



VARIANCE

Property address or Location 1889 N US Hwy 1
 Parcel ID #(s) 1433-440-0005-000-0
 Project description Publix signage

Real Sub LLC _____
Property Owner(s)
3300 Publix Corporate Pkwy
 Street Address
Lakeland FL 33762
 City State Zip
863-688-1188
 Phone Number

 Email Address

Gregory Davis, Thomas Sign & Awning Co.
Applicant/Representative, Title, Company
4590 118th Ave N
 Street Address
Clearwater FL 33762
 City State Zip
727-573-7757 x241
 Phone Number
greg.davis@thomassign.com
 Email Address

Property Owner(s) Acknowledgements: - This application will not be considered complete without the signature of all property owners of record, which shall serve as an acknowledgement of the submission of this application. The property owner's signature below shall also authorize the Applicant (if other than the property owner) and/or Representative to act in his/her behalf for the purposes of seeking approval for the application described herein.

Robert J. McGarity

Property Owner(s) Signature(s)

STATE OF Florida COUNTY Polk
 The foregoing instrument was acknowledged before me this 11th day of March, 2019, by
Robert J. McGarity who is personally known to me or has produced
 _____ as identification.

Shelly Sasnett
 Signature of Notary **Shelly Sasnett**



SHELLY SASNETT
 Commission # GG 260973
 Expires November 5, 2022
 Bonded Thru Budget Notary Services

INTAKE MEETINGS ARE REQUIRED FOR ALL SUBMITTALS. CALL (772) 467-3737

TO BE COMPLETED BY STAFF

Zoning	Future Land Use	Total Acres	Historic District	Historic Designation	
				Contributing	Individual
				Non-Contributing	None

Pre-Application Meeting Date _____
 Intake Planner _____
 Planner Assigned _____
 Approved By _____ Date _____
 Comments _____

Fees _____ Control # _____ B. Permit # _____

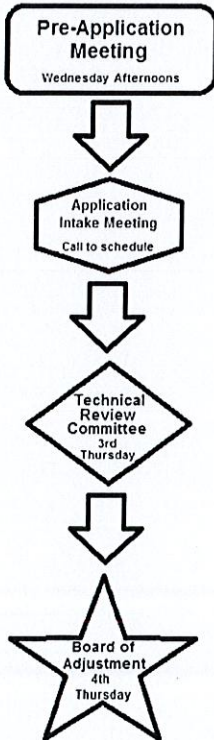
Intake Date Stamp

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Submit eight (8) hard copies and one (1) CD of the following for initial submittal, subsequent submittals will be required:

- Site plan, to scale, including all relevant improvements:
 - Existing & proposed structures
 - Landscaping & parking,
 - Fencing, signs, etc.
- As-built Survey
- Criteria Narrative
- Complete, notarized application

Application Outlook



Description of request: To increase the allowable wall signs to include "Pharmacy Drive Thru" at 24.44sf on the East (front) elevation and one additional multi-tenant pylon at the South end of property

Reason for request: Our primary concern is visibility for this location and to provide signage for the seven existing and future tenants in the Taylor Creek Commons shopping center.

Existing Use : Retail Date Property was Purchased: 3/9/18

Alterations made to the site since purchase: Total rebuild of existing Publix store

Has a request for this variance been denied in the past? Yes No

If yes, what has changed since the denial? _____

Criteria:

In order to determine whether your request for Variance meets all the criteria in Section 22-108 of the City Code, please answer the following questions. Please provide answers of questions on separate pages:

1. Describe those conditions peculiar to the specific property and not applicable to other lands, structures, or buildings in the same zoning district.
2. Do special conditions or circumstances result from actions other than that of yours? Please explain
3. Identify any undue hardships or deprivation of commonly enjoyed property rights that would result in the literal interpretation of the code for the zoning district.
4. What is the minimum variance that would give the reasonable use of the land, building, or structure?
5. Explain how the variance request would not impair the intent of the zoning ordinance or be detrimental to the general public welfare: