

**COLUMBIA BOROUGH
LANCASTER COUNTY, PENNSYLVANIA**

ORDINANCE NO. 948

AN ORDINANCE OF THE BOROUGH COUNCIL OF THE BOROUGH OF COLUMBIA, AMENDING THE CODE OF THE BOROUGH OF COLUMBIA PART II – CHAPTER 220 – ZONING – ARTICLE VII, SECTION 220-56 – OFF-PREMISES SIGNS- TO ALLOW OFF-PREMISES SIGNS ALONG LIMITED ACCESS HIGHWAYS SUBJECT TO LESS RESTRICTIVE STANDARDS THAN ALL OTHER OFF-PREMISES SIGNS IN THE BOROUGH.

WHEREAS, the Borough of Columbia, Lancaster County, Pennsylvania (the “Borough”) a political subdivision of the Commonwealth of Pennsylvania, is governed by the Borough Council (the “Governing Body”); and

WHEREAS, the proposed amendment was reviewed by the Borough of Columbia Planning Commission on August 15, 2023 and again on October 17, 2023 where the Planning Commission voted unanimously to recommend to Borough Council that the amendment be approved as drafted; and

WHEREAS, the proposed amendment was reviewed by the Lancaster County Planning Department as a minor amendment on September 1, 2023 where the Planning Commission staff recommend to Borough Planning Commission and Borough Council that the amendment be approved as drafted; and

WHEREAS, after a public hearing and after consideration of all information, comments and questions, members of the Borough Council have deemed it beneficial to the residents of the Borough and to the promotion of the health, safety, morals, convenience, order and welfare of present and future inhabitants of the Borough to amend the Code of the Borough of Columbia (the “Code”) as hereinafter set forth.

NOW, THEREFORE, BE IT ORDAINED AND ENACTED, by the Borough Council of the Borough of Columbia, Lancaster County, Pennsylvania, as follows:

SECTION 1: The Code of Ordinances of the Borough of Columbia, Part II, Chapter 220, Article VII, Section 220-56(D) shall stricken in its entirety and replaced as follows:

D. Permitted off-premises signs. An off-premises sign is only permitted if it meets the following requirements:

- (1) District. An off-premises sign is only permitted in the HC District.
- (2) Number Per Lot. No lot shall include more than one off-premises sign, and no off-premises sign or sign face shall be attached in any way to another off-premises sign. Notwithstanding the foregoing, back-to-back or “v shaped” off-premises signs are permitted provided that only one sign face is visible from any single location.
- (3) Control of lighting and glare. See standards in § 220-38. With respect to digital off-premises signs, the following criteria shall also apply:
 - a. Each message shall be complete in itself and shall not continue on a subsequent sign message. The content must transition by changing instantly with no transition graphics.
 - b. No digital off-premises sign shall display animated messages, including flashing, blinking, fading, rolling, shading, dissolving, or other effect that gives the appearance of movement.
 - c. No digital off-premises sign shall include any audio message.
 - d. Owners of digital off-premises signs shall permit applicable authorities to display, where appropriate, emergency information important to the traveling public, including Amber Alerts, Silver Alerts and weather or other emergency information.
- (4) Condition. The sign shall be maintained in a good and safe condition. The area around the sign shall be kept free of debris.
- (5) Off-premises signs shall be required to comply with the following criteria, based upon location:

	Along limited access highways	All other off-premises signs
Location	A minimum of 5 feet from all lot lines and street rights-of-way	A minimum of 25 feet from all lot lines and street rights-of-way
Maximum Sign Area ¹	672 square feet	300 square feet
Spacing	Separated by a minimum of 500 feet from any other off-premises sign, including signs on either side of a street and including existing signs in other municipalities	Separated by a minimum of 1,200 feet from any other off-premises sign, including signs on either side of a street and including existing signs in other municipalities.

¹ In the case of back-to-back or “v shaped” off-premises signs, sign area shall be calculated by determining the greatest total area of all sign faces visible from any single location.

Maximum Height	45 feet above the elevation of adjacent street, measured at the street centerline	25 feet above the elevation of adjacent street, measured at the street centerline
Setback from Existing Residences	No off-premises sign greater than 10 square feet in sign area shall be located within 100 feet of an existing dwelling	No off-premises sign greater than 10 square feet in sign area shall be located within 200 feet of an existing dwelling
Frequency of Message Change (Electronic off-premises signs only)	Once every 10 seconds.	Once every 30 seconds.

SECTION 2: All other provisions of the Code not amended or changed shall remain in full force and effect.

SECTION 3: In the event any provision, section, sentence, clause or part of this Ordinance shall be held to be invalid, illegal or unconstitutional by a court of competent jurisdiction, such invalidity, illegality or unconstitutionality shall not affect or impair the remaining provisions, sections, sentences, clauses or parts of this Ordinance, it being the intent of the Governing Body that the remainder of the Ordinance shall be and shall remain in full force and effect.

SECTION 4: This Ordinance shall take effect and be in force from and after its enactment as provided by law.


DULY ORDAINED AND ENACTED this 28th day of December, 2023, by the Borough Council of the Borough of Columbia, Lancaster County, Pennsylvania.

ATTEST: 
 Mark E. Stivers
 Secretary/Treasurer

By: 
 Heather Zink
 Council President



Approved by me this ___ day of _____, 2023


 Leo Lutz, Mayor

*Not signed by Mayor
 Original Council Approval at
 the 12/12/23 meeting.*

Incorporated 1814



Reincorporated 1866

*Leo S. Lutz, Mayor
Heather Zink, Borough Council President*

*Evan Gabel, Solicitor
Mark Stivers, Borough Manager*

December 27, 2023

Columbia Borough Council,

I have chosen not to sign Ordinance 948 of 2023 amending Chapter 220, Section 220-56 Off-Premises signs. I do not feel this ordinance addresses the possible safety problems that may exist with the placement of the sign close to the West Bound Exit on US Route 30. I also believe the erection of this sign will be a nuisance to adjacent property owners. I ask that this be entered into the minutes so my choice not to sign may be recorded.

Respectfully,

A handwritten signature in cursive script that reads "Leo S. Lutz".

Leo S. Lutz, Mayor
Borough of Columbia

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SECTION 4: This Ordinance shall take effect and be in force from and after its enactment as provided by law.

DULY ORDAINED AND ENACTED this 12th day of December, 2023, by the Borough Council of the Borough of Columbia, Lancaster County, Pennsylvania.

ATTEST: 
 Mark E. Stivers
 Secretary/Treasurer

By: 
 Heather Zink
 Council President

Approved by me this ___ day of _____, 2023

 Leo Lutz, Mayor

*NOT SIGNED BY
 Mayor
 Reapproved by Council on
 12/28/23*