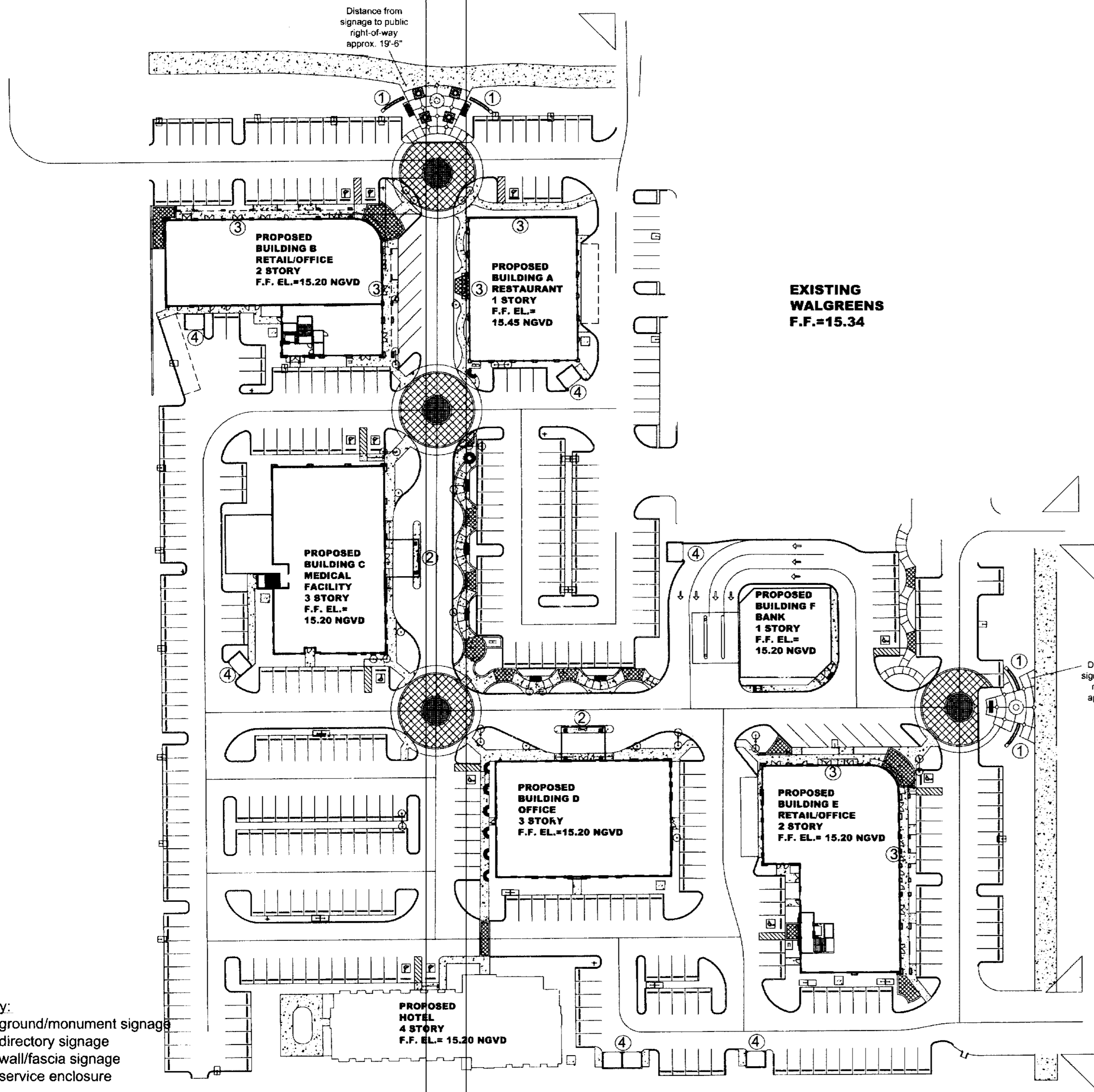
