

TOWN OF LOXAHATCHEE GROVES
TOWN HALL COUNCIL CHAMBERS
155 F. ROAD, LOXAHATCHEE GROVES, FL 33470
UNITED LAND DEVELOPMENT CODE REVIEW COMMITTEE

AGENDA
MAY 12, 2025 – 4:30 PM



Jo Siciliano (Seat 1)- Chair
Karen Plante (Seat 2) – Vice Chair
VACANT (Seat 3)
Robert Austin (Seat 4)
Sarah Palmer (Seat 5)

Administration

Town Manager Francine L. Ramaglia, MPA, CPA, AICP, ICMA-CM
Town Clerk Assistant Sammie T. Brown, FRA-RP, MEDP
Community Standards Director Caryn Gardner-Young, MPA, AICP, ESQ
Committee Staff Liaison(s): Jeff Kurtz, Esq, Project Coordinator

Civility: Being "civil" is not a restraint on the First Amendment right to speak out, but it is more than just being polite. Civility is stating your opinions and beliefs, without degrading someone else in the process. Civility requires a person to respect other people's opinions and beliefs even if he or she strongly disagrees. It is finding a common ground for dialogue with others. It is being patient, graceful, and having a strong character. That is why we say "Character Counts" in Town of Loxahatchee. Civility is practiced at all Town meetings.

Special Needs: In accordance with the provisions of the American with Disabilities Act (ADA), persons in need of a special accommodation to participate in this proceeding shall within three business days prior to any proceeding, contact the Town Clerk's Office, 155 F Road, Loxahatchee Groves, Florida, (561) 793-2418.

Quasi-Judicial Hearings: Some of the matters on the agenda may be "quasi-judicial" in nature. Town Council Members are required to disclose all ex-parte communications regarding these items and are subject to voir dire (a preliminary examination of a witness or a juror by a judge or council) by any affected party regarding those communications. All witnesses testifying will be "sworn" prior to their testimony. However, the public is permitted to comment, without being sworn. Unsworn comment will be given its appropriate weight by the Town Council.

Appeal of Decision: If a person decides to appeal any decision made by the Town Council with respect to any matter considered at this meeting, he or she will need a record of the proceeding, and for that purpose, may need to ensure that a verbatim record of the proceeding is made, which record includes any testimony and evidence upon which the appeal will be based.

Consent Calendar: Those matters included under the Consent Calendar are typically self-explanatory, non controversial, and are not expected to require review or discussion. All items will be enacted by a single motion. If discussion on an item is desired, any Town Council Member, without a motion, may "pull" or remove the item to be considered separately. If any item is quasi-judicial, it may be removed from the Consent Calendar to be heard separately, by a Town Council Member, or by any member of the public desiring it to be heard, without a motion.

OPENING

CALL TO ORDER

PLEDGE OF ALLEGIANCE

ROLL CALL

APPROVAL OF THE AGENDA

APPROVAL OF THE MINUTES

PUBLIC COMMENTS

A limited public audience can be accommodated in our Town Council chambers with mandatory facemasks and socially spaced seating. Public Comments for all meetings may be received by email, or in writing to the Town Clerk's Office until 12:00 p.m. (noon) day of the meeting. Comments received will be "received and filed" to be acknowledged as part of the official public record for the meeting. The meeting will be live-streamed and close-captioned for the general public via our website, instructions are posted there.

REGULAR AGENDA

- [1.](#) Continuation of Sign Code Discussion and Direction

COMMITTEE MEMBER COMMENTS

CONFIRM NEXT MEETING DATE

ADJOURNMENT



155 F Road Loxahatchee Groves, FL 33470

TO: ULDCR Committee

FROM: Jeff Kurtz, Project Coordinator

DATE: May 12, 2025

SUBJECT: Continued Review of the Sign Code

Background:

During your April 29, 2025 meeting, the committee outlined the following with respect to signs in the AR zoning district, acknowledging that farm signs would not be governed by the ULDC in accordance with state statutes.

