

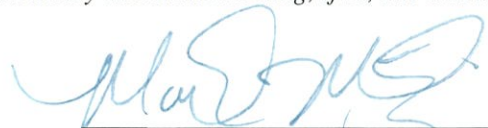
**NOTICE OF DEVELOPMENT STANDARDS REVIEW TASK FORCE REGULAR MEETING
CITY OF SOUTH PADRE ISLAND**

TUESDAY, DECEMBER 14, 2021
10:00 AM AT THE MUNICIPAL BUILDING,
CITY COUNCIL CHAMBERS, 2ND FLOOR
4601 PADRE BOULEVARD, SOUTH PADRE ISLAND, TX

1. Call to Order
2. Pledge of Allegiance
3. **Public Comments and Announcements:** *This is an opportunity for citizens to speak to the Task Force relating to agenda or non-agenda items. Speakers are required to address the Task Force at the podium and give their name before addressing their concerns. [Note: State law will not permit the Development Standards Review Task Force to discuss, debate or consider items that are not on the agenda. Citizen comments may be referred to City Staff or may be placed on the agenda of a future Development Standards Review Task Force meeting]*
4. **Regular Agenda**
 - 4.1. Discussion and action to approve minutes of the October 12, 2021 Regular Meeting.
 - 4.2. Discussion and action regarding a variance request by Zeev Tafel from Section 3.4.7 Color, (iii) Specific Provisions, (b) Number of colors allowed: (ii) Five colors for buildings greater than 5,000 sq. ft. (1) Two body colors may be applied to façade rhythm of 20' to 30' bays of the City's Form Base Code Design Guidelines, and from Chapter 15 Signs, Section 15-2 Definitions, Section 15-2.1 Rules and procedures governing art in public spaces, Section 15-7 Sign Standard of the City's Code of Ordinances. The applicant is requesting to leave the sidewall a pink color and add a mural to be located at 2216 Padre Boulevard. (Lot 1 Block 27, Padre Beach Subdivision, Section III)
5. Adjourn

NOTE: *One or more members of the City of South Padre Island City Council may attend this meeting; if so, this statement satisfies the requirements of the OPEN MEETINGS ACT.*

DATED THIS THE 9TH DAY OF DECEMBER 2021



Marta Martinez, Assistant City Secretary

I, THE UNDERSIGNED AUTHORITY, DO HEREBY CERTIFY THAT THE ABOVE NOTICE OF MEETING OF THE DEVELOPMENT STANDARDS REVIEW TASK FORCE OF THE CITY OF SOUTH PADRE ISLAND, TEXAS IS A TRUE AND CORRECT COPY OF SAID NOTICE AND THAT I POSTED A TRUE AND CORRECT COPY OF SAID NOTICE ON THE BULLETIN BOARD AT CITY HALL/MUNICIPAL BUILDING ON **DECEMBER 9, 2021**, AT/OR BEFORE 5:00 PM AND REMAINED SO POSTED CONTINUOUSLY FOR AT LEAST 72 HOURS PRECEDING THE SCHEDULED TIME OF SAID MEETING.



Marta Martinez, Assistant City Secretary

THIS FACILITY IS WHEELCHAIR ACCESSIBLE, AND ACCESSIBLE PARKING SPACES ARE AVAILABLE. REQUESTS FOR ACCOMMODATIONS OR INTERPRETIVE SERVICES MUST BE MADE 48 HOURS PRIOR TO THIS MEETING. PLEASE CONTACT BUILDING OFFICIAL, GEORGE MARTINEZ AT (956)761-8103.

**CITY OF SOUTH PADRE ISLAND
DEVELOPMENT STANDARDS REVIEW TASK FORCE
AGENDA REQUEST FORM**

MEETING DATE: December 14, 2021

NAME & TITLE: Marta Martinez

DEPARTMENT: Planning/Parks & Rec. Department

ITEM

Discussion and action to approve minutes of the October 12, 2021 Regular Meeting.

ITEM BACKGROUND

Approve October 12, 2021 Regular Meeting Minutes.

BUDGET/FINANCIAL SUMMARY

N/A

COMPREHENSIVE PLAN GOAL

N/A

LEGAL REVIEW

Sent to Legal: No

Approved by Legal: No

RECOMMENDATIONS/COMMENTS:

<p style="text-align: center;">MEETING MINUTES CITY OF SOUTH PADRE ISLAND DEVELOPMENT STANDARDS REVIEW TASK FORCE</p>

TUESDAY, OCTOBER 12, 2021

1. CALL TO ORDER

The Development Standards Review Task Force Members of the City of South Padre Island, Texas held a Meeting on Tuesday, October 12, 2021 at the Municipal Complex Building, 2nd Floor, 4601 Padre Boulevard, South Padre Island, Texas. Chairman Gabriel Vanounou called the meeting to order at 9:00 a.m. A quorum was present: Task Force Member Gary Johnson, Brian Kohl and Charles Fox. Task Force Member with an unexcused absence was Cindi Love.

City staff members present were: City Manager Randy Smith, Public Works Director C. Alejandro Sanchez, and Planning Coordinator Marta Martinez. Also present was Council Member Ken Medders.

2. PLEDGE OF ALLEGIANCE

Chairman Vanounou led the Pledge of Allegiance.

3. PUBLIC COMMENTS AND ANNOUNCEMENTS.

None.

4. REGULAR AGENDA

4.1 DISCUSSION AND ACTION TO APPROVE MINUTES OF AUGUST 10, 2021 REGULAR MEETING.

Chairman Vanounou commented that at the August 10, 2021 regular meeting agenda item 4.4 there was an applicant requesting to change an existing monument sign with new design. The existing sign had fallen due to the wind. The Task Force discussed the issue with the applicant and all came to an agreement that they will be able to restore their existing sign. Chairman Vanounou then stated that the applicant had replaced the monument sign with a new design and asked for a staff report. Public Works Director C. Alejandro Sanchez stated that the sign proposed after the meeting was a multi-tent sign which was in compliance and allowed. Chairman Vanounou expressed his concerns and would like clarification on what is considered a multi-tent.