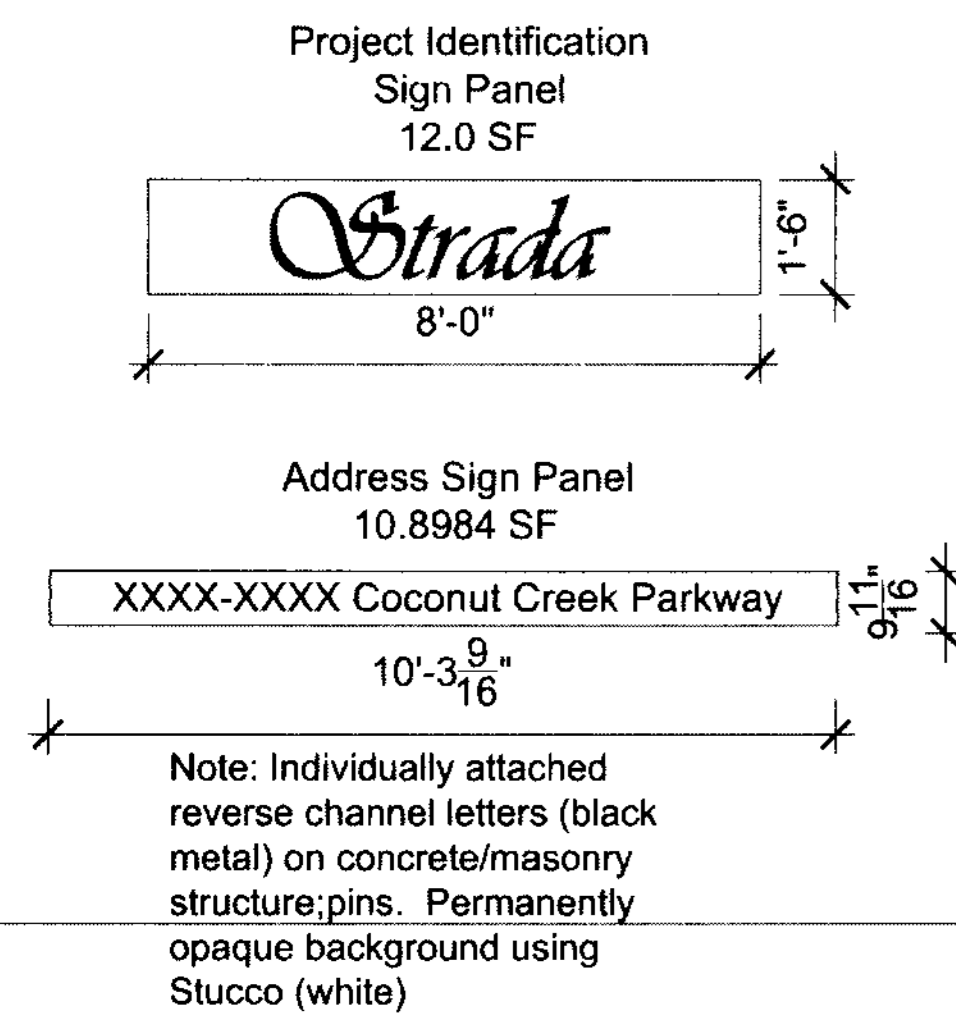


