

Case Number: PUD-329-A-1
Minor Amendment

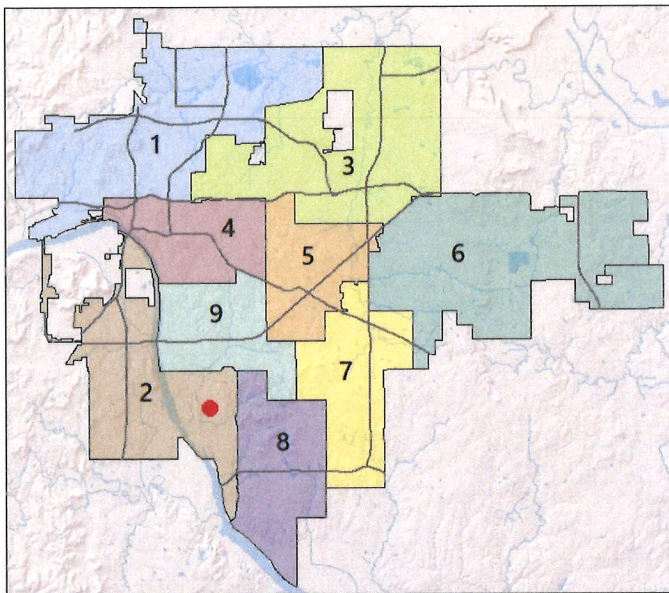
Hearing Date: April 6, 2022

Case Report Prepared by:
Jay Hoyt

Owner and Applicant Information:
Applicant: Lori Worthington – A-MAX Sign Co., Inc.

Property Owner: GCM SO LLC

Location Map:
(shown with City Council Districts)



Applicant Proposal:

Concept summary: PUD minor amendment to add a monument sign to allowable signage.

Gross Land Area: 2.19 Acres

Location: South of SEC E 71st St S and S Lewis Ave

7335 S Lewis Ave

Lot 1, Block 1 South Lewis Plaza Amended

Zoning:
Existing Zoning: OM/RD/PUD-329-A
Proposed Zoning: No Change

Comprehensive Plan:
Land Use Map: Neighborhood Center
Growth and Stability Map: Growth

Staff Recommendation:
Staff recommends approval.

Staff Data:
TRS: 8138

City Council District: 2
Councilor Name: Jeannie Cue

County Commission District: 3
Commissioner Name: Vicki Adams

SECTION I: PUD-329-A-1 Minor Amendment

Amendment Request: Modify the PUD Development Standards to add a monument sign to the allowable signage.

The current PUD development standards refer to signage allowed in the OM zone, which limits the PUD to one sign, which can be a wall, projecting or freestanding sign. There is one existing wall sign located on the one building within the subject lot. The applicant is proposing that, in addition to the wall sign, a monument sign be allowed displaying the names of the tenants of the building as shown on the exhibit provided by the applicant.

The monument sign shall be limited to 10 ft in height and 50 sf in area. Wall signs shall be allowed with a maximum area of 32 sf in area or 0.30 sf per linear foot of street frontage, whichever is greater, but in no case exceed 150 sf in area, which is the allowable sign area for lots located in the OM zone per Section 60.060-C of the City of Tulsa Zoning Code.

Staff Comment: *This request is considered a Minor Amendment as outlined by Section 30.010.1.2.c(12) of the City of Tulsa Zoning Code.*

"Modifications to approved signage, provided the size, location, number and character (type) of signs is not substantially altered."

