



**VII.A.**

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### **Planning Commission Staff Report**

**Project Type:** Sign Package

**Meeting Date:** May 9, 2016

**From:** Jessica Henry, AICP  
Project Planner

**Location:** North side of North Outer 40 Road, west of Timberlake Manor Parkway

**Applicant:** APCO Signs

**Description:** **St Luke’s Hospital Northwest Campus, Sign Package:** A request for a Sign Package to establish sign criteria for the St. Luke’s Hospital Northwest Campus development located northwest of the intersection of South Woods Mill Road and Brookings Park Drive.

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#### **PROPOSAL SUMMARY**

APCO Signs has submitted a request for a Sign Package for the St. Luke’s Hospital Northwest Campus development, which is 38.28 acres in size. In accordance with the Unified Development Code (UDC), if approved the proposed Sign Package would serve as the site specific sign regulations for the St. Luke’s Hospital Northwest Campus development. The Planning and Development Services Division has reviewed the request and submits the following report.

The purpose of a sign package is to provide comprehensive and complementary signage throughout a development. City Code states that “in order to encourage superior design, quality and character, comprehensive sign packages allow for specialized review of signs and flexibility from standard signage requirements.” St. Luke’s Hospital is requesting this Sign Package for the Northwest Campus due to the large size of the site, the unique hospital user, and the building connectivity that is treated as one large building under the UDC.

#### **LAND USE AND ZONING HISTORY OF SUBJECT SITE**

The subject property was originally zoned “NU” Non-Urban District. In 2005, the portion of the site was rezoned to “MU” Medical Use District. In May of 2014, Ordinance 2796 was approved by the City of Chesterfield which placed the entire northwest campus under one ordinance. Multiple Site Development Plans, Concept and Section Plans have been amended since 2006. In 2007, the City Council approved a request to increase the permitted size of the two monument signs proposed in conjunction with the construction of Building A.

A Site Development Concept Plan and Site Development Section Plan were approved for the 38.28 acre Northwest Campus by the Planning Commission on March 23<sup>rd</sup>, 2015 in order to permit the construction of a 102,459 square foot medical building. This building, referred to as "Building B" is currently under construction.

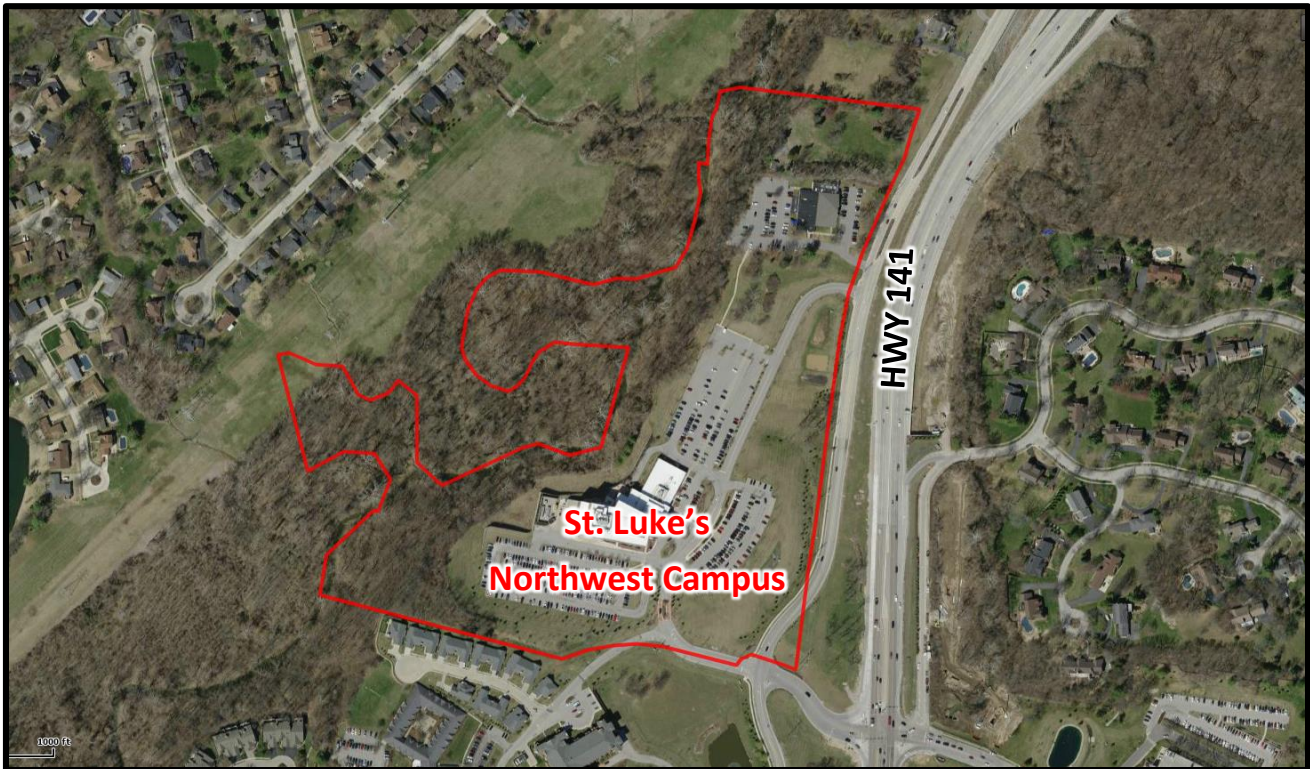
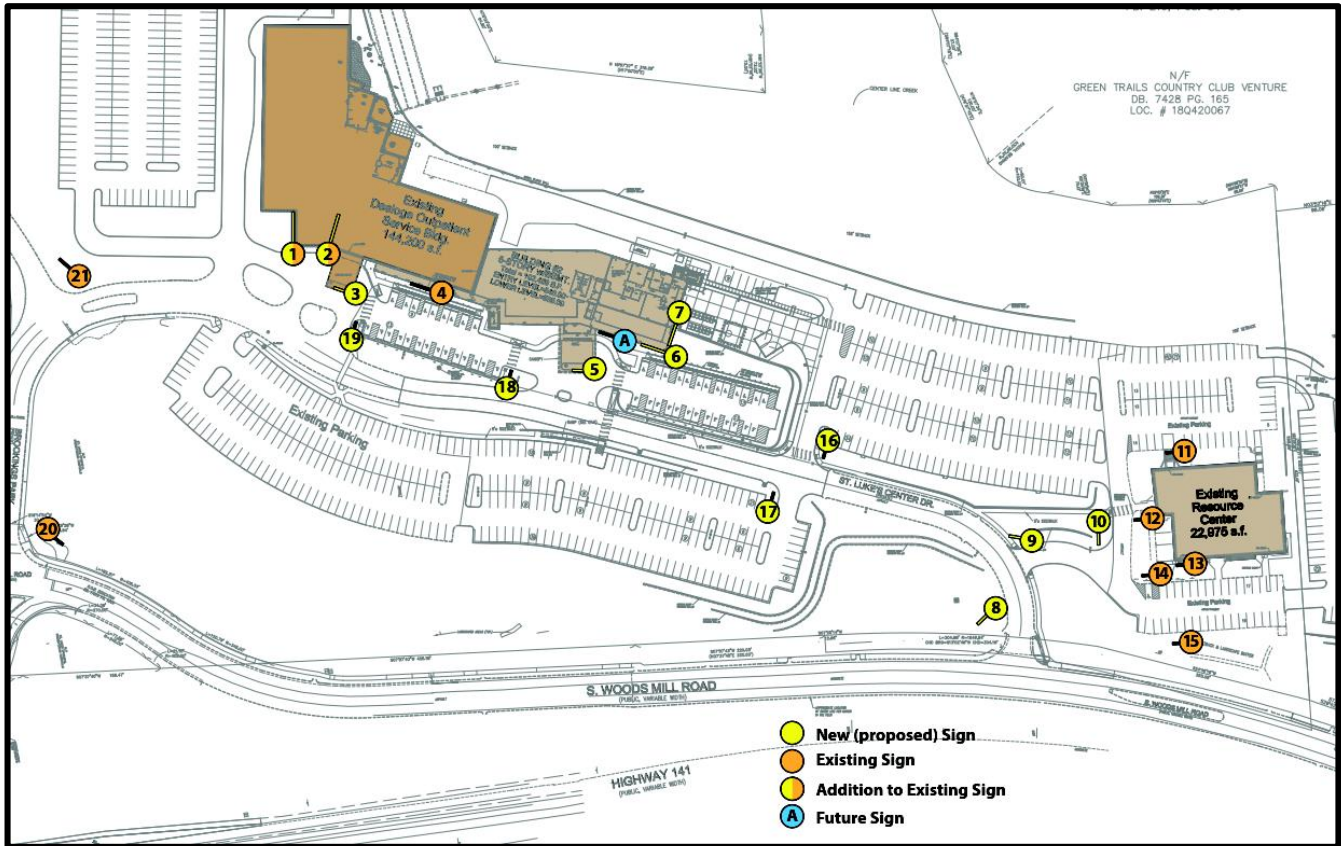


Figure1: Aerial

### Submittal Overview

The Sign Package addresses five (5) sign types: attached wall sign, monument sign, directional signs, temporary signs, and other signage not specified. These five (5) sign types are addressed below; for information, the sign classification from the Unified Development Code (UDC) is included in parenthesis. Furthermore, all other signage not detailed in the Sign Package shall be in accordance to the UDC. The exhibit on the following page shows the proposed location of all the permanent freestanding, attached wall, and directional signage on the Northwest Campus. Additionally, the location exhibit uses a color coding system to identify existing, proposed, and future signage.

