CITY OF COLUMBIA FALLS, MONTANA
Application for Permit for the Erection and Alteration of Sign

Date _____, _____

Application is hereby made to the Inspector of Building of the City of Columbia Falls for permission to _____
_____
_____
_____
_____

subject to all ordinances covering the zoning and the erection of Signs in the City of Columbia Falls and extraterritorial zone.

Street No.: _____ Block: _____ Lot: _____ Subdivision: _____

Business name on Sign _____

Owner's Name _____

Owner's Address _____

Telephone _____

Builder's Name _____

Builder's Address _____

Electrical Contractor's Name and Address _____

Telephone _____

Attach drawings of Sign with all dimensions & specifications as specified under Columbia Falls Municipal Codes Title 18, Division IV, Section 18.46 SIGNS.

Total Value of Sign Installed $ _____

Sign Permit Processing Fee $ _____

Application Fee of 65% $ _____

TOTAL $ _____

Applicant's Signature _____ Date _____

City Official Signature _____ Date _____

Variances to the above application: Electrical permits are separate from this permit _____
_____
_____

EXHIBIT "A"

SIGN PERMIT PROCESSING FEE

VALUATION	INSPECTION CHARGE		APPLICATION CHARGE
$ 1.00 - 500.00	$ 15.00	+	$ 9.75
501.00 - 600.00	17.00		11.05
601.00 - 700.00	19.00		12.35
701.00 - 800.00	21.00		13.65
801.00 - 900.00	23.00		14.95
901.00 - 1,000.00	25.00		16.25
1,001.00 - 1,100.00	27.00		17.55
1,101.00 - 1,200.00	29.00		18.85
1,201.00 - 1,300.00	31.00		20.15
1,301.00 - 1,400.00	33.00		21.45
1,401.00 - 1,500.00	35.00		22.75
1,501.00 - 1,600.00	37.00		24.05
1,601.00 - 1,700.00	39.00		25.35
1,701.00 - 1,800.00	41.00		26.65
1,801.00 - 1,900.00	43.00		27.95
1,901.00 - 2,000.00	45.00		29.25
2,001.00 - 3,000.00	54.00		35.10
3,001.00 - 4,000.00	63.00		40.95
4,001.00 - 5,000.00	72.00		46.80
5,001.00 - 6,000.00	81.00		52.65
6,001.00 - 7,000.00	90.00		58.50
7,001.00 - 8,000.00	99.00		64.35
8,001.00 - 9,000.00	108.00		70.20
9,001.00 - 10,000.00	117.00		76.05
10,001.00 - 11,000.00	126.00		81.90
11,001.00 - 12,000.00	135.00		87.75
12,001.00 - 13,000.00	144.00		93.60
13,001.00 - 14,000.00	153.00		99.45
14,001.00 - 15,000.00	162.00		105.30
15,001.00 - 16,000.00	171.00		111.15
16,001.00 - 17,000.00	180.00		117.00
17,001.00 - 18,000.00	189.00		122.85
18,001.00 - 19,000.00	198.00		128.70
19,001.00 - 20,000.00	207.00		134.55
20,001.00 - 21,000.00	216.00		140.40
21,001.00 - 22,000.00	225.00		146.25
22,001.00 - 23,000.00	234.00		152.10
23,001.00 - 24,000.00	243.00		157.95
24,001.00 - 25,000.00	252.00		163.80
25,001.00 - 26,000.00	258.50		168.03
26,001.00 - 27,000.00	265.00		172.25
27,001.00 - 28,000.00	271.50		176.48
28,001.00 - 29,000.00	278.00		180.70
29,001.00 - 30,000.00	284.50		184.93

ORDINANCE NO. 757

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF COLUMBIA FALLS, MONTANA, AMENDING TITLE 18 CHAPTER 18.438 SIGNS OF THE COLUMBIA FALLS MUNICIPAL CODE.

