



17-1029

TITLE: Conduct a Public Hearing to Consider/Discuss/Act on a Sign Variance Request by Masters Car Wash Partners LLC, Appealing the Denial of a Sign Permit for Monument Signage at Masters Car Wash, Located at 7249 South Custer Road

COUNCIL GOAL: Direction for Strategic and Economic Growth

MEETING DATE: October 17, 2017

DEPARTMENT: Building Inspections

CONTACT: Jeff Harris, Chief Plans Examiner

RECOMMENDED CITY COUNCIL ACTION:

- Staff recommends denial of the Sign Variance Request.

ITEM SUMMARY:

- Applicant is requesting a Sign Variance for the Monument Sign.
- Applicant is requesting a Monument Sign height of 10' 6".
- Applicant is requesting a 60 Square Foot LED as a part of the Monument Sign.

BACKGROUND INFORMATION:

- Per the City of McKinney Sign Ordinance, the Maximum Height allowed for a Monument Sign along Custer Road is 6'. Applicant is Requesting a Variance of 4' 6" to increase the Height to 10' 6".
- Per the City of McKinney Sign Ordinance, LED Signage is Limited to 20 Square Feet. Applicant is Requesting a Variance of 40 Square Feet to increase the size to 60 Square Feet.
- Staff finds no special or unique hardship that would warrant the variance.
- Signs at this height are not compatible with the surrounding area.
- Monument LED signs at this size are not compatible with any LED monument signs in the City.

FINANCIAL SUMMARY:

- N/A

BOARD OR COMMISSION RECOMMENDATION:

- N/A

SUPPORTING MATERIALS:

[Masters Car Wash Site Plan](#)

[Monument Details](#)

[Sign Ordinance Variance Procedure](#)