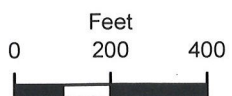
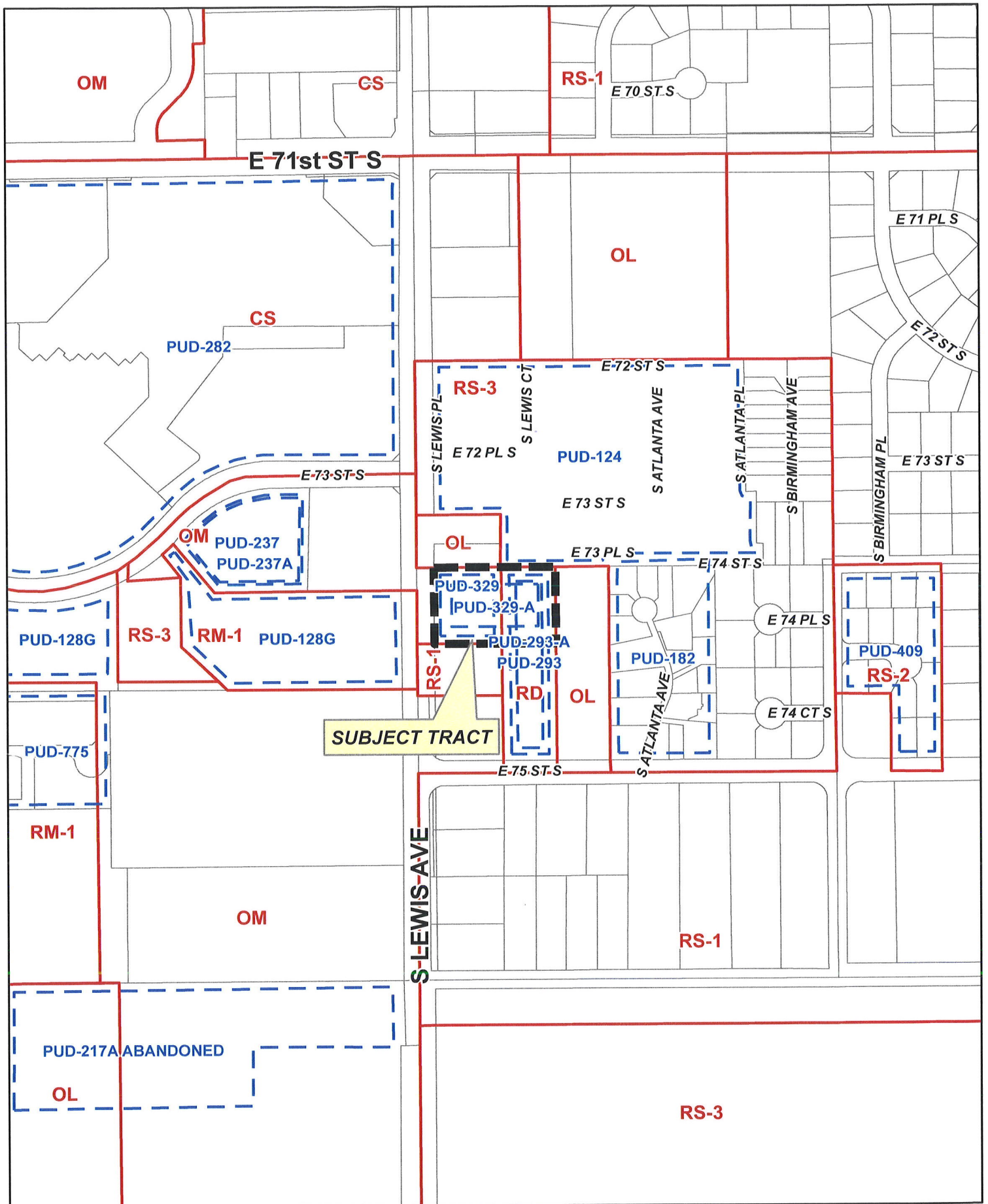
Staff has reviewed the request and determined:

- 1) PUD-329-A-1 does not represent a significant departure from the approved development standards in the PUD and is considered a minor amendment to PUD-329-A.
- 2) All remaining development standards defined in PUD-329-A shall remain in effect.

Exhibits included with staff report:

- INCOG zoning case map
- INCOG aerial photo
- INCOG aerial photo (enlarged)
- Applicant Sign Illustration
- Applicant Site Plan
- Applicant Site Plan (enlarged detail)

With considerations listed above, staff recommends **approval** of the minor amendment to add a monument sign to the allowable signage of the PUD.



PUD-329-A-1

18-13 08





0 200 400
Feet



Subject
Tract

PUD-329-A-1

18-13 08

Note: Graphic overlays may not precisely
align with physical features on the ground.

Aerial Photo Date: 2020/2021



2.4



S LEWIS AVE

S LEWIS PL

S LEWIS CT

E 73 ST S

E 73 PLS

0 50 100
Feet



Subject
Tract

PUD-329-A-1

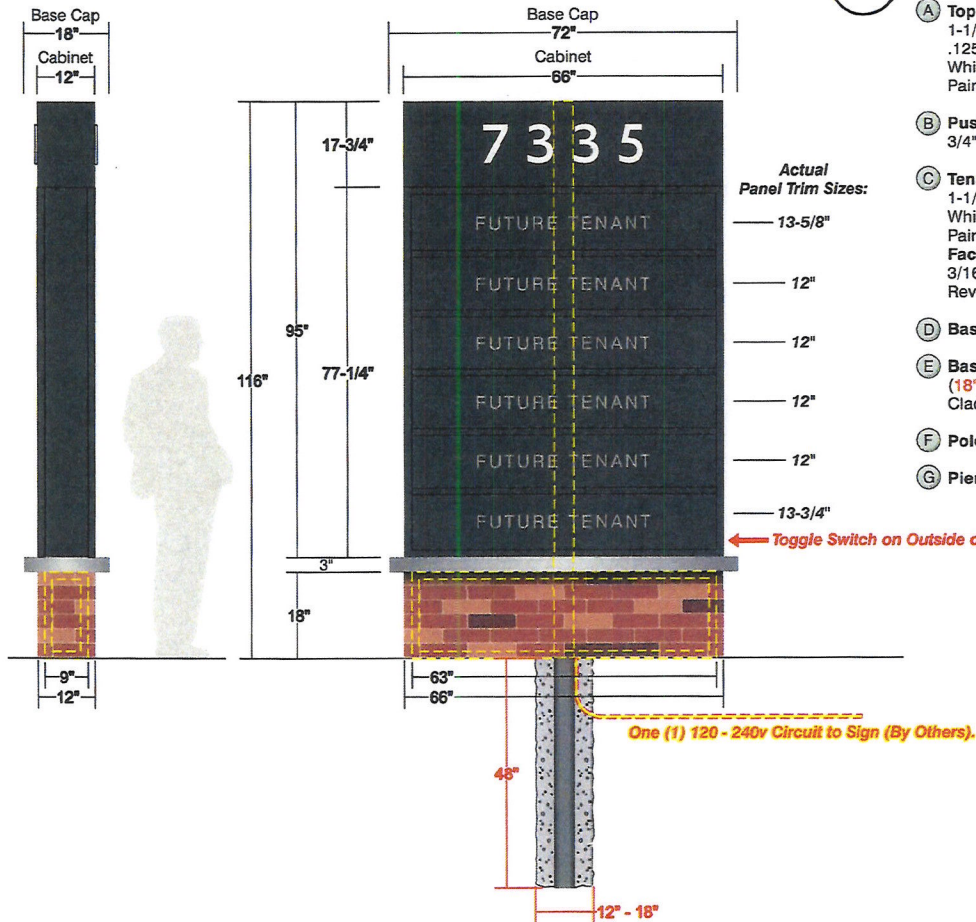
18-13 08

Note: Graphic overlays may not precisely
align with physical features on the ground.

Aerial Photo Date: 2020/2021



2.5



TENANT MONUMENT

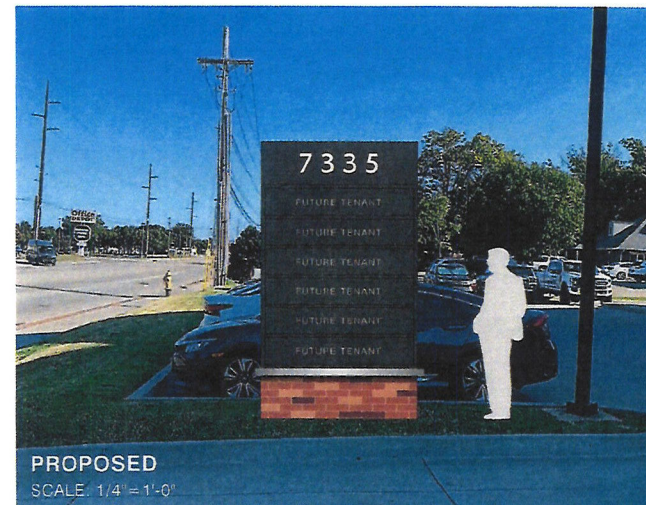
SCALE: 1/2"=1'-0"

