



City of Oroville

COMMUNITY DEVELOPMENT DEPARTMENT

Donald Rust
DIRECTOR

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City of Oroville PLANNING COMMISSION

CHAIR: Damon Robison
VICE-CHAIR: Carl Durling
MEMBERS: Adonna Brand; Randy Chapman; Tua Vang; Wyatt Jenkins;
Michael Britton

PLANNING COMMISSION MEETING **AGENDA**

Monday, September 22, 2014 at 7:00 p.m.
MEETING AGENDA

OROVILLE CITY HALL
1735 MONTGOMERY STREET, OROVILLE, CA 95965
ALL MEETINGS ARE RECORDED

*This meeting may be broadcast remotely via audio and/or video conference at the following address:
Cota Cole, LLP, 2261 Lava Ridge Court, Roseville, California 95661.*

ADMINISTRATIVE AGENDA

1. **CALL TO ORDER**

2. **ROLL CALL**

Commissioners Adonna Brand, Michael Britton, Randy Chapman, Tua Vang, Wyatt Jenkins, Vice Chairperson Carl Durling, Chairperson Damon Robison

3. **PLEDGE OF ALLEGIANCE**

4. **INSTRUCTIONS TO INDIVIDUALS WHO WISH TO SPEAK ON AGENDA ITEMS**

This is the time the Chairperson will remind persons in the audience who wish to address the Commission on a matter that is on the agenda to fill out one of the cards located in the lobby and hand it to the clerk of the meeting. The

Chairperson will also remind persons in the audience that under Government Code Section 54954.3, the time allotted for each presentation may be limited.

5. **PUBLIC COMMENTS**

This is an opportunity for members of the public to address the Planning Commission on any subject relating to the Planning Commission, but not relative to items on the present agenda. The Planning Commission reserves the right to impose a reasonable limit on time afforded to any individual speaker.

6. **CORRESPONDENCE**

Sacramento Valley APA Planning Commission Training Workshop

7. **APPROVAL OF MINUTES**

Approve the minutes of the August 25, 2014 Planning Commission Meeting.

REGULAR AGENDA

8. **PUBLIC HEARINGS**

- 8.1 **Amendment to UP 98-16: Conversion of existing billboard into a digital display sign** - The City of Oroville Planning Commission will conduct a public hearing to review and consider approving an amendment to UP 98-16 for the purpose of converting an existing 12' X 24' double sided off premise/outdoor advertising sign structure (billboard) located at the west end of the property identified as (APN: 013-300-120) along Olive Highway, between Lower Wyandotte Road and Foothill Boulevard, into a 12' X 24' double sided digital display sign.

Staff Report: Luis A. Topete, Associate Planner

Staff Recommendation:

Adopt Resolution No. P2014-17: A RESOLUTION OF THE OROVILLE PLANNING COMMISSION MAKING FINDINGS AND CONDITIONALLY APPROVING AN AMENDMENT TO USE PERMIT NO. 98-16 FOR THE PURPOSE OF MODIFYING AN EXISTING 12' X 24' DOUBLE SIDED OFF PREMISE SIGN LOCATED ALONG OLIVE HIGHWAY BETWEEN LOWER WYANDOTTE ROAD AND FOOTHILL BOULEVARD (APN: 013-300-120) INTO A 12' X 24' DOUBLE SIDED DIGITAL DISPLAY SIGN

9. **DISCUSSION ITEMS**

None

10. **DIRECTOR'S REPORT**

A verbal report may be given by the Community Development Director.

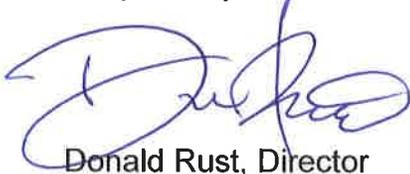
11. **COMMISSION REPORTS**

Reports by commission members on information they have received and meetings they have attended which would be of interest to the commission or the public.

12. **ADJOURNMENT**

Adjourn to Monday, October 27, 2014 at 7:00 P.M. at Oroville City Hall.

Respectfully submitted by,



Donald Rust, Director
Community Development Department

***** NOTICE *****

If requested, this agenda can be made available in appropriate alternative formats to persons with a disability, as required by Section 202 of the Americans with Disabilities Act of 1990 and the Federal Rules and Regulations adopted in implementation thereof. Persons seeking an alternative format should contact Donald Rust, Director for further information. In addition, a person with a disability who requires a modification or accommodation, including auxiliary aids or services, in order to participate in a public meeting should telephone or otherwise contact Donald Rust, Director as soon as possible and preferably at least 24 hours prior to the meeting. Donald Rust, Director may be reached at 530-538-2433, or at e-mail rustdl@cityoforoville.org, or at the following address: City of Oroville Planning and Development Services Department, 1735 Montgomery Street, Oroville, CA 95965.

***** NOTICE *****

Any person who is dissatisfied with the decisions of this Planning Commission may appeal to the City Council by filing with the Zoning Administrator within fifteen days from the date of the action. A written notice of appeal specifying the grounds and an appeal fee immediately payable to the City of Oroville must be submitted at the time of filing. The Oroville City Council may sustain, modify or overrule this decision.



PLANNING COMMISSIONER TRAINING WORKSHOP

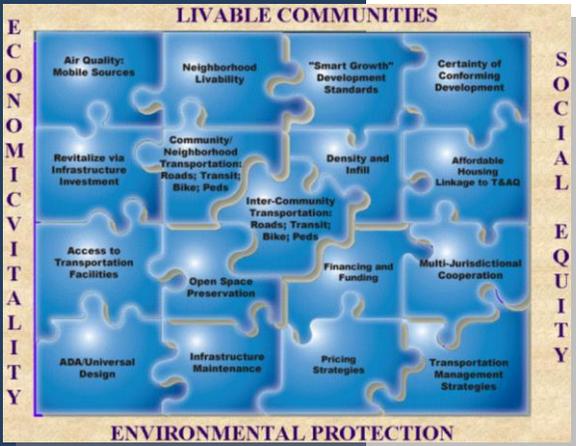
Open to Planning Commissioners & Appointed Officials within the Sacramento Valley

The Sacramento Valley Section of the American Planning Association is pleased to announce a Planning Commission Training Workshop.

Time	Topic
9:00 am	Welcome & Introductions
9:15 am	Facilitated Round Table Q&A with former Commissioners
10:00 am	Module 1: Procedural Basics
	<ul style="list-style-type: none"> • Planning Overview • Commissioner Conduct • Decision-making process
11:15 am	Module 2: The General Plan
	<ul style="list-style-type: none"> • Housing Element • Circulation Element
12:30 pm	Lunch
1:00 pm	Module 3: Quality & Sustainable Urban Design
2:00 pm	Module 4: CEQA
3:00 pm	Adjourn

Sacramento Valley APA

We are a professional community of land use and natural resource planners, planning commissioners, students, and those in related professions who support planning, building, and maintaining great communities.



The Workshop will be held on:

Saturday, October 25, 2014

9:00 am to 3:00 pm

AECOM

(2020 L Street, 4th Floor, Sacramento)

Coastal Conference Room

Cost \$20

covers coffee in the morning, lunch, and afternoon cookies

WORKSHOP REGISTRATION

To attend please RSVP to Scot Mende, APA Sacramento Valley, Professional Development Officer at: smende@cityofsacramento.org or (916) 808-4756

PAYMENT INFORMATION

By check: please make checks payable to "SVS-APA" and mail payment to:

Elaine Sledge, SVS-APA account manager

P.O. Box 1794

Fair Oaks, CA 95628

By credit card: call/email Elaine Sledge at 916-863-1362 or elaine@business-svcs.com



**CITY OF OROVILLE PLANNING COMMISSION MEETING MINUTES
AUGUST 25, 2014 – 7:00 PM**

These minutes detail the action which was taken related to each particular agenda item and do not reflect any discussion that may have occurred. For information regarding what was discussed related to a particular item, if anything, you can obtain a copy of the audio recording for this meeting by sending an email to cityclerk@cityoforoville.org or by calling the Clerk's office at 530-538-2535.

The agenda for the August 25, 2014 regular meeting of the Oroville Planning Commission was posted on the bulletin board at the front of City Hall on Friday, August 22, 2014, at 8:03 a.m.

1. CALL TO ORDER

The August 25, 2014 regular meeting of the Oroville Planning Commission was called to order by Chairperson Robison at 7:00 p.m.

2. ROLL CALL

Present: Commissioners Britton, Chapman, Jenkins, Vang, Chairperson Robison

Absent: Commissioner Brand, Vice Chairperson Durling

Staff Present:

Donald Rust, Director of Community Development
Dawn Nevers, Administrative Assistant

Luis Topete, Associate Planner

3. PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Chairperson Robison.

4. RECOGNITION OF INDIVIDUALS WISHING TO SPEAK ON AGENDA ITEMS

Nikki Smith, owner of Small World Child Care and Learning Center – Item No. 8.1

5. PUBLIC COMMENT - None

6. CORRESPONDENCE - None

7. **APPROVAL OF MINUTES**

A motion was made by Commissioner Chapman, seconded by Commissioner Jenkins, to:

Approve the minutes of the July 25, 2014 Regular Planning Commission meeting.

