

K. SIGN APPROVAL – PARK AT FOREST GREEN – Vicinity of the southwest corner of 143<sup>rd</sup> and Newton Streets

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1. APPLICANT: Accent Landscape, Inc., is the applicant for this request.
2. REQUESTED ACTION: The applicant is requesting sign approval for a subdivision monument sign in the public right-of-way.
3. LOCATION: The subject property is located in the vicinity of the southwest corner of 143<sup>rd</sup> and Newton Streets.
4. EXISTING ZONING: This property is currently zoned R-1, Single-Family Residential District.
5. ANALYSIS: The applicant is requesting approval of a 67.5 square-foot subdivision monument sign of the entrance to the Park at Forest Green subdivision. The sign is proposed to be placed in a raised median of the Newton Street right-of-way. The Unified Development Ordinance (UDO) requires project identification signs in the right-of-way to be approved by the Planning Commission.

The monument sign will be constructed with limestone at the base and a steel panel with the name of the subdivision cut into it. Decorative columns are at each end of the sign. Landscaping will be installed around the base of the sign in the raised median. The plan also shows landscape features and decorative columns on the sides of Newton Street.

The applicant is required to obtain a sign permit and a building permit for any electrical connections for landscape lighting as well as for the construction of the monument.

6. STAFF RECOMMENDATION: The staff recommends approval of the sign for the Park at Forest Green subdivision monument sign, subject to the following stipulations:
  - a. The applicant shall obtain a sign permit for the subdivision sign.
  - b. The applicant shall obtain all applicable building permits to allow the construction of the monument and install any lighting.