COCONUT CREEK PARKWAY

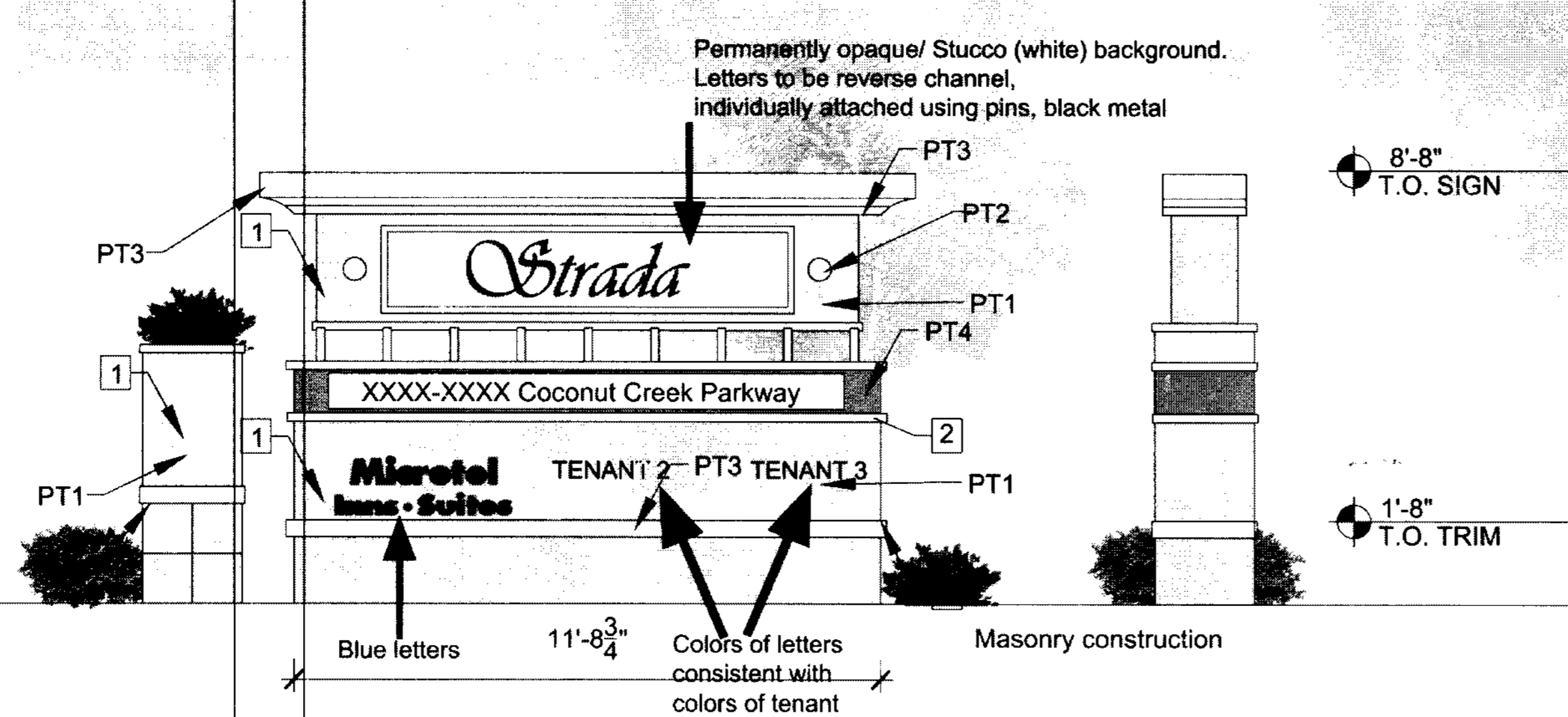


- Key:**
 1- ground/monument signage
 2- directory signage
 3- wall/fascia signage
 4- service enclosure

MASTER SIGNAGE PLAN
 1" = 40'-0"