Chairman Vanounou made a motion, seconded by Task Force Member Johnson to approve the August 10, 2021 regular meeting minutes as submitted. Motion carried unanimously.

4.2 DISCUSSION AND ACTION REGARDING A VARIANCE REQUEST BY DEBORAH & BOBBY BLANSETT FROM CHAPTER 15 SIGNS, SEC. 15-2 DEFINITIONS, SEC. 15-2.1 RULES AND PROCEDURES GOVERNING ART IN PUBLIC SPACES OF THE CITY'S CODE OF ORDINANCES. APPLICANT IS REQUESTING APPROVAL TO HAVE A MURAL PAINTED ON AN OUTSIDE WALL (EAST SIDE) LOCATED AT 200 W BAHAMA ST. (LOT 12, BLOCK 81, PADRE BEACH SUBDIVISION, SECTION VI)

Chairman Vanounou announced the item from the agenda and for asked for a staff report. Public Works Director C. Alejandro Sanchez gave a brief presentation. Deborah Blansett, applicant is requesting to have a mural painted on the outside wall (east side). The Task Force expressed their comments/concerns regarding mural art. After some discussion Charmin Vanounou made a motion, seconded by Task Force Member Johnson to approve a mural to be painted on the outside wall without the company name. The motion carried unanimously.

5. ADJOURN.

There being no further business, Chairman Vanounou adjourned the meeting at 10:24 a.m.

Marta Martinez, Planning Coordinator

Gabriel Vanounou, Chairman

**CITY OF SOUTH PADRE ISLAND
DEVELOPMENT STANDARDS REVIEW TASK FORCE
AGENDA REQUEST FORM**

MEETING DATE: December 14, 2021

NAME & TITLE: Alex Sanchez, Public Works Director

DEPARTMENT: Planning/Parks & Rec. Department

ITEM

Discussion and action regarding a variance request by Zeev Tafel from Section 3.4.7 Color, (iii) Specific Provisions, (b) Number of colors allowed: (ii) Five colors for buildings greater than 5,000 sq. ft. (1) Two body colors may be applied to façade rhythm of 20' to 30' bays of the City's Form Base Code Design Guidelines, and from Chapter 15 Signs, Section 15-2 Definitions, Section 15-2.1 Rules and procedures governing art in public spaces, Section 15-7 Sign Standard of the City's Code of Ordinances. The applicant is requesting to leave the sidewall a pink color and add a mural to be located at 2216 Padre Boulevard. (Lot 1 Block 27, Padre Beach Subdivision, Section III)

ITEM BACKGROUND

The applicant obtained a Commercial Painting Permit #20211148 to paint proposed building. The permit was to paint exterior main building color Toque White, the trim Flower Power and the accent Cyberspace. The applicant is now requesting to leave the south side wall pink exceeding 30' bay and add a butterfly with a cancer ribbon dedicated to breast cancer awareness located at 2216 Padre Boulevard, Lot 1 Block 27, Padre Beach Subdivision, Section III. Attached is a picture of proposed mural. The subject property is located on the corner of Padre Boulevard and E. Marlin Street and is zoned Padre Boulevard South Character Zone "PBS". The color Flower Power was identified as an allowable color for the body. The building is over 5,000 sf and are allowed up to five colors which include two body colors in rhythm of 20' to 30' bays, one trim, one accent, and one roof color.

BUDGET/FINANCIAL SUMMARY

N/A

COMPREHENSIVE PLAN GOAL

N/A

LEGAL REVIEW

Sent to Legal: No

Approved by Legal: No

RECOMMENDATIONS/COMMENTS:



Padre Boulevard and Entertainment District Design Guidelines

June, 2015

Originally Prepared by
Gateway Planning Group, Inc.

Revised by
Department of Development Services



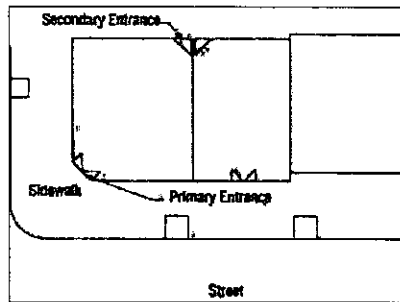
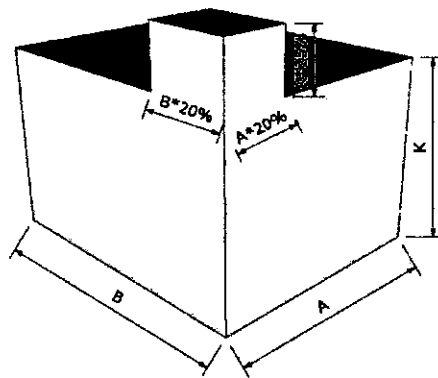


Figure showing required building orientation and location of primary entrances

- (iv) Garages, carports, or new surface parking for Residential Buildings shall be located and accessed from General Streets or alleys at the rear of residential buildings.
- (v) Corner buildings may exceed the maximum building height by 25% for 20% of the building's frontage along each corresponding street façade.



- (vi) Featured corner or vista terminating tower elements, tower time clocks and varied height parapet walls at the building façade are permitted and shall be exempt from the height

limit so long as they are no taller than 25% of the height of the building.

2.1.2 Building Massing and Scale

- (i) Commercial and Mixed-Use buildings shall be simple, rectilinear forms with flat with parapets. Roof pitches for sloped roofs shall be a minimum of 5:12.
- (ii) Residential Buildings shall have relatively flat fronts and simple roofs with most building wing articulations set at the rear of the structure. Window projections, stoops, porches, balconies, and similar extensions are exempt from this standard.
- (iii) Gable roofs, if provided for residential buildings, shall have a minimum pitch of 5:12. When hipped roofs are used, the minimum pitch shall be 5:12. Other roof types shall be appropriate to the architectural style of the building. Porch roofs may be a minimum pitch of 3:12.
- (iv) The following standards shall apply for all buildings with mansard roofs in Padre Boulevard and Entertainment District:
 - o Mansard roofs shall only be used on buildings that are three stories or higher.
 - o The mansard roof shall project no more than 18" forward of the building façade line.
 - o The lower slope of the roof should be inclined at no greater than 75 degrees to the horizontal.

