards.*
 - (1) *Freestanding.* All outdoor advertising (billboard) signs allowed in the FS Overlay District shall be freestanding, and in compliance with the building setback requirements of the general use zoning district. No such sign shall be erected or attached to, suspend from or be supported on a building or structure.
 - (2) *Building code.* All outdoor advertising (billboard) signs must be in compliance with appropriate detailed provisions of the city's building code, including being constructed so as to withstand minimum wind pressures of thirty (30) pounds per square foot.
 - (3) *Display surface area.* The total allowable display area per face of any outdoor advertising (billboard) sign in the FS Overlay District shall be six hundred and seventy-two (672) square feet with an additional one hundred (100) feet permitted for extensions.
 - (4) *Orientation of signs.* Two faces shall be allowed per outdoor advertising sign structure. These faces shall be parallel to each other or at not greater than a forty-five (45) degree angle to one another such that only one sign face points in any one direction. There shall be no double-decker or side-by-side outdoor advertising signs. Copy on any sign shall be oriented toward and legible from the interstate system or freeway class highway over which the FS Overlay District is applied.

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- (5) *Maximum height.* The maximum height of any outdoor advertising (billboard) sign in the FS Overlay District shall be fifty (50) feet.
- (6) *Spacing.*
- a. *Spacing from other outdoor advertising (billboard) signs.* No outdoor advertising (billboard) signs shall be erected within the following distances of another outdoor advertising (billboard) sign:
1. 1000 linear feet on the same side of the highway, measured parallel to the edge of the pavement of the highway.
 2. 1000 linear feet on the opposite side of the highway measured (parallel to the edge of the pavement of the highway) from the spot directly opposite an existing outdoor advertising (billboard) sign structure.
- b. *Spacing from residential zoning districts.* No outdoor advertising (billboard) sign shall be located within three hundred (300) feet of a residential zone.
- c. *Spacing from rivers.* No outdoor advertising (billboard) sign shall be located within one thousand (1000) feet of any river in Columbia, measured from the non-vegetated bank.
- d. *Spacing from separated grade highway intersection ramps.* No outdoor advertising sign (billboard) shall be constructed within five hundred (500) feet of a highway intersection ramp. The measurement shall be taken from the point of intersection of the ramp with the highway (the point of intersection closest to the sign) and shall be measured parallel to the edge of the pavement of the highway.
- e. *Spacing from historic districts or structures.* No outdoor advertising (billboard) sign shall be located within seven hundred fifty (750) feet of neither the boundary of any officially designated national or local historic district, nor the property boundary of any officially designated national or local historic property.

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- (7) *Location.* No outdoor advertising (billboard) signs shall be erected on any lot that contains existing nonconforming signage, unless the nonconforming signage is brought into conformity with this ordinance.
- (8) *Variations.* The Zoning Board of Appeals may not vary the provisions, other than height only, of this section.

Current sections 17-313 through 17-316 shall be renumbered to conform.

This ordinance is effective as of final reading.

Requested by:



MAYOR

Approved by:


City Manager

Approved as to form:


City Attorney

ATTEST:


City Clerk

Introduced: 3/22/2000
Final Reading: 3/29/2000