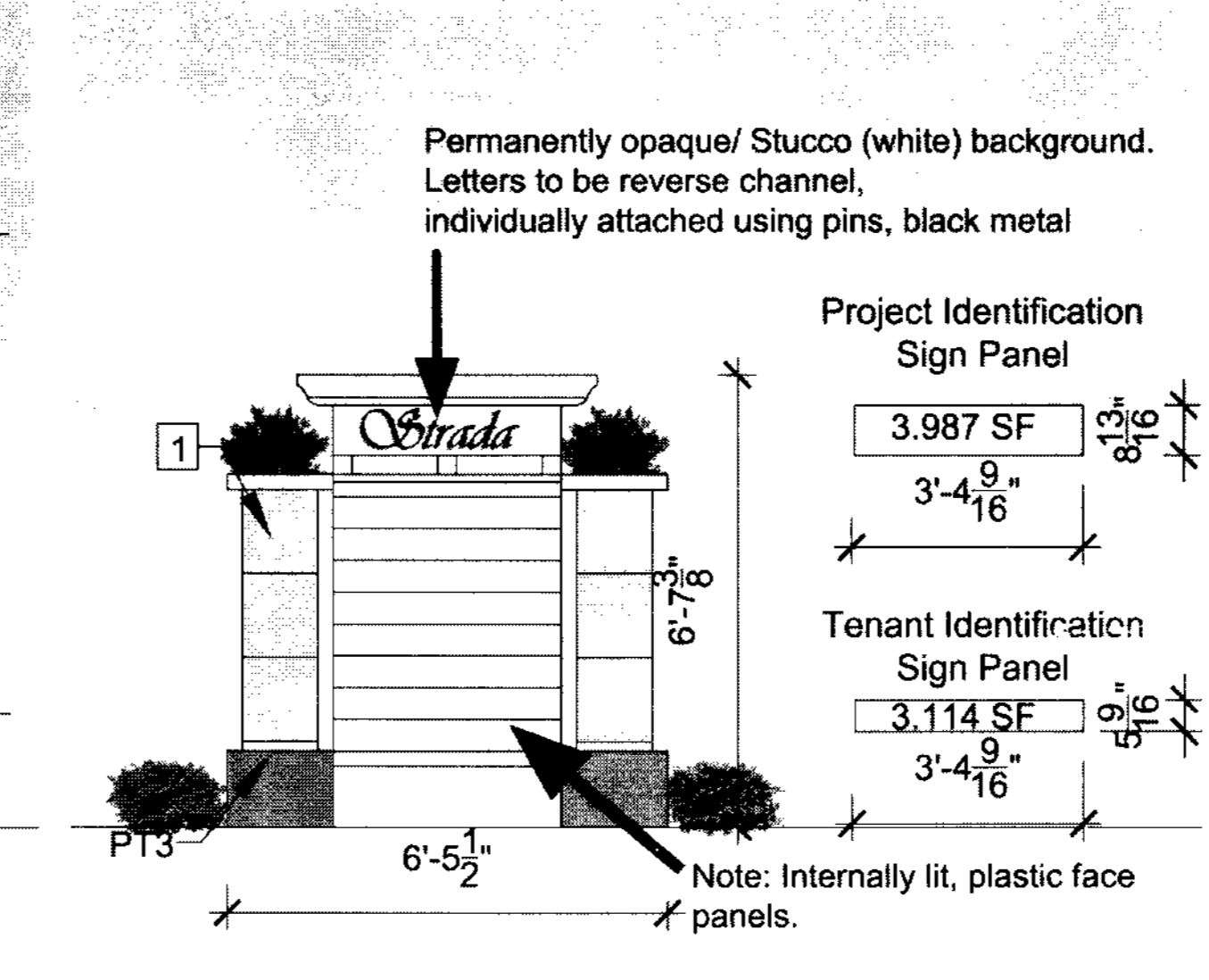
1 GROUND/MONUMENT SIGNAGE
 1/2" = 1'-0"