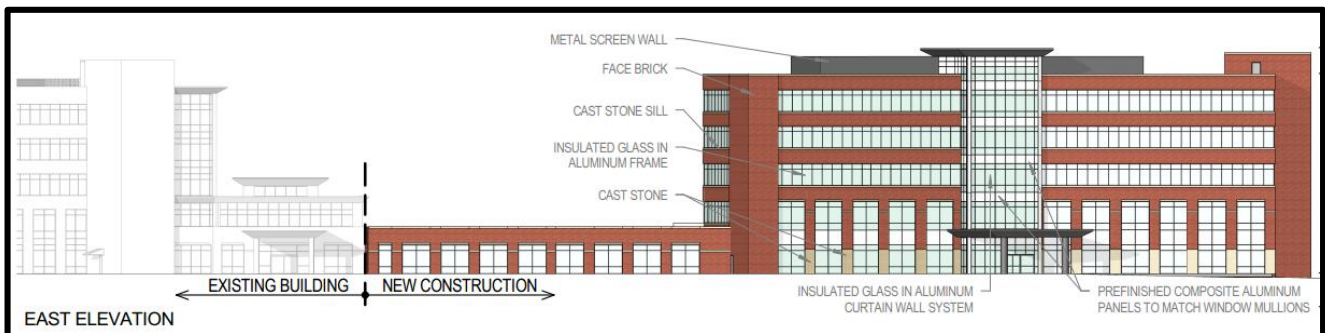
Note that temporary construction signs are not included in the following exhibit and will be addressed separately later in this report.



**Figure 2: Signage Location Exhibit**

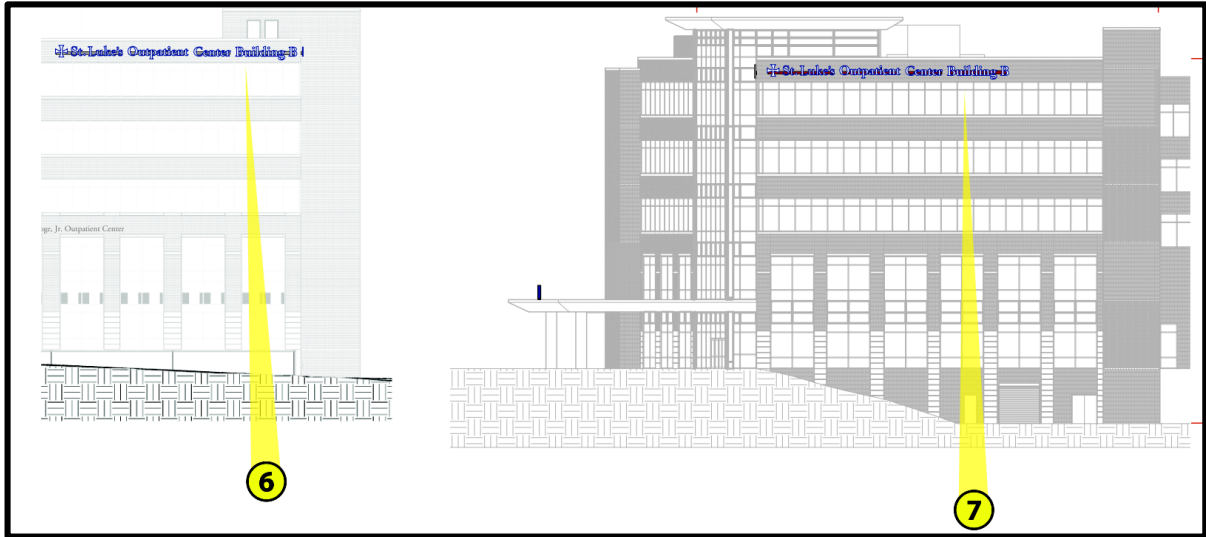
**1. Business Sign (Permanent Signs; Business Signs – Attached to Wall)**

The building currently under construction, Building B, is actually attached to the existing Building A, and therefore is considered a single building under the Unified Development Code. The following excerpt from the approved Architectural Elevations shows this relationship between the two buildings. Based on this classification, the permitted signage has already been installed on Building A.



**Figure 3: Architectural Elevations**

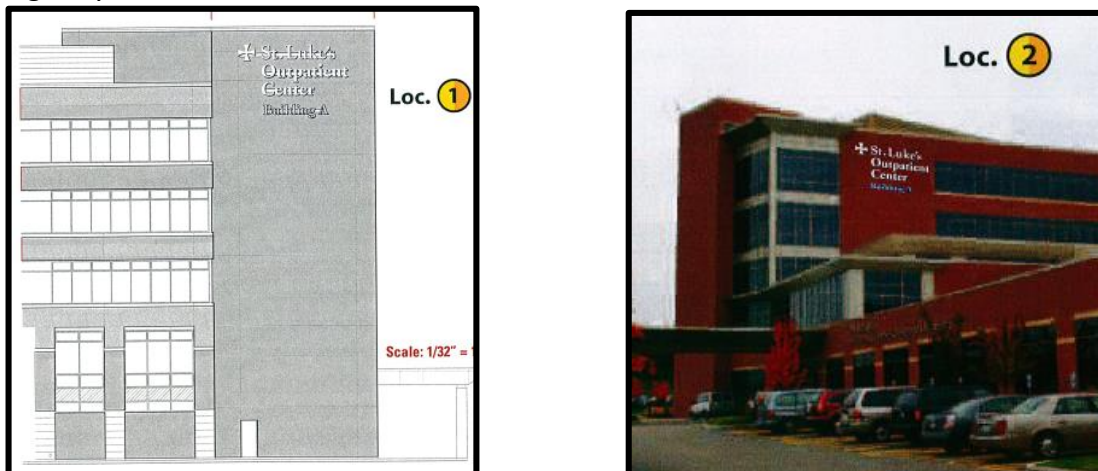
In order to provide an equivalent level of signage on Building B and to clearly distinguish the two buildings, the applicant is requesting two new attached wall signs for Building B that is currently under construction. These signs will be 141 square feet in size and are identified as locations 6 and 7, shown below.



**Figure 4: Proposed attached wall signs on Building B**

Additionally, existing signs 1 and 2 on Building A, will have an additional line of text noting "Building A" added. The UDC allows one (1) attached business sign on any two (2) walls of a building for single tenant freestanding buildings. These signs cannot exceed five percent (5%) of the wall area on which said sign is attached; furthermore, no sign can exceed 300 square feet in outline area.

The area of signs 1 and 2 will be brought up to 383 square feet with the addition of the new text. Although this exceeds the 300 square foot maximum per sign specified by the Unified Development Code, due to the very large building size the 383 square foot signs equal approximately 2% of the total façade area, which is substantially below the 5% cap permitted outright by code.



**Figure 5: Existing signs on Building A with additional line of text**

Two “informational” wall signs, identified in the Sign Package as locations 3 and 5, are proposed at the main entry to each building. An information sign is defined by the UDC as a sign which “identifies a residence, a noncommercial activity, or conveys cautionary information.” The proposed signs which simply identify each building fall under this definition.

In addition to these attached wall signs, the applicant has identified one future wall sign to be located on Building B and identified as location A in the Sign Package. This sign will match existing sign #4 and is reserved for a future donor.



**Figure 6: Future Sign**

Finally, there are two existing canopy signs on the Resources Center building which are identified as locations 11 and 13 in the proposed Sign Package.

**2. Project Identification Sign (Permanent Signs; Business and Identification Signs – Freestanding)**

The UDC permits one (1) freestanding business sign facing each roadway on which the lot has frontage. These signs cannot exceed six (6) feet in height and 50 square feet in outline area per face. A second freestanding sign is permitted for developments such as St. Luke’s Northwest Campus which has a roadway frontage exceeding 850 linear feet and a site size greater than 20 acres.