1. All signs would have to apply for and receive a permit before being put up.
2. Properties with frontage on Okeechobee Boulevard in the AR district would be subject to the same regulations as other properties located within the zoning district.
3. All properties would be required to have their address posted at the entrance to their property.
4. In addition to the address a standard lot of 5 acres or more could have a permanent primary sign having a sign area of 9 square feet or less and 2 permanent secondary signs each a sign area of not more than 4 square feet. The sign height could not exceed 6 feet. The signs could be free standing or on a wall. The property could also have one temporary sign with a sign area of not more than 4 square feet.
5. On non-conforming lots the property would be allowed, in addition, to the address, one permanent primary sign with a sign area of not more than 9 square feet. No permanent secondary signs would be permitted but the property could have a temporary sign no larger than 4 square feet. As with conforming lots the sign height would be limited to 6 feet.
6. The committee seemed to concur on the idea that in addition to the above signage if a property owner wanted to have an entrance gate feature that included the name of the property (i.e. "retirement acres") it would be allowed. The exact size of the sign was not determined but it would have to be in the 40 square foot range as a standard driveway could be up to 20 feet and lettering height of 2 feet seems reasonable. The height of the sign would have to accommodate truck traffic. This item and murals will need to be discussed further once staff has an opportunity to provide more detail on existing signs.



155 F Road Loxahatchee Groves, FL 33470

At the May 12, 2025 committee meeting we will look at what signs should be prohibited in all districts and discuss the approach to take with respect to master sign plans and outline a schedule for the committee's consideration of signs in the commercial and institutional areas.

Recommendation:

Committee review, discussion, and direction.

	Prohibited Sign List Currently In Code	Remain Prohibited	Permit	Permit with Conditions
1	Animated Sign. A sign designed to utilize motion of any part by any means, including wind power, or designed to display changing colors, flashing, oscillating or intermittent lighting, electronic messages or moving images, or which emits visible smoke, vapor, particles, noise or sounds. The definition of animated sign shall not include changeable copy signs, as defined herein.			
2	Ballon Sign - A type of sign that is temporary, three-dimensional, and usually made of non-rigid material, inflated by air or other means to a point of semi-rigidity and used for advertising purposes, with or without copy.			
3	Banner or pennant Sign - A type of sign, with or without a frame and with or without characters, letters, symbols or illustrations, made of cloth, fabric, paper, vinyl, plastic or other non-rigid material for the purpose of gaining the attention of persons.			
4	Bench Sign - Any sign painted on or affixed to a bench or to a shelter for persons awaiting public transportation.			
5	Billboards - A type of sign which directs attention to a business, commodity, service, product, activity or ideology not conducted, sold, offered, available or propounded on the premises where such sign is located and the copy of which is intended to be changed periodically.			
6	Mobile Sign - Any type of sign not permanently attached to a wall or the ground or any other approved supporting structure, or a sign designed to be transported, such as signs transported by wheels, mobile billboards, sandwich signs, sidewalk signs, curb signs, and unanchored signs.			
7	Pole Sign. A type of free-standing sign erected upon a pole or poles which are visible and wholly independent of any building or other structure for support.			
8	Projecting Sign A type of sign attached to and supported by a building or other structure and which extends at any angle therefrom.			
9	Roof Sign -A type of sign erected above the roofline or parapet, or any sign placed on rooftop structures.			
10	Snipe Sign. A sign of any material, including paper, cardboard, wood or metal, which is tacked, nailed, pasted, glued or otherwise affixed to a pole, tree, stake, fence, structure, building, trailer, dumpster or other object, with the message thereon not applicable to the present use of the premises upon which the sign is located.			
11	Strip Lighting-			

