

ORDINANCE NO. **018698**

CITY CLERK DEPT.

2017 JUN 21 AM 8:31

AN ORDINANCE AMENDING TITLE 20 (ZONING), CHAPTER 20.18 (SIGN REGULATIONS), ARTICLE IV (ON PREMISE SIGN REGULATIONS), SECTION 20.18.400 (GENERAL) TO AMEND REGULATIONS FOR CHANGEABLE ELECTRONIC VARIABLE MESSAGE (CEVM) SIGNS, SECTION 20.10.410 (R-F, R-1, R-2, R2-A, R-3, R-3A, R-4, R-5, RMH, PMD, and NOS districts) TO RECLASSIFY SCHOOL AND CHURCH SIGNS AS MONUMENT SIGNS, SECTION 20.18.420 (A-1, A-2, A-3, A-4, A-M, PR-I, PR-II and SRR districts), AND 20.18.430 (A-O, A-3/0 and S-D districts) TO PERMIT MONUMENT SIGNS IN APARTMENT AND CERTAIN SPECIAL PURPOSE DISTRICTS, AND 20.18.490 (ADDITIONAL ON-PREMISES SIGNS) TO ALLOW FOR AWNING AND CANOPY SIGNS IN ALL OF THE COMMERCIAL ZONING DISTRICTS

WHEREAS, Title 20 (Zoning) of the El Paso City Code, Chapter 20.18 regulates signage; and,

WHEREAS, Chapter 20.18 (Sign Regulations) currently allows changeable electronic variable message (CEVM) monument signs in single-family residential districts, manufactured housing districts, commercial districts and industrial districts, but forbids this type of sign for those uses in apartment districts; and,

WHEREAS, canopy signs are currently only allowed in the C-5 (Downtown Commercial) and U-P (Union Plaza) zoning districts, and not in any of the other several commercial districts; and,

WHEREAS, canopy can be widely utilized without negative impact on surrounding properties and businesses; and,

WHEREAS, CEVM monument signs can be allowed in apartments districts with appropriate regulations to mitigate the impact on surrounding uses; and,

WHEREAS, property owners and businesses would benefit from permitting CEVM monument signs in apartment districts and awning and canopy sign in additional commercial districts other than C-5 (Downtown Commercial) and U-P (Union Plaza); and,

WHEREAS, a public hearing regarding the proposed amendment was held before the City Plan Commission, and the Commission recommended approval of the amendment; and,

WHEREAS, the El Paso City Council has determined that this amendment is in the best interest of the public and will promote the public health, safety and welfare of the City;

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF EL PASO:

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CEVM Signs

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SECTION 1. That Title 20 (Zoning), Chapter 20.18 (Sign Regulations), Article IV (On Premise Sign Regulations), Section 20.18.400 (General) Subsection A.9.h (Freestanding Changeable Electronic Variable Message Signs) of the El Paso City Code be amended as follows:

- h. A changeable electronic variable message sign must be located at least one hundred fifty feet from the property line of any adjacent residential or apartment use.

SECTION 2. That Title 20 (Zoning), Chapter 20.18 (Sign Regulations), Article IV (On Premise Sign Regulations), Section 20.10.410 (R-F, R-1, R-2, R-2A, R-3, R-3A, R-4, R-5, RMH, and PMD, and NOS Districts), Subsection C. of the El Paso City Code be amended as follows:

C. Monument signs shall comply with the following requirements:

- 1. Permit required: Yes;
- 2. Maximum number:
 - a. Properties less than four acres in size: one sign per street frontage, not to exceed two signs per premise;
 - b. Properties greater than four acres in size: two signs per street frontage;
- 3. Maximum sign area: One hundred square feet per sign;
- 4. Maximum sign height: Ten feet;
- 5. Location: Regardless of where the property line is located, no portion of the sign shall be closer than twenty feet from any driveway entrance or from the back of the curb line, and in all cases the entire sign must be erected within the property, and no portion of a sign shall extend beyond the property line;
- 6. Illumination: Internal or indirect; may not be flashing or intermittent;
- 7. CEVM Signs:
 - a. CEVM not permitted:
 - 1. Properties zoned NOS;
 - 2. Properties less than four acres in size;
 - b. Properties over four acres in size and not zoned NOS: CEVM limited to no more than fifty percent of sign area; held static for no less than one minute; CEVM shall be turned off from 9:00 p.m. to 6:00 a.m.; the sign face must be located at least one hundred fifty feet from the property line of any adjacent residential or apartment use.
- 8. Additional standards: Shall comply with Section 20.18.400 of the El Paso City Code.

