SANDY SPRINGS
GEORGIA

CITY COUNCIL AGENDA ITEM

TO: Mayor & City Council **DATE:** July 31, 2014

FROM: John McDonough, City Manager

AGENDA ITEM: **TA14-008** - An Ordinance to Amend Article 33, Signs, of the Sandy Springs Zoning Ordinance related to internally illuminated signs

MEETING DATE: For Submission onto the August 5, 2014, City Council Work Session Agenda

BACKGROUND INFORMATION: *(Attach additional pages if necessary)*

See attached:

Memorandum
Draft Mark-up
Draft Ordinance

APPROVAL BY CITY MANAGER: JM *APPROVED*

PLACED ON AGENDA FOR: 8/5/2014

CITY ATTORNEY APPROVAL REQUIRED: (✓) *YES* ( ) *NO*

CITY ATTORNEY APPROVAL:

REMARKS:

MAYOR AND CITY COUNCIL

TA14-008
An Ordinance to Amend Article 33, Signs, of the Sandy Springs Zoning Ordinance related to internally illuminated signs

SANDY SPRINGS
GEORGIA

To: John McDonough, City Manager

From: Angela Parker, Director of Community Development

Date: July 22, 2014 for Submission onto the August 5, 2014 City Council Regular Meeting

Subject: TA14-008 An Ordinance to Amend Article 33, Signs, of the Sandy Springs Zoning Ordinance related to internally illuminated signs

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Department of Community Recommendation:
APPROVAL of an amendment to the Zoning Ordinance related to internally illuminated signs.

Background:
On May 20, 2014 the City Council directed staff to move forward with development of an amendment to the sign ordinance based on recommendations from the Board of Appeals regarding internally illuminated signs. The Board of Appeals has heard several variances related to signs that are backlit or have a "halo" effect. The Board found that, while all types of internally illuminated signs may not be desired, these types of backlit signs are appropriate.

The existing ordinance provides a very limited definition of internally illuminated signage. As such, an amendment would be required to allow these types of signs.

Discussion:
Staff has prepared a draft ordinance that defines backlit internally illuminated signs and would allow them in certain districts.

Planning Commission Recommendation:
During Work Session at the June 19, 2014 meeting, the Commission recommended approval of the mark-up as presented.

The item was heard at the July 17, 2014 Planning Commission meeting. The Commission recommended approval as presented by staff (4-0, Maziar, Porter, Frostbaum and Squire for; Nickles and Tart absent and Duncan not voting).

Amendment Schedule:
Planning Commission Work Session – June 12, 2014
Planning Commission Public Hearing – July 17, 2014
City Council Work Session – August 5, 2014
City Council Public Hearing – August 19, 2014

Attachment(s)
Draft Mark-up

COMMUNITY DEVELOPMENT

MARK-UP PURSUANT TA14-008

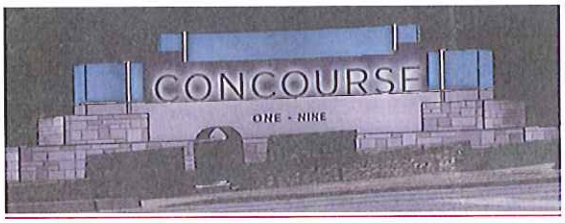
ARTICLE XXXIII

SIGNS

SECTION 3: DEFINITIONS.

Illuminated sign, Backlit. An internally illuminated sign that is constructed so that the light reflects off of the structure behind creating a halo type glow separating the sign face from the background. Such source cannot be a device that changes color, flashes, or alternates.

Examples of Acceptable Backlit Signs



SECTION 26: RESTRICTIONS BASED ON LOCATION.

C. Apartment and Townhouse Residential Districts

1. Monument Signs (amended 04/21/09, TA09-002, Ord. 2009-04-19) One (1) maximum thirty-two (32) square foot entry wall or monument sign or two (2) single-faced entry wall or monument signs not to exceed sixteen (16) square feet for each side of the development's entrance shall be permitted for each street on which the multi-family property or property occupied with an institutional use has up to and including five hundred (500) linear feet of frontage. The sign shall have a maximum height of six (6) feet (see exception), shall not be internally illuminated unless backlit illumination is used. Except for gas stations, changeable copy shall not be permitted. Notwithstanding the foregoing, monument signs on arterial streets may be ten (10) feet in height.

