Development Services Department

Broward Meat and Fish, Co.
Sign Waiver

September 12, 2023

Broward Meat and Fish, Co. – Sign Waiver

<u>Request:</u>

- *Permission to install a second Main ID wall sign that is 93.4 sq. ft*

<u>Code:</u>

- *Limit of 1 Main ID per ground floor tenant with frontage*
- *Limit of 1 sqft of sign area per linear foot of frontage*

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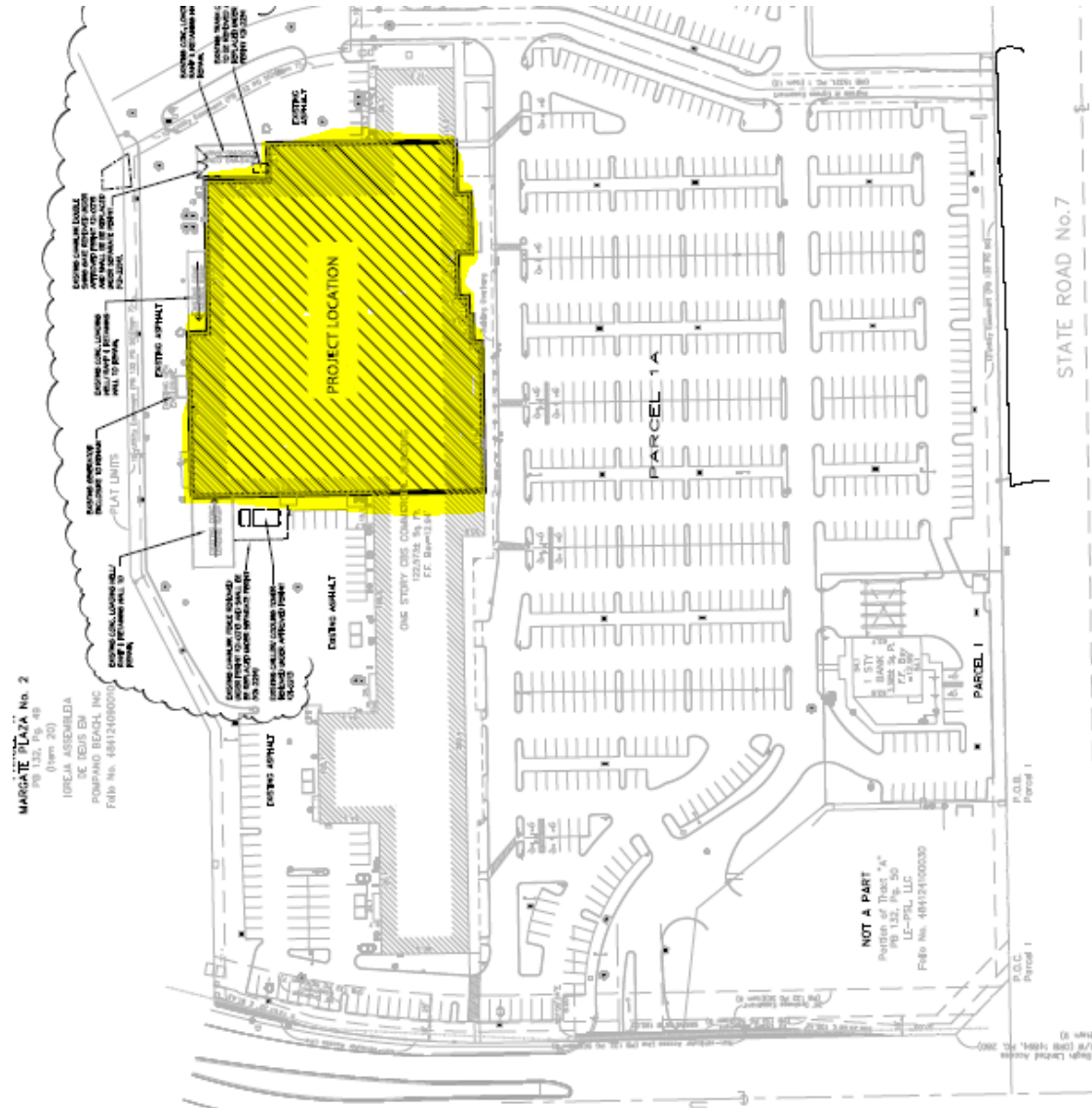
Subject Property:

- *Activity Center land use*

- *TOC-G Gateway zoning*

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Subject Property:

- *3201 N State Road 7*
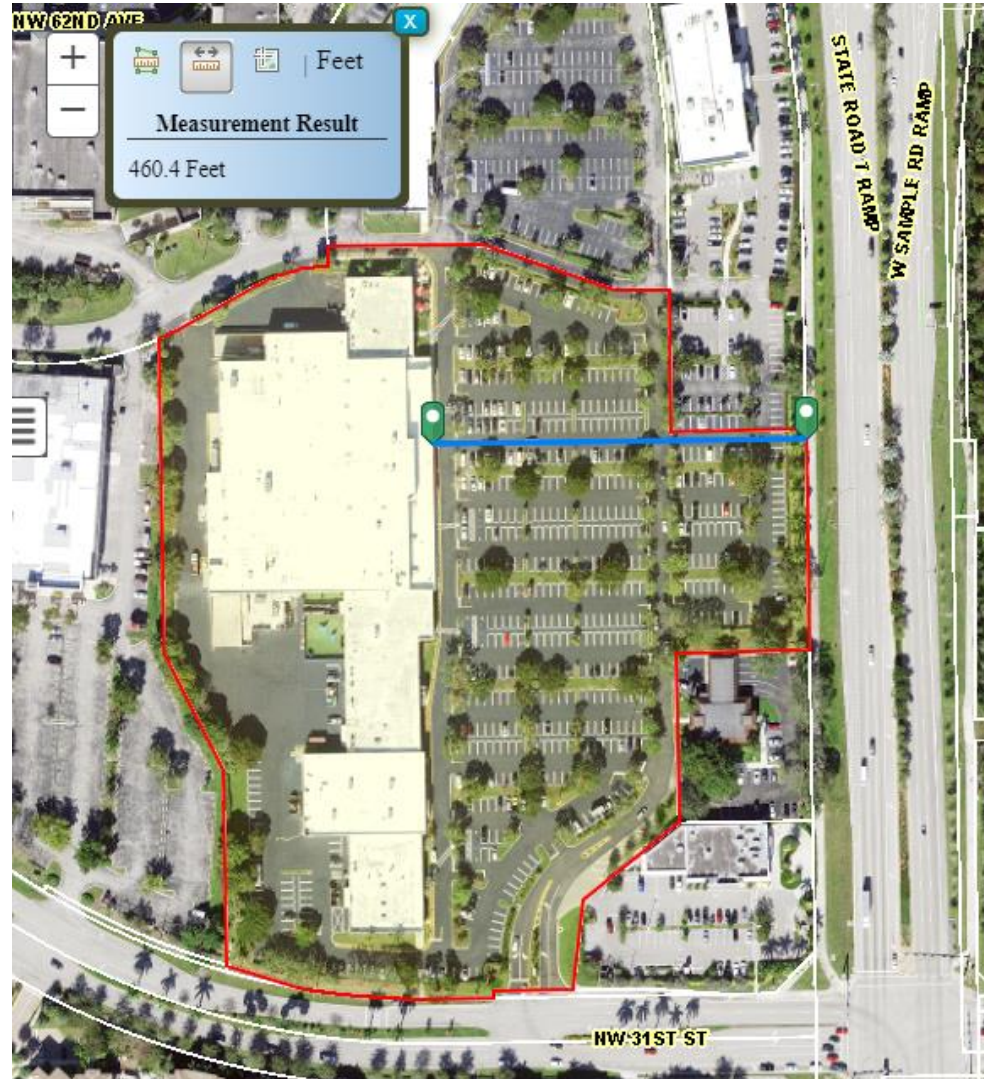
- *77,000 sq. ft store*

- *285ft of frontage*

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Limited Access:

- ~460 ft setback

- SR7 Flyover

- Only driveway on NW 31st Street

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Store Exit:

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<u>Store Entrance:</u>

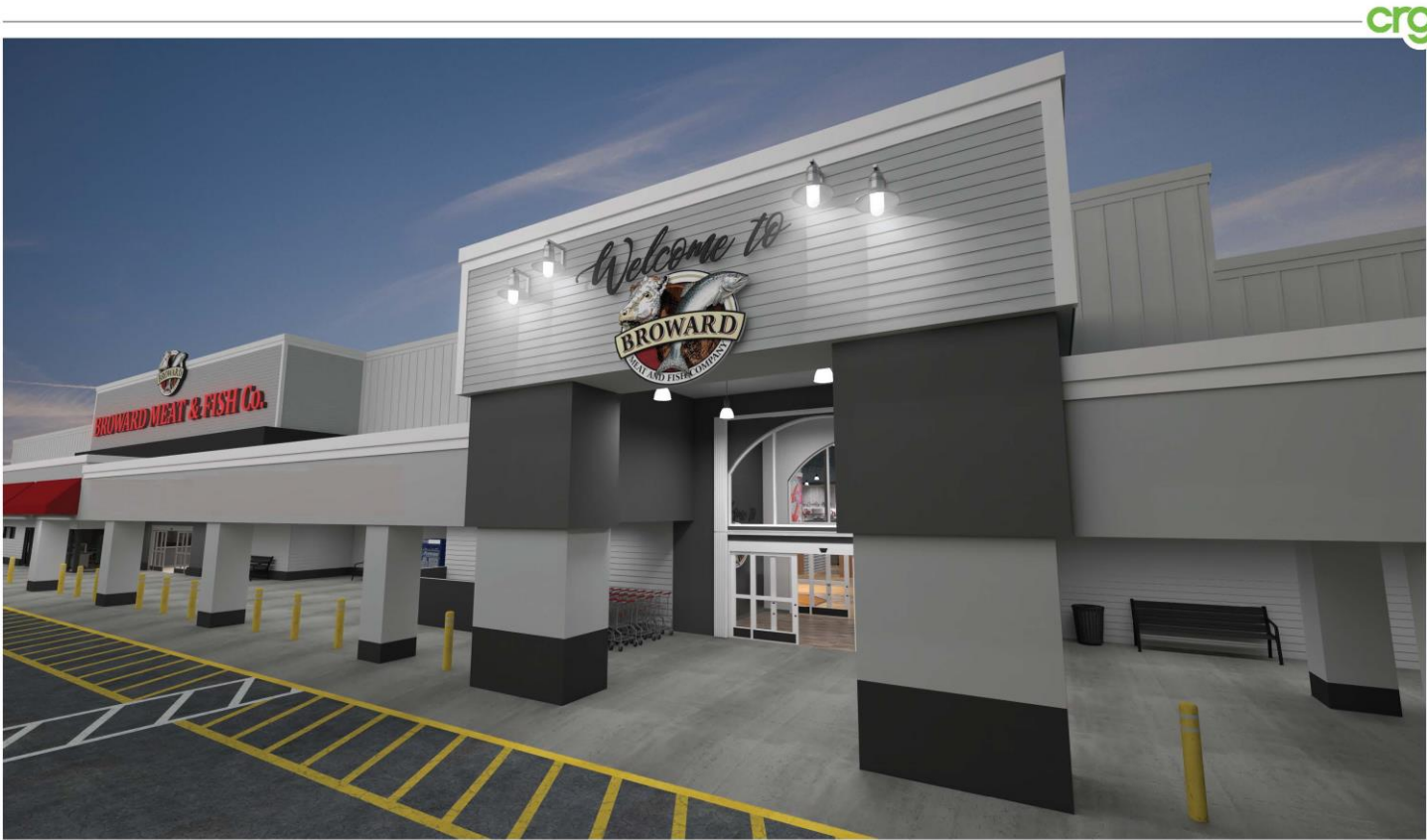# Broward Meat and Fish, Co. – Sign Waiver

Existing Condition:

- *Architecture supports two signs*

- *Currently confusing to customers*

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Proposed Sign:

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Waiver Criteria:

1) *There is something unique about the building or site configuration that would cause the signage permitted by this article to be ineffective in identifying a use or structure that would otherwise be entitled to a sign.*

2) *The granting of a waiver is not contrary to the intent of the sign code, the aesthetics of the area, or does not create a nuisance or adversely affect any neighboring properties.*

3) *Literal enforcement of this article would result in unreasonable and undue hardship upon the petitioner.*

STAFF RECOMMENDS APPROVAL