2.1.3 Façade Composition

- (i) Buildings shall maintain a prevalent façade rhythm of 20' to 30' bays or multiples thereof along all Pedestrian Priority Streets and the Boulevard with Main Street Frontage.
- (ii) This rhythm may be expressed by changing materials, or color, or by using design elements

3.4.4 Windows

- (i) Recessed to give a thick wall impression. Commonly arched on the ground level and with a flat top on the upper floors. Vertically proportioned, with a minimum window height equal to at least twice the window width. Windows should be separated by a minimum of a 16" wide wall between windows. Window openings are punched through the wall rather than grouped with other windows.

3.4.5 Storefronts

- (i) Inset with recessed entry, under the arcade or fit into arches openings, often with canvas awnings.

3.4.6 Details and other Elements

- (i) Elaborate detailing most common around principal openings.
- (ii) Decorative windows, metal railings at balconies.
- (iii) Canvas awnings, Roof towers, Masonry screen products for see-through walls or portions of walls.

3.4.7 Colors

The colors, which are specified based on the Munsell Color System, of a building are restricted to those below:

- (i) Areas for color application shall be categorized into (1) body, (2) trim, (3) accent and (4) roof. Body colors indicates colors applied to wall areas. Trim colors include areas of shutters, doors, windows, and wainscot. Accent colors cover fascia and soffit. Roof colors indicate entire roof areas.
- (ii) General Provisions.
 - a. Colors that are recommended:
 - i. Existing color palette (see Appendix B); and
 - ii. Earth tone and/or colors of natural materials.



- b. Colors that are not allowed:
 - i. Fluorescent, neon or any illuminated colors.

(iii) Specific Provisions.

- a. Body and roof colors are restricted to those in the table below:

	Hue	Value	Chroma
Body	All	8 or above	6 or below
Roof	All	6 or below	6 or below

b. Number of colors allowed:

- i. Four (body, trim, accent and roof) colors up to 5,000 sq.ft. (building footprint).
- ii. Five colors for buildings greater than 5,000 sq.ft. (building footprint).
 - (1) Two (2) body colors may be applied to façade rhythm of 20' to 30' bays to be considered Façade Composition (See 2.1.3).
 - (2) No pattern of narrower stripes than 20' is allowed.

Chapter 15

SIGNS

Sec. 15-2. Definitions.

For purposes of this Ordinance, the following definitions shall apply:

Abandoned Sign means a sign which no longer correctly directs or exhorts any person, advertises a bona fide business or service provided, lessor, owner, project, activity conducted, or product available on the premises where the sign is displayed. (A temporary closing of a business, not to exceed 90 days, shall not be considered an abandoned sign.)

Airborne Sign means sign on a balloon, flag, pennant, or inflatable sign.

Altered means a change of copy, logo, or other means in which the message is changed or enlarged, changing shape or location.

Animated Sign means any sign which includes action or motion.

Art includes, but is not limited to, a sculpture, monument, mural, fresco, painting, fountain, mosaic, ceramic, carving, but does not include landscaping, architectural ornamentation, or any type of sign.

Art in Public Spaces means Art located in places easily seen by the public, but which has no direct commercial connection to the structure or location in which the Art is located.

Average Grade means the grade of the finished ground level at the midpoint of each exterior surface of a sign, or a structure, in the event that the sign is attached to the structure. The height of a sign shall be computed as the distance from the base of the sign at normal grade to the top of the highest attached component of the sign. Normal grade shall be construed to be the lower of existing grade prior to construction or the newly established grade after construction, exclusive of any filing, berming, mounding, or excavating solely for the purpose of locating the sign. In cases in which the normal grade cannot reasonably be determined, sign height shall be computed on the assumption that the elevation of the normal grade at the base of the sign is equal to the elevation of the nearest point of the crown of a public street or the grade of the land at the principal entrance to the principal structure of the zone lot, whichever is lower.

Banner means a temporary sign made of fabric, plastic, paper, or other light, pliable, or non-rigid material, not enclosed in a rigid frame (not including a "fabric sign" as defined herein).

Billboard means any sign that is freestanding or attached to or part of a building and is an off-premises sign.

Building Face or Wall means all window and wall area of a building in one plane or elevation.

Business Information Sign means a sign that is permanently and professionally attached to a door or window at the entrance of a business that contains information that may include the Business Name, Address, Phone Numbers, Hours of Operation, and Trade Associations the Business is a member of, e.g. FDIC, SBA, etc. All of the information must be located within the maximum Area of Sign for Business Information Sign as defined in Table 15-1. A Business Information Sign is not a Window Sign or a Wall Sign.

Canopy means any structure attached to a building at the inner end or a free-standing structure, with one or more supports, meant to provide shelter from the weather.

Changeable Copy Sign (Manual) means a sign on which copy is changed manually in the field, i.e., reader boards with changeable letters or changeable pictorial panels.

Changeable Copy Sign (Automatic) means a sign such as an electronically or electrically controlled public service time, temperature and date sign, message center, or reader board where different copy changes are shown on the same lamp bank.

Charitable Project or Benefit means proceeds must be for a qualified 501C entity pursuant to the Internal Revenue Code.

Commercial Art means art on commercially-used structures which draws attention from the ROW and which identifies or advertises a product or business. Since this type of art is intentionally located and chosen to draw attention to the store and/or store products, the square footage of the art will be counted towards maximum signage area requirements.

