

C:\Palm Aire Marketplace Master Sign Plan\Drawing Files\Drawings\Master Sign Plan\1st Resubmittal\Palm Aire Master Sign Plan.dwg, 6/19/2024 8:15:11 AM, DWG To PDF.pc3

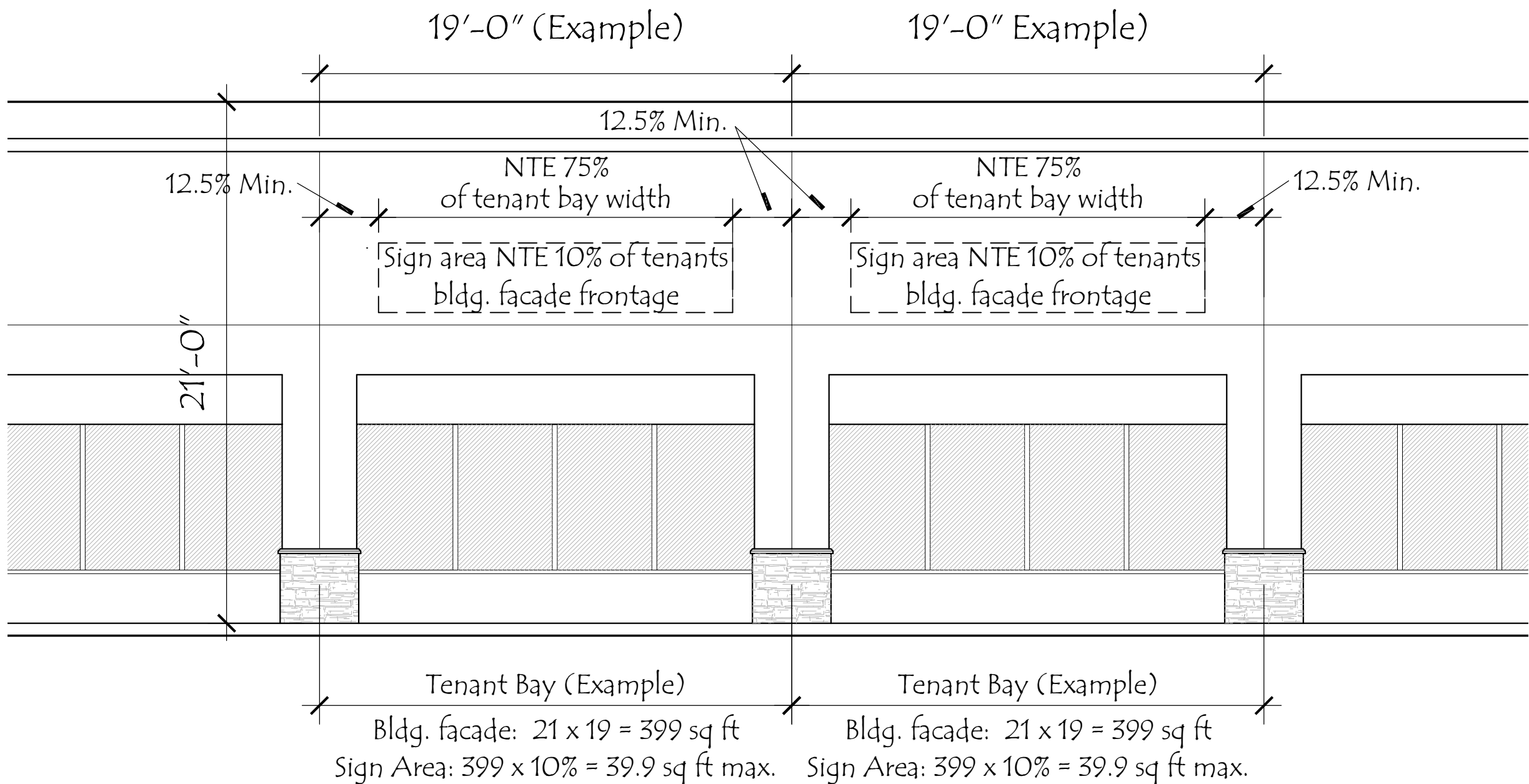
Tenant Flat (Wall) Signage:

- 1 sign is permitted per tenant with a public entrance on the first floor;
- Tenants located in a stand-alone building, on the end of a row of tenants, or a tenant occupying a corner unit may be permitted a maximum of 1 sign on up to 2 building facades;
- The permitted sign area is 10% of the tenant's building facade frontage, not to exceed 200 sq ft;
- Sign shall be placed in front of the public entrance;
- Tenants may use upper case OR upper & lower case letters for their signage;
- Final location and placement of Tenant's storefront signage is subject to the Landlords prior written approval.
- Sign copy shall be limited to the name under which the Tenant is doing business. Signs advertising more than one business per leasehold are prohibited.
- All exterior storefront signs shall be individual internally illuminated channel letters on a sign raceway, painted to match the building facade color.