Currently, there are two existing monument signs that are each seven (7) feet tall and 60.9 square feet in size. These signs are located on the S. Woods Mill Road and Brookings Park Drive frontages and the increase in size for these signs was approved by the City Council on November 19, 2007. A smaller 18.5 square foot monument sign is located in front of the Resource Center building which fronts on S. Woods Mill Road.

The applicant is proposing an additional seven (7) foot tall, 60 square foot sign at the intersection of St. Luke’s Center Drive and S. Woods Mill Road. This sign would identify the entrance drive to the new Building B and would exactly match the other two large monument signs on the site. Each of these three signs are comprised of four panels that contain directional information for those entering the campus. As this is a medical campus that will experience a high degree of use by non-routine visitors (ie: patients rather than daily employees), the additional monument sign is reasonable and appropriate. Additionally, the proposed monument sign is located as shown on the approved Site Development Section Plan.



Figure 7: Proposed 60 square foot Monument Sign

Freestanding signs are required by the UDC to have landscaping, which may include, but not be limited to, shrubs, annuals, and other materials, adjacent to the sign base or structural supports. The applicant is providing low-growing ornamental annuals, perennials, and shrubs around the sign, as shown in the excerpt below from the Sign Package.

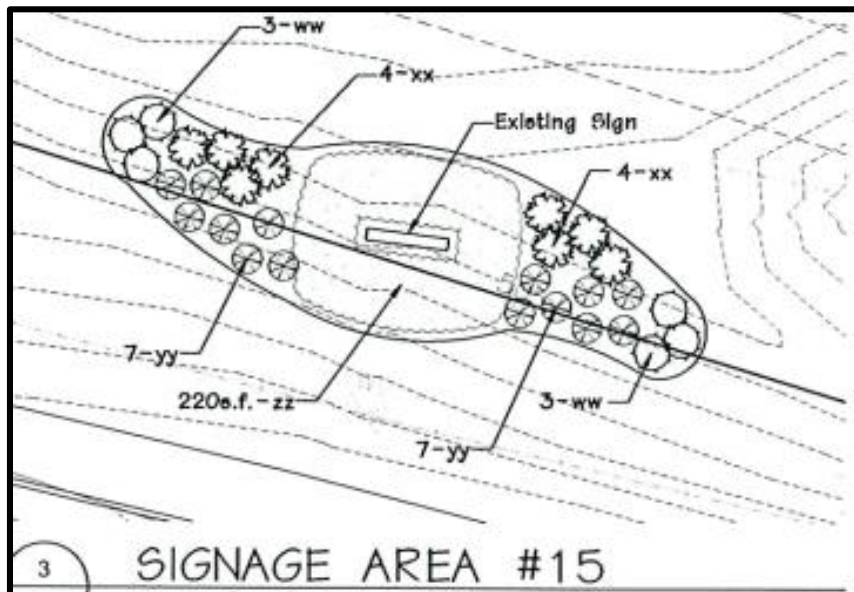


Figure 8: Proposed Landscaping for new Monument Sign

### 3. Directional Signs (Permanent Signs; Directional Signs)

The UDC permits directional signs up to ten (10) square feet in outline area per facing. These signs cannot extend more than six (6) feet above the average grade or adjacent street whichever is higher. No limit on the number of directional signs allowed for a site is established within the UDC.

The applicant is proposing six (6) new directional signs for the site. The outline area of the text and graphics for each sign will not exceed ten (10) square feet, which is the maximum allowed per the UDC. There are also two existing directional signs located on the Resource Center portion of the site.

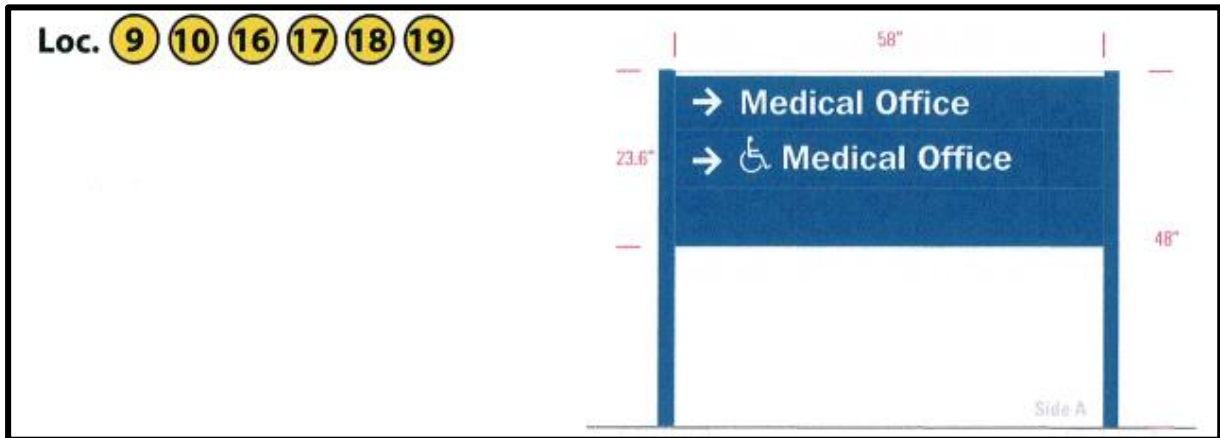


Figure 9: Proposed Directional Signs

#### 4. Temporary Construction Signs (Temporary Signs: Development Related)

The applicant is proposing multiple temporary construction signs that will be removed as the project progresses. For construction sites of this size, it is common to have a variety of signs serving to denote the construction limits, project name, safety precautions, and restricted access points dedicated for public use or construction use only. The proposed construction signs all fall within these categories and are already present on the active construction site.



Figure 10: Temporary Construction Signage

### **5. All other signage**

As stated previously, all other signage not specifically called out in the Sign Package shall be as allowed per the UDC.

### **STAFF ANALYSIS**

Although St. Luke's is not specifically required by ordinance to submit a Sign Package for the Northwest Campus, the Sign Package process is optimal for this large and complex user. Large campuses rely heavily on signage to assist visitors in effectively navigating the site, and cohesive size, location, and design is critical. Indeed, the stated purpose of a sign package is to provide comprehensive and complementary signage throughout a development. City Code states "in order to encourage superior design, quality and character, comprehensive sign packages allow for specialized review of signs and flexibility from standard signage requirements."

The purpose listed above, along with the stated purpose of the sign regulations and policies of the Comprehensive Plan, creates the foundation of the review of the submittal. As listed in the UDC, the purpose of the sign requirements is as follows:

"The purpose of the sign regulations provided herein are to encourage excellence in design of signs, fostering economic viability of the community, and provide safe and concise directional information designed to facilitate traffic flow. Signs shall be designed so as to protect motorists, bicyclists, and pedestrians from distractions that may cause accidents or other detrimental impacts.

Signs shall not overload the public's capacity to receive information, or cause visual confusion by interfering with pedestrian or vehicular traffic. Signs shall conform to the character of the community, enhance the visual harmony of development, and preserve the public health, convenience, welfare and/or safety within the City of Chesterfield by maintaining the high aesthetic quality of the community. "

In addition to the areas within the code above, there are two specific Plan Policies that have been adopted as part of the Comprehensive Plan.

- **Plan Policy 3.4 Signage Considerations:** Signage along the I-64/US 40 corridor and State Highways should be evaluated in terms of height, size and location while recognizing individual uses' need for identity and visibility.
- **Plan Policy 3.4.1 Preserve Aesthetics and Public Safety:** To preserve the high aesthetic quality and public safety interests along the corridor and other major highways/roads, signs of ever-increasing size, brightness and garishness should be prohibited.



### **Summary of Requested Signs**

- Two (2) new attached wall signs—141 square feet in size each
- Two (2) existing attached wall signs with new line of text—383 square feet in size
- Two (2) information signs designating Building A and Building B—25.5 square feet in size
- Two (2) existing canopy signs—size as shown
- One (1) future donor sign—117.3 square feet maximum size
- One (1) new monument sign, 2 existing monument signs – 60.9 square feet in size
- One (1) existing monument sign—18.56 square feet in size
- Six (6) new directional signs – 10 square feet maximum size
- Two (2) existing directional signs—6 and 8 square feet maximum size
- Multiple temporary construction signage—32 square feet maximum size
- All other signage to adhere to the UDC

### **STAFF RECOMMENDATION**

Staff has reviewed the Sign Package and found the proposal to be consistent with the purpose and intent of the UDC sign regulations and the City of Chesterfield Comprehensive Plan. Staff recommends approval of the proposed Sign Package for St. Luke's Hospital Northwest Campus. Please note, any amendments to the provisions of the approved Sign Package would require Staff review and approval by the Planning Commission.