Commercial Sign means a sign other than a real estate "For Sale" or "For Lease" sign, "Open House" sign, political sign, residential nameplate sign, public information sign, traffic control sign, temporary new business opening sign, or exempted sign, which directs the attention of the general public to a business, product, service, or other commercial or business activity.

Conforming Sign means signs built and maintained in accordance with the terms of this Ordinance.

Contractor's Sign means a sign intended to identify a contractor or subcontractor on the site of a construction project where the contractor or subcontractor is conducting work.

Copy means the wording or graphics on a sign surface.

Erect means to build, construct, alter, reconstruct, pour, lay, move upon, attach, hang, place, suspend or affix, and also includes the painting of wall signs, murals or super graphics, or any physical operations on the premises which are required for the construction of a sign including excavation, site clearance, landfill and the like.

Fabric Sign means a sign made of fabric or other non-rigid material, enclosed in a permanent frame and erected as a permanent, on-site sign for a business, service, product, or person.

Facade means the front or main part of a building facing a street.

Face of Sign means the entire area of a sign on which copy could be placed. The area of a sign which is visible from one direction as projected on a plane.

Flashing Sign means any sign which contains an intermittent or flashing light source, or which includes the illusion of intermittent or flashing light by means of animation or an extremely mounted intermittent light source.

Freestanding Sign means any sign which is not attached to or on the walls, face, or exterior of a building.

Future Project Development Signs means those temporary signs announcing a future business or development on the site which the sign is located. Future Project Development Signs should be allowed only on the site which the project will be located and for only one (1) year. After which time the owner

may apply for an extension (but only one extension) of the sign permit for one (1) additional year, but only if the permit holder shows progress in the development of the site.

Grand Opening means the initial opening of an entirely new business.

Ground level means the immediate surrounding grade.

Height of Sign means the vertical distance measured from the surrounding grade to the highest point on the sign or sign structure.

High Rise Building means a structure of more than Six (6) stories in height.

Illegal Sign means signs existing on the effective date of the adoption of this Ordinance which are not registered in accordance with the terms of Subsection 15-3A shall be categorized as illegal.

Image Sign means a two dimensional picture/poster used in lieu of models or actual merchandise displays, displayed through a window, and which has no wording other than trademark or brand name/brand logo. For example means portraits and brand name posters/product pictures portraying models wearing/using products; model wearing Nike swimming apparel or a model using a boogie board.

Indirect Lighting means a light source separated from the surface and illuminating the sign surface by means of spot lights or similar fixtures.

Joint Directory Sign means a sign which consists of a composite of several individual signs identifying the businesses located in a commercial or office complex.

Landscaping for the purposes of this Ordinance, landscaping shall include any combination of shrubs, vines, hedge plantings, plants, trees or palms located in a planting area at the base of the sign. For the purposes of this chapter, the term "landscaping" shall not mean solely turf or grass, or the total absence of vegetable matter.

Legally Non-Conforming means signs existing on the effective date of the adoption of this Ordinance which are not in conformance with the Ordinance but which are registered with the Building Department in accordance with the terms of Section 15-3, shall be categorized as legally non-conforming.

Legally Non-conforming Art and Art in Public Spaces means "Art" and "Art in Public Spaces," as defined herein, lawfully existing on the effective date of this Ordinance, which do not fully comply or do not conform with the Ordinance.

Logo means a letter, character, or symbol used to represent a person, corporation, or business enterprise.

Lot means a parcel, tract, plot or area of land accessible by means of a street or other permanently reserved principal means of access. It may be a single parcel separately described in a deed or plat, or it may include parts of or a combination of such parcels when adjacent to one another and used as a whole.

Major Corporate Sponsor means the sponsor of a public event, listed on all advertising and other public promotions, resulting from the contribution of funds, equipment, products, and/or in-kind services to the event.

Marquee means any permanent roof-like structure at the entry to a building, which projects beyond the building or extends along and projects beyond the wall of the building, and which generally contains a commercial message(s), and is designed to provide protection from the weather.

Minimum Sight Triangle means a triangular area bounded by the right-of-way lines of a corner lot and a line connecting the two points on the right-of-way lines measured twenty (20) feet from the point of intersection of the right-of-way lines. For ingress/egress points and private roads, the minimum sight triangle shall be determined using the intersection of the curb line or edge of pavement for the ingress/egress point or private road and the public right-of-way.

Monument Sign means a freestanding sign, other than a pole sign, which has a skirt, dressed base, or other means of enclosing the structural members which support the sign, and which skirting or dressing has been approved by the Development Standards Review Task Force base must equal at least Fifty Percent (50%) of sign width and not to exceed One Hundred Twenty Percent (120%) of the width of the sign for signs up to Eight (8) feet in height. For signs proposed to be taller than Eight (8) feet in height, the width of the approved skirting or dressing must equal a minimum of Fifty Percent (50%) of the sign width, but shall in no case exceed Four (4) feet in width. For the purposes of this Ordinance, the terms "skirting" and/or "dressing" shall mean the enclosing of the structural members which support the sign with materials such as decorative masonry, natural and decorative stone, masonry with a stucco finish, and decorative wood such as redwood or cedar when appropriately finished to prevent decay and discoloration; no skirting may be made from metal or plastic materials. No signage is permitted on the skirting except street address.

Multi-Pole, Single Pole Sign means a sign whose only structural support consists of exposed poles, posts, beams, or other devices mounted in the ground.

Office Complex/Multi-Tenant Shopping Center means two (2) or more offices or stores sharing customer parking area, regardless of whether said offices or office establishments occupy separate structures or are under separate ownership.

Official Sign means any sign erected by or at the direction of any governmental body.

Off-Premises Sign means any sign other than an on-premises sign.

On-Premises Sign means a sign which advertises only goods, services, facilities, events or attractions available on the premises where located, or identifies the owner or occupant or directs traffic on the premises. All other signs are off-premises signs.

Owner means a person recorded as such on official records and including duly authorized agent, notary, purchaser, lessee, devisee, or judiciary; anyone having a vested or contingent interest in the property or business in question.