The motion was passed by the following vote:

Ayes: Commissioners Britton, Chapman, Jenkins, Vang, Chairperson Robison
Noes: None
Abstain: None
Absent: Commissioner Brand, Vice Chairperson Durling

8. **PUBLIC HEARINGS**

8.1 UP 08-02 Amendment: Child Day Care Center - The City of Oroville Planning Commission conducted a public hearing to consider amending Use Permit No. 08-02, for the purpose of amending the capacity of children allowed at an existing child day care center located at 1325 Pomona Avenue and separating the age groups per the requirements from the State of California, Department of Social Services, Community Care Licensing Division. The existing permit allows for a maximum of 15 children, and the applicant is requesting to increase the maximum permitted number of children allowed to 29. **(Staff Report: Luis A. Topete, Associate Planner)**

Chairperson Robison opened the Public Hearing. Hearing no public comment, Chairperson Robison closed the Public Hearing.

Nikki Small, owner of Small World Child Care and Learning Center, answered Commission questions.

Following discussion, a motion was made by Commissioner Chapman, seconded by Commissioner Vang, to:

Adopt Resolution No. P2014-13: A RESOLUTION OF THE OROVILLE CITY PLANNING COMMISSION AMENDING CONDITIONAL USE PERMIT NO. 08-02 APPROVING AN INCREASE IN THE MAXIMUM NUMBER OF CHILDREN PERMITTED AT THE DAY CARE FACILITY LOCATED AT 1325 POMONA AVENUE TO A MAXIMUM OF TWENTY NINE

The motion was passed by the following vote:

Ayes: Commissioners Britton, Chapman, Jenkins, Vang, Chairperson Robison
Noes: None
Abstain: None
Absent: Commissioner Brand, Vice Chairperson Durling

- 8.2 UP 14-05: Levee Radio Tower** - The City of Oroville Planning Commission conducted a public hearing to consider Use Permit No.14-05 for the purpose of placing telecommunications equipment on the existing City owned radio tower located at the southeast corner of Arlin Rhine Memorial Drive and Lincoln Street at the northern end of Historic Downtown Oroville (APN: 012-031-001). In addition, the tower will be used for public safety as a secondary/backup radio repeating site and to provide future Wi-Fi signal throughout the downtown area. **(Staff Report: Luis A. Topete, Associate Planner)**

Chairperson Robison opened the Public Hearing. Hearing no public comment, Chairperson Robison closed the Public Hearing.

Following discussion, a motion was made by Commissioner Chapman, seconded by Commissioner Britton, to:

Adopt Resolution No. P2014-15: A RESOLUTION OF THE OROVILLE CITY PLANNING COMMISSION APPROVING CONDITIONAL USE PERMIT NO. 14-05 FOR THE USE OF AN EXISTING TOWER AND EQUIPMENT SHELTER LOCATED AT THE SOUTHEAST CORNER OF ARLIN RHINE MEMORIAL DRIVE AND LINCOLN STREET (APN: 012-031-001) FOR TELECOMMUNICATION PURPOSES

The motion was passed by the following vote:

Ayes: Commissioners Britton, Chapman, Jenkins, Vang, Chairperson Robison
Noes: None
Abstain: None
Absent: Commissioner Brand, Vice Chairperson Durling

- 8.3 UP 14-06: Elementary School Playground** - The Oroville Planning Commission conducted a public hearing to consider a use permit for a proposed playground for STREAM Charter School. To supplement the school function, STREAM Charter School has approached the City with a request to install fencing/gates on the property where the school is located (APN: 035-030-050) which will extend onto the adjacent property to the south (APN: 035-030-056) where the playground will be located. The playground area to be fenced will be approximately 45,000 square feet in size (150' x 300'). Park or playgrounds are permitted uses on properties zoned Intensive Commercial (C-2) and Commercial/Light Manufacturing (CLM), subject to a use permit. **(Staff Report: Luis A. Topete, Associate Planner)**

Chairperson Robison opened the Public Hearing. Hearing no public comment, Chairperson Robison closed the Public Hearing.

Toby Erikson, representative for STREAM Charter School, answered Commission questions.

Following discussion, a motion was made by Commissioner Vang, seconded by Commissioner Chapman, to:

Adopt Resolution No. P2014-16: A RESOLUTION OF THE OROVILLE CITY PLANNING COMMISSION APPROVING CONDITIONAL USE PERMIT NO. 14-06 FOR THE INSTALLATION OF THE APPROPRIATE FENCING/GATES ON THE PROPERTY IDENTIFIED AS (APN: 035-030-050) WHICH WILL EXTEND ONTO THE ADJECT PROPERTY TO THE SOUTH IDENTIFIED AS (APN: 035-030-056) FOR THE PURPOSE OF PROVIDING A PLAYGROUND FOR THE STUDENTS OF STREAM CHARTER SCHOOL

The motion was passed by the following vote:

Ayes: Commissioners Britton, Chapman, Jenkins, Vang, Chairperson Robison
Noes: None
Abstain: None
Absent: Commissioner Brand, Vice Chairperson Durling

9. REGULAR BUSINESS - None

10. DISCUSSION ITEMS

Chairperson Robison requested attention to the lack of speed limit signs on Oro Dam Boulevard between Olive Hwy and Orange Avenue.

Commissioner Robison received a public question asking if the roads will be resurfaced once the PEP Housing Orange Tree Senior Apartments were complete.

11. DIRECTOR'S REPORT

Don Rust updated the Planning Commission on the status of the Wal-Mart Project

12. CHAIRPERSON/COMMISSIONERS REPORTS - None

13. ADJOURNMENT

The meeting was adjourned at 7:41 p.m. A regular meeting of the Oroville Planning Commission will be held on Monday, September 22, 2014, at 7:00 p.m.

Donald Rust, Secretary

Damon Robison, Chairperson



City of Oroville

Donald Rust
DIRECTOR

COMMUNITY DEVELOPMENT DEPARTMENT

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PLANNING COMMISSION STAFF REPORT

September 22, 2014

Amendment to UP 98-16: Conversion of existing billboard into a digital display sign – The Oroville Planning Commission will conduct a public hearing to review and consider approving an amendment to UP 98-16 for the purpose of converting an existing 12' X 24' double sided off premise/outdoor advertising sign structure (billboard) located at the west end of the property identified as (APN: 013-300-120) along Olive Highway, between Lower Wyandotte Road and Foothill Boulevard, into a 12' X 24' double sided digital display sign.

APPLICANT: Stott Outdoor Advertising
P.O. Box 7209
Chico CA, 95927

LOCATION:
Along Olive Highway between Lower
Wyandotte Road and Foothill Boulevard
(APN: 013-300-120)
(Attachment A)

GENERAL PLAN: Mixed Use
ZONING: Intensive Commercial (C-2)
FLOOD ZONE:
Zone X (Unshaded): Areas determined to be outside
the 0.2% annual chance floodplain.

ENVIRONMENTAL DETERMINATION:

Categorical Exemption (Replacement or Reconstruction); Title 14, CCR, §15302

REPORT PREPARED BY:

Luis A. Topete, Associate Planner
Community Development Department

REVIEWED BY:

Donald Rust, Director
Community Development Department

RECOMMENDED ACTIONS:

That the Planning Commission take the following actions:

1. **HOLD** a public hearing and receive testimony on the proposed amendment to UP 98-16 for the purpose of modifying an existing 12' X 24' double sided off premise sign located at the west end of the property identified as (APN: 013-300-120) along Olive Highway, between Lower Wyandotte Road and Foothill Boulevard, into a 12' X 24' double sided digital display sign; and

2. **ADOPT** the Categorical Exemption (Replacement or Reconstruction - Title 14, CCR, §15302) as the appropriate level of environmental review in accordance with the California Environmental Quality Act (CEQA) and Guidelines (**Attachment B**);
3. **ADOPT** the recommended Findings (**Attachment C**);
4. **ADOPT** Resolution No. P2014-17 (**Attachment D**);
5. **APPROVE** the Conditions of Approval (**Attachments E**).

SUMMARY

The Planning Commission may consider approving an amendment to UP 98-16 for the purpose of converting an existing 12' X 24' double sided off premise/outdoor advertising sign structure (billboard) located at the west end of the property identified as (APN: 013-300-120) along Olive Highway, between Lower Wyandotte Road and Foothill Boulevard, into a 12' X 24' double sided digital display sign.

BACKGROUND

On September 25, 1998, the Oroville Planning Commission approved UP 98-16 for the placement of the existing 12' X 24' double sided off premise/outdoor advertising sign structure. On July 15, 2014, the Oroville City Council approved Ordinance No. 1806 for the purpose of amending the Oroville Municipal Code Sections 26-04.020, 26-19.030 and 26-19.045 regarding digital display signs. City Code Section 26-19.045 specifies that all digital display signs shall require a use permit and be spaced by a minimum distance of 1.25 miles from other digital displays along State Route 162. The nearest digital display sign, approved by the Planning Commission on June 6, 2014 but not yet installed, is approximately 2 miles away at 555 Oro Dam Boulevard, E. Thus, the placement of this proposed digital display sign satisfies the minimum spacing requirement of 1.25 miles.

