

Elkins Marcia

From: Geoff Smith [GoeffSmith@rubloffusa.com]
Sent: Wednesday, October 18, 2006 10:32 AM
To: marcia.elklns@rcgov.org
Subject: Potential new sign ordinance

Marcia,

I received your name from a Jerry Foster concerning a possible change to the sign ordinance, Ordinance No. 5197. We have the property by Kohls where we will be constructing a Petsmart and a small shops building. Our original intent had been to have our tenants put their names on the extra slots at Kohls, but it appears that the current ordinance does not allow any off premise signs. To that end we currently plan to erect a pylon sign on our property. If we were able change and allow their names on the Kohls' sign that would eliminate our sign. The new ordinance would only allow this for planned developments and site over 25 acres. Our site is not 25 acres or part of a planned development, but if there were some way to have site like ours included it would eliminate a sign. I'm not an ordinance writer but if we added something like this:

"Shopping Center Entrance Signs are also allowed for sites less than 25 acres in size or at sites without a Planned Development following the Use on Review Procedure. With the exception the of the Planned Development procedure, all other requirements of Section 15.28.215 shall be followed."

It would give developments like ours the ability to share signs as opposed to building one for each site. Please contact me to discuss this if at all possible. I have also left a message at your office.

Thank you.

Geoff

Geoff Smith

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