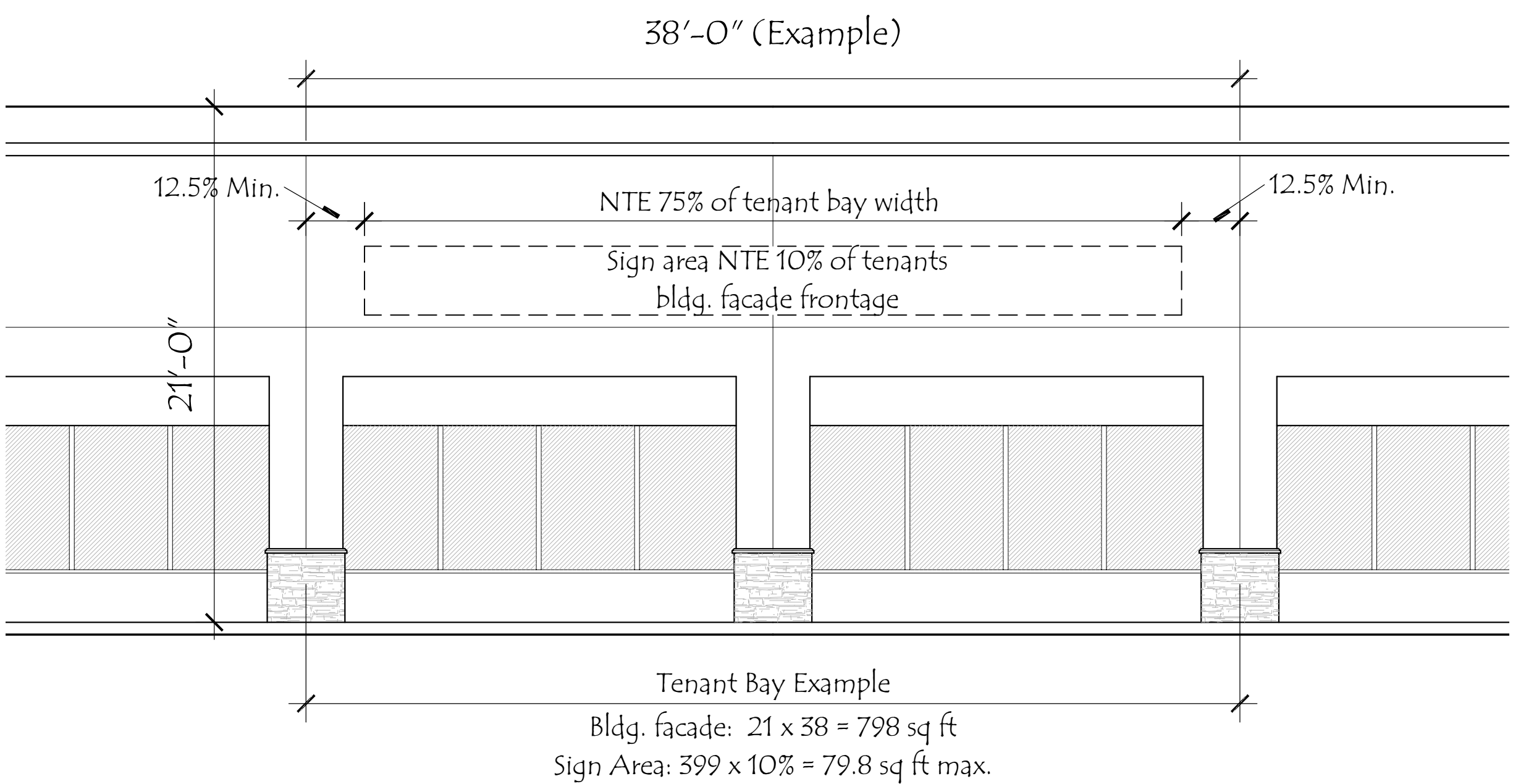
- The acrylic face color of all letters and approved logos shall be approved PRIOR to fabrication. Sample chip must be submitted with drawings. 1" metal trim cap in Black Jew elite. Channel exterior shall be Black Anodic finish or Awlgrip black urethane paint (H2008). Channel interior shall be white.
- Letters shall have a minimum height of 18 inches and maximum height of 36 inches and extend no more than 75% of the length of the storefront. Signs requiring 2 lines of copy may not exceed a total height of 36 inches.
- When a Tenant's logo is used in conjunction with the tenant's name, Tenant may seek Landlord's approval for the use of the logo in conjunction with the sign, provided the logo meets illumination specifications and the logo does not exceed the height of any letter. No product logos are permitted.
- All signage is subject to all applicable governmental approvals and permits.

Sign Area Calculations:

On a flat wall sign that is applied directly to a wall, within one module, a marquee sign or individual letter, the sign area shall be within a single continuous perimeter composed of any straight-line geometric figure(s) which encloses the extreme limits of the sign, logo or message. Where a sign is composed of individual letters, characters or symbols applied directly to a building, canopy marquee, mansard, fascia, facade, parapet, or awning, the area of the sign shall be the smallest continuous geometric shape which will enclose all of the letters, characters or symbols.



Example Tenant Flat (wall) Signage



Typ. Tenant Flat (wall) Signage

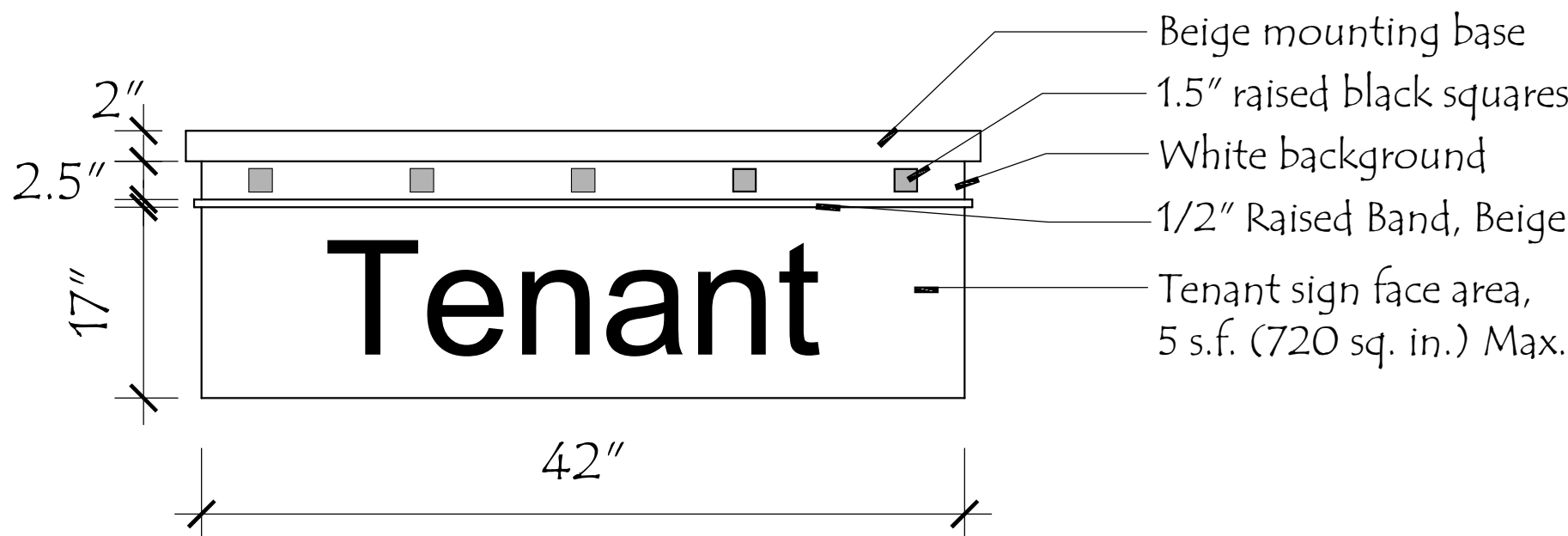
Tenant Window Signage:

- Each commercial tenant is limited to a maximum of 20% of the gross window area for tenant's frontage.
- Storefront and window signage is subject to Landlord written approval. No painted, hand-written or unprofessionally made signs will be permitted.
- Storefront windows are intended to be used as a means for customers to see inside the store and not as a means of advertising.

- Letters, decals, artwork, etc., shall not exceed more than 20% of the Tenant's glass storefront.
- Store hours will not count against the allowable square footage.
- Store hours and address shall be a white 3M vinyl.
- Frosting or mirror tinting on storefront windows is not permitted.
- No electrical or neon signs shall be permitted on the interior or exterior of the storefront windows.



Conforming Examples



Tenant Projecting (Blade) Signage

Tenant Projecting Signage:

- 1 sign per tenant with a public entrance on the first floor;
- Tenants in a corner unit may be permitted a maximum of 1 sign per elevation;
- Limited to a maximum sign area of 5 sq ft per sign;

- Signs shall be located in front of the public entrance;
- Blade signs shall be fabricated using the Landlord's standard format. All copy, including the style of lettering, must be approved by the Landlord.



Conforming Example

Mounted on sloped ceiling

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2GHO
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& PLANNING

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Palm Aire
Market Place
City of Pompano Beach, Florida

Designed: MTH
Drawn: MTH
Approved: MTH
Date: 5/17/24
Job no.
Revisions: 6/5/24
6/19/24

Seal

LC C000530

Sheet Title:
Tenant Wall &
Blade Signage

Scale: 1" = 60'

Sheet No.

MSP-3

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