Painting means the application of paint in the course of normal maintenance which in no way shall alter the message or group of works or letters.

Parasite Sign means any sign not exempted by the sign code, for which no permit has been issued, and which is hung from, attached to, or added onto an existing sign.

Permanent Multi-Family or Subdivision Identification Sign means a sign which designates the name of a project, subdivision, or other residential district, and which is located at or in close proximity to the main entrance.

Person means any natural person, firm, partnership, association, corporation or organization of any kind.

Place of Business means one enclosed structure with a Certificate of Occupancy regardless of the number of commercial uses within. For the purposes of this chapter regulating signage, each place of business must be separated from other places of business with non-penetrable walls in such a manner that the public must enter and/or exit the business through an exterior door.

Political Sign means any sign which is designated to influence the action of voters for the passage or defeat of a measure appearing on the ballot in connection with any national, state or local election.

Portable Sign means any sign not permanently affixed to a building, structure or the ground, and designed or constructed in such a manner that it can be moved or relocated without involving any structural or support changes. This definition includes, but is not limited to, A-frame signs, sandwich signs, curb signs, sail flag signs, feather flag signs and signs on trailers with or without wheels or on other vehicles which are primarily used as signs.

Premises means an area of land, with its appurtenances and buildings, which, because of its unity of use, may be regarded as the smallest conveyable unit of real estate.

Project Development Sign means a temporary sign for a commercial or multi-family tract during the construction of the proposed development which may identify a project under construction and includes the project's name and address, general contractor, architect, financing, and contact agent, with appropriate phone numbers. These signs should not be allowed until or unless the property owner receives a Building Permit for the site, and should be removed either immediately after receipt of the Certificate of Occupancy or immediately after the expiration or revocation of a Building Permit. (see also Future Project Development Sign)

Projecting Sign means a wall-mounted sign, erected in lieu of the permitted, free-standing monument sign, which projects from the face of a structure, meeting the following requirements:

- (1) The sign shall be pinned away from the wall of the structure a minimum of six (6) inches.
- (2) The sign shall not extend over any adjacent right-of-way or property line.
- (3) Projecting signs shall be designed as an integral architectural element of the building to which it principally relates. The mounting brackets of such signs will be an integral part of the sign and complementary to the design of the sign. No projecting sign shall be entirely supported by an unbraced parapet wall.
- (4) No unshielded lights will be permitted. All lighting fixtures shall be placed in such a way as they will not be struck or otherwise damaged by the sign in the event of high wind.
- (5) Projecting signs shall be designed to meet the wind resistance requirements of Section 15-10.

Public City Art means Art as reviewed and approved by the Development Standards Review Task Force, which is created by a recognized artist and displayed in or on property owned or leased by the City of South Padre Island.

Public Information Sign means any sign or banner which is intended to identify community, civic and social events, special events, facilities, no-trespassing areas and is not a commercial sign or official sign as defined herein.

Reader Board means a sign that has changeable or removable lettering.

Real Estate "For Sale," "For Lease," or "Open House" Sign means a temporary sign designating that the premises upon which it is erected is for sale, rent, or lease or that an open house is being held on the day on which the sign is displayed.

Reflective Surface means any material or device which has the effect of intensifying reflected light, including, but not limited to, scotch light, day glow, glass beads and luminous paint.

Required Signs means any sign required by law for the protection of the general health, safety and welfare of the public. For the purposes of this Ordinance, numbers attached to the front plane of a facing and visible from the adjacent public right-of-way or private ingress/egress for the purpose of identifying the street address of the structure shall be considered a required sign. Such numbers shall be a minimum of four (4) inches in height, shall be of a color in distinct contrast to the color of the wall to which it is attached, and shall be plainly visible from the adjacent public right-of-way or private ingress/egress.

Residential Nameplate Sign means a sign permitted for the sole purpose of identifying the inhabitant residing therein, the house name, or identifying the address of the house. The sign may contain no advertising of any kind.

Roof Line means the highest point of the coping on a flat roof, false mansard, or parapet wall; the deckline of a true mansard roof; the ridge line between the upper and lower slopes of a gambrel roof; or the mean height level between the eaves and the ridge of a gable or hip roof.

Roof Sign means a sign attached to, and wholly or partially dependent upon, the roof of a structure for support, or attached to the roof in any way, but not extending above the roof line, as defined by this Ordinance. Such signs will be completely enclosed between the sign and the corresponding roof, and shall be designed to meet the wind resistance requirements of Section 15-10.

Sign means anything of visual appearance primarily used for, or having the effect of, attracting attention from the streets, sidewalks, curbside or any other public areas including waterways for identification purposes, whether illuminated or non-illuminated. An identification logo, description, illustration or device which is affixed to or represented directly or indirectly upon a building, structure or land, and which directs attention to a product, place, activity, person, service, institution or business, whether illuminated or non-illuminated. For the purposes of removal, the definition of "sign" shall include all of the sign structure. For the purposes of this Ordinance, this definition shall also include paintings directly upon a building, other structure or vehicle and any manufacture incorporated or added to a building or property that is not a normal structural or architectural component of a building shall be considered a "sign" (i.e. to attract attention from public right-of-way) and must comply with all the commercial sign regulations of this Chapter pertaining to either a monument sign or a projecting sign. (Ord. 02-14; Nov. 20, 2002) The basic intent behind this definition is not to discourage product displays, design, or art from epitomizing simplicity, good taste, and compatibility with the community's desired image.

Sign Area means the area of a sign face (which is also the sign area of a wall sign or other sign with only one face) shall be computed by means of the smallest square, circle, rectangle, triangle, or combination thereof that will encompass the extreme limits of the writing, representation, emblem, or other display, together with any material or color forming an integral part of the background of the display or used to differentiate the sign from the backdrop or structure against which it is placed, but not including any supporting framework, bracing, or decorative fence or wall when such fence or wall otherwise meets zoning ordinance regulations and is clearly incidental to the display itself. The sign area for a sign with more than one face shall be computed by adding together the area of all sign faces visible from one point.