The existing billboard sign has a width of 24 feet and a height of 12 feet (288 ft² total) per face. The total height of the sign, measured from the ground surface to the top of the sign is twenty seven (27) feet. Per the City Code Section 26-19.045(B), no digital display sign shall exceed a maximum area of three hundred (300) square feet on each face or a maximum height of forty (40) feet. The proposed digital display sign will remain a 12' X 24' double sided sign with a total sign height of twenty seven (27) feet.

DISCUSSION

The proposed sign would advertise to travelers heading both east and west along Olive Highway. This would capture motorists both exiting and entering the City limits along Olive Highway. The digital display will be conditioned to be constructed, and remain in compliance, with all Federal Highway Administration and California Department of Transportation standards, as well as all other applicable local, state and federal requirements that may be applicable to the proposed project. The structure will have operating hours between 5:00 a.m. and 12:00 a.m. (midnight) each day, and will go dark from 12:01 a.m. to 4:59 a.m.

By converting the existing sign into a digital display, the applicant will have more flexibility in how advertising is provided. This flexibility will allow more Oroville based businesses the ability to advertise to local citizens. It will also provide the opportunity to promote local events such as Feather Fiesta Days, promote Downtown Oroville, and it can be utilized for Amber Alerts and other emergency and public service messages.

ENVIRONMENTAL REVIEW

The proposed use permit amendment has been determined to be categorically exempt from CEQA review pursuant to Title 14, CCR, §15302, “replacement or reconstruction.” This exemption applies to the replacement or reconstruction of existing structures and facilities where the new structure will be located on the same site as the structure replaced and will have substantially the same purpose and capacity as the structure replaced. This sign change will not increase the height, size, or general type of sign (off premise/outdoor advertising), but will simply utilize technology to more efficiently change the message on the sign face through digital means. The sign being displayed will continue to be a static, off premise sign. Therefore, this action is exempt from the provisions of CEQA.

FISCAL IMPACT

The total fees associated with the amendment to UP 98-16 are as follows:

Item	Price	Tech Fee	Total	Paid
Use Permit Amendment/Modification	\$1,000.00	\$60.00	\$1,060.00	Yes
Filing of Notice of Exemption				
Butte County Clerks Filing Fee	\$50.00	-	\$50.00	No

Pursuant to Public Resources Code Section 21089, and as defined by the Fish and Wildlife Code Section 711.4, fees (\$50) are payable by the project applicant to file the Notice of Exemption with Butte County by the City of Oroville – Community Development Department within five working days of approval of this project by the Planning Commission.

PUBLIC COMMENTS

A request for comments was prepared and circulated to the appropriate local agencies and surrounding property owners within 300 feet of the project site (**Attachment I**). Additionally, the meeting date, time, and project description were published in the Oroville Mercury Register (**Attachment J**) and posted at City Hall.

ATTACHMENTS

- A – Vicinity Map
- B – Notice of Exemption
- C – Findings
- D – Resolution No. P2014-17
- E – Conditions of Approval
- F – Existing Sign
- G – Model Specifications Overview for 4200 Series Digital Billboards

H – Shop Drawings of Proposed Sign
I – Property Owner Notice
J – Newspaper Notice
K – Comments Received

VICINITY MAP

ATTACHMENT - A



	Project Site
	Properties Within 300ft

CITY OF OROVILLE PLANNING DIVISION

<i>Applicant:</i> Stott Outdoor Advertising		<i>Project Title:</i> Conversion of existing billboard into a digital display sign		 N
<i>Project Location:</i> Olive Highway between Lower Wyandotte Road and Foothill Boulevard				
<i>Hearing Date:</i> September 22, 2014	<i>Zoning Designation:</i> Intensive Commercial (C-2)	<i>General Plan Land Use Designation:</i> Retail & Business Services		
<i>TRAKiT #</i> Project#: PL1407-003	<i>Assessor's Parcel #:</i> 013-300-120		<i>File #:</i> UP 98-16 Amendment	



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ATTACHMENT - B

Donald Rust
DIRECTOR

NOTICE OF EXEMPTION

TO: Butte County Clerk
25 County Center Drive
Oroville CA, 95965

FROM: City of Oroville
1735 Montgomery Street
Oroville, CA, 95965

Project Title: Amendment to UP 98-16: Conversion of existing billboard into a digital display sign

Project Location - Specific: West end of the property located along Olive Highway between Lower Wyandotte Road and Foothill Boulevard (APN: 013-300-120)

Project Location - City: City of Oroville

Project Location - County: Butte

Description of Nature, Purpose, and beneficiaries of project: The project involves an amendment to UP 98-16 for the purpose of converting an existing 12' X 24' double sided off premise/outdoor advertising sign structure (billboard) into a 12' X 24' double sided digital display sign.

Name of Public Agency Approving Project: City of Oroville

Name of Person or Agency Carrying Out Project: Stott Outdoor Advertising

Exempt Status (Check One):

- Ministerial (Sec. 21080(b)(1); 15268)
 Declared Emergency (Sec. 21080(b)(3); 15269(a))
 Emergency Project (Sec. 21080(b)(4); 15269(b)(c))
 Categorical Exemption: State type & section number: Replacement or Reconstruction Exemption; Title 14, CCR, §15302
 Statutory Exemption: State code number:

Reasons why project is exempt: The proposed use permit amendment has been determined to be categorically exempt from CEQA review pursuant to Title 14, CCR, §15302, "replacement or reconstruction." This exemption applies to the replacement or reconstruction of existing structures and facilities where the new structure will be located on the same site as the structure replaced and will have substantially the same purpose and capacity as the structure replaced. This sign change will not increase the height, size, or general type of sign (off premise/outdoor advertising), but will simply utilize technology to more efficiently change the message on the sign face through digital means. The sign being displayed will continue to be a static, off premise sign. Therefore, this action is exempt from the provisions of CEQA.

If filed by applicant:

1. Attach certified document of exemption finding.
2. Has a notice of exemption been filed by the public agency approving the project? Yes No

Lead Agency Contact Person: Luis A. Topete

Telephone: (530) 538-2408

Signature: _____

Date: _____

Title: Associate Planner

- Signed by Lead Agency
 Signed by Applicant

FINDINGS

Amendment to UP 98-16 Conversion of existing billboard into a digital display sign

A. INTRODUCTION

The project applicant, Stott Outdoor Advertising, has applied to the City of Oroville to amend an existing use permit for the purpose of converting an existing 12' X 24' double sided off premise/outdoor advertising sign structure (billboard) located at the west end of the property identified as (APN: 013-300-120) along Olive Highway, between Lower Wyandotte Road and Foothill Boulevard, into a 12' X 24' double sided digital display sign.

B. CATEGORICAL EXEMPTION

The proposed use permit amendment has been determined to be categorically exempt from CEQA review pursuant to Title 14, CCR, §15302, "replacement or reconstruction." This exemption applies to the replacement or reconstruction of existing structures and facilities where the new structure will be located on the same site as the structure replaced and will have substantially the same purpose and capacity as the structure replaced. This sign change will not increase the height, size, or general type of sign (off premise/outdoor advertising), but will simply utilize technology to more efficiently change the message on the sign face through digital means. The sign being displayed will continue to be a static, off premise sign. Therefore, this action is exempt from the provisions of CEQA.

C. USE PERMIT AMENDMENT

The project shall remain in substantial conformance with the Conditions of Approval as adopted by the Oroville Planning Commission. Any subsequent minor changes in the project (as determined by the Zoning Administrator) may only occur subject to appropriate City review and approval. Any subsequent substantive changes in the project (as determined by the Zoning Administrator) may only occur subject to discretionary review by the City of Oroville Planning Commission.

The Zoning Administrator has determined that the proposed amendment to the existing use permit (UP 98-16) is considered to be a substantive change to what was approved by the Planning Commission at the time the original use permit was approved, thus requiring discretionary review by the Planning Commission. Therefore, the proposed substantive change to UP 98-16 may be approved by the Planning Commission only upon making all of the following findings as found in section 26-50.010(E)(4) of the City Code, based on substantial evidence:

- a. The granting of the permit will not be incompatible with or detrimental to the general health, safety or public welfare of the surrounding area or of the City as a whole.

The characteristics of the proposed sign are compatible with the surrounding area. The majority of the properties adjacent to the project site are zoned Intensive Commercial (C-2), which is the most intensive zoning designation for commercial uses. This portion of Olive Highway is classified as an arterial, which are roadways designed to move large volumes of traffic and are intended to provide a high level of mobility between freeways/highways, other arterials and local/collector roadways and provide non-freeway/highway connections between major residential, employment, and activity centers. Thus, Olive Highway is an ideal location for the placement of digital display signs.

The Outdoor Advertising Association of America (OAAA) is the lead trade association representing the Out of Home advertising industry, of which Stott Outdoor Advertising is a member. With nearly 800 member companies, OAAA represents more than 90 percent of industry revenues. In addition to adhering to external laws and regulations, as a member of OAAA, Stott Outdoor Advertising adheres to a set of voluntarily adopted industry principles by the OAAA. These principles include ensuring that the ambient light conditions associated with standard-size digital billboards are monitored by a light sensing device at all times and that display brightness will be appropriately adjusted as ambient light levels change.

