2020 Regulation Amendments
Sign Code: Phase 1

Community and Economic Development Department
March 9, 2020
Overview

- Summary of 2020 Text Amendments
  - Phase 1 & Phase 2
- Phase 1: Proposed Changes
- Public & Stakeholder Outreach
- Timeline and Next Steps
Summary of 2020 Text Amendments

Phase 1
- Sign Code (minor updates)
- Special Districts
- R-2 Lot Size Requirements
- Inert Fill Definition & Performance Standards
- Accessory Dwelling Unit – No condo plat
- Use Chart (minor updates)

Phase 2
- Sign Code (major updates)
- Public Land Dedication Fees
- Engineering Chapters
- Use Chart (more updates)
Sign Code: Issues Identified

Phase 1:
- Brightness and luminance levels for electronic signage (electronic message centers)
- Back to back signage versus 45-degree angle counting as one sign (current regulation allows just back to back)
- Off-site directional signage
- Sign standards for institutional and commercial uses in residential zone districts

Phase 2:
- Timeline for decision on sign permits
- Setback measured from on billboard signs
- Criteria for setback waiver for billboard signs
Sign Code: Electronic Sign Brightness

Brightness and luminance levels for electronic signage (electronic message centers)

• Current: Requires a photosensor, measured by foot-candles – shall not exceed a maximum of 150 foot-candles during nighttime hours, measured a maximum of 200 ft from the sign.

• Proposed: Will retain the requirement for a photosensor and consideration of one of the following options -
  A. Change foot-candles to 0.3 over ambient lighting when measured at the recommended distance based on size of the sign
  B. Require a reduction in brightness based on an overall percentage at night – will require setting a maximum brightness level
  C. Other ideas?
Sign Code: V-Shaped Signs

- Back to back signage versus 45-degree angle counting as one sign
  - Current: not permitted, back-to-back only
  - Proposed:
    - Only one display face is measured if the sign faces are parallel or form an interior angle of less than 45 degrees, provided that the signs are mounted on the same structure. If the faces are of unequal area, then sign area is equal to the area of the larger face.
    - Both display faces are measured if: 1) the interior angle is greater than 45 degrees or 2) the sign faces are mounted on different structures.
Sign Code: Off-site Directional

- Off-site directional signage
- Proposed: delete this section
Sign Code: Residential Zone Districts

- Sign standards for institutional and commercial uses in residential zone districts R-E, R-1-C and R-2
  - Current: no standards
  - Proposed: For permitted institutional and commercial uses, match the sign requirements for the R-3 zone district (freestanding and building mounted)
    - 40 sq ft sign at a maximum height of 12 ft
    - Will keep existing language in 4-14-06-04-02-8 and 4-14-06-05-02-6
Stakeholder & Public Outreach

- **Two Public Meetings:**
  - Monday, March 16th at 6:30 P.M.
  - Carl Park Community Center
  - Tuesday, March 17th at 5:30 P.M.
  - Adams County Government Center

- **Stakeholder Meeting:**
  - Monday, March 9, 2020 at 3:30pm
  - Sign and billboard companies, representatives
Timeline and Next Steps

Phase I

• Planning Commission: April 9, 2020
• Board of County Commissioners: April 28, 2020

Phase II

• Public & Stakeholder Meetings: Summer 2020
• Planning Commission and BoCC Public Hearings: Fall 2020
Other Planning Efforts

- Square Lakes Subarea Plan
  - Partnering with Arvada
- Colorado Air and Spaceport Subarea Plan
- Transfer of Development Rights Study
  - Partnering with Brighton
- Comprehensive Plan 2020
Discussion

- Sign brightness
  - How to measure
  - What technology to require
- V-Shape
- Other topics to address in Phase II