When two identical sign faces are placed back to back, so that both faces cannot be viewed from any point at the same time, and when such sign faces are part of the same sign structure and are not more than 42 inches apart, the sign area shall be computed by the measurement of one of the faces. For buildings that are not on public rights-of-way and/or near to property boundaries (e.g. building structures on a pier), sign areas shall be calculated on the basis of the most visible building frontage.

Sign Structure means the sign and all parts associated with its construction.

Snipe Sign means a sign which is tacked, nailed, posted, pasted, glued or otherwise attached to trees, utility poles, stakes, or fences or to other objects, and whose message is not associated with the premises upon which such sign is located.

Suspended Sign means a sign, other than a parasite sign, that is suspended from and supported by the underside of an awning, a marquee, a fascia, an umbrella, or a building overhang.

Temporary Signage means a sign erected for a special purpose and for a specifically stated short term of duration, as regulated by Sections 15-6(G), 15-7, and 15-12. Temporary signage may include such otherwise prohibited forms of signage as portable signs [Section 15-5(E)] and banners [Section 15-5(F)].

Traffic Control Sign means a permitted sign for the purpose of identifying parking areas and directing the flow of traffic on private property.

Umbrella means a device, often round or square in shape that is supported by a center pole that provides shade or protection. For purposes of this article, any device, structure, canopy, etc. that is handheld, or that is totally or partially enclosed, or that projects from or is connected to a building shall not be deemed to be an umbrella.

Umbrella Sign means a sign that is painted, installed, or otherwise applied to or located directly on an umbrella at an establishment. The sign, which is a combination of letter and/or logo, height is limited to 8 inches. Signage may only be displayed on the flap of the umbrella that is maximum 8 feet in diameter and 8 feet in height. Umbrella that is larger than the size limit shall not have any signs on it. The copy on an umbrella sign is limited to the name and/or logo of a single appurtenant business/residential establishment. For purposes of this article, signs that are suspended from umbrellas (suspended signs) shall not be considered to be umbrella signs. Suspended signs are prohibited.

Wall Sign means a sign attached to, painted on, or erected against the wall of a building or structure with the exposed face of the sign in a plan parallel to the face of the wall and not projecting more than Nine (9) inches from the face of the wall at any point.

Window Sign means a sign-printed, painted, neon or otherwise—no greater than thirty-two (32) square feet, displayed in or through a window or glass door and which can be seen from the front property line/right-of-way line. All windows signs except open or closed, name of store or business and national product logos (Image signs are permitted) are prohibited after February 1, 2012.

(Ord. No. 10-02; Ord. No. 04-03, 3-17-2004; Ord. No. 05-13; Ord. No. 20-09 , §§ 1, 2, 4, 10-21-2020)

Sec. 15-2.1. Rules and procedures governing art in public spaces.

- (A) All applications for approval to install, erect, or in any manner display art in public spaces must comply with all Rules and Regulations listed below.

-
- (1) The proposed art must not be attached to any type of structure and must be a minimum of five (5) feet from any type of structure.
 - (2) The total maximum size of the proposed art, including any base or stand shall be eight (8) feet in height, three feet (3) in width with a maximum depth of three (3) feet.
 - (3) All proposed Art must be a minimum of five (5) feet from any City, State, or any other right-of-way.
 - (4) All proposed Art must comply with all other City Codes.
 - (5) All applications for Art in Public Spaces must be reviewed by City Staff and approved by the Development Standards Review Task Force, with appeal rights, if denied, as outlined in Section 15-14. The Development Standards Review Task Force has the authority to grant variances in accordance with Section 15-14.
 - (6) All proposed Art in Public Spaces must be directly related to, and compatible with the local area theme and the immediate local environment.
 - (7) All proposed Art in Public Spaces must comply and meet the definition of "Art" in Section 15-2.
 - (8) All proposed Art in Public Spaces shall be created by a recognized artist.
 - (9) All applicants and all persons or entities shall be limited to one display of Art in Public Spaces per location.
 - (10) All proposed Art in Public Spaces shall not be allowed to involve or contain any kind of movement or vibration of any kind, and must be stationary.
 - (11) All proposed Art in Public Spaces shall not involve or contain any type of lighting, illumination, or lasers, except for some type of spot lighting to allow the display to be visible in the dark.
- (B) (1) Approved Art in Public Spaces shall not be counted towards maximum signage area requirements.
- (2) Art in Public Spaces shall not have any direct commercial connection to the structure or location in which the Art is located and cannot be used for any type of advertising.
 - (3) The Development Standards Review Task Force shall have the discretion to approve or deny an application to display Art in Public Spaces and has the authority to grant variances in accordance with Section 15-14.

(Ord. No. 20-09 , § 3, 10-21-2020)

Sec. 15-7. Sign standard.

(A) General:

1. All signs, temporary or permanent, must appear to be professionally made and/or printed.
2. No sign that appears to be hand printed will be allowed.
3. No awning, wall and/or roof signage may be used for advertising prices of products or services.
4. The following tables contain standards which are applicable to all signs permitted under the terms of this Ordinance.

-
5. The provisions of Tables 15-3A & 15-3B become effective midnight December 1, 2004.
 6. Backlit signs with removable letters shall be allowed only on monument-style signs. In such cases, no more than 70% of the sign face can be used for marquee/removable letter area, and the remaining 30% or greater area may be used only for background color, the business name and/or logo.
 7. Wall signs cannot be painted directly on the walls or surfaces of any structure and can include only the name of the on-premises business, business logo, business byline, and/or business products and services.

Sec. 15-14. Appeals and variances.