3.0

- A Top Address Cabinet:**
1-1/2" Alum. Angle Frame,
.125" Alum. Face Panels w/ Routed Push-Thru Copy, .063" Alum. Filler Panels,
White LED Illumination,
Painted Finish - Black (Matte).
- B Push-Thru:**
3/4" Thick Clear Acrylic, 3630 White Vinyl on Face / 3635-70 Diffuser on Back.
- C Tenant Cabinet:**
1-1/2" Alum. Angle Frame w/ .063" Alum. Filler Panels, 1-1/2" Retainers / Divider Bars,
White LED Illumination,
Painted Finish - Black (Matte).
Face Panels:
3/16" 7328 White Acrylic w/ 3630-22 Matte Black Vinyl on Faces.
Reverse Cut Tenant Graphics - TBD.
- D Base Cap:** 3" Alum. Sq. Tube, Painted Finish - Brushed Alum (Satin).
- E Base / Pole Cover:**
(18" Tall x 9" Deep x 63" Wide) 1-1/2" Alum. Angle Frame w/ 1/2" Plywood Filler,
Clad w/ 1" Thick Faux Brick Panels.
- F Pole:** 4" x 4" x 1/4" Wall Sq. Tube Steel, Length Required - 14'.
- G Pier:** 12" -18" Dia, x 4' Deep, Concrete Fill.

Toggle Switch on Outside of Cabinet w/ J-Box Inside, Power Pulled from Light Pole (By Others).

One (1) 120 - 240v Circuit to Sign (By Others).



a-max
SIGN COMPANY, INC.

www.amaxsign.com

9520 E. 55th Place
Tulsa, Oklahoma 74145
ph. (918) 622-0651 ... fax. (918) 622-0659

QUALITY | VALUE | ASSURANCE

SCALE: AS NOTED MINI PROFILES 11 & 17

DATE: 9 / 28 / 21

FILE : 3.0 Tnt Mmnt

SALES REP: Chris Krohn

DRAWN BY: JB FINAL: RAM

PROJECT: Southern Oaks

LOCATION: Tulsa, OK

ADDRESS: 7335 S Lewis

CLIENT APPROVAL SIGNATURE & DATE:

UL LISTED
All signs and outline lighting must comply with Article 600 of the N.E.C. standards, including proper grounding and bonding.

REVISIONS:

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5.	

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FINAL APPROVAL FOR PRODUCTION