WHEREAS, the City Council desires to amend Chapter 18.438 Signs to comply with a recent US Supreme Court decision requiring sign regulations be content neutral while still regulating time, place and manner of signage.

WHEREAS, the Columbia Falls City-County Planning Board and Zoning Commission conducted a public hearing on the proposed text amendments on Tuesday, November 10, 2015 and recommended adoption of the text amendments; and

WHEREAS, the City Council has determined, upon conducting a subsequent hearing on December 7, 2015, that said amendments to the Columbia Falls Municipal Code are in the best interests of the City.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF COLUMBIA FALLS, MONTANA AS FOLLOWS:

Section One. Section Amended: Chapter 18.438 Columbia Falls Municipal Code is hereby amended to read as shown on Exhibit "A" attached hereto.

Section Two. Inconsistent Provisions: All ordinances or parts of ordinances in conflict herewith are hereby repealed.

Section Three. Severability: The provisions of this Ordinance are severable. If any provision of this Ordinance is held invalid, such invalidity shall not affect other provisions or applications of this Ordinance which can be given effect without the invalid provision.

Section Four. Effective Date: This Ordinance shall become effective thirty (30) days after its final passage and approval by the City Council of the City of Columbia Falls, Montana.

PASSED AND APPROVED BY THE CITY COUNCIL OF COLUMBIA FALLS, MONTANA THIS 4th DAY OF JANUARY, 2016, THE COUNCIL VOTING AS FOLLOWS:

AYES: Karper, Lovering, Petersen, Piper, Shepard, Fisher and Barnhart

NOES: None

ABSENT: None

City Clerk

APPROVED BY THE MAYOR OF COLUMBIA FALLS, MONTANA, THIS 4th DAY OF JANUARY, 2016.

Donald W Barnhart
Mayor

ATTEST:

Barb Staaland
City Clerk

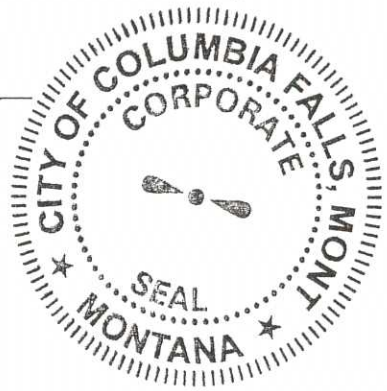

EXHIBIT "A"

18.438.010 – Signs - Purpose

The purpose of these standards is to prescribe standards for the location, design, color, illumination, height and size of all types of signs within the City of Columbia Falls in order to protect the unique natural beauty and small town character of the City, our primary assets. This article also intends to promote the following.

A. To ensure that signs preserve and protect the public health, safety, and welfare by not allowing signs that constitute a traffic or pedestrian safety hazard, or obstruct public ways; or create a nuisance.
B. To protect and enhance the community's image while allowing local businesses to communicate with potential customers in a reasonable manner.
C. To encourage the innovative use of design that is creative and distinctive, compatible with its surroundings, is an integral component of the style and character of the building to which it relates, is appropriate to the activity to which it pertains and is appropriately sized for its context.
D. To maintain and enhance the aesthetic environment while promoting creativity and the City's ability to attract sources of economic development and growth.
E. To promote both renovation and proper maintenance.
F. To encourage the construction of signs of natural materials which are compatible with the historic, cultural and natural surroundings?
G. To promote clear views of the natural surroundings by minimizing visual clutter and reducing the competition for airspace.
H. To eliminate distracting lighting, excessive glare and light pollution by reasonably limiting the illumination of signs and buildings to subdued, adequately shielded or concealed light sources.
I. To enable the fair and consistent enforcement of these sign regulations. (Ord. 689 § 2(part), 2007; Ord. No. 716, exhibit A, 4-5-2010)

18.438.015 Scope

This chapter shall not regulate official traffic or government signs; the copy and message of signs, signs not intended to be viewed from public right-of-way; product dispensers and point of purchase displays; scoreboards on athletic fields; flags of any nation, government or noncommercial organization; gravestones; religious symbols; commemorative plaques; decorative holiday displays; traditional barber poles; the display of street numbers; or display or construction not defined herein as a sign.