Any person aggrieved by any decision of the City Manager or his designee in the administration of this Chapter may appeal such decision to the Development Standards Review Task Force. The Development Standards Review Task Force shall:

- (A) Hear and decide appeals that alleges error in an order, requirement, decision, or determination made by an administrative official in the enforcement of this Chapter,
- (B) Grant variances from the strict enforcement of the requirements of this Chapter due to special conditions, a literal enforcement of this Chapter would result in unnecessary hardship, and so that the spirit of Chapter 15 is observed and substantial justice is done,
- (C) Provide recommendations to the City Council regarding ordinance revisions and changes to this chapter to better address the Town's desired direction for aesthetic improvement.

Any person aggrieved by the decision of the Development Standards Review Task Force in granting approval or denial of a sign permit may appeal such decision to the City Council, requesting a determination by that body. A Notice of Appeal must be filed in the Office of the Town Secretary within ten (10) calendar days following the decision by the Development Standards Review Task Force. The appeal will specifically state how the application, as filed or subsequently modified, meets or fails to meet the applicable criteria set forth in these regulations. No appeals will be accepted after the tenth calendar day following the decision of sign permit approval/denial. However, if an appeal is submitted, the aggrieved party shall be placed on the agenda for the next regular meeting of the City Council for a final decision.

(Ord. No. 20-09, §§ 4, 5, 10-21-2020)

COMMERCIAL PAINTING PERMIT

CITY OF SOUTH PADRE ISLAND
BUILDING INSPECTION
DEPARTMENT
4601 PADRE BLVD.
SOUTH PADRE ISLAND, TX 78597
(956) 761-1025
(956) 761-3898 FAX



PERMIT NUMBER:
20211148

Date:
10/11/2021

IN ACCORDANCE WITH ALL CITY CODES AND ORDINANCES

COMMENTS:

THIS PERMIT IS HEREBY GRANTED ON THE EXPRESS CONDITION AND WITH THE AGREEMENT FROM THE APPLICANT OR HIS AGENT, THAT ERECTION OF SAID BUILDING OR ALTERATIONS SHALL CONFORM IN ALL RESPECTS TO THE BUILDING AND ZONING REGULATIONS OF THE CITY OF SOUTH PADRE ISLAND WHETHER HEREIN SPECIFIED OR NOT AND MAY BE REVOKED AT ANY TIME UPON VIOLATION OF ANY OF THE PROVISIONS OF SAID REGULATIONS. RESPONSIBILITY FOR COMPLIANCE RESTS WITH THE HOLDER.

THIS PERMIT BECOMES NULL AND VOID IF WORK OR CONSTRUCTION AUTHORIZED IS NOT COMMENCED WITHIN SIX (6) MONTHS, OR IF CONSTRUCTION OR WORK IS SUSPENDED OR ABANDONED FOR A PERIOD OF ONE (1) YEAR AT ANY TIME AFTER WORK IS COMMENCED.

I HEREBY AGREE TO SAVE, INDEMNIFY AND KEEP HARMLESS THE CITY OF SOUTH PADRE ISLAND AGAINST ALL LIABILITIES, JUDGEMENTS, COSTS AND EXPENSES WHICH MAY IN ANY WAY ACCRUE AGAINST SAID CITY BY CONSEQUENCE OF THE GRANTING OF THIS PERMIT, OR FROM THE USE OR OCCUPANCY OF ANY SIDEWALK, STREET OR SUB-SIDEWALK PLACED BY VIRTUE THEREOF AND WILL IN ALL THINGS STRICTLY COMPLY WITH THE CONDITIONS OF THIS PERMIT.

I HEREBY CERTIFY THAT I HAVE READ AND EXAMINED THIS APPLICATION AND KNOW THE SAME TO BE TRUE AND CORRECT. ALL PROVISIONS OF LAWS AND ORDINANCES GOVERNING THIS TYPE OF WORK WILL BE COMPLIED WITH WHETHER SPECIFIED HEREIN OR NOT. THE GRANTING OF A PERMIT DOES NOT PRESUME TO GIVE AUTHORITY TO VIOLATE OR CANCEL THE PROVISIONS OF ANY OTHER STATE OR LOCAL LAW REGULATING CONSTRUCTION OR THE PERFORMANCE OF CONSTRUCTION. I UNDERSTAND THAT RESPONSIBILITY FOR COMPLIANCE RESTS WITH THE PERMIT HOLDER.

SIGNATURE OF OWNER, CONTRACTOR OR AGENT

X

AGENT FOR:

ADDRESS:

CITY:

JOB LOCATION

CONTRACTOR

OWNER

PROPOSED WORK

JOB ADDRESS: 2216 PADRE BLVD

LOT: 1

BLOCK: 27

SECTION: III

SUBDIVISION: PADRE BEACH

OTHER: PARADISE BEACHWEAR

NAME:

MARCOS JARAMILLO

ADDRESS:

3345 RESACA VISTA DR

CITY/STATE:

BROWNSVILLE TX 78520

LICENSE NO.:

CELL:

OFFICE:

956-908-7516

NAME:

ZEEV TAFEL

ADDRESS:

4200 PADRE BLVD

CITY/STATE:

SOUTH PADRE ISLAND TX 78597

PHONE:

956-459-4549

WORK TO BE DONE: COMMERCIAL PAINTING

DESCRIBE: PAINT EXTERIOR, MAIN COLOR TOQUE WHITE,
TRIM FLOWER POWER AND CYBERSPACE

TYPE:

COMMERCIAL PAINTING

VALUATION:

\$ 0.00

APPLICATION APPROVAL

THIS PERMIT DOES NOT BECOME VALID UNTIL SIGNED BY BUILDING INSPECTOR AND FEES ARE PAID.

X

SIGNATURE OF INSPECTOR

FEE CODE
145

DESCRIPTION
PAINTING PERMIT

AMOUNT
\$ 25.00

TOTAL

\$ 25.00



Paint Permit Application

City of South Padre Island
4601 Padre Blvd.
South Padre Island, TX 78597
Phone (956) 761-8104
Fax: (956) 761-3898

Person pulling permit is required to have a \$10,000 license and permit bond made out to the City of South Padre Island.

