



# BOARD OF ADJUSTMENT

## Sign Waiver Application

Development Services Department, 901 NW 66th Avenue, Florida 33063

OFFICE USE ONLY

BA #: BA-03-19

Hearing Date: 7/16/2019

### PART I. TO BE COMPLETED BY APPLICANT

Name of Applicant: Creative Sign Designs

Address of Applicant: 12801 Commodity Palce, Tampa, FL 33626

Email: amentry@creativesigndesigns.com Phone: 813.749.8549

Name of Agent: Addie Mentry

Email: amentry@creativesigndesigns.com Phone: 813.749.8549

Address of Agent: 12801 Commodity Place, Tampa, FL 33626

Name of Property Owner: NORTHWEST REGIONAL HOSP INC

Address of Property Owner: 2801 N STATE ROAD 7, MARGATE FL 33063

Email: Kristen.Lindenboom@hcahealthcare.com Phone: \_\_\_\_\_

### PART II. PROPERTY INFORMATION:

Address of Property: 2801 N STATE ROAD 7, MARGATE FL 33063

Legal Description: COLONIAL PARK 115-14 B PARCEL A LESS PT DESC AS,BEG AT NW COR OF PAR A,ELY 452.35, SLY 901.8,SWLY 31.54,NLY 368.94, NWLY 92.62,WLY 363.95,NLY 485 TO POB & LESS PT DESC'D,IN OR 29350/0925, & LESS COMM N/L OF COLONIAL DR & W R/W STATE RD 7, S 588.76,W 182.43 TO POB, W 146.37,S 25.50,W 89.55,N 182.70 E 256.54,SW 98,SW 62.96 TO POB

Lot Size/Area: \_\_\_\_\_ Zoning District: CF-1 Folio #: 4841 24 06 0010

Existing Use: 73 - Privately owned hospitals Proposed Use: 73 - Privately owned hospitals

### PART III. APPLICATION REQUIRMENTS: Please submit the following to the Development Services Department:

- ✓ 1) Sign waiver application form with Part I - Part IV completed and signed.
- 2) Legal survey with embossed seal, (1 original, stamped/sealed + 2 copies\*) and 1 electronic copy in pdf format.
- ✓ 3) Layout or plan showing proposed changes; such as location of fence, building, etc. (3 paper copies and 1 electronic copy in pdf format required). ✗
- ✓ 4) PROPERTY OWNER CERTIFICATION AND PERMISSION TO PROCEED form must be completed
- ✓ 5) Cash or Check in the amount of \$200.00 payable to: CITY OF MARGATE.
- ✓ 6) Public hearing sign bond agreement and cash or check in the amount of \$150.00 payable to: CITY OF MARGATE

#### PUBLIC HEARING NOTICES:

Per Section 31-55, at least 14 days prior to a scheduled hearing, the petitioner is responsible for mailing public notice to all property owners within 1,500 feet and posting public hearing signs on the property.

Proof of mailing and affidavit must be submitted at least 10 days prior to the scheduled hearing.

**ATTENDEANCE AT HEARING IS MANDATORY FOR THE PETITIONER**

#### FEE SCHEDULE:

Sign Waiver Request: \$200.00

Sign Bond: \$150.00

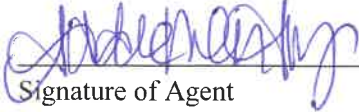
Reimburse City for Newspaper Ad



## Property Owner Certification And Permission To Proceed


This is to certify that I am the owner of the property located at 2801 N STATE ROAD 7, MARGATE FL 33063.

(Complete only if applicable) I have authorized Creative Sign Designs / Addie Mentry to make and file this application for sign waiver on my behalf. If my sign waiver application is denied, I understand that I may file an appeal within 7 days via the city clerk's office.

  
Signature of Agent

Addie Mentry

Print Name of Agent:

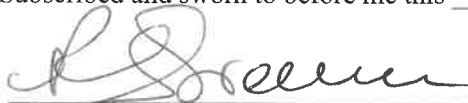
  
Signature of Property Owner:

Kristen Lindstrom

Print Name of Property Owner:

STATE OF FLORIDA,  
COUNTY OF BROWARD

Subscribed and sworn to before me this 29<sup>th</sup> day of MAY 2019.

