



I N V E S T M E N T S

November 2, 2016

Via Federal Express

Planning, Zoning
City of Delray Beach
100 NW 1st Ave
Delray Beach, FL 33444

**Re: Waiver of Sign Code – LDR Section 4.6.7 (J)(3) – Prohibited Signs
 New Proposed Exterior Building Signage on Parapet
 Gator Linton Partners Ltd – Applicant
 1425 -1585 S Congress Ave Delray Beach FL – Property Location**

To Whom It May Concern:

Please accept this letter and related “Zoning Hearing Application” as a formal request for a “Waiver” of the Sign Code at the above property.

In connection with the same please find attached the following items:

1. **Master & Blanket Sign Program Application Planning & Zoning Department (Waiver);**
2. **Application Fee (\$1,000.00 Fee);**
3. **Existing Elevations;**
4. **Proposed Elevations;**
5. **Photographs of Existing Conditions;**
6. **Existing Survey;**
7. **Justification Statement.**

(See Attached Schedule 1)

Please feel free to contact me via email or on my below cell phone with any questions/ concerns.

In the meantime thank you in advance for your consideration of this application.

Sincerely,

Sammy Salem
Gator Linton Partners, LTD
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Cell: 786-236-9188

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cc: Bill Goldsmith – Gator Investments
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cc: James Goldsmith – Gator Investments
Email: "jag@gatorinvestments.com"

cc: Connor Mckee – Gator Investments
Email: "cmckee@gatorinv.com"

cc: Lourdes Picanes – Gator Investments
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Schedule 1 – Justification Statement
Waiver of Sign Code – LDR Section 4.6.7 (J)(3) Prohibited Signs
New Proposed Exterior Building Signage on Parapet
1425-1585 S Congress Ave Delray Beach, FL (Property)

1. I-95 Allowable Signage & HVAC Screen Walls

- Existing Building Faces I-95 and Gator Linton Partners LTD has recently been approved to install up to 160 sf of signage for Junior Anchor and Anchor Tenants
- In addition Gator Linton Partners LTD has recently been approved to Install HVAC screen walls

2. Substantial Improvement Over Existing Building Appearance

- See attached “Existing” & “Proposed” Building Elevations
- We feel the proposed elevations to be a substantial improvement over the existing conditions
- We further feel that we can improve the Building Appearance by installing the newly approved 160 sf signs on the HVAC screen walls

3. Proposed Signage on Parapet (if Approved) Will Not Result in Approval of Anything More Permissive than the Minimum Needed

- The proposed signs are needed to ensure the same is **BOTH** Readable from the Street **AND** would be more Symmetrical/ Harmonious/ Proportionate if installed on Parapet Wall

4. Intent of Sign Code is Maintained as it relates to the Buildings facing I-95

5. Character of the Community and Neighborhood is NOT Diminished