SECTION 3. That Title 20 (Zoning), Chapter 20.18 (Sign Regulations), Article IV (On Premise Sign Regulations), Title 20.18 (Sign Regulations), Section 20.108.420 (A-1, A-2, A-3, A-4, A-M, PR-I, PR-II and SRR Districts), Subsection C. of the El Paso City Code be amended as follows:

C. Monument signs shall comply with the following requirements:

- 1. Permit required: yes;

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2. Maximum number:
 - a. Properties less than four acres in size: one sign per street frontage, not to exceed two signs per premise;
 - b. Properties greater than four acres in size: two signs per street frontage;
3. Maximum sign area: one hundred square feet per sign;
4. Maximum sign height: ten feet;
5. Location: no portion of the sign shall be closer than fifteen feet from the back of the curbline; if the property line is located more than fifteen feet from the curbline, signs shall be erected within the property line, and no portion of a sign shall extend beyond the property line;
6. Illumination: internal or indirect; may not be flashing or intermittent;
7. Changeable Electronic Variable Message Sign:
 - a. Properties less than four acres in size: CEVM not permitted;
 - b. Properties greater than four acres in size: CEVM limited to no more than fifty percent of sign area; held static for no less than one minute; CEVM shall be turned off from 9:00 p.m. to 6:00 a.m.; and the sign face must be located at least one hundred fifty feet from the property line of any adjacent residential or apartment use;
8. Additional standards: shall comply with Section 20.18.400 of the El Paso City Code.

SECTION 4. That Title 20 (Zoning), Chapter 20.18 (Sign Regulations), Article IV (On Premise Sign Regulations), Title 20.18 (Sign Regulations), Section 20.108.430 (A-O, A-3/O, and S-D Districts) Subsection B. of the El Paso City Code be amended as follows:

- B. Monument signs shall comply with the following requirements:
1. Permit required: yes;
 2. Maximum number:
 - a. Properties less than four acres in size: one sign per street frontage, not to exceed two signs per premise;
 - b. Properties greater than four acres in size: two signs per street frontage;
 3. Maximum sign area: one hundred square feet per sign
 4. Maximum sign height: ten feet;
 5. Location: no portion of the sign shall be closer than fifteen feet from the back of the curbline; if the property line is located more than fifteen feet from the curbline, signs shall be erected within the property line, and no portion of a sign shall extend beyond the property line;
 6. Illumination: internal or indirect; may not be flashing or intermittent;
 7. CEVM signs shall be allowed by right for principal uses in these zoning districts but are not permitted for home occupations; however uses other than residential shall be subject to the following:
 - a. Properties less than four acres in size: CEVM not permitted;
 - b. Properties greater than four acres in size: CEVM limited to no more than fifty percent of sign area; held static for no less than one minute; CEVM shall be turned off from 9:00 p.m. to 6:00 a.m.; and the sign face must be located at least

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one hundred fifty feet from the property line of any adjacent residential or apartment use.

8. Additional standards: shall comply with Section 20.18.400 of the El Paso City Code.

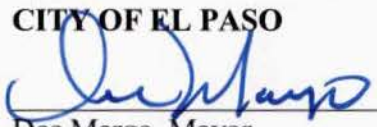
SECTION 5. That Title 20 (Zoning), Chapter 20.18 (Sign Regulations), Article IV (On Premise Sign Regulations), Title 20.18 (Sign Regulations), Section 20.180.490 (Additional On-Premise Signs) Subsection B (Awning and Canopy Signs Shall Comply with the Following Requirements) of the El Paso City Code be amended as follows:

1. Permit required: yes;
2. Maximum number: one per awning or canopy per premise;
3. Maximum sign area: shall be included in the maximum wall sign area calculation permitted for all wall signs, thirty six square feet or fifty percent of the awning face area, whichever is less;
4. Maximum height: not higher than the roofline of the building to which the awning or canopy is attached;
5. Location: sign shall be mounted upon or atop the associated canopy or awning;
6. Illumination: internal or indirect; may not be flashing or intermittent;

SECTION 6: Except as expressly herein amended, Title 20, Zoning, of the El Paso City Code shall remain in full force and effect.

ADOPTED THIS 27th day of June 2017.

CITY OF EL PASO


Dee Margo, Mayor

ATTEST


Richarda Duffy Momsen, City Clerk

APPROVED AS TO FORM:


Karla M. Nieman
Senior Assistant City Attorney

APPROVED AS TO CONTENT:


Larry F. Nichols, Director
Planning and Inspections

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