



**AGENDA ITEM SUMMARY FORM**

**PROPOSED MEETING DATE:** May 13, 2026  
**PREPARED BY:** Michael Burrell, Director  
**DEPARTMENT:** Development Services

**AGENDA ITEM DESCRIPTION:**

**Consideration, discussion, and possible action on a Coordination Sign Plan for 13207 Bois D’Arc Lane.**

*Applicant: Elevate Sign Group*

*Owner: 13400 Highway 290 AGV LLC*

**BACKGROUND:**

This Coordinated Sign Plan (CSP) is for the new storage units being constructed at 13207 Bois D’Arc Lane, which is behind the recently opened Minimax Travel Center, and near the intersection of US 290 and Bois D’Arc Lane. The project consists of 4 buildings with storage units. Two of the buildings are larger with internal corridors and interior storage units, and the other two buildings have exterior accessible storage units.

This CSP would allow for 370.5 square feet of attached (wall) signage on the property. The attached signs are only on buildings A and D. If each building A, B, C, D were permitted as stand-alone buildings, the total allowable square footage would be 534 SF, so the requested amount of signage for the entire property is 163.5 square feet less, however, if only buildings A and D are considered, the total amount of signage is 211.5 square feet, or 159 square feet less than requested.

Through a Coordinated Sign Plan the developer is able to aggregate allowable signage from one building and transfer it to another. This is the case with this CSP, the allowable signage for buildings B and C are transferred to buildings A and D. This allows additional signage on buildings A and D, and in this case, no signage on buildings B and C. No sign in the CSP exceeds the maximum size of a sign allowed under code, which is 225 SF. The largest sign is “Sign B” at 171.2 SF. The CSP included a combination of illuminated channel letters signs and non-illuminated flat panel (FCO) type signs.

**LEGAL REVIEW:** No  
**FISCAL IMPACT:** No  
**PRESENTATION:** No  
**ATTACHMENTS:** Yes

- Coordinated Sign Plan
- Aerial Image

**ACTIONS:**

<i>Discretion</i>	Discretionary
<i>Subdivision Review Type</i>	Not Applicable
<i>Actions</i>	Approve, Approve with Conditions, Deny, Postpone

**STAFF RECOMMENDATION:**

It is the City Staff’s recommendation that the Planning and Zoning Commission approve a Coordination Sign Plan for 13207 Bois D’Arc Lane.

**PLANNING & ZONING COMMISSION:**                      **Recommend Approval**                      **Disapproval**                      **None**