### **MOTION**

The following options are provided to the Planning Commission for consideration relative to this application:

- 1) "I move to approve (or deny) the Sign Package for St. Luke's Hospital Northwest Campus
- 2) "I move to approve the Sign Package for St. Luke's Hospital Northwest Campus....."  
(Conditions may be added, eliminated, altered or modified)

Attachments: Proposed Sign Package

CC: Aimee Nassif, Planning and Development Services Director

**RECEIVED**  
City of Chesterfield  
**MAY - 3 2016**  
Department of Public Services

# ✝ St. Luke's Outpatient Centers

## Northwest Campus Sign Package



apcosigns.com

388 Grant Street SE  
Atlanta, GA 30312-2227  
Ph: 404.688.9000, Fax: 404.577.3847  
Email: sales@apcosigns.com

# ✝ St. Luke's Outpatient Centers

## Northwest Campus Sign Package

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# St. Luke's Hospital Northwest Campus Sign Package

St. Luke's Hospital is requesting a comprehensive sign package for the St. Luke's Center Drive development across highway 141 from the main hospital. The existing outpatient center (121 St. Luke's Way/Building A) is going to share a 1st floor connection with the new outpatient center (111 St. Luke's Way/Building B). Both buildings will look similar from the exterior and have 5 stories. Although the buildings connect on the first floor, the public will need to park near the appropriate entrance to the building with the services or doctor they are visiting. The two buildings are considered one building by the City of Chesterfield code. All allowable signs were put in place when the first building was constructed. Exterior signage is needed on Outpatient Building B. Therefore; we are asking for a complete sign package for the entire northwest campus to include Building B as well as buildings that may be added in the future. Signage for future buildings within the Northwest Campus will comply with the Unified Development Code or an amendment to the Sign Package will be sought in conjunction with any future development beyond Building B. All other signage not detailed in the Sign Package shall be in accordance to the Unified Development Code to cover other minor signage.

## Monuments

- Two monuments exist for Building A. (locations 20 and 21)  
New inserts will be adjusted to reflect new directional information. The increased size of these two monument signs was approved by the City of Chesterfield City Council on November 19, 2007. A third monument is needed at the new entrance (location 8). The new monument needs to match the existing for consistent wayfinding signs.
- There is a monument at the Resource Center (location 15).
- All four monuments are internally illuminated.
- Landscape plans for locations 8, 15, 20 and 21 are in this packet.

## Wall Lettering

- Locations 1 and 2 have existing lettering. We need to add the building designation.
- Locations 6 and 7 will be all new lettering.
- Lettering is channel letters, LED illumination. White both day and night.

## Donor Name

- Location 4 is an existing donor name. Donor for Building A.
- Location A is requesting a donor name for Building B. Donor TBD.
- Lettering is non-illuminated, brushed aluminum. Flush mounted to the brick with concealed studs.

## Directional Signs

- Locations 9, 10, 16-19 are small directional signs requested to help visitors park in the appropriate lot closest to their entrance. Code requires 10 square feet or less. We can accomplish this per the drawings.
- Locations 12 and 14 exist at the Resource Center.
- All these directional signs are non-illuminated post and panel signs.

## Informational Signs

- Requesting two informational signs. One at each entrance. (locations 3 and 5)
- Signs to be internally illuminated channel letters, LED.
- Locations 11 and 13 exist on canopies at the Resource Center. Non-illuminated.

## Temporary / Construction Signs

- Page 19 illustrates the temporary and construction signs. These will be removed as the project progresses and information is not pertinent.

Sign Type:	<b>Narrative Overview</b>		Scale: 1/32" = 1'-0"
	Production Info:	Work Order #: TBD Approved By: Approved Date:	
Drawn By:	DLR		
Date:	1, May 2016		
Status:	Rev-13		
Project Reference:	St. Luke's Outpatient Center Buildings A & B		
Sales Rep:	Sandy Ellis		
CSR/PM:			

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388 Grant Street SE  
Atlanta, GA 30312-2227  
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Email: sales@apcosigns.com



Location	Description	Frontage	Notes
1	Building wall lettering add "Building A"	South elevation: 72' ht. x 268' = 19,296sq'	• new plus existing 383 sq' • 12 volt LED illumination powered by 12 volt power supplies. Illuminates white.
2	Building wall lettering add "Building A"	North elevation: 72' x 229' = 16, 488 sq.'	• new plus existing 383 sq' • 12 volt LED illumination powered by 12 volt power supplies. Illuminates white.
3	Informational - Canopy designation Building A		• 25.5 sq.' • pull less than 1.4 amps
4	Donor name/lettering - non-illuminated - Existing		• 117.3 sq.'
5	Informational - Canopy designation Building B	East Elevation: 78' x 218' = 17,004 sq'	• 25.5 sq.' • pull less than 1.4 amps
6	Building wall lettering Building B	East Elevation: 78' x 218' = 17,004 sq'	• 141 sq.' • 12 volt LED illumination powered by 12 volt power supplies. Illuminates white.
7	Building wall lettering Building B	North elevation: 78' x 114' = 8,892 sq'	• 141 sq.' • 12 volt LED illumination powered by 12 volt power supplies. Illuminates white.
8	New monument	60.9 square feet	• Sign size as approved by City of Chesterfield City Council on November 19, 2007. • 85" above grade. • Power Consumption: 810 watts • Lumens: 58,500 or 900 lumens per square foot of sign face
9	Directional		• 10 sq.' max
10	Directional		• 10 sq.' max
11	Existing canopy		• Resource Center
12	existing directional		• Resource Center • 8 sq.'
13	existing canopy		• Resource Center
14	existing directional		• Resource Center • 6 sq.'
15	Existing Monument		• Resource Center • 18.56 sq.'
16	Directional		• 10 sq.' max
17	Directional		• 10 sq.' max
18	Directional		• 10 sq.' max
19	Directional		• 10 sq.' max
20	Existing Monument	60.9 square feet	• Sign size as approved by City of Chesterfield City Council on November 19, 2007. • 85" above grade • Power Consumption: 810 watts • Lumens: 58,500 or 900 lumens per square foot of sign face
21	Existing Monument	60.9 square feet	• Sign size as approved by City of Chesterfield City Council on November 19, 2007. • 85" above grade • Power Consumption: 810 watts • Lumens: 58,500 or 900 lumens per square foot of sign face
A	Donor name/lettering non-illuminated		• Up to 117.3 sq.' • Donor name TBD

Sign Type: **Sign Location Matrix**  
Scale: 1/32" = 1'-0"

Production Info: **Work Order #: TBD**  
Approved By:  
Approved Date:  
Customer approval is required prior to production.

Drawn By: DLR  
Date: 1, May 2016  
Status: Rev-13

Project Reference: **Project:** St. Luke's Outpatient Center Buildings A & B  
**Sales Rep:** Sandy Ellis  
**CSR/PM:**

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Ph: 404.688.9000, Fax: 404.577.3847  
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**APCO**  
apcosigns.com

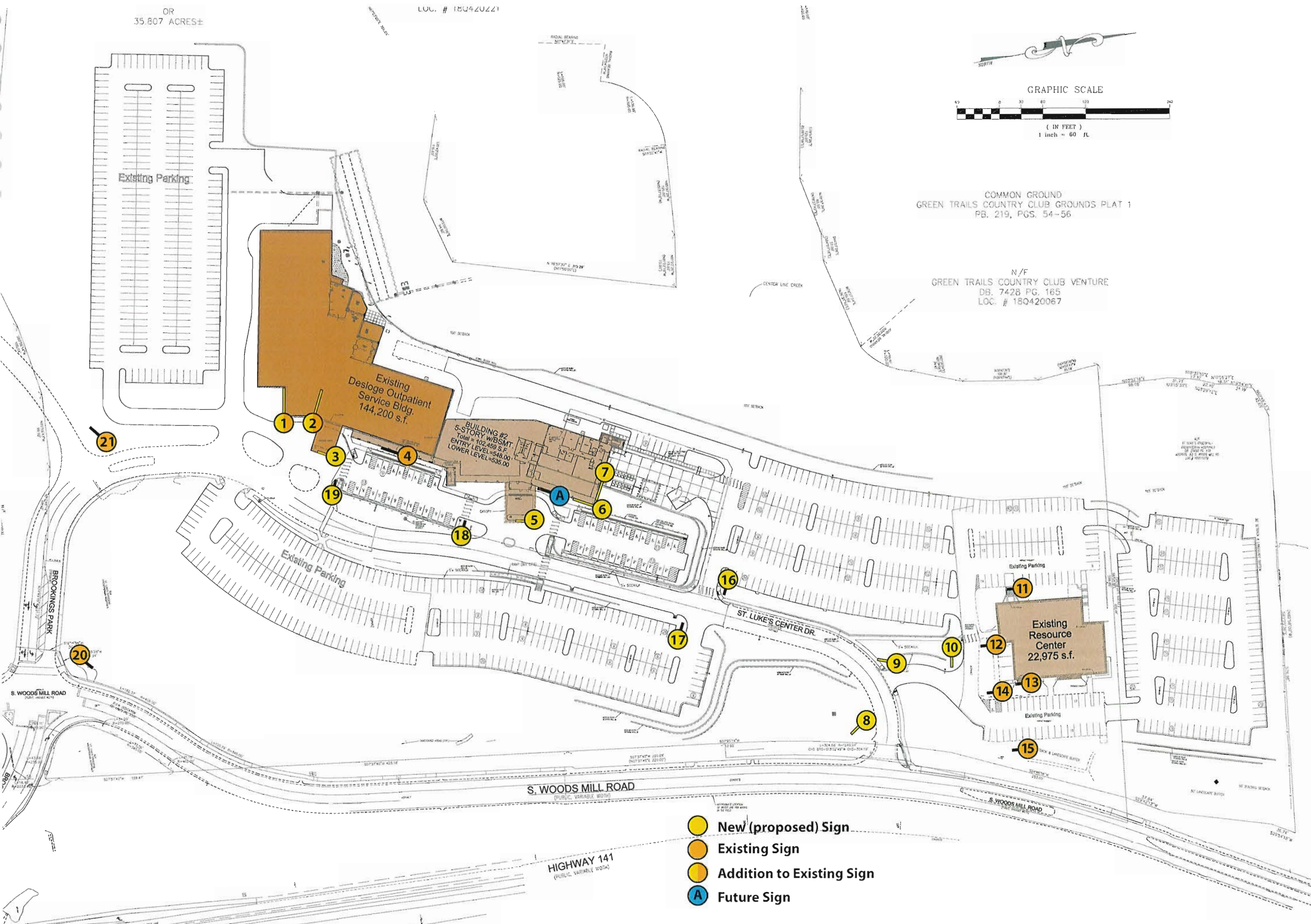
Sign Type: **Sign Locations Site Plan**  
 Scale: N/A

Production Info:  
 Work Order #: **TBD**  
 Approved By:  
 Approved Date:  
 Customer approval is required prior to production.

Drawn By: **DLR**  
 Date: **22, March 2016**  
 Status: **Rev-12**

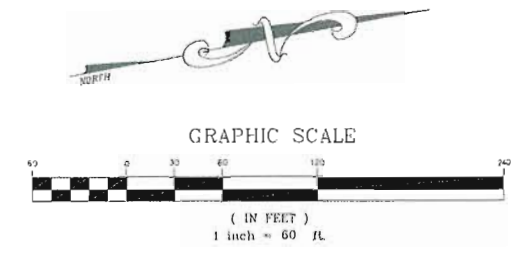
Project Reference:  
 Project: **St. Luke's Outpatient Center Buildings A & B**  
 Sales Rep: **Sandy Ellis**  
 CSR/PM:

Corporate Headquarters  
 388 Grant Street SE  
 Atlanta, GA 30312-2221  
 Ph: 404.688.9000, Fax: 404.577.3847  
 Email: sales@apcosigns.com



OR  
 35.807 ACRES±

LOC. # 180420221



COMMON GROUND  
 GREEN TRAILS COUNTRY CLUB GROUNDS PLAT 1  
 PB. 219, PGS. 54-56

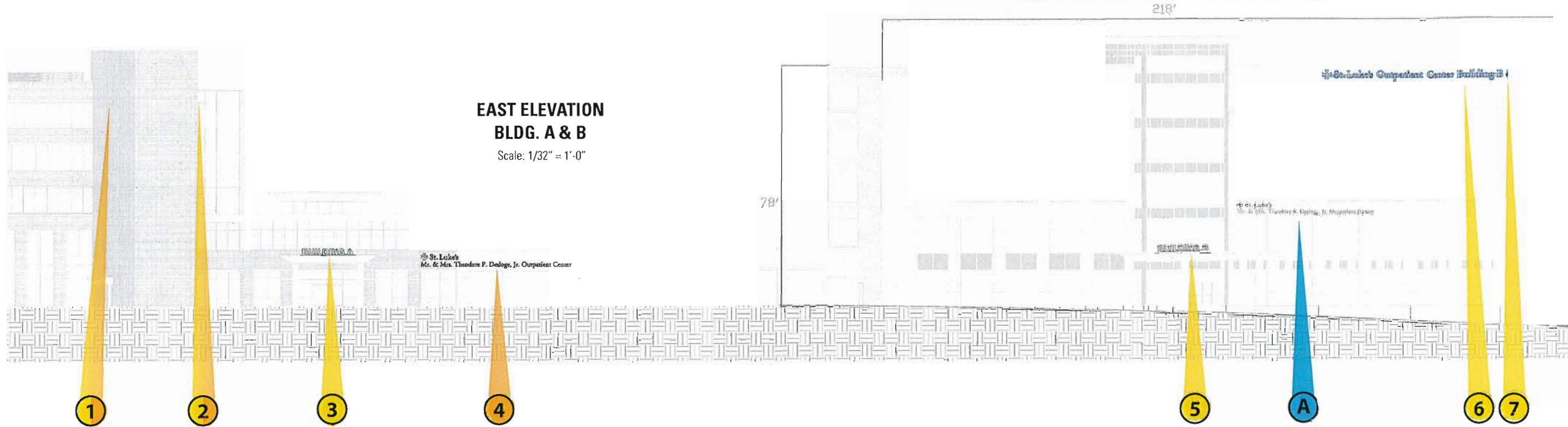
N/F  
 GREEN TRAILS COUNTRY CLUB VENTURE  
 DB. 7428 PG. 185  
 LOC. # 180420067

S. WOODS MILL ROAD  
 (PUBLIC VARIABLE WIDTH)

HIGHWAY 141  
 (PUBLIC VARIABLE WIDTH)

- New (proposed) Sign
- Existing Sign
- Addition to Existing Sign
- Future Sign

Bldg B - east elevation - 78' x 218' = 17,004 Square Feet



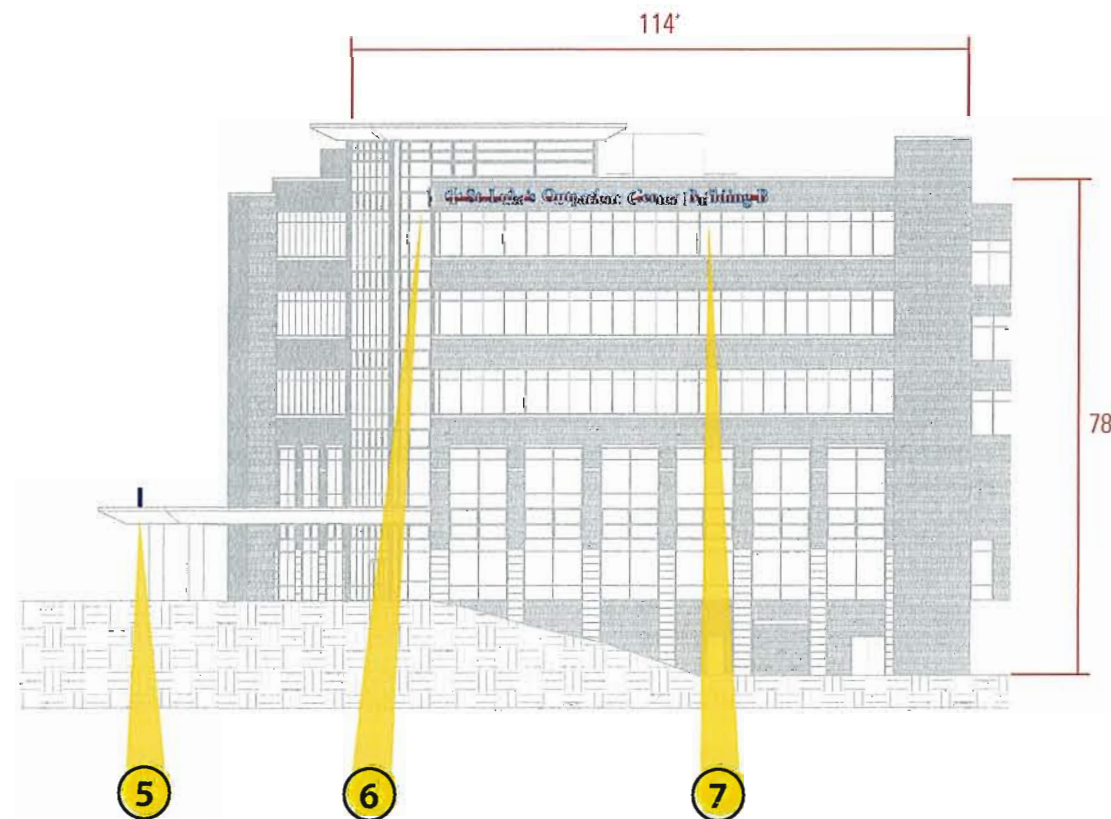
**EAST ELEVATION**

**BLDG. A & B**

Scale: 1/32" = 1'-0"

**Location Legend**

- New (proposed) Sign
- Existing Sign
- Addition to Existing Sign
- A Future Sign



**NORTH ELEVATION**

**BLDG. B**

Scale: 1/32" = 1'-0"

Bldg B - north elevation - 78' x 114' = 8,892 Square Feet

Colors depicted are a general representation of the color specified. If color selection is critical, please request sample for approval.