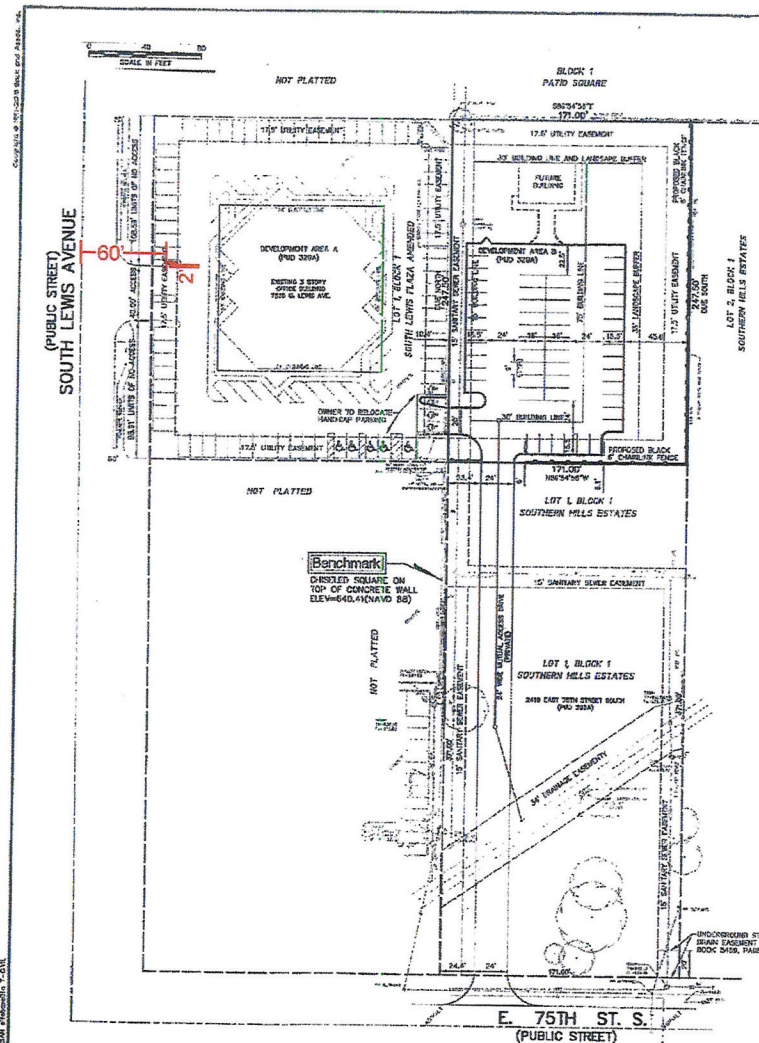
FINAL
RAM 11/8/2021

Project Manager:

WORK ORDER
58710

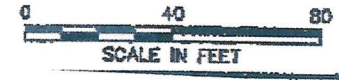
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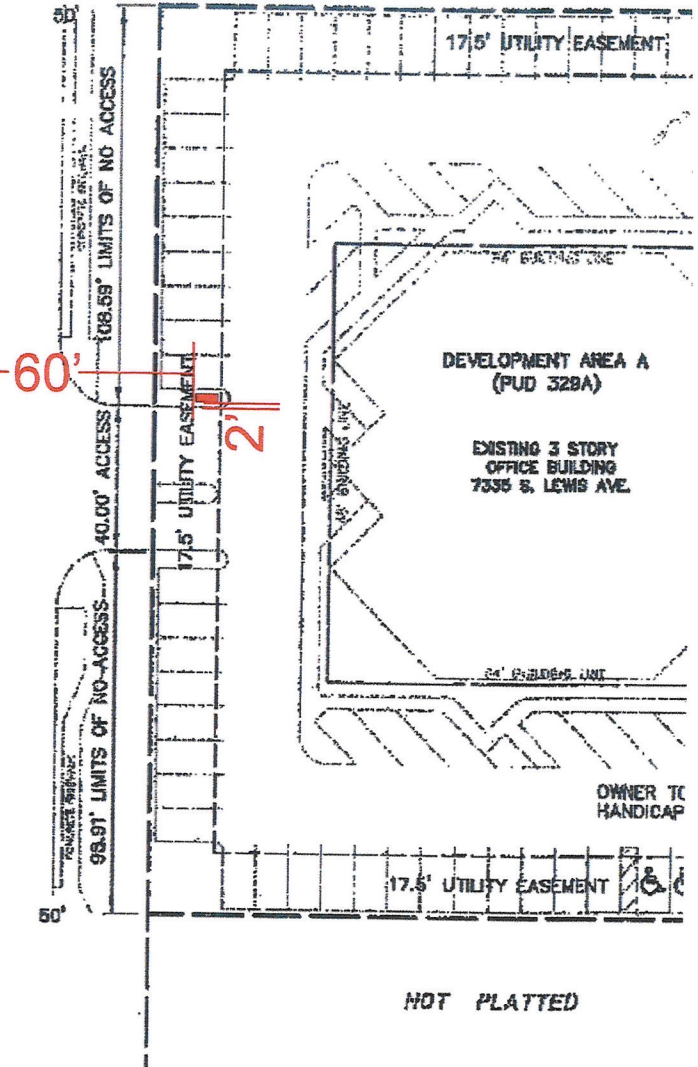
SOUTHERN OAKS
7335 S LEWIS
TULSA, OK

EXPLODED VIEW



NOT PLATTED

(PUBLIC STREET)
SOUTH LEWIS AVENUE



828