The Federal Highway Administration (FHWA) contracted the Science Applications International Corporation to study the effects of digital billboards on driver attention and distraction in 2007. The study was completed in early 2010, and a draft report was subjected to peer review in 2012. On December 30, 2013, FHWA released its final report. Findings included a determination that the presence of digital billboards does not appear to be related to a decrease in looking toward the road ahead, which is consistent with earlier industry sponsored field research studies, and that the longest fixation to a digital billboard was 1.34 seconds, and to a standard billboard it was 1.28 seconds, both of which are well below the accepted standard (According to the National Highway Traffic Safety Administration, safety concerns arise when a driver's eyes are diverted from the roadway by glances that continue for more than 2.0 seconds). All digital display signs within the City of Oroville are required to fully comply with all requirements applicable to the proposed project, including applicable federal standards.

The proposed sign will replace an existing 12' X 24' double sided Off Premise/Outdoor Advertising Sign structure with the same area per side of 288 sq. ft., which is in compliance with the City's requirement of no more than 300 sq. ft. on each face. The new digital sign faces will be an upgrade in sign technology but will have the same purpose as the structure replaced. City Code section 26-19.045 specifies the regulations applying to digital display signs which are in place for the purpose of providing an avenue for the placement of such signs and ensuring the general health, safety and public welfare are protected in the process. The sign will be required to comply with all requirements of this section.

Additionally, per City Code section 26-50.010(F)(2), the Planning Commission, upon its own motion, may modify or revoke any use permit that has been granted if any of the conditions of the permit have not been satisfied within 1 year after it was granted, any of the terms or conditions of the permit have been violated, a law, including any requirement in the Zoning Code, has been violated in connection with the permit, or if the permit was obtained by fraud.

- b. The proposed use follows sound principles of land use by having a suitable location relative to the community as a whole, as well as to transportation facilities, public services and other land uses in the vicinity.

In conformance with City Code section 26-19.045(B), the proposed digital display sign will be located within 150 feet of a State Route right of way (Highway 162), will not exceed 300 sq. ft. of sign area on each face and will be separated by a distance of at least 1.25 miles (6,600 feet) from another digital display sign along Highway 162. The sign will be required, as part of the Conditions of Approval, to comply with all other requirements of the City Code section 26-19.045(B), including, but not limited to lighting, maintenance, and safety requirements.

Before issuing building permits, the construction plans for the sign will be sent to Caltrans for review and will be required to meet all Caltrans regulations and other applicable standards. Additionally, Highway 162 is the main commercial corridor within the Oroville City limits, and as a result of the large traffic volumes experienced daily, it is an ideal location for the placement of digital display signs within City limits. Properties adjacent to Highway 162 are primarily zoned C-2 and the ideal location for the most intensive types of commercial uses.

- c. Public utilities and facilities, including streets and highways, water and sanitation, are adequate to serve the proposed use or will be made adequate prior to the establishment of the proposed use.

At the time the applicant submits a building permit application, the City's Building Division will require complete electrical plans showing that the proposed electrical needs will be adequately supplied. The applicant will be required to identify the location, type, amperage, and voltage of the electrical service and any related sub-panels, as well as a panel schedule/load calculations for any electrical panels. As part of the building permit, the applicant is required to obtain a City inspection from the Building Division prior to final approval. If at the time of inspection any inadequacies in the utility supply to the site are found, the applicant will be required to meet the minimum standards prior to the issuance of the final approval.

- d. The location, size, design and operating characteristics of the proposed use will be harmonious and compatible with the surrounding neighborhood and will not adversely affect abutting properties.

The surrounding neighborhood to the north, east and west are predominantly

undeveloped parcels of land. The property to the south includes Avery's Lube and Oil, Action Realty, and Bob Grant's Water and Pool Clinic. The existing sign does not adversely affect the abutting properties and the proposed sign will continue to be harmonious and compatible with the surrounding neighborhood. The proposed sign will simply replace the existing sign faces with a digital technology and will continue to be consistent with these uses and not adversely affect the surrounding properties. Additionally, the proposed digital display sign will not be any larger or taller than the existing sign and it will be required to comply with all operating characteristics required by the City Code and any other applicable agencies.

Outdoor Advertising Association of America (OAAA) and the International Sign Association (ISA) have recommended criteria for brightness standards for outdoor LED signs. The guidelines highlight the importance of ensuring appropriate brightness settings, which the applicant shall comply with as specified in the Conditions of Approval.

- e. The subject site is physically suitable for the type and intensity of land use being proposed.

The subject property is currently undeveloped with an existing Off Premise/Outdoor Advertising Sign structure (traditional billboard). The proposed digital display sign will be located on the same property of the existing Off Premise/Outdoor Advertising Sign structure and will have the same area available for advertising. This sign change will not increase the height, size, or general type of sign (static off premise sign), but will simply utilize technology to more efficiently change the message on the sign face through digital means. The sign being displayed will continue to be a static, off premise sign.

- f. The size, intensity, and location of the proposed use will provide services that are necessary or desirable for the neighborhood and community as a whole.

As stated previously, Highway 162 serves as the City's main commercial corridor and experiences a large volume of daily traffic. Per the City's 2030 General Plan vision statement and guiding principles, a guiding principle is to create a vibrant local economy. The proposed digital display sign will provide businesses with an opportunity to better market themselves. As a result of better marketing opportunities, businesses may be more inclined to pay for advertisements that may increase their business activities which will benefit not only themselves but the City as the business environment within the City improves.

- g. The permit complies with all applicable laws and regulations, including the requirements of the General Plan, of this chapter and of the City Code.

This permit complies with the applicable laws and regulations of the City's General Plan and Zoning Code, including section 26-19.045(B) and 26-50.010. Before the issuance of building permits, any digital display sign will be reviewed for compliance

with applicable laws and regulations, including any applicable development standards and Building Code standards. Additionally, Caltrans review and approval is required prior to the issuance of building permits.

RESOLUTION NO. P2014-17

A RESOLUTION OF THE OROVILLE PLANNING COMMISSION MAKING FINDINGS AND CONDITIONALLY APPROVING AN AMENDMENT TO USE PERMIT NO. 98-16 FOR THE PURPOSE OF MODIFYING AN EXISTING 12' X 24' DOUBLE SIDED OFF PREMISE SIGN LOCATED ALONG OLIVE HIGHWAY BETWEEN LOWER WYANDOTTE ROAD AND FOOTHILL BOULEVARD (APN: 013-300-120) INTO A 12' X 24' DOUBLE SIDED DIGITAL DISPLAY SIGN

WHEREAS, the project site identified as (APN: 013-300-120) along Olive Highway, between Lower Wyandotte Road and Foothill Boulevard is zoned Intensive Commercial (C-2) and has a General Plan land use designation of Mixed Use; and

WHEREAS, on July 15, 2014, the Oroville City Council approved Ordinance No. 1806 for the purpose of amending the Oroville Municipal Code Sections 26-04.020, 26-19.030 and 26-19.045 regarding digital display signs; and

WHEREAS, City Code Section 26-19.045 specifies that all digital display signs shall require a use permit; and

WHEREAS, on September 25, 1998, the Oroville Planning Commission approved Use Permit No. 98-16 for the placement of the existing 12' X 24' double sided off premise/outdoor advertising sign structure; and

WHEREAS, Use Permit No. 98-16 shall remain in substantial conformance with the Conditions of Approval as adopted by the Oroville Planning Commission. Any subsequent minor changes in the project (as determined by the Zoning Administrator) may only occur subject to appropriate City review and approval. Any subsequent substantive changes in the project (as determined by the Zoning Administrator) may only occur subject to discretionary review by the Oroville Planning Commission; and

WHEREAS, the Zoning Administrator has determined that the proposed changes to the existing use permit (UP 98-16) is considered to be a substantive change to what was approved by the Planning Commission at the time the original use permit was approved, thus requiring discretionary review by the Planning Commission; and

WHEREAS, the proposed substantive change to UP 98-16 may be approved by the Planning Commission only upon making all of the following findings as found in section 26-50.010(E)(4) of the City Code, based on substantial evidence:

- a. The granting of the permit will not be incompatible with or detrimental to the general health, safety or public welfare of the surrounding area or of the City as a whole.

The characteristics of the proposed sign are compatible with the surrounding area. The majority of the properties adjacent to the project site are zoned Intensive Commercial (C-2), which is the most intensive zoning designation for commercial

uses. This portion of Olive Highway is classified as an arterial, which are roadways designed to move large volumes of traffic and are intended to provide a high level of mobility between freeways/highways, other arterials and local/collector roadways and provide non-freeway/highway connections between major residential, employment, and activity centers. Thus, Olive Highway is an ideal location for the placement of digital display signs.

The Outdoor Advertising Association of America (OAAA) is the lead trade association representing the Out of Home advertising industry, of which Stott Outdoor Advertising is a member. With nearly 800 member companies, OAAA represents more than 90 percent of industry revenues. In addition to adhering to external laws and regulations, as a member of OAAA, Stott Outdoor Advertising adheres to a set of voluntarily adopted industry principles by the OAAA. These principles include ensuring that the ambient light conditions associated with standard-size digital billboards are monitored by a light sensing device at all times and that display brightness will be appropriately adjusted as ambient light levels change.