Sign Type: **Elevation Overview**  
Scale: 1/32" = 1'-0"

Production Info:  
Work Order #: **TBD**  
Approved By:  
Approved Date:  
Customer approval is required prior to production.

Status: Rev-12  
Date: 22, March 2016  
Drawn By: DLR  
Drawn Date: 22, March 2016

Project Reference:  
Project: St. Luke's Outpatient Center Buildings A & B  
Sales Rep: Sandy Ellis  
CSR/PM:

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Atlanta, GA 30312-2227  
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Email: sales@apcosigns.com



**SIGN SPECIFICATIONS**

**Dimensional Letters**

Face Illuminated White  
 Illuminated Returns on Channel Letters  
 Mounting: Raceway Mount  
 Raceway Color: PMS 1675 U  
 Thickness: To Be Determined

*Note: Aluminum returns mechanically attached to aluminum backs. Letters caulked to prevent water. Weep holes in the bottom of each letter per UL standard. .187 acrylic faces with 1" trim cap. 12 volt LED illumination powered by 12 volt power supplies. Raceway is .080 aluminum construction painted specified color.*

**Graphics:**

Logo: LTBD (St. Luke's - Modified Cross)  
 Size: 46 1/4"  
 Face Color: White  
 Returns: PMS 287 (Blue)  
 Trim Cap Color: PMS 287 (Blue)

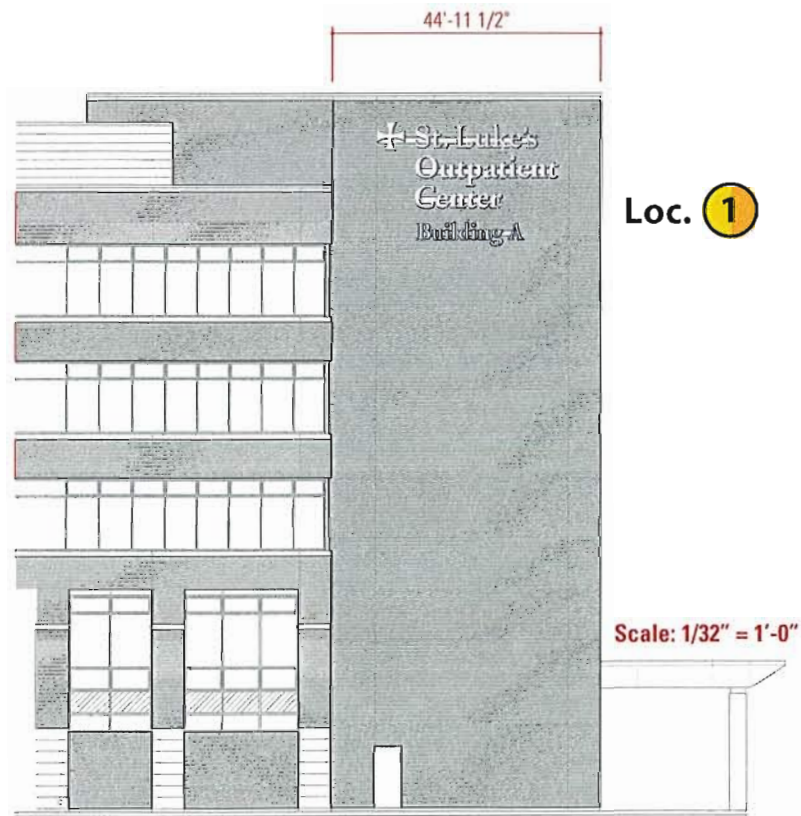
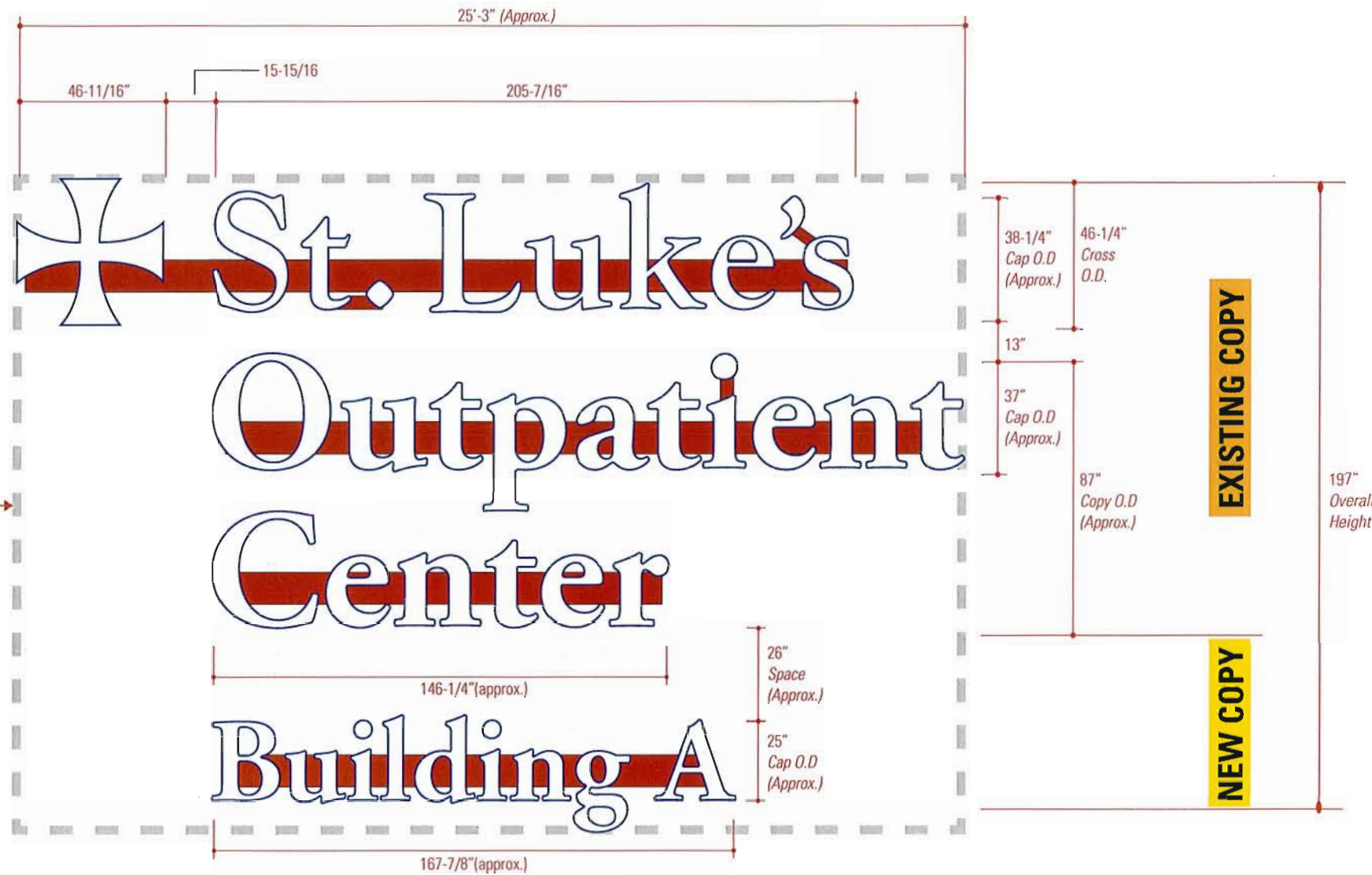
Logo: LTBD (St. Luke's - Modified Copy)  
 Size: 38 1/4"  
 Face Color: White  
 Returns: PMS 287 (Blue)  
 Trim Cap Color: PMS 287 (Blue)

Copy: AGaramond Bold (GARB)  
 Size: 37"  
 Face Color: White  
 Returns: PMS 287 (Blue)  
 Trim Cap Color: PMS 287 (Blue)

Copy: AGaramond Bold (GARB)  
 Size: 25"  
 Face Color: White  
 Returns: PMS 287 (Blue)  
 Trim Cap Color: PMS 287 (Blue)



Total Sq. Ft. = 383



**SOUTH ELEVATION, BLDG. A**

Bldg A - south elevation - 72' x 268' = 19,296 Square Feet



**NORTH ELEVATION, BLDG. A**

Bldg A - north elevation - 72' x 229' = 16,488 Square Feet

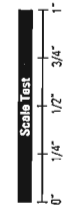
Colors depicted are a general representation of the color specified. If color selection is critical, please request sample for approval.

