

Burk Plaza

3. The design, color, type, and lighting intensity of the lighting fixtures for all of the buildings and parking lots within Phases I & II of the shopping center shall be similar to the ones approved, herein, by the Design Review Board.

5. **DR97-80** - Approval of site plan, landscaping, elevations, and signage for Heritage Court located at the NEC of Gilbert Road and Cullumber Avenue.

1. Applicant shall submit the landscape and streetscape plan for the site and adjacent temporary parking lot for Design Review Board approval prior to issuance of a building permit.

2. The streetscape shall include trees planted at grade, with grates, as is common for other Heritage District street tree plantings. Raised planters may also be used as focal points around the street perimeter.

3. The street furniture shall be chosen from Heritage District palette as attached.

6. **DR97-82** - Approval of signage package for Burk Plaza, Phases I and II, located at the SEC of Burk Street and Baseline Road.

1. Upon review by the Planning Department Staff, all signs shall be permitted through the Building Department prior to the issuance of a sign permit.

2. All signs shall be permitted to substantially comply with renderings presented and approved by the Board at the hearing of December 11, 1997.

3. Freestanding signage adjacent to Burk Street shall provide center identification 'Burk Plaza', at the top one-third (1/3) of the sign.

4. Each freestanding sign shall not exceed sixty-three (63) square feet in area, nor eight (8') feet in height. Said height of signs shall be measured from the top of curb of the parking lot. Calculations for area shall not include architectural embellishment proposed at apex of sign.

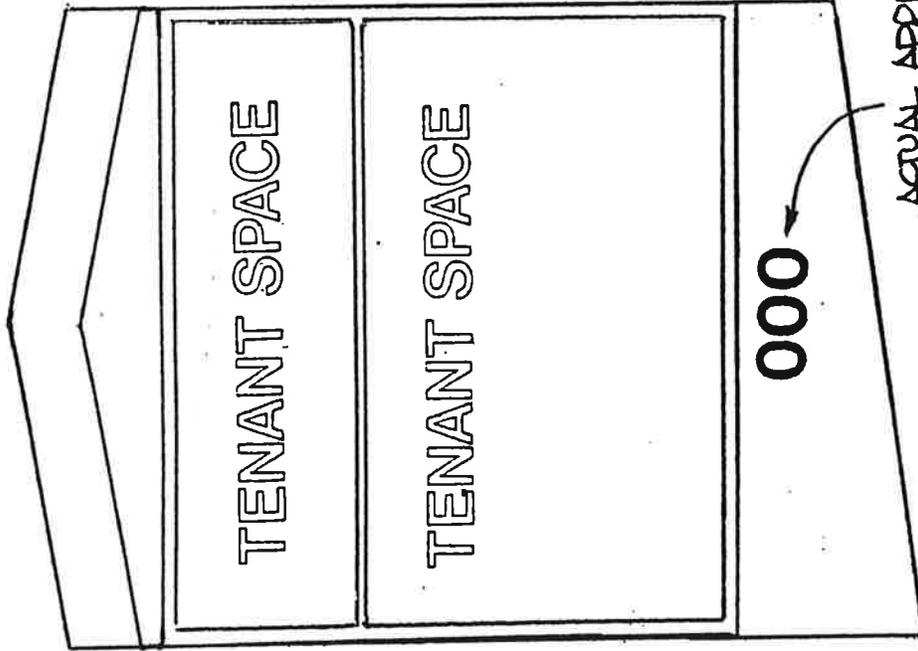
5. The freestanding monument sign adjacent to Burk Street shall be repositioned approximately eighty (80') feet to the south to provide an approximate separation from the existing AM/PM sign of one hundred fifty (150') feet.

6. Wall mounted signs for Phase I shall not exceed one-half (.5) square feet of sign area per lineal footage.

7. Wall mounted signs shall be limited to the north elevation of Building 'A', to the north and east elevations of Building 'B' and 'C', and to the north and west elevation of Building 'D'.

8. Wall mounted signs for Phase II, shall not exceed one and one-half (1.5) square feet of sign area per lineal footage.
 9. All window signage, temporary or permanent, shall be limited to twenty-five (25%) percent coverage of the window area.
 10. Exposed crossovers, conduit, transformers, and other equipment shall be concealed.
 11. All cabinets, conductors, transformers, and other equipment shall be concealed.
 12. All exterior signage shall be individually illuminated pan channel letters, flush mounted to the fascia.
 13. Signs shall not utilize the color 'black' except for trim and accent applications and treatment.
7. **DR97-83** - Approval of site plan, landscaping, preliminary grading and drainage and elevations for an LDS Church to be located on Guadalupe Road between McQueen and Cooper Roads.
1. Construction of the project shall conform with the exhibits presented and conditions stipulated by the Design Review Board at the December 11, 1997 meeting. Any revisions to the approved plans shall be reviewed by the Board prior to the issuance of a building permit for the Project.
 2. Prior to the issuance of a building permit, the applicant shall submit a final landscape plan for review and approval of the Planning Department. The final landscape plan shall include additional shrubs within the Lawn areas, subject to the review and approval of the Planning Department
 3. No more than 50% of the landscaping areas along the front property line shall be utilized for water retention purposes.
 4. Prior to the issuance of a building permit, the applicant shall submit the exterior elevations for the storage building for the Planning Department review and approval.
 5. Ground mounted mechanical equipment shall be screened from public view in its entirety by a solid wall, compatible with the exterior elevations and the perimeter wall. Roof mounted equipment shall be located no higher than the parapet wall and shall be screened in its entirety from public view.
 6. Bicycle parking shall be provided at a minimum of 6 spaces for the facilities. Location and design of bicycle parking facilities shall be provided by the Planning Department.

6'6"



ACTUAL ADDRESS
TO FOLLOW

ILLUMINATED
DOUBLE FACED EXTRUDED
ALUMINUM CABINET DISPLAY
WITH ROUTED FACES & PLEX BACKED
COPY.
MOUNTED TEXTURE FINISH PAINTED
TO MATCH BLDG.

SIGN AREA 39
SCALE 1/2" = 1'0"

