



P&DS TRANSMITTAL

FROM: Heather Thrall, Lead Planner

PROJECT: Sign Permit: T17OT00614
Site: Golf Links Automotive, 7970 E Golf Links Road
Zone: C-2 Sign Code District: General Business District 3-77
Note: Strip Development / Self-contained premise

TRANSMITTAL: Board of Adjustment referral, REVISED, 08/15/2017

RE: Proposed replacement sign cabinet (electronic message center) at 50 square feet sign area

Submitted plans show one (1) nonconforming freestanding sign at 50 square feet in sign area on site, along Golf Links Road frontage. The existing sign cabinet is nonconforming for size. The proposal is to replace the static message, illuminated cabinet with a new electronic message center (EMC) cabinet, also at 50 square feet sign area, and re-use structural support systems as possible. Due to shared ingress/egress with adjacent properties, the property is a "self-contained" premise per Chapter 3, Sign Code, Article VI. Signs Per District, Division 2. Nonresidential Districts, 3-77. General Business District, C.5.b. (permitted signs/freestanding signs). Current code limits a freestanding sign cabinet to a maximum of 32 square feet for a self-contained premise.

As the sign is setback from Golf Links more than 40', per 3-33 B, sign height is taken from lowest point of a finished surface within 20' of sign base. An inspection 6/12/17 noted current sign height at 9'2" as taken from the parking lot surface just south of the sign structure (top of Golf Links street curb is 3 foot lower). Should a variance be granted, the new sign cabinet may not exceed 10' height, as measured from the parking lot surface directly south of the sign.

This communication serves to refer one signage aspect to the Board of Adjustment for review.

The following are relative to an application for a sign area variance of Section 3-77, General Business District, via Article XI of Chapter 3, Sign Code.

- A) Per Sign Code Chapter 3-77.C.5.b: Exceed the maximum sign area of 32 square feet for a freestanding sign cabinet at a self-contained premises; to allow 50 square feet total freestanding sign cabinet area.