Sign Type:	<b>Loc. 1 &amp; 2</b> Additional Wall Lettering for Bldg. A	Scale: 1/4" = 1'-0"
Production Info:	Work Order #: TBD Approved By: Approved Date:	Customer approval is required prior to production.
Drawn By:	DLR	
Date:	22. March 2016	
Status:	Rev-12	
Project Reference:	St. Luke's Outpatient Center Buildings A & B	
Sales Rep:	Sandy Ellis	
CSR/PM:		

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 Email: sales@apcosigns.com







**SIGN SPECIFICATIONS**

Loc. **6** & **7**

**Dimensional Letters**  
 Face Illuminated White  
 Illuminated Returns on Channel Letters  
 Mounting: Raceway Mount  
 Raceway Color: PMS 1675 U  
 Thickness: To Be Determined

**Graphics:**  
 Logo: LTBD (St. Luke's - Modified Cross)  
 Size: 31"  
 Face Color: White  
 Returns: PMS 287 (Blue)  
 Trim Cap Color: PMS 287 (Blue)

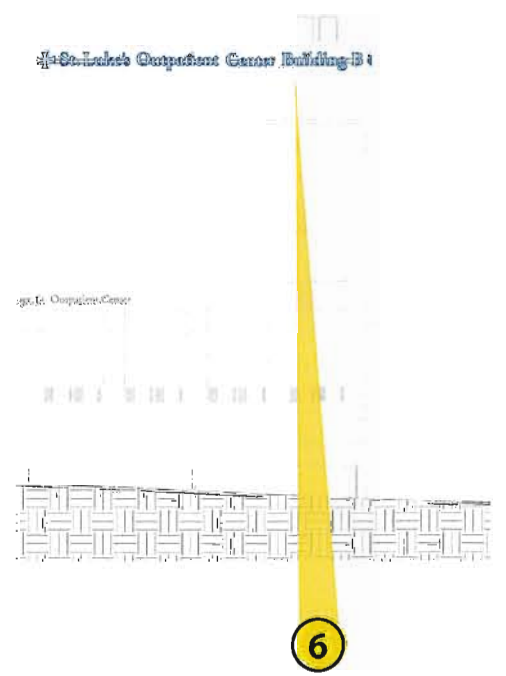
Logo: LTBD (St. Luke's - Modified Copy)  
 Size: 25"  
 Face Color: White  
 Returns: PMS 287 (Blue)  
 Trim Cap Color: PMS 287 (Blue)

Copy: AGaramond Bold (GARB)  
 Size: 25"  
 Face Color: White  
 Returns: PMS 287 (Blue)  
 Trim Cap Color: PMS 287 (Blue)

Bldg B - east elevation - 78' x 218' = 17,004 Square Feet

**EAST ELEVATION**

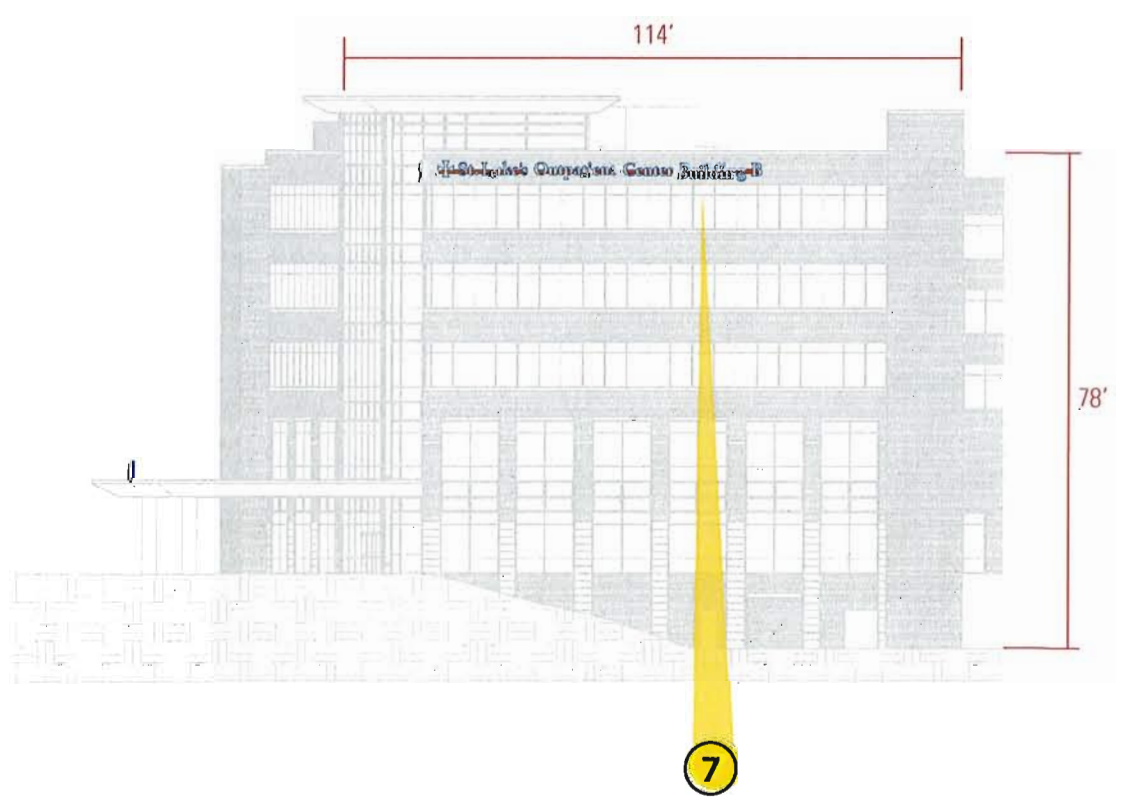
Scale: 1/32" = 1'-0"



Bldg B - north elevation - 78' x 114' = 8,892 Square Feet

**NORTH ELEVATION**

Scale: 1/32" = 1'-0"