18.438.020 Signs permitted in all districts without a permit.

A. The following temporary signs are allowed in all zoning districts and do not require a permit:

1. Signs advertising the sale, lease, or rental of the premises upon which the sign is located, and not exceeding twelve (12) square feet in area, except in all residential districts where the area of the sign shall not be more than six (6) square feet.
2. Legal notices, identification, information, or directional signs erected or required by governmental bodies.
3. Political signs, each not exceeding twenty (20) square feet

4. One sign per contractor of a building which is under construction, provided the advertising display area of such a sign shall not exceed sixteen (16) square feet in residential districts or twenty (20) square feet in other districts.
5. Signs associated with garage or yard sales, non-profit community events, or similar activities are allowed as long as they meet the following requirements: (1) Such signs may be posted or displayed for no more than five (5) days; (2) All such signs must be dated with the date of posting; (3) All such signs must be removed within forty-eight (48) hours after the sale or other activity in question. (Ord 689 § 2(part), 2007;Ord 593 § 1, 1996; Ord 523 § § 1, 3(part), 1989)

B. Directional Signs.
1. Signs directing and guiding traffic and parking on private property, but bearing no advertising matter, and not exceeding twelve (12) square feet in area, except in all residential districts where the area of the sign shall not be more than six (6) square feet.
2. Way Signs erected by a Governmental Agency or in Cooperation with a Governmental Agency.
3. "Entry" or "Welcome To" Signage installed by a Governmental Agency or in Cooperation with a Governmental Agency.

C. Identification Signs: Signs bearing only property numbers, post box numbers, names of occupants of premises, or other identification of premises and not exceeding twelve (12) square feet in area, except in all residential districts where the area of the sign shall not be more than six (6) square feet.

D. Architectural Elements: Integral decorative or architectural features of buildings, except letters, trademarks, moving parts, or moving lights.

E. Bulletin Boards: Bulletin boards for churches, schools, or other public, religious, or educational institution provided such sign is located not less than ten (10) feet from the established right-of-way line of any street or highway and does not obstruct traffic visibility at street or highway intersections. Such signs shall not exceed forty square feet in area; if free standing, each side may not exceed forty square feet in area. Electronic Changeable Copy sign or internal lighting is permitted provided it complies with 18.438.040 C. and is not intrusive on adjacent property.

18.438.030 Signs Prohibited in All Districts

A. Revolving Signs. No revolving signs shall be permitted.

B. Billboards. No billboards shall be permitted.

C. Abandoned signs or any sign which identifies or advertises an activity, business, product, service or special event which is no longer produced, conducted, performed or sold on the premises where the sign is located. A sign is considered abandoned if it meets this definition for a period of six (6) months or longer. If a new business occupies a structure or site, the period for removing the abandoned sign is thirty (30) days.

D. Rotating, flashing or blinking signs, strobe lights and searchlights except electronic message signs as provided elsewhere in these regulations.

E. Signs that have been unlawfully or illegally erected and/or maintained.

F. Permanent display of banners, pennants, festoons, balloons, tethered objects, strings of flags, streamers, inflated objects or any device intended as an attractant that is affected by the movement of the air.

G. Roof signs higher than the apex of the roof.

H. Signs imitating or resembling official traffic or government signs or signals.
I. Advertising matter or sign painted, mounted or attached on a vehicle, trailer or boat, outdoor storage containers and/or waste receptacles or their enclosures which are stored, parked or displayed in a conspicuous manner intended to attract the attention for advertising purposes.
J. Any sign with exposed incandescent, metal halide or fluorescent light bulbs.
K. Any sign which emits audible sound, odor, smoke, steam, laser or hologram lights or other visible matter, including any device that employs any stereopticon, motion picture or audio projection.
L. Any sign placed in any public right of way except for signs erected by the city, county, state or other authorized government agency; or as authorized by the city council issuance of a right of way encroachment permit.
M. In no event may an illuminated sign be placed or directed to cause glare or reflection that constitutes a nuisance in residential areas or a traffic hazard.

(Ord 689 § 2(part), 2007)

18.438.040 On-site signs requiring a permit.

All on-site signs permitted as accessory uses in business and industrial districts require a permit and are subject to the following regulations:

A. PROJECTION:
   1. Projection of wall signs shall not exceed five (5) feet measured from the face of the building.
   2. No wall sign may project above the highest point of roof structure of the building to which it is attached.

B. SETBACK:
   1. No on-site, freestanding sign may be set nearer to the lot line adjacent to a street than the required minimum setback for the principal uses permitted in the district.
   2. No freestanding sign may be erected or placed closer than fifty (50) feet from a side or rear lot line abutting a residential district.

C. ELECTRIC CHANGEABLE COPY SIGNS:
   1. Such signs are allowed not to exceed twenty (20) square feet per face.
   2. Such lighting shall be limited to bulbs up to eleven (11) watts and equivalent neon lighting. In no event may an illuminated sign be placed or directed to cause glare or reflection that constitutes a nuisance in residential areas or a traffic hazard.
   3. All wiring, fittings, and materials used in the construction, connection, and operation of illuminated signs shall be in accordance with the state electrical code. Electronic changeable copy signs shall not be permitted in the CB-4 Districts.

D. HEIGHT:
   1. No freestanding sign shall exceed twenty (20) feet in height.
   2. In the CB-4 District no sign shall exceed ten (10) feet in height.

E. NUMBER OF SIGNS PERMITTED:
   1. In business and industrial districts, one (1) freestanding sign per frontage, provided such sign meets all other requirements of this title.
   2. Multiple freestanding signs on a lot shall have a minimum spacing of fifty (50) feet.
   3. In addition, up to three (3) wall signs per building frontage may be installed provided the total area does not exceed the allowable area.

4. Where there are multiple businesses, each business shall be allowed one (1) wall sign provided the total allowable area does not exceed the other requirements in this title.

F. PERMITTED SURFACE AREA:
   1. Freestanding Signs:
      a. The total surface area of all freestanding signs on a property is limited to one hundred (100) square feet per side plus ten (10) square feet for each additional tenant in multi-tenant buildings or one (1) square feet for each five (5) feet of building frontage over one hundred (100) feet. In no case shall a single face of a freestanding sign exceed one hundred and fifty (150) square feet and in no case shall the total surface area exceed three hundred (300) square feet.
      b. Each face of the sign is counted in the total surface area for free standing signs.
      c. Freestanding signs in the CB-4 District are limited to fifty (50) square feet on any one side.
   2. Wall signs:
      a. Wall signs in the CB-2 District shall be permitted to cover twenty-five (25) percent of the exposed facade of the building on which they are mounted.
      b. Wall signs in the CB-4 District are permitted to cover fifty (50) square feet.
      c. Wall signs in the CB-4 District are permitted to cover fifty (50) square feet plus one (1) square foot for each one (1) foot of lineal building frontage in excess of fifty (50) feet.

G. PROJECTING SIGNS:
   1. The sign shall be erected at right angles to the building face and be at least nine (9) feet above grade and shall not extend over any vehicular right-of-way.
   2. The maximum area per sign face shall not exceed twenty (20) square feet plus one (1) square foot for every one (1) linear foot of building frontage.

