

City of Coconut Creek InterOffice Memorandum

To: Site Plan File - PZ-03070004

Date: December 5, 2008

From: Liz Aguiar
Development Review Supervisor 

Subject: Westcreek Plaza Site Plan
Encore Senior Village Plat
Facade signage

The Development Review Committee has accepted the following to be included within the approved site plan file. Due to the nature of the request and the negligible impacts associated with the change, no additional review is required. This memo shall serve as formal acceptance of the changes identified herein and will be archived as follows;

- 1) Planning Department's site plan approval file PZ03070004.
- 2) Digital archive file

Z:\GIS\DevServices\Planning\ScannedSitePlans\EncoreSeniorVillage\MTF Facade Signage 12-05-08.

Requested Change:

The applicant is requesting a change to the master sign plan within the approved site plan.

The applicant proposes to have all future facade signage for the Westcreek Plaza be reviewed and approved consistent with the City's Land Development Code including but not limited to the letter height, vertical and horizontal placement and requirements for logo signage. Further, as proposed by the applicant, all facade signage for those tenants who do not provide or request specialty signs per a trademark, logo or company image, be approved as green, channel lettering as shown in the previously approved site plan for the plaza.

Lastly, because this site is approximately 5± gross acres in size, facade signage shall not exceed a maximum height of 30" which is consistent with the City Land Development Code.

This request is limited to facade signage and does not propose changes to the monument sign or way-finding signage which are under separate sign review applications.

Attached to this memo is a letter from the plaza manager specifying the request. This approval is limited as stated herein and does not preclude the applicant from complying with all other requirements shown within the approved site plan.

cc: Jim Hetzel, MainStreet Project Coordinator
Heidi Solano, Planner
Natacha Josiah, Zoning Officer

E:\Development Services\LAguiar\Documents\Cases\Encore\MTF Sign Revisions 12-05-08.doc

Westcreek Plaza, LLC

Phone: 954-797-6693
Fax 954-791-8675

Mailing address:
4980 SW 52nd Street # 119
Davie, FL 33314

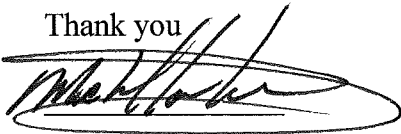
December 2, 2008

Liz Aguiar
Development Review Supervisor
City of Coconut Creek
4800 West Copans Road
Coconut Creek, FL 33063

To Whom It May Concern:

Please accept this letter as a formal request to withdraw our current sign review application for the Westcreek Plaza Shopping Center. We further request that all future facade signage applications for the plaza be reviewed and approved by the City consistent with the City Land Development Code sign requirements. However, we ask that all facade signage for those tenants who do not provide or request specialty signs per a trademark, logo or company image, be approved as green, channel lettering as shown in the previously approved site plan for the plaza.

Thank you

A handwritten signature in black ink, appearing to read "Michael Couture", enclosed within a hand-drawn oval.

Michael Couture