The Federal Highway Administration (FHWA) contracted the Science Applications International Corporation to study the effects of digital billboards on driver attention and distraction in 2007. The study was completed in early 2010, and a draft report was subjected to peer review in 2012. On December 30, 2013, FHWA released its final report. Findings included a determination that the presence of digital billboards does not appear to be related to a decrease in looking toward the road ahead, which is consistent with earlier industry sponsored field research studies, and that the longest fixation to a digital billboard was 1.34 seconds, and to a standard billboard it was 1.28 seconds, both of which are well below the accepted standard (According to the National Highway Traffic Safety Administration, safety concerns arise when a driver's eyes are diverted from the roadway by glances that continue for more than 2.0 seconds). All digital display signs within the City of Oroville are required to fully comply with all requirements applicable to the proposed project, including applicable federal standards.

The proposed sign will replace an existing 12' X 24' double sided Off Premise/Outdoor Advertising Sign structure with the same area per side of 288 sq. ft., which is in compliance with the City's requirement of no more than 300 sq. ft. on each face. The new digital sign faces will be an upgrade in sign technology but will have the same purpose as the structure replaced. City Code section 26-19.045 specifies the regulations applying to digital display signs which are in place for the purpose of providing an avenue for the placement of such signs and ensuring the general health, safety and public welfare are protected in the process. The sign will be required to comply with all requirements of this section.

Additionally, per City Code section 26-50.010(F)(2), the Planning Commission, upon its own motion, may modify or revoke any use permit that has been granted if any of the conditions of the permit have not been satisfied within 1 year after it was

granted, any of the terms or conditions of the permit have been violated, a law, including any requirement in the Zoning Code, has been violated in connection with the permit, or if the permit was obtained by fraud.

- b. The proposed use follows sound principles of land use by having a suitable location relative to the community as a whole, as well as to transportation facilities, public services and other land uses in the vicinity.

In conformance with City Code section 26-19.045(B), the proposed digital display sign will be located within 150 feet of a State Route right of way (Highway 162), will not exceed 300 sq. ft. of sign area on each face and will be separated by a distance of at least 1.25 miles (6,600 feet) from another digital display sign along Highway 162. The sign will be required, as part of the Conditions of Approval, to comply with all other requirements of the City Code section 26-19.045(B), including, but not limited to lighting, maintenance, and safety requirements.

Before issuing building permits, the construction plans for the sign will be sent to Caltrans for review and will be required to meet all Caltrans regulations and other applicable standards. Additionally, Highway 162 is the main commercial corridor within the Oroville City limits, and as a result of the large traffic volumes experienced daily, it is an ideal location for the placement of digital display signs within City limits. Properties adjacent to Highway 162 are primarily zoned C-2 and the ideal location for the most intensive types of commercial uses.

- c. Public utilities and facilities, including streets and highways, water and sanitation, are adequate to serve the proposed use or will be made adequate prior to the establishment of the proposed use.

At the time the applicant submits a building permit application, the City's Building Division will require complete electrical plans showing that the proposed electrical needs will be adequately supplied. The applicant will be required to identify the location, type, amperage, and voltage of the electrical service and any related sub-panels, as well as a panel schedule/load calculations for any electrical panels. As part of the building permit, the applicant is required to obtain a City inspection from the Building Division prior to final approval. If at the time of inspection any inadequacies in the utility supply to the site are found, the applicant will be required to meet the minimum standards prior to the issuance of the final approval.

- d. The location, size, design and operating characteristics of the proposed use will be harmonious and compatible with the surrounding neighborhood and will not adversely affect abutting properties.

The surrounding neighborhood to the north, east and west are predominantly undeveloped parcels of land. The property to the south includes Avery's Lube and Oil, Action Realty, and Bob Grant's Water and Pool Clinic. The existing sign does not adversely affect the abutting properties and the proposed sign will continue to be

harmonious and compatible with the surrounding neighborhood. The proposed sign will simply replace the existing sign faces with a digital technology and will continue to be consistent with these uses and not adversely affect the surrounding properties. Additionally, the proposed digital display sign will not be any larger or taller than the existing sign and it will be required to comply with all operating characteristics required by the City Code and any other applicable agencies.

Outdoor Advertising Association of America (OAAA) and the International Sign Association (ISA) have recommended criteria for brightness standards for outdoor LED signs. The guidelines highlight the importance of ensuring appropriate brightness settings, which the applicant shall comply with as specified in the Conditions of Approval.

- e. The subject site is physically suitable for the type and intensity of land use being proposed.

The subject property is currently undeveloped with an existing Off Premise/Outdoor Advertising Sign structure (traditional billboard). The proposed digital display sign will be located on the same property of the existing Off Premise/Outdoor Advertising Sign structure and will have the same area available for advertising. This sign change will not increase the height, size, or general type of sign (static off premise sign), but will simply utilize technology to more efficiently change the message on the sign face through digital means. The sign being displayed will continue to be a static, off premise sign.

- f. The size, intensity, and location of the proposed use will provide services that are necessary or desirable for the neighborhood and community as a whole.

As stated previously, Highway 162 serves as the City's main commercial corridor and experiences a large volume of daily traffic. Per the City's 2030 General Plan vision statement and guiding principles, a guiding principle is to create a vibrant local economy. The proposed digital display sign will provide businesses with an opportunity to better market themselves. As a result of better marketing opportunities, businesses may be more inclined to pay for advertisements that may increase their business activities which will benefit not only themselves but the City as the business environment within the City improves.

- g. The permit complies with all applicable laws and regulations, including the requirements of the General Plan, of this chapter and of the City Code.

This permit complies with the applicable laws and regulations of the City's General Plan and Zoning Code, including section 26-19.045(B) and 26-50.010. Before the issuance of building permits, any digital display sign will be reviewed for compliance with applicable laws and regulations, including any applicable development standards and Building Code standards. Additionally, Caltrans review and approval is required prior to the issuance of building permits; and

WHEREAS, at a noticed public hearing, the Planning Commission considered the comments and concerns of public agencies, property owners, and members of the public who are potentially affected by approval of the project described herein, and also considered City staff's report regarding the project.

NOW, THEREFORE, BE IT RESOLVED BY THE PLANNING COMMISSION as follows:

1. The Planning Commission finds that the amendment to UP 98-16 is exempt from CEQA review pursuant to Title 14, CCR, §15302, "replacement or reconstruction." This exemption applies to the replacement or reconstruction of existing structures and facilities where the new structure will be located on the same site as the structure replaced and will have substantially the same purpose and capacity as the structure replaced. This sign change will not increase the height, size, or general type of sign (off premise/outdoor advertising), but will simply utilize technology to more efficiently change the message on the sign face through digital means. The sign being displayed will continue to be a static, off premise sign. Therefore, this action is exempt from the provisions of CEQA.
2. The Planning Commission adopts the findings required by §26-50.010 of the City Code, as those findings are described in this Resolution, based upon the following facts:
 - A. The granting of the use permit amendments will not be incompatible with or detrimental to the general health, safety or public welfare of the surrounding area or of the City as a whole.
 - B. The proposed use follows sound principles of land use by having a suitable location relative to the community as a whole, as well as to transportation facilities, public services and other land uses in the vicinity.
 - C. Public utilities and facilities, including streets and highways, water and sanitation, are adequate to serve the proposed use.
 - D. The location, size, design and operating characteristics of the proposed use will be harmonious and compatible with the surrounding neighborhood and will not adversely affect abutting properties.
 - E. The subject site is physically suitable for the type and intensity of land use being proposed.
 - F. The size, intensity, and location of the proposed use will provide services that are necessary or desirable for the neighborhood and community as a whole.

- G. The use permit amendments comply with all applicable laws and regulations, including the requirements of the General Plan and City's Municipal Code.
- 3. The attached conditions of approval have been deemed necessary to achieve the purposes of the Zoning Code, and also promote the general health, safety and public welfare of the City.

CONDITIONS OF APPROVAL

Approved project: The Commission hereby approves amending UP 98-16 for the purpose of converting an existing 12' X 24' double sided off premise/outdoor advertising sign structure (billboard) located at the west end of the property identified as (APN: 013-300-120) along Olive Highway, between Lower Wyandotte Road and Foothill Boulevard, into a 12' X 24' double sided digital display sign:

1. The applicant shall hold harmless the City, its Council members, Planning Commissioners, officers, agents, employees and representatives from liability for any awards, damages, costs and/or fees incurred by the City and/or awarded to any plaintiff in an action challenging the validity of this permit or any environmental or other documentation related to approval of this project. Applicant further agrees to provide a defense for the City in any such action.
2. The project shall remain in substantial conformance with the Conditions of Approval as adopted by the Oroville Planning Commission. Any subsequent minor changes in the project (as determined by the Zoning Administrator) may only occur subject to appropriate City review and approval. Any subsequent substantive changes in the project (as determined by the Zoning Administrator) may only occur subject to discretionary review by the City of Oroville Planning Commission.
3. All private facilities, improvements, infrastructure, systems, equipment, common areas, etc. shall be operated and maintained by the applicant in such a manner, and with such frequency, to ensure the public health, safety and general welfare.
4. All graffiti and vandalism shall be removed and repaired on a regular basis.
5. The applicant shall ascertain and comply with the requirements of all Federal Highway Administration and California Department of Transportation standards, as well as all other applicable local, state and federal requirements that may be applicable to the proposed project.
6. Applicant shall comply with the recommended criteria for brightness standards for outdoor LED signs from the Outdoor Advertising Sign Association of America and the International Sign Association.