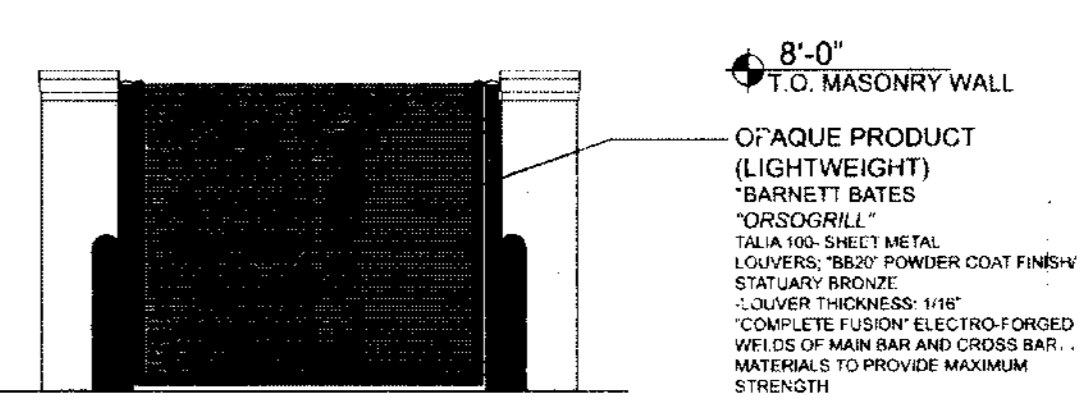
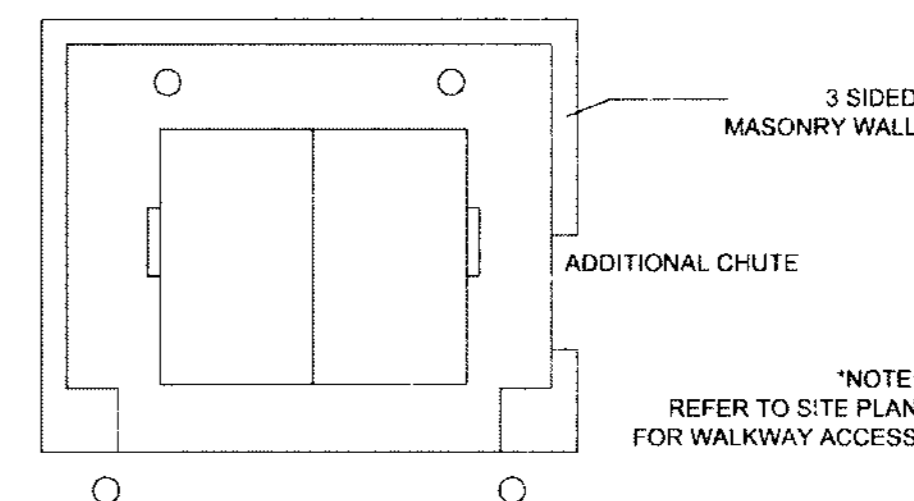
LYONS ROAD

MATERIAL LEGEND			
1	ORANGE PEEL STUCCO FINISH		
2	EIFS TRIM		

PAINT SCHEDULE		TYPE	NOTES:
PT1	SW 6157 FAVORITE TAN	SATIN	FINAL COLOR SELECTION APPROVED BY OWNER
PT2	SW 2853 NEW COLONIAL YELLOW	SATIN	FINAL COLOR SELECTION APPROVED BY OWNER
PT3	SW 6133 MUSLIN	SATIN	FINAL COLOR SELECTION APPROVED BY OWNER
PT4	SW 2826 COLONIAL REVIVAL GREEN STONE	SATIN	FINAL COLOR SELECTION APPROVED BY OWNER

