

**TEXT AMENDMENT CASE NO. 2017-0339
CONDITIONAL USE PERMIT FOR SIGNS
CITY OF SAN LUIS CODE- ZONING REGULATIONS
PROPOSED AMENDMENT BY STAFF**

Subsection 152.262 (F) of the San Luis City Code entitled “Variances” is hereby amended to allow the use of conditional use permits as an alternative procedure to provide for relief from design standards to read as follows:

(F) Variances **and Conditional Use Permits**. Variances **or Conditional Use Permits** may be granted by the appropriate City Board as specified herein, to allow relief from the design standards specified by this chapter. However, no relief shall be granted to permit the erection of signs which are prohibited by §§ 152.256(D) and 152.260(D).

(1) Requests for variances from the design criteria of this chapter, such as, but not limited to, the setback, size, height, location, spacing, and number of signs, as well as the requirements pertaining to the manner of keeping, shall be considered by the City of San Luis Board of Adjustment. Such variance requests, as well as any appeal from an interpretation made by the Zoning Administrator, shall be considered in accordance with the requirements and criteria of the zoning ordinance. However, since it is the intent of this chapter to secure the gradual and eventual elimination, rather than expansion, of nonconforming signs and sign structures, the Board of Adjustment shall not grant any variance to increase the degree of nonconformity for any existing signage.

(2) Requests for variances from the structural or mechanical requirements of any building code as may be adopted by the city, or any appeal from an interpretation made by the Building Official, shall be considered by the appropriate board, such as the Board of Appeals or the Planning and Zoning Commission in accordance with their adopted procedures.

(3) Request for a conditional use permit shall be considered by the City Council in accordance with §152.043. A conditional use permit to allow a sign projecting above the roofline of a building shall be permitted only after review and approved by the City Council.