7. All costs of operation and maintenance of private facilities, improvements, infrastructure, systems, equipment, common areas, etc. shall be the responsibility of the applicant.
8. The applicant shall annually pay for and obtain a City of Oroville business license.
9. Pursuant to City Code Section 26-13.010, the proposed use of the site shall conform to the performance standards of the code of the City of Oroville to minimize any negative impacts that the use may have on the surrounding uses.
10. Pursuant to City Code Section 26-50.010(F), a use permit may be evaluated for revocation if the use permit has not been used within one year of its approval.
11. Pursuant to Public Resources Code Section 21089, and as defined by the Fish and Wildlife Code Section 711.4, fees (\$50) are payable by the project applicant to file the Notice of Exemption with Butte County by the City of Oroville – Community Development Department within five working days of approval of this project.
12. The applicant shall provide a pole cover for the sign which shall be similar in design to the pole cover required for the digital display sign approved under Use Permit #12-06. The Zoning Administrator shall approve the final pole cover design as part of the building permit review process.

--- End of Conditions ---

I HEREBY CERTIFY that the foregoing resolution was duly introduced and passed at a special meeting of the Planning Commission of the City of Oroville held on the 22nd of September, 2014, by the following vote:

AYES:

NOES:

ABSTAIN:

ABSENT:

ATTEST:

APPROVE:

DONALD L. RUST, SECRETARY

DAMON ROBISON, CHAIRPERSON

CONDITIONS OF APPROVAL

Approved project: The Commission hereby approves amending UP 98-16 for the purpose of converting an existing 12' X 24' double sided off premise/outdoor advertising sign structure (billboard) located at the west end of the property identified as (APN: 013-300-120) along Olive Highway, between Lower Wyandotte Road and Foothill Boulevard, into a 12' X 24' double sided digital display sign:

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--- End of Conditions ---



Model Specifications Overview for 4200 Series Digital Billboards

Max Brightness*:

10,500 nits

Service Access:

Front and rear access-standard

Environmental Protection:

Fully-sealed IP-67 module, fully-sealed power supply, and PLR

LEDs per Pixel:

3 color matched LEDs: 1 red, 1 green, 1 blue

Viewing Angle:

160° H x 70° V

Compliance Information:UL, cUL, UL-Energy Verified, IBC
2006/2009, FCC Compliant**Operating Temperature:**

-30° to +120° F (-34° to +49° C)

Contrast:

High-contrast, non-reflective louver design

Color Capability:

19 bit - 144 quadrillion

Light Control Standards:

Complies with local, federal, and industry light output standards

Diagnostics:

Advanced diagnostics checks the following:

- Module and display temperatures
- Display dimming
- Non-visual alerts
- Visual inspection

Filterless Display:

Less maintenance, sealed components with increased reliability

Display Calibration:

Factory calibrated individual LEDs

Display Dimming:

256 dimming levels

Integrated Control System:

- Governs hold times
- Limits media to static images

Visual Verification:

- Webcam
- Retractable webcam arm (where applicable)

SmartLink™:

Remote control and redundant communication

Multidirectional Light Sensor System:

Multi-direction sensing with power-saving algorithms

Surge Suppression:

Standard

Size (industry names)	Image	Available Pitches/Lines to Columns	Active Area	Operating Amps	Site Required Power*	Weight Pounds (kg)
20' x 60' (spectacular, freeway)		20 MT 288x864 16 MT 352x1056 15 OT 384x1152	19'2" x 57'6"	30	119 Amps	11,800 (5,353)
14' x 48' (bulletin, paint)		20 MT 198x702 16 MT 242x858 15 OT 264x936	13'2" x 46'10"	16	66 Amps	7,100 (3,221)
14' x 28'		20 MT 198x414 16 MT 242x506 15 OT 264x552	13'2" x 27'7"	10	40 Amps	4,200 (1,906)
12' x 24'		20 MT 180x360 16 MT 220x440 15 OT 240x480	12'0" x 24'0"	8	33 Amps	3,400 (1,543)
11' x 22' (poster)		20 MT 162x324 16 MT 198x396 15 OT 216x432	10'9" x 21'7"	7	27 Amps	2,500 (1,134)
11' x 23'		20 MT 162x342 16 MT 198x418 15 OT 216x456	10'10" x 22'10"	7	28 Amps	2,650 (1,202)
10'6" x 36' (jr. bulletin)		20 MT 144x522 16 MT 176x638 15 OT 192x696	9'7" x 34'9"	9	38 Amps	3,550 (1,611)

* Max brightness can be adjusted to meet local regulations
For precise measurements refer to shop and riser drawings.
Alternate sizes available upon request.

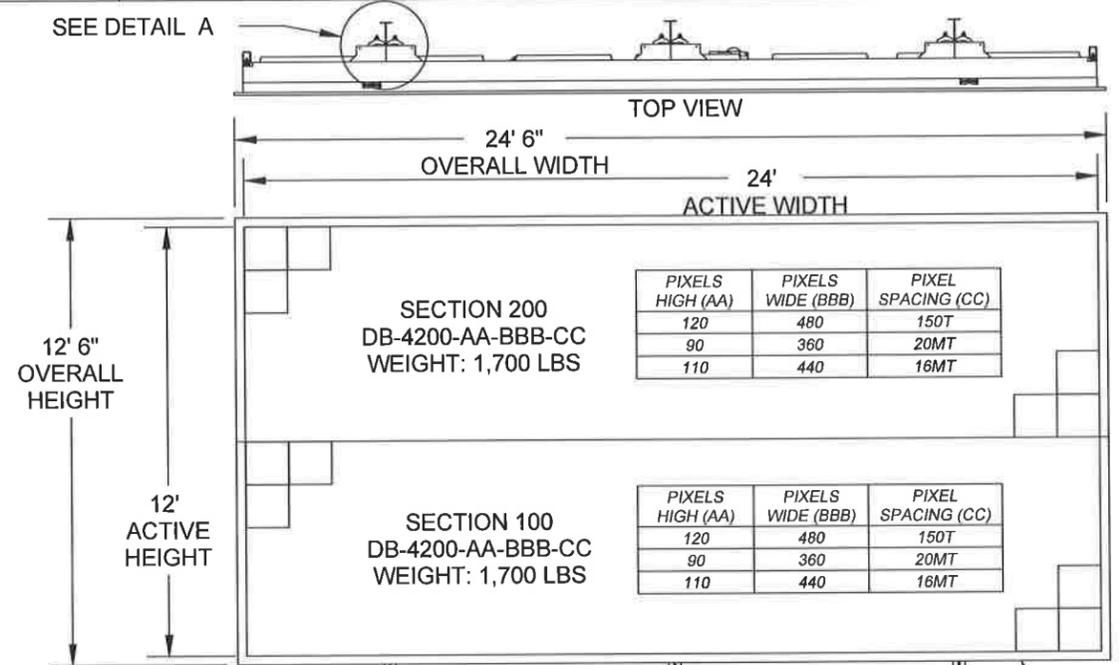
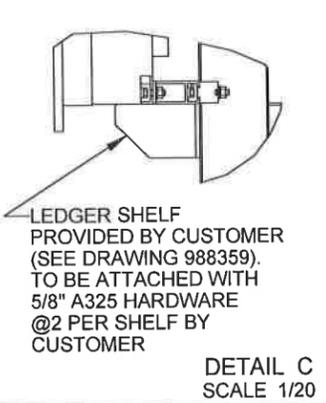
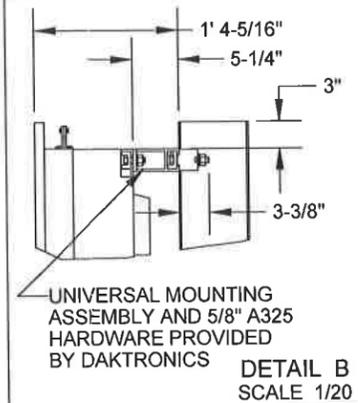
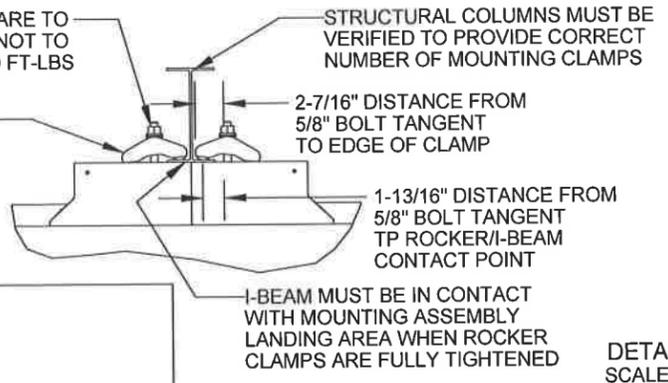


