



CODE-25-0005 Sign Ordinance

CITY PLANNING COMMISSION

FORMAL MEETING – November 12, 2025



SIGN ORDINANCE

QUICK FACTS

Impact

City-wide

Initiating Entity

City Planning Department

Applicable Code

UDC provisions affected by the ordinance include Section 7.3.2, Section 7.3.3, Section 7.4.13, Section 7.5.5, Section 7.6.2, and Section 7.6.3

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PROJECT SUMMARY

The City of Colorado Springs' Sign Ordinance is part of the City's efforts to update and modernize the local sign standards to reflect current technology, industry practices and federal requirements regarding content neutral sign regulations as well as the citywide strategic priorities of economic vitality and infrastructure to promote a thriving business community.

The proposed Sign Ordinance reflects the City's commitment to maintain balance between effective communication, public safety, community aesthetics, and economic growth.

SIGN ORDINANCE

HISTORY

Unified Development Code (UDC)

- Under the UDC, minor changes to the sign regulations were made, such as:
 - Allowing Condominium Office uses under the Coordinated Sign Plan
 - Established criteria for pitched roof signs as well as signs extending up above the roofline on the face of building walls

Pre-UDC Changes

- The sign regulations were last significantly updated in 2012
- Under the 2012 update, the regulations of signs were changed in part as follows:
 - Zone-based to Use-based, which assigned sign allowances and standards by commercial, industrial, office, civic and residential use type
 - The Electronic Message Center (EMC) sign type was added but limited to the commercial use classification
 - The Coordinated Sign Plan (CSP) application type was added to afford properties with unique characteristics development flexibility for signage

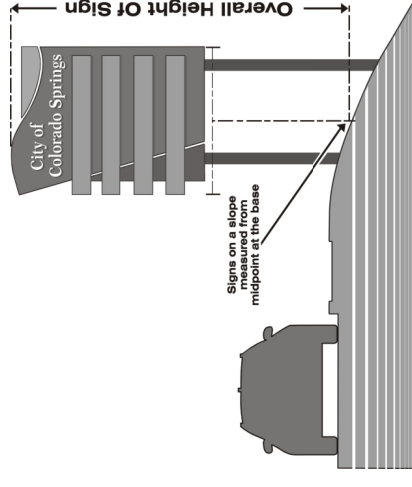
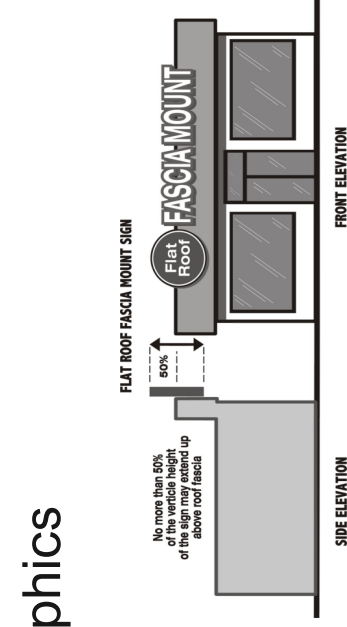
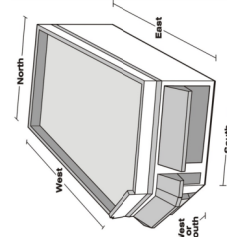
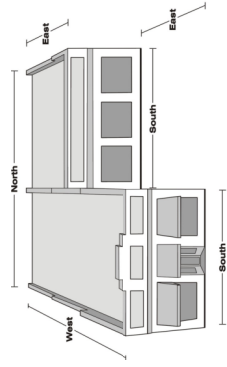
SIGN ORDINANCE CHANGES

- Information Reformatting and Reorganization
- Coordinated Sign Plan Enhancement
- Sign Classification updates to Major, Minor and Temporary Sign Types
- Electronic Message Center Sign Updates
- Nonconforming, Abandoned, Nuisance signs and Sign Maintenance Updates
- Rules of Measurement and Definition Changes

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REFORMATTING AND REORGANIZATION

- Organized to align with the UDC regulation strategies
- Addition of Sign Permit and CSP review criteria and approval procedures
- Clarification and reorganization to rules of measurements and definitions
- Updated diagrams and infographics



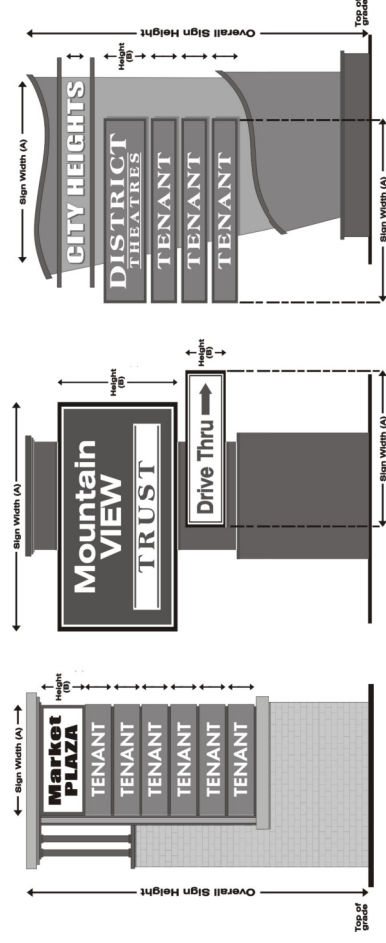
SIGN ORDINANCE

COORDINATED SIGN PLAN (CSP) ENHANCEMENTS

The CSP application type was updated to provide flexibility for signage and variation from certain sign requirements. Most notably, the applicability parameters were modified to allow consideration of alternative sign standards for:

- Common Developments with:
 - Combined lot size greater than one (1) acre;
 - Has minimum of one (1) frontage on a public or private right-of-way; and
 - Contains three (3) or more independent civic, commercial, industrial, or office uses

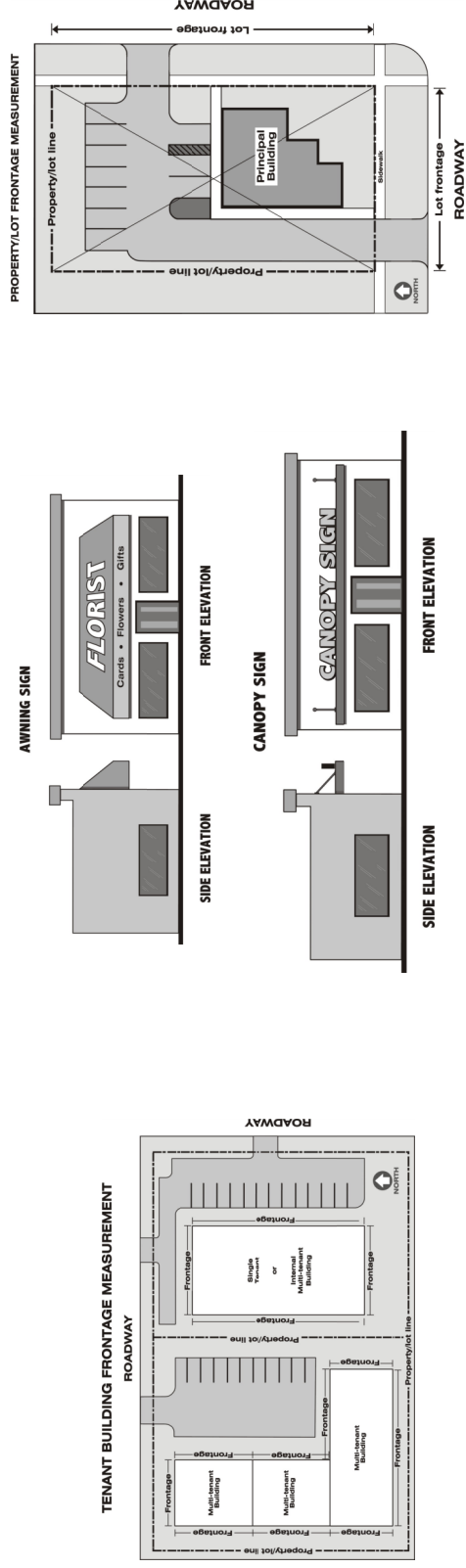
- Condominium Developments
- Single Lot, Single Use Properties
- 15% Numerical Standard Adjustment
- EMC Maximum Allowance Increase



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SIGN CLASSIFICATION UPDATES

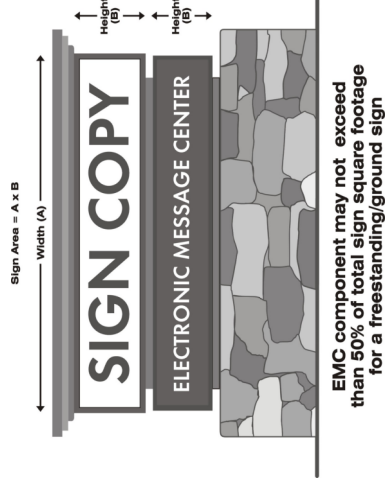
- Major, Minor and Temporary Signs use type updated
- Revised dimensional standards for various sign type categories
- Modified sign type categories for Temporary Signs



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ELECTRONIC MESSAGE CENTER (EMC) SIGN UPDATES

- EMCs to be permitted for additional use classifications - industrial, office and civic
- New placement, orientation and separation requirements and restrictions for EMCs with respect to residential uses
- New time of operation, size, hold and transition times for messages as well as brightness control requirements



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NONCONFORMING, ABANDONED, NUISANCE AND MAINTENANCE UPDATES

- Enforcement focused requirements for nonconforming, abandoned or nuisance signs to gain compliance
- Newly added Sign Maintenance standards to address unsafe, unmaintained and dilapidated signs



Timeline / Stakeholder Involvement

ENGAGEMENT EFFORTS

- Under the City's *Engage* COS – *City Projects* webpage a project page was created convey information about the proposed Sign Ordinance, includes drafts, and adoption progress
- Informational meetings for industry stakeholders and community members were held on October 29, 2025
- On-going public comment solicitation through the decision-making process for the proposed ordinance

Meetings/Hearings	Dates
Community/Stakeholder Engagement	October 29, 2025
City Planning Commission	November 12, 2025
City Council	Early 2026 (<i>tentative</i>)
Implementation	Spring 2026 (<i>tentative</i>)

APPLICATION REVIEW CRITERIA

7.5.702 Amendments to Unified Development Code

Criteria for Approval

1. *The Colorado Springs Comprehensive Plan and other plans adopted by City Council.*
2. *The current conditions and character of current structures and uses in each zone district.*
3. *The most desirable use of land in each zone district.*
4. *The conservation of sensitive environmental features.*
5. *Promotion of responsible development and growth.*

Statement of Compliance

CODE-25-0005

City Planning staff will further evaluate this Amendment to UDC Text application for the proposed Sign Ordinance as final decision-making progresses.

QUESTIONS?