  
Signature of Notary

PATRICIA IRORERE  
Print of type name of Notary

☒ Personally known to me

☐ Produced identification

(Notary seal)



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**PART IV. VARIANCE:**

*The process for requesting a sign waiver is documented in Section 39.19 of the Margate Code of Ordinances.*

*#See attached pages*

**Indicate the specific code a sign waiver is requested from and summarize the context:**

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The following questions must be answered to demonstrate the foundation for the sign waiver request as specifically required by the Code of Ordinances. As the applicant, you bear the burden of proving the sign waiver criteria:

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

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**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:**

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

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#### **Part IV Variance (Wall Signs):**

- 4) There is something unique about the building or site configuration what would cause the signage permitted by this code to be ineffective in identifying a use or structure that would otherwise be entitled to signage:**

Due to the size of the campus and the multiple vantage points for emergency and vehicular traffic, the wall signage permitted by code would not be sufficient for identifying the building. The campus includes multiple building entrances for specific purposes such as emergency entrances for emergency vehicles, emergency entrances for patients and family, etc.

- 5) 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 neighborhood properties:**

The existing and proposed signage would not be contrary to the intent of the signage code. The signage is meant to concisely advertise the hospital and the intent of the signage is not to take create a nuisance or adversely affect the surround areas. The signage is intended to highlight the proper use of the building's configuration.

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

Enforcement of the current signage code would certainly pose an impact to the community and the patients that we serve. Given the nature of the business, it is crucial that patients in distress and community members can effectively and easily navigate the campus so as to not delay urgent medical care.

## **Part IV Variance (Monuments):**

- 1) There is something unique about the building or site configuration what would cause the sign permitted by this code to be ineffective in identifying a use or structure that would otherwise be entitled to assign:**

Given the size and number of entry points to our campus, the signage permitted by code would be ineffective for appropriately directing patients and family members to the appropriate building and/or facility entrance.

- 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:**

The proposed monument sign conforms with existing monument signage on campus and therefore would not adversely affect any neighboring properties.

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

Enforcement of this signage code would certainly pose an impact to the community and the patients that we serve. Given the nature of our service, it is imperative that patients/community members are able to effectively and easily navigate the campus so as to not delay important medical care.

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**PART V. TO BE COMPLETED AFTER BOARD OF ADJUSTMENT ACTION.**

**Board Action:**

Approved \_\_\_\_\_ Denied \_\_\_\_\_ Tabled to: \_\_\_\_\_

List Any Special Conditions: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

\_\_\_\_\_  
Chairman of the Board of Adjustment

\_\_\_\_\_  
Date

\_\_\_\_\_  
Secretary of the Board of Adjustment

\_\_\_\_\_  
Date




## PUBLIC HEARING SIGN REMOVAL BOND AGREEMENT

I, Addie Mentry, petitioner of record and on behalf of the property owner, hereby agree that the subject public hearing sign shall be removed within two (2) business days following a final determination by the governing body. Further, it is understood that by complying with this section, the \$150 cash bond will be returned to the petitioner of record.

If said public hearing sign is not removed in two (2) business days, I hereby authorize the administration of the City of Margate to remove said sign, billing the costs of the removal of the sign to the owner of the property.

I understand that the \$150 (one hundred fifty dollar) cash bond shall be forfeited and applied against the cost of removal to the City of Margate if said public hearing sign is not removed in two (2) business days.

Northwest Medical Center  
Business Name  
  
2801 N STATE ROAD 7, MARGATE FL 33063  
Street location  
  
Signature  
5/28/19  
Date

### OFFICE USE ONLY

Date of Decision: \_\_\_\_\_

Tabled to date certain: \_\_\_\_\_

Two Business Days (after decision): \_\_\_\_\_

COMPLIED: Yes \_\_\_\_\_ No \_\_\_\_\_

If YES, initiate check request to Finance  
(601- 0000-220.18-00)

If NO, inform Finance to deposit Bond  
(001-0000-369.90-01)

Copy to Petitioner, Finance Department  
Original to File

City of Margate  
\*\*\* CUSTOMER RECEIPT \*\*\*

Batch ID: NMILLER      6/18/19 00      Receipt no: 132260

Type	SvcCd	Description	Amount
EQ		ECDV MISCELLANEOUS	
	Qty	1.00	\$200.00
EB		ECDV BANNERS	
	Qty	1.00	\$150.00

SIGN WAIVER APPLICATION  
SIGN BOND  
CREATIVE SIGN DESIGNS, LLC  
12801 COMMODITY PLACE  
TAMPA, FLORIDA 33626  
AGENT: ADDIE MENTRY

Tender detail  
CK Ref#: 98278      \$200.00  
CK Ref#: 92876      \$150.00  
Total tendered: \$350.00  
Total payment: \$350.00

Trans date: 6/17/19      Time: 9:06:33

HAVE A GREAT DAY!