VERTICAL UPRIGHT SPACING TABLE: APPLICABLE DESIGN CODE IS IBC 2006/2009/2012. IF UPRIGHT SPACINGS FALL OUTSIDE LISTED RANGE CONTACT DAKTRONICS ENGINEERING

DESIGN WIND PRESSURE "P"	58 psf	72 psf	87 psf	103 psf	121 psf	140 psf	162 psf
MAX UPRIGHT SPACING "A"	13' - 6"	12' - 9"	12' - 0"	11' - 6"	11' - 0"	10' - 6"	10' - 0"
MAX CANTILEVER SPACING "B"	6' - 9"	6' - 3"	6' - 0"	5' - 9"	5' - 6"	5' - 3"	5' - 0"
MINIMUM REQUIRED # OF UPRIGHTS	2	2	2	3	3	3	3
MAX OUTSIDE UPRIGHT SPACING "C"	19' - 3"						

ALL 5/8" A325 MOUNTING HARDWARE TO BE TIGHTENED TO 75 FT-LBS; NOT TO EXCEED 100 FT-LBS

CLAMPS MUST BE SLID ONTO I-BEAM UNTIL ROCKER CONTACTS I-BEAM WEB OR BOLT CONTACTS OUTER FLANGE OF I-BEAM TO ENSURE PROPER LOAD DISTRIBUTION

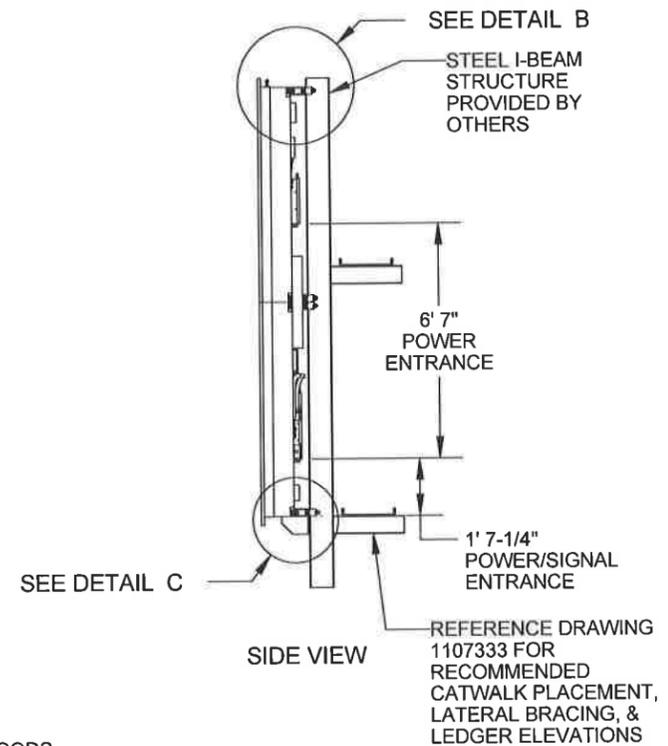


SECTION 200 DB-4200-AA-BBB-CC WEIGHT: 1,700 LBS

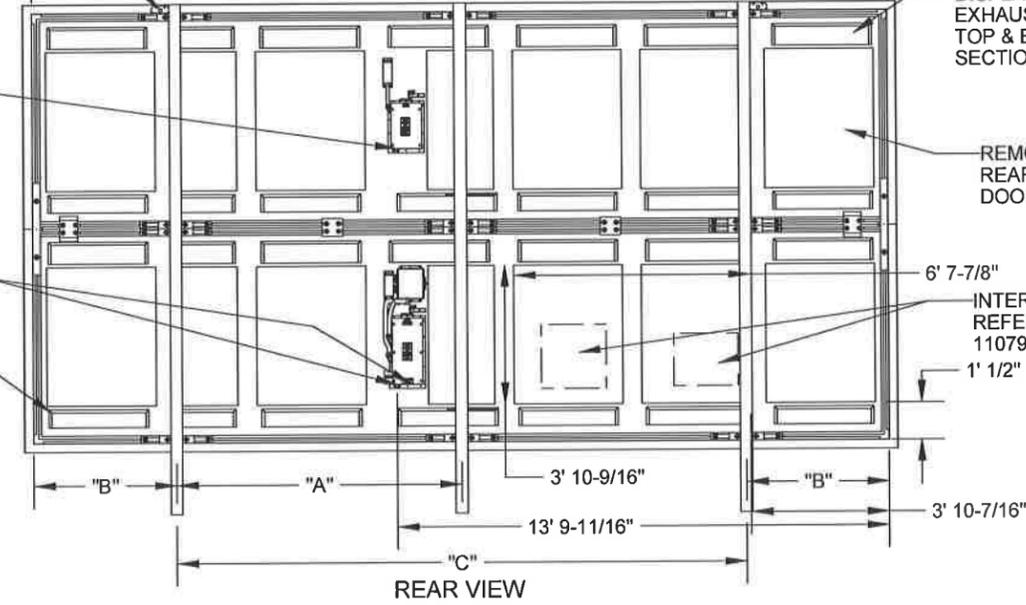
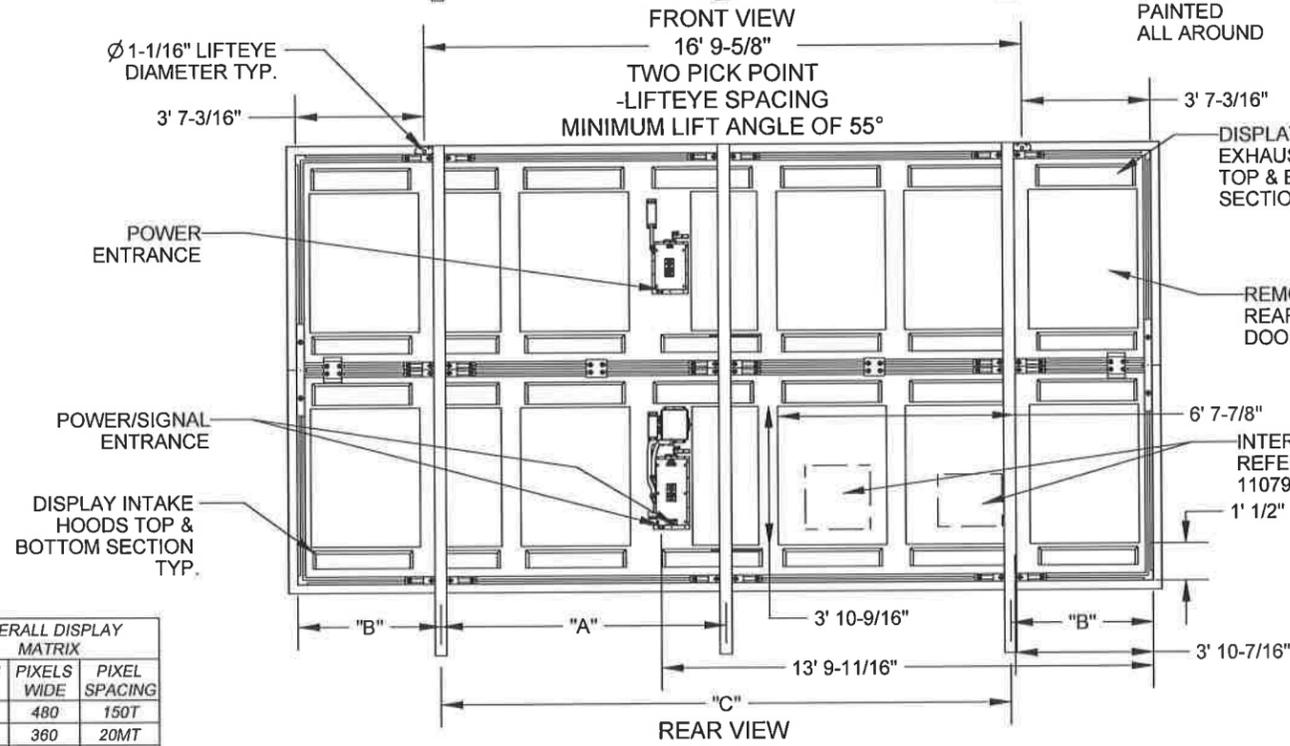
PIXELS HIGH (AA)	PIXELS WIDE (BBB)	PIXEL SPACING (CC)
120	480	150T
90	360	20MT
110	440	16MT

SECTION 100 DB-4200-AA-BBB-CC WEIGHT: 1,700 LBS

PIXELS HIGH (AA)	PIXELS WIDE (BBB)	PIXEL SPACING (CC)
120	480	150T
90	360	20MT
110	440	16MT



- NOTES:**
- 1.0 REFERENCE
 - 1.1 REFER TO INSTALLATION AND MAINTENANCE MANUAL FOR COMPLETE INSTALLATION INSTRUCTIONS
 - 1.2 REFER TO DAKTRONICS RISER DIAGRAM FOR ALL ELECTRICAL POWER AND SIGNAL CONNECTIONS
 - 1.3 ALL DIMENSIONS ARE IN FEET AND INCHES.
 - 2.0 PROJECT RESPONSIBILITY
 - 2.1 CUSTOMER IS RESPONSIBLE FOR DESIGNING AND CERTIFYING THE SUPPORT STRUCTURE.
 - 2.2 CUSTOMER IS RESPONSIBLE FOR OBTAINING LOCAL CERTIFICATION FOR THE STEEL MOUNTING STRUCTURE.
 - 2.3 CUSTOMER IS RESPONSIBLE FOR SUPPLYING EQUIPMENT W/ APPROPRIATE SAFETY FACTOR TO LIFT DISPLAY.
 - 2.4 DAKTRONICS AND CUSTOMER ARE RESPONSIBLE FOR CONFIRMING THE STRUCTURAL UPRIGHT QUANTITY AND SIZE. DAKTRONICS IS RESPONSIBLE FOR PROVIDING STRUCTURAL CLAMPS OF THE CORRECT QUANTITY.
 - 2.5 DISPLAY TO BE SUPPORTED EVENLY ACROSS ALL LEDGERS. SUPPORTING LEDGERS SHOULD NOT EXCEED 1/16" TOLERANCE ON THE ELEVATIONS. SHIMS SHALL BE USED TO FILL LEDGER GAPS TO ENSURE A DISTRIBUTED LOAD.
 - 3.0 ENCLOSED STRUCTURE VENTILATION NOTES
 - 3.1 OPEN AREA REQUIREMENTS FOR NATURAL CONVECTION: PER DISPLAY = 16,917 FT² AT INTAKE AND AT EXHAUST
 - 3.2 FORCED VENTILATION IF OPTION #1 REQUIREMENTS CAN'T BE MET: PER DISPLAY = 5075.000 CFM WITH 16,917 FT² AT THE INTAKE
 - 3.3 ACTIVE COOLING REQUIREMENTS IF OPTIONS #1 OR #2 CAN'T BE MET: CONTACT DAKTRONICS FOR ACTIVE COOLING REQUIREMENTS
 - 3.4 INTAKES, EXHAUSTS, AND STRUCTURE FANS SHOULD BE EQUALLY SPACED HORIZONTALLY ALONG THE WIDTH OF THE DISPLAY.
 - 4.0 DISPLAY SPECIFICATIONS
 - 4.1 DISPLAY IS ALL ALUMINUM CONSTRUCTION.
 - 4.2 DISPLAY IS FRONT AND REAR ACCESSIBLE.
 - 4.3 DISPLAY WILL SHIP IN TWO SECTIONS.
 - 4.4 DISPLAY OVERALL AREA: 306,250 SQ. FT
DISPLAY ACTIVE AREA: 288,000 SQ. FT.
 - 4.5 WEIGHTS: SECTION 100 = 1,700 LBS
SECTION 200 = 1,700 LBS
TOTAL DISPLAY WEIGHT = 3,400 LBS



OVERALL DISPLAY MATRIX

PIXELS HIGH	PIXELS WIDE	PIXEL SPACING
240	480	150T
180	360	20MT
220	440	16MT

01	24 JAN 14	ADDED INTERNAL CONTROL ENCLOSURE AND ALTERNATE CONTROL ENCLOSURE LOCATIONS. ADDED DIMENSIONS FOR DOORS CONTAINING ENCLOSURE EQUIPMENT. ADDED VENTILATION NOTE.	JTC
REV	DATE:		BY:

SUBMITTAL APPROVAL

APPROVED
 APPROVED AS NOTED
 APPROVED AS NOTED & RESUBMIT

COMPANY: _____
 SIGNED: _____
 TITLE: _____ DATE: _____

DAKTRONICS, INC.
 BROOKINGS, SD 57006
 DO NOT SCALE DRAWING

PROJ: DIGITAL BILLBOARD
 TITLE: SHOP DWG; DB-4200 12'X24' (10X20 MODS)
 DESIGN: JCOOK DRAWN: JCOOK DATE: 24-JAN-14
 SCALE: 1=60
 SHEET: 1 OF 1 REV: 01 JOB NO: P 1604 FUNC-TYPE-SIZE: E - 10 - B
1108906



City of Oroville

COMMUNITY DEVELOPMENT DEPARTMENT

Donald Rust
DIRECTOR

1735 Montgomery Street
Oroville, CA 95965-4897
(530) 538-2430 FAX (530) 538-2426
www.cityoforoville.org

ATTENTION: PROPERTY OWNERS AND INTERESTED PARTIES

The project listed below has been filed with the Community Development Department. You are invited to comment because your property is located near the proposed project. Please comment in the space below. You may attach additional pages as necessary.

Please submit your comments to this department no later than **Monday, September 9, 2014** to be sure that they are included in the final project action. However, comments will be taken up to the time of the project decision. If you have no comment, a reply is not necessary.

VICINITY MAP

**ASSESSOR
PARCEL
NUMBER:** 013-300-120

**FILE
NUMBER:** UP 98-16 Amendment

APPLICANT: Stott Outdoor Advertising

ZONING: Intensive Commercial (C-2)

LOCATION: Along Olive Highway, between
Lower Wyandotte Road and
Foothill Boulevard

**CONTACT
PERSON:** Luis A. Topete,
Associate Planner
530 538-2408
530 538-2426 Fax
topetela@cityoforoville.org



PROJECT DESCRIPTION:

Amendment to UP 98-16: Conversion of existing billboard into a digital display sign - The Oroville Planning Commission will conduct a public hearing to review and consider approving an amendment to UP 98-16 for the purpose of converting an existing 12' X 24' double sided off premise/outdoor advertising sign structure (billboard) located at the west end of the property identified as (APN: 013-300-120) along Olive Highway, between Lower Wyandotte Road and Foothill Boulevard, into a 12' X 24' double sided digital display sign.

NOTICE IS HEREBY GIVEN that the City of Oroville Planning Commission will hold a public hearing on the project described above. Said hearing will be held at **7:00 p.m. on Monday, September 22, 2014** in the City Council Chambers, 1735 Montgomery Street, Oroville, CA. All interested persons are invited to attend or submit comments in writing.



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NOTICE OF PUBLIC HEARING BEFORE THE CITY OF OROVILLE PLANNING COMMISSION

NOTICE IS HEREBY GIVEN that the City of Oroville Planning Commission will hold a public hearing on the projects described below. Said hearing will be held at **7:00 p.m. on Monday, September 22, 2014** in the City Council Chambers, 1735 Montgomery Street, Oroville, CA. All interested persons are invited to attend or submit comments in writing.

1. **Amendment to UP 98-16: Conversion of existing billboard into a digital display sign** – The City of Oroville Planning Commission will conduct a public hearing to review and consider approving an amendment to UP 98-16 for the purpose of converting an existing 12' X 24' double sided off premise/outdoor advertising sign structure (billboard) located at the west end of the property identified as (APN: 013-300-120) along Olive Highway, between Lower Wyandotte Road and Foothill Boulevard, into a 12' X 24' double sided digital display sign.

Additional information regarding the projects described in this notice can be obtained from the Oroville Community Development Department at 1735 Montgomery Street, Oroville, CA. Anyone desiring to submit information, opinions or objections is requested to submit them in writing to the Community Development Department prior to the hearing. In accordance with Government Code Section 65009, if you challenge an action on these projects in court, you may be limited to raising only those issues you or someone else raised at the public meeting described in this notice, or in written correspondence delivered to the Planning Commission at, or prior to, the public meetings.

Posted/Published: **Friday, September 12, 2014**

Luis A.Topete

From: Culbertson, Shannon@DOT <shannon.culbertson@dot.ca.gov>
Sent: Wednesday, September 17, 2014 3:30 PM
To: Luis A.Topete
Subject: RE: Project Notice: Digital Display Sign

Hi Luis:

We've completed our review of the proposed amendment to UP 98-16. Based on the information provided, we have no comment at this time.

Thanks for including us!

Shannon Culbertson

Associate Transportation Planner

Caltrans - District 3
Division of Planning & Local Assistance
703 B Street
Marysville, CA 95901

Phone: (530) 741-5435
Email: shannon.culbertson@dot.ca.gov

From: Luis A.Topete [<mailto:topetela@cityoforoville.org>]
Sent: Thursday, September 04, 2014 4:54 PM
To: Culbertson, Shannon@DOT
Subject: Project Notice: Digital Display Sign

Shannon,

Please review the attached and provide any comments you may have by September 22.

Luis A. Topete
City of Oroville | Associate Planner
530.538.2408 | topetela@cityoforoville.org

**AVERYS LUBE AND OIL
3034 OLIVE HWY
OROVILLE, CA 95966**

**TO City Of Oroville
RE FILE NUMBER 98-16 AMENDMENT
APPLICANT STOTT SIGN**

In response to a “digital sign”, In my opinion there is already enough “rear ender” accidents in this stretch of the highway, For the last 20 Years I have contacted Cal Trans, and the city to ask if a center turn lane would be an option for this matter.. I can only imagine how many more accidents there will be if you allow this to happen. Sincerely Larsen Lincoln



I would have attended this meeting, however I will be on vacation during this time