D. O-I District

1. Monument Signs (amended 04/21/09, TA09-002, Ord. 2009-04-19).

a. One (1) maximum thirty-two (32) square foot, monument sign shall be permitted for each street on which the lot has up to and including five hundred (500) feet of frontage. The sign shall have a maximum height of eight (8) feet (see exception), shall not be internally illuminated unless backlit illumination is used. Except for gas stations, changeable copy shall not be permitted.
b. One (1) maximum sixty-four (64) square foot, monument sign shall be permitted for each street on which the lot has more than five hundred (500) linear square feet and up to one thousand (1,000) linear feet of frontage. The sign shall have a maximum height of eight (8) feet (see exception), shall not be internally illuminated unless backlit illumination is used. Except for gas stations, changeable copy shall not be permitted.
c. One (1) maximum seventy-two (72) square foot, monument sign shall be permitted for each street on which the lot has more than one thousand (1,000) linear feet of frontage (excludes spin sites and out-parcels). The sign shall have a maximum height of eight (8) feet (see exception), shall not be internally illuminated unless backlit illumination is used. Except for gas stations, changeable copy shall not be permitted.
d. Notwithstanding the foregoing, monument signs on arterial streets may be ten (10) feet in height.

E. Mixed Use District

1. Monument Signs (amended 04/21/09, TA09-002, Ord. 2009-04-19).

a. One (1) maximum thirty-two (32) square foot, monument sign shall be permitted for each street on which the lot has up to and including five hundred (500) feet of frontage. The sign shall have a maximum height of eight (8) feet (see exception), shall not be internally illuminated unless backlit illumination is used. Except for gas stations, changeable copy shall not be permitted.
b. One (1) maximum sixty-four (64) square foot, monument sign shall be permitted for each street on which the lot has more than five hundred (500) linear square feet and up to one thousand (1,000) linear feet of frontage. The sign shall have a maximum height of eight (8) feet (see exception), shall not be internally illuminated unless backlit illumination is used. Except for gas stations, changeable copy shall not be permitted.
c. One (1) maximum seventy-two (72) square foot, monument sign shall be permitted for each street on which the lot has more than one

thousand (1,000) linear feet of frontage. The sign shall have a maximum height of eight (8) feet (see exception), shall not be internally illuminated unless backlit illumination is used. Except for gas stations, changeable copy shall not be permitted.

d. One (1) maximum thirty-two (32) square foot, monument sign per spin site or out-parcel which is identified on a site plan approved pursuant to a single zoning case. The sign shall have a maximum height of eight (8) feet (see exception), shall not be internally illuminated unless backlit illumination is used. Except for gas stations, changeable copy shall not be permitted.

e. Monument signs on arterial streets may be ten (10) feet in height.

I. Mobile Home Park District

1. Monument Signs (amended 04/21/09, TA09-002, Ord. 2009-04-19).

a. One (1) maximum thirty-two (32) square foot, entry wall or monument sign or two (2) single-faced entry wall or monument signs not to exceed sixteen (16) square feet for each side of a mobile home park entrance, identifying the name of the mobile home park, shall be permitted for each street on which the lot has frontage.

b. One (1) maximum thirty-two (32) square foot monument sign per property occupied with an institutional use shall be permitted for each street on which the lot has frontage.

c. Monument signs for non-residential uses located in a mobile home park shall have a maximum height of ten (10) feet, shall not be internally illuminated unless backlit illumination is used. Except for gas stations, changeable copy shall not be permitted.

ORDINANCE NO. _____

TA14-008

Reading: August 19, 2014

STATE OF GEORGIA
COUNTY OF FULTON

AN ORDINANCE TO AMEND ARTICLE 33, SIGNS, OF THE SANDY SPRINGS ZONING ORDINANCE RELATED TO INTERNALLY ILLUMINATED SIGNS

WHEREAS, the Mayor and City Council of the City of Sandy Springs find that from time to time it is necessary to amend sections of the Code to correct, clarify, and update the provisions of the Ordinance; and

WHEREAS, on May 20, 2014 the City Council directed staff to move forward with development of an amendment to the sign ordinance based on recommendations from the Board of Appeals regarding internally illuminated signs; and

WHEREAS, the Board of Appeals has heard several variances related to signs that are backlit or have a "halo" effect; and

WHEREAS, the existing ordinance provides a very limited definition of internally illuminated signage and an amendment would be required to allow these types of signs.

NOW, THEREFORE, to accomplish the foregoing, the Mayor and City Council of the City of Sandy Springs, Georgia, pursuant to their authority, do hereby adopt the following Ordinance:

1.

Article 33, *Signs*, of the Sandy Springs Zoning Ordinance is hereby amended as shown in the attached mark-up.

2.

All ordinances, parts of ordinances, or regulations in conflict herewith are repealed.

3.

Severability. Should any court of competent jurisdiction declare any section of this Ordinance invalid or unconstitutional, such declaration shall not affect the validity of the Ordinance as a whole or any part thereof, which is not specifically declared to be invalid or unconstitutional.

4.

Repeal of Conflicting Provisions. It is the intention of the Mayor and City Council, and it is hereby ordained that the provisions of this Ordinance shall become and be made a part of the Code of

Ordinances, City of Sandy Springs, Georgia and the sections of this Ordinance may be renumbered to accomplish such intention.

5.

This Ordinance is effective August 19, 2014; and

ORDAINED this the 19th day of August, 2014.

Approved:

_____
Rusty Paul, Mayor

Attest:

_____
Michael Casey, City Clerk
(Seal)