Site Location Request

Physical Address: 2216 padre blvd.

Legal Description: Lot: _____ Block: _____ Section: _____ Subdivision: _____

Is this property part of a shopping center (i.e one tenant of many)? ☐ Yes ☐ No

Provide color scheme : _____

Property Owner	Applicant
Name: <u>Zeev Tapel</u>	Name: <u>Marco Taramello</u>
Mailing Address: <u>904 padre blvd</u>	Mailing Address: <u>105 E. padre blvd harbor st</u>
City: <u>SPI tx</u>	City: <u>SPI tx</u>
State: <u>tx</u> Zip: <u>78597</u>	State: <u>tx</u> Zip: <u>78597</u>
Phone/Cell Phone: <u>956 459 4549</u>	Phone/Cell Phone: <u>956 908 7516</u>
E-mail: _____	E-mail: _____
Signature: <u>Zeev Tapel</u>	Signature: <u>[Signature]</u>
Date: <u>10-08-21</u>	Date: <u>10-08-21</u>

Description

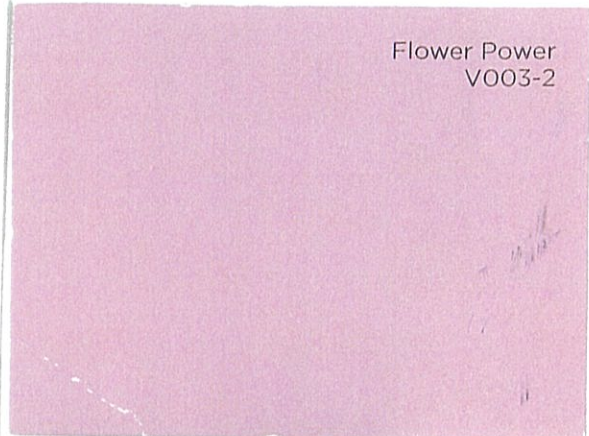
Paint all building 3 color
according to approved colors

OK CAS 10-7-21

SW 7003
Toque White

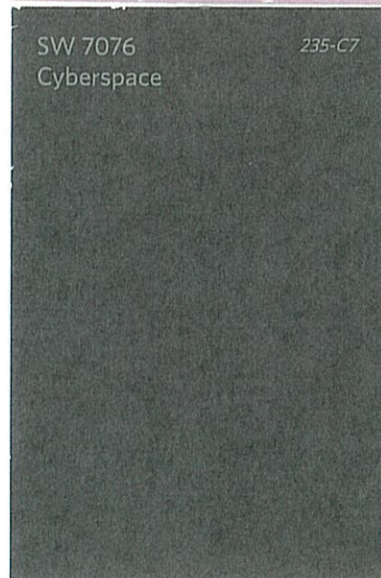
256-C3

Flower Power
V003-2



SW 7076
Cyberspace

235-C7



2096C9
2.5 Rp 7/6
valspar

OK



Flower Power
V003-2

visit valsparpaint.com

Colors must be mixed in Valspar® paint to ensure color accuracy.
Color may vary due to lighting conditions, sheen and surface.

8/AE

© Valspar VAL1025/13

SW 7003
Toque White

256-C3

OK

Light reflective value: 76 (light)
Valor de reflectancia de luz: 76 (claro)

Complementary colors
Colores complementarios

SW 7567 Natural Tan 284-C1
SW 7619 Labradorite 281-C7



SHERWIN-WILLIAMS.

sherwin-williams.com 1-800-4SHERWIN

©2015 The Sherwin-Williams Company

Samples approximate the actual paint color.
Las muestras se aproximan al color real de la pintura.

6505-12908 CS 9/20



SW 7076
Cyberspace

235-C7

444842

10B 3/2 - 948

Light reflective value: 6 (dark)
Valor de reflectancia de luz: 6 (oscuro)

Complementary colors
Colores complementarios

SW 7070 Site White 257-C7
SW 7073 Network Gray 235-C3
SW 8917 Shell White 264-C1



SHERWIN-WILLIAMS.

sherwin-williams.com 1-800-4SHERWIN

©2015 The Sherwin-Williams Company

Samples approximate the actual paint color.
Las muestras se aproximan al color real de la pintura.

6505-12072 CS 9/20





CITY OF SOUTH PADRE ISLAND

Development Standards Review Task Force Application

Meeting date on the 2nd Tuesday of every month.

To be considered a complete application this form must be COMPLETELY filled out and ten (10) copies of the form and supporting documentation must be submitted two (2) weeks before the meeting date. **\$250 application fee per variance request.**

SITE LOCATION FOR REQUEST:

Physical Address (Street Name & Number): 2216 Padre Blvd

Legal Description (Lot/Block/Subdivision): Lot 1 Block 27 Padre Beach Sub Sec III

Is this property part of a shopping center (i.e. one tenant of many?) [] YES / [☒] NO

Linear footage of any walls facing a street: _____

I hereby request the following from the Development Standards Review Task Force: _____

the sidewalk will be allowed to be pink
with butterfly and cancer ribbon dedicated to
breast cancer awareness.

***SIGNS & STRUCTURES:** person pulling sign permit is required to have a \$10,000 license and permit bond made out to the City of South Padre Island.

PROPERTY OWNER: Zeev Tafel

OWNER MAILING ADDRESS: 904 Padre Blvd

CITY, STATE, ZIP: S. Padre Island TX 78597

PHONE NUMBER: 956-459-4549 (E-mail address) ztinc1@gmail.com

Zeev Tafel
Signature of Property Owner (required) Date 11-09-21

APPLICANT: Zeev Tafel

APPLICANT MAILING ADDRESS: 904 Padre Blvd

CITY, STATE, ZIP: South Padre Island TX 78597

PHONE NUMBER: 761-8775 Marbella (E-mail address) _____

Signature of Applicant (if different from owner) Date