	Prohibited Sign List to Consider	Remain Prohibited	Permit	Permit with Conditions
13	<i>Traffic or pedestrian hazard.</i> Any sign or advertising structure which constitutes a traffic hazard or a detriment to traffic safety by reason of its size, location, movement, content, coloring, or method of illumination, or by obstructing the vision of drivers, or signs that obstruct or detract from the visibility of traffic-control devices or emergency vehicles. The use of flashing lights or revolving lights is prohibited as part of any sign as it constitutes a traffic hazard. Any sign which by glare or method of illumination constitutes a hazard to either vehicular or non-vehicular traffic is prohibited. Also prohibited is any sign which may be confused with or purports to be a governmental, traffic direction or safety sign, or any other sign or group of signs which create a traffic hazard as determined by the city.			
14	<i>Obscenities.</i> Any sign or advertising structure with words, scenes or graphics which are obscene, indecent and prurient or which exhibit obscene or illegal written messages or materials.			
15	<i>Right-of-way.</i> Any sign or advertising structure (other than those constructed by a governmental agency or required to be constructed by a governmental agency for a public purpose) constructed, installed or placed on the right-of-way of any street, road or public way, or signs overhanging or infringing upon the right-of-way of any street, road or public way, except as specifically permitted by this chapter.			
16	<i>Public property.</i> Any sign or advertising structure constructed on city property or other governmental property other than signs constructed by any governmental entity for public purposes, except as specifically authorized by this chapter.			
17	<i>Rear of a building.</i> Any sign or advertising structure which is constructed, installed or maintained upon the rear of a building, with the exception of signs to identify the business address on a rear exit door with no greater than six (6) inch non-illuminated letters with a minimum stroke width of one-half inch (½") located directly above the rear door, or as required by applicable fire safety regulations.			
18	<i>A" frame signs.</i> A freestanding sign which is ordinarily in the shape of an "A" or some variation thereof, which is readily moveable, and is not permanently attached to the ground or any structure thereof.			
19	<i>Banner flag signs.</i> Any sign (that cannot be considered a flag), intended to be suspended for display, either with or without frames, having characters, letters, illustrations, or ornamentations applied to cloth, paper, plastic, balloons, or fabric of any kind with such material acting as a backing.			
20	<i>Off-premises signs.</i> A sign, other than a billboard, designed to direct attention to a business, commodity, service, product or activity not conducted, sold, offered or available on the premises where such sign is located.			

		Remain Prohibited	Permit	Permit with conditions
21	Portable signs. A free-standing or off-premises sign which is not permanently affixed to the ground, building, or other structure, which may be mounted on wheels or affixed to a vehicle and can easily be transported from place to place.			
22	Vehicular signs. Any sign or banner which is attached to or placed upon a parked motor vehicle or trailer and placed in a position or location for the sole purpose of displaying the same to the public.			
23	Vee-shaped signs. A building, free-standing, or off-premises sign which has two (2) faces that are not parallel to one (1) another.			
24	Abandoned signs. Any sign, except a billboard sign, which no longer pertains to any person, organization, product, service, activity or business located on or available at the premises where such sign is displayed; any sign, except a billboard sign, which no longer contains a message; and/or any sign in a state of disrepair.			
25	Under canopy signs. A building sign which is mounted, attached or suspended perpendicular to the building, beneath an awning, canopy or marquee.			
26	Exposed neon tubing, neon signs, and LED signs that emulate the general appearance of traditional neon signs.			
27	Emitting signs. Signs that emit audible sound, odor, or visible matter such as smoke or steam.			
28	Any sign with an exposed unshielded light source which does not comply with the terms, conditions and provisions contained in this code.			
29	Painted wall signs			
30	Copycat signs. Signs that resemble any official sign or markers and that because of design, location, position, shape, or color may be reasonably confused with or construed as traffic-control devices or regulatory signs.			
31	Awning signs. A type of sign that is painted, stitched, stamped, perforated or otherwise affixed to an awning or umbrella.			
32	Electronic changeable copy signs. A sign that utilizes an electronic display including, but not limited to, liquid crystal display or light emitting diodes (LCD or LED), plasma display, or projected images, on which the copy is changed electronically			