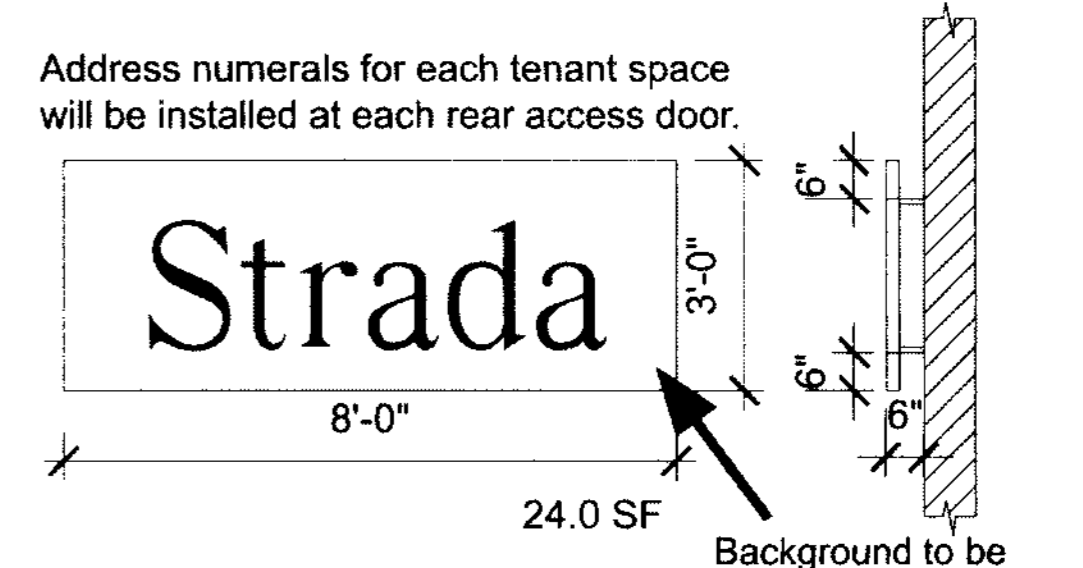


2 DIRECTORY SIGNAGE
 1/2" = 1'-0"



4 SERVICE ENCLOSURE
 1/4" = 1'-0"

Fascia Identification Signage
 (Typ. sign design uniform for fascia)
 Logo element shall be allowed for chain tenants
 Fascia sign width shall not exceed 75% of the store frontage
 Individually attached, internally lit metal channel letters, with plastic face
 Colors compatible with color palette of bldg.
 Will be constructed as follows:
 Note: One tenant sign (per side) will be permitted



3 WALL/FASCIA SIGNAGE
 1/2" = 1'-0"

Signage Code: (www.creekgov.net)

(e) Commercial, office and industrial (B-2, B-3, B-4, O-2, O-3, IO-1, IM-1, PCD and the business portions of PUD) zoning districts:
 (1) Entrance wall or ground/monument identification sign. Entrance wall signs may only list project name.
 Primary Signage: Two (2) wall signs or one (1) ground/monument identification sign per street frontage is permitted per project.
 a. The name of the development shall be derived from the main use of the premises, or by the business name. A description of the business facilities or attributes, (i.e., air-conditioned storage) is not permitted. The copy on the monument sign may include major tenants based on the following:

TABLE INSET:

total gross floor area (square feet)	min. size for major tenant designation (square feet)
less than 10,000	2500
10,000-50,000	3000
50,000-100,000	10,000
100,000-200,000	15,000
greater than 200,000	20,000

b. Permitted sign structure area shall be based on the following:
 0 - 4.9 acres - 50 sq. ft.
 5 - 19.9 acres - 100 sq. ft. *(Strada is approximately 7.96 acres, see Sec. 13-461 table below).
 20+ acres - 150 sq. ft.
 1. Ground signs in B-2, O-2 shall not exceed six (6) feet in height above adjacent crown of road. Sign structures may not exceed fifty (50) square feet.
 2. Ground signs in B-3, B-4, O-3, PCD, IO-1, IM-1 and business portions of PUD shall not exceed ten (10) feet in height above adjacent crown of road. Sign width shall not exceed twenty (20) feet.
 c. Sign letter height shall not exceed the base height limitations as delineated in section 13-461 for monument signs.
 Secondary Signage: Two (2) wall signs or one (1) ground/monument identification sign per street frontage (a minimum of three hundred (300) feet apart) is permitted per project. Entrance wall signs may only list project name.
 a. The name of the development shall be derived from the main use of the premises, or by the business name. The copy may include major tenants as designated by section 13-458(e)(1)a. above.
 b. Permitted sign area shall be a maximum of twenty-four (24) square feet with a sign face not to exceed 10.8 square feet.
 c. Ground signs shall not exceed four (4) feet in height above adjacent crown of road.
 d. Sign letter height shall not exceed twelve (12) inches in height.

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CONSULTANT

PROJECT

STRADA TOWN CENTER COCONUT CREEK, FLORIDA
 DIVERSIFIED REALTY, INC.

REVISED
 MAY - 8 2006

SEAL

REVISIONS:

#	DATE	DESCRIPTION

DRAWN BY: MM, RLS
 CHECKED BY: KD
 DATE: 08-26-05

SHEET:
 SIGNAGE PLAN
 SERVICE GATE DESIGN
SG.9
 TSPA JOB No. 04091