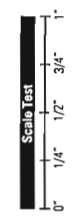
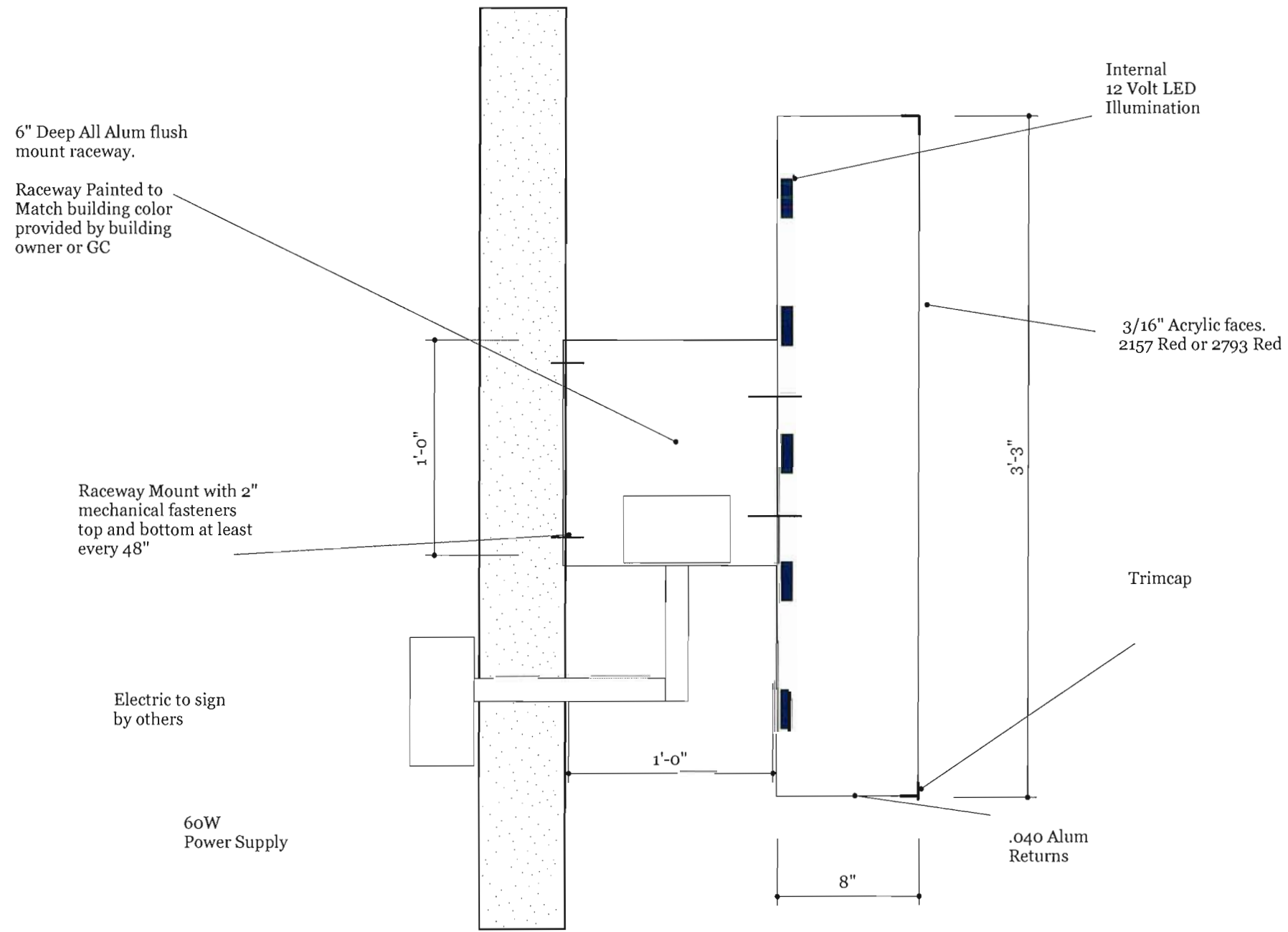
Colors depicted are a general representation of the color specified. If color selection is critical, please request sample for approval.

<b>Project Reference:</b> Project: St. Luke's Outpatient Center Buildings A & B Sales Rep: Sandy Ellis CSR/PM:	<b>Status:</b> Rev-12 Rev-13	<b>Date:</b> 22, March 2016 18, April 2016	<b>Drawn By:</b> DLR DLR	<b>Production Info:</b> Work Order #: TBD Approved By: Approved Date: Customer approval is required prior to production.	<b>Sign Type:</b> Loc. 6 & 7 Scale: Various
	Customer approval is required prior to production.				

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# Channel Letter

Mounting for Locations: **1** **2** **6** **7**



Colors depicted are a general representation of the color specified. If color selection is critical, please request sample for approval.

<b>Page - 7</b>	
<b>Sign Type:</b> Channel Letter	<b>Production Info:</b> Work Order #: TBD Approved By: Approved Date: Customer approval is required prior to production.
<b>Scale:</b> N/A	
<b>Status:</b> Rev-12	<b>Drawn By:</b> DLR
<b>Date:</b> 22, March 2016	
<b>Project Reference:</b> Project: St. Luke's Outpatient Center Buildings A & B	<b>Sales Rep:</b> Sandy Ellis
	<b>CSR/PM:</b>
<p>388 Grant Street SE Atlanta, GA 30312-2227 Ph: 404.688.9000. Fax: 404.577.3847 Email: sales@apccosigns.com</p>	
<b>APCO</b>	
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**Loc. 4**

**Dimensional Logo & Letters**

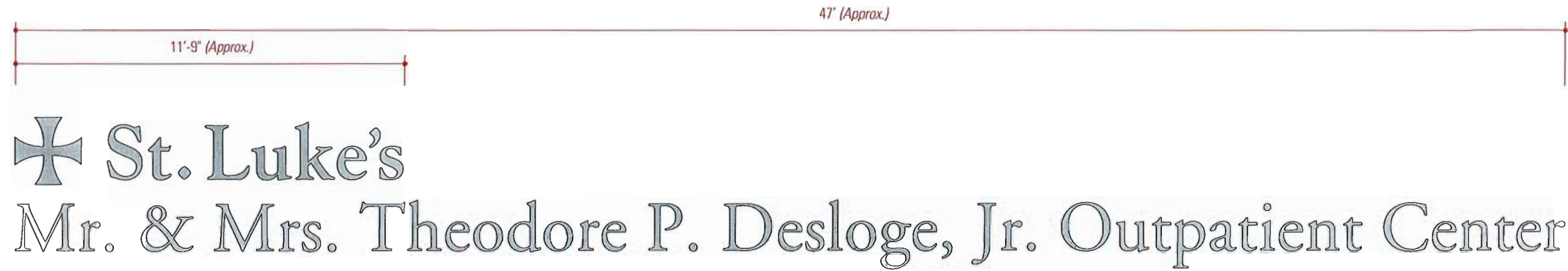
Fabricated  
Mounting: Concealed Stud Mount  
Thickness: 1 1/2"

**Graphics:**

Logo: LTBD (St. Luke's - Modified)  
Size: 24 3/32"  
Face Color: Stainless Steel (Brushed)

Copy: AGaramond Bold (GARB)  
Size: 17" (Initial Caps)  
Color: Stainless Steel (Brushed)

**NOTE:** St. Lukes logo copy and Garamond copy to be same height (17").



(existing)

Scale: 1/4" = 1'-0"

**Loc. A**

**Dimensional Logo & Letters**

Fabricated  
Mounting: Concealed Stud Mount  
Thickness: 1 1/2"

**Graphics:**

Logo: LTBD (St. Luke's - Modified)  
Size: 24 3/32"  
Face Color: Stainless Steel (Brushed)

Copy: AGaramond Bold (GARB)  
Size: 17" (Initial Caps)  
Color: Stainless Steel (Brushed)

**NOTE:** St. Lukes logo copy and Garamond copy to be same height (17").



(Proposed Donor ID)

Scale: 1/4" = 1'-0"



Colors depicted are a general representation of the color specified. If color selection is critical, please request sample for approval.

<b>Page - 8</b>	
<b>Sign Type:</b>	<b>Location 4 &amp; A</b> Lettering (Non-Illuminated)
<b>Production Info:</b>	Work Order #: TBD Approved By: Approved Date: Customer approval is required prior to production.
<b>Drawn By:</b>	DLR
<b>Date:</b>	22, March 2016
<b>Status:</b>	Rev-12
<b>Project Reference:</b>	St. Luke's Outpatient Center Buildings A & B
<b>Sales Rep:</b>	Sandy Ellis
<b>CSR/PM:</b>	
<p>388 Grant Street SE Atlanta, GA 30312-2227 Ph: 404.688.9000, Fax: 404.577.3847 Email: sales@apcosigns.com</p>	
<p><b>APCO</b></p>	
<p>© All Design Rights Reserved</p>	

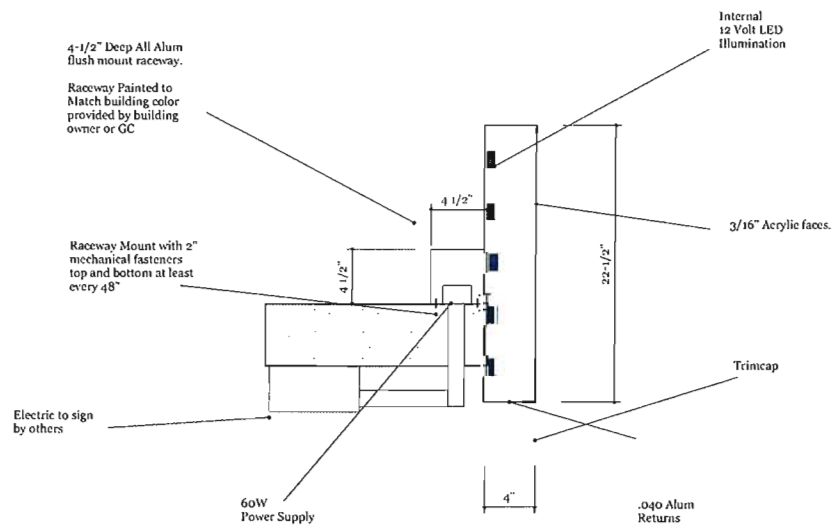
**SIGN SPECIFICATIONS**

**Channel LED Letters**

Internally Illuminated  
