

Legislation Text

File #: 19-3986, **Version:** 1

Conduct a public hearing and consider an ordinance for Application No. Z1218-0080, submitted by Stantec Consulting Services, on behalf of Market East Associates, LLC, for a change of zoning from Commercial and Town East Retail and Restaurant (TERRA) Overlay to Planned Development - Commercial and TERRA Overlay to establish revised sign regulations, located at 1505, 1515, 1519, 1601, 1645, 1649 and 1705 North Town East Boulevard.

(Two responses in favor and one in opposition to the application have been received from property owners within the statutory notification area. The Planning and Zoning Commission recommends approval of the application with certain stipulations.)

In 1986, the City Council granted a sign variance for the Market East Shopping Center for the large tower sign that exists today. The variance approval included a condition that there be no other freestanding signs for the shopping center. The applicant is requesting a new large multitenant monument sign toward the east end of the property, the ability to advertise on all four sides of the existing tower sign and to allow any business within the proposed Planned Development to advertise on the free-standing signs regardless of which lot the business and the signs are located.

On January 28, 2019, the Planning and Zoning Commission voted unanimously to approve Application No. Z1218-0080, for a rezoning from Commercial and TERRA Overlay to Planned Development - Commercial and TERRA Overlay to establish revised sign regulations.

Recommended/Desired Action

After the public hearing, staff recommends approval of the proposed ordinance.

Attachment(s)

Case Summary
Staff report & maps
P&Z minutes
Proposed ordinance

Drafter

Jeff Armstrong

Head of Department

Jeff Armstrong