H. MEASUREMENT OF SIGN AREA: Sign area for the purpose of measuring total square footage shall be measured as a total of all sign faces including multifaced signs.
   1. Sign Copy With Background: Sign copy mounted, affixed or painted on a background panel or area distinctively painted, textured or constructed as a background for the sign copy, is measured as that area contained within the sum of the smallest rectangle(s) that will enclose both the sign copy and the distinctive background panel or area.
   2. Individual Letters: Sign copy mounted as individual letters or graphics against a wall, fascia, mansard or parapet of a building or surface of another structure, that has not been painted, textured or otherwise altered to provide a distinctive background for a sign copy, is measured as a sum of the smallest rectangle(s) that will enclose each word and each graphic in the total sign.
   3. Area Calculation: Sign area for the purpose of measuring total square footage shall be measured as a total of all sign faces including multi-faced signs

(Ord 689 § 2(part), 2007; Ord. 615 § 2(part), 1999; Ord. 523 §§ 1, 3(part), 1989)

18.438.080 Permitted signs in zoning districts.

A. Permitted signs in zones CSAG-20, CSAG-10 and CSAG-5 shall be as follows:
   1. Exempt signs listed herein;
   2. One freestanding sign plus one wall sign for each place of business;

3. One off-site sign when otherwise permitted and when located in same zoning district as business.

B. Permitted signs in zones CR-1, CR-2, CR-3, CR-4, and CR-5 shall be as follows:
   1. Exempt signs listed herein;
   2. One sign not exceeding six (6) square feet in area, in connection with a nonresidential permitted or conditionally permitted use;
   3. No sign shall exceed five (5) feet above ground elevation.

C. Permitted signs in zones CRA-1, CB-1, CB-5 shall be as follows:
   1. Exempted signs listed herein;
   2. One freestanding sign per developed multi- family or business lot.
   3. One wall sign;
   4. Freestanding signs shall not exceed six (6) feet in height; and
   5. The sign area shall not exceed sixteen (16) square feet per face.

D. Permitted signs in zones CB-2, CI-1, and CI-2 shall be as follows:
   1. Exempt signs listed herein;
   2. Freestanding signs;
   3. Wall signs;
   4. Projecting signs;
   5. Freestanding multiple business signs;
   6. Electronic Changeable Copy;
   7. Off-site sign; and
   8. Affiliation sign not exceeding four (4) square feet.

E. Permitted signs in zones CB-4 (Central Business)
   1. A maximum of two (2) signs of any combination for the following signs shall be allowed; One (1) wall sign, one window sign, one (1) projecting sign, one (1) awning sign, one (1) freestanding sign.
   2. Awning – In the CB-4 District, the sign area of the awning shall equal no more than fifty (50) square feet
   3. In addition to the chosen combination of signs a business may hang an "under canopy sign." Under canopy signs shall be constructed of rigid material, and shall not project more than twelve (12) inches below the canopy and shall not be less than seven and one-half (7-1/2) feet above the sidewalk or grade line. The under canopy sign shall not exceed ten (10) square feet in area of each face, and shall not have more than two (2) signage surfaces.
   4. Freestanding signs are allowed only if the building has a twenty (20) feet setback.
   5. One "menu" or "A-frame" sign is allowed per developed site that does not exceed six (6) square feet per side but not more than two (2) feet wide; and businesses must maintain a minimum of forty-four (44) inches of clearance around any sign located in the public sidewalk to meet ADA requirements.
   6. Wall Signs – Signs shall have finished or framed edges.
   7. Materials – Signs may be constructed of, but not limited to painted, stained or carved wood; brick or stone; glass; high density urethane foam; gold leaf and silver leaf; metal

which is painted, rusted or anodized, rust resistant, or otherwise treated to prevent reflective glare.

8. Prohibited materials include: plexiglass, polymers, plastics, acrylic, lexan and flex face, with the exception of those used for letters.
9. Bright and glossy or fluorescent colors and reflective surfaces are prohibited.
10. Because night light pollution is a growing problem, reduction or turning off sign lighting during non-operating hours is encouraged.

F. Permitted signs in the zone of CPUD shall be as follows:

1. Exempt signs listed herein, and
2. As otherwise permitted in CB-4, CB-5 or CR zones.

(Ord. 555 § 3(part), 1992; Ord. 523 §§ 1, 3(part), 1989)