



Legislation Text

File #: 20-0465, **Version:** 1

MSC 2020-06, SPG -CC Homes, 609 SW 145 Terrace, miscellaneous façade and signage changes, miscellaneous application. (Cole)

SUMMARY EXPLANATION AND BACKGROUND: PROJECT DESCRIPTION / BACKGROUND:

Francisco Lara, agent is requesting approval of architectural and signage modifications to the CC Homes tenant (formerly Le Macaron) at the Shops at Pembroke Gardens site, generally located south of Pines Boulevard and west of Southwest 145 Avenue. CC Homes will be located within building 8000.

The Shops at Pembroke Gardens was approved through SP 2005-36. An amendment was made to the site plan in 2006 (SP 2006-27, Architectural changes). Architectural modifications were last made to the tenant bay in 2014 (MSC 2014-41, Le Macaron).

BUILDINGS / STRUCTURES:

The applicant is proposing the following colors and materials for the storefront buildings:

- Sign Band: Wood tile (Balsam)
- Upper parapet band: SW 7068 (Grizzle Gray)
- Upper façade tile: Alaska gray quartz stone
- Lower façade tile: Wood tile (Balsam), Alaska gray quartz stone
- Accent: SW 7668 (March Wind)

Additionally, the removal and replacement of the 3 existing maroon awnings with three green awnings (Sunbrella Spa 4673) is proposed.

SIGNAGE:

The applicant propose one 22.5 square foot reverse channel letter wall sign reading, "CC

homes A Codina + Carr Company” in white copy.

The tenant will be bordered by two neutral pier elements (MSC 2007-07) as approved by the Planning and Zoning Board at its February 8, 2007 meeting. Staff has reviewed the proposed changes by the applicant and found them to be in compliance with the approved PCD guidelines.

STAFF RECOMMENDATION:

Staff has reviewed the proposed changes and finds that the proposal meets all code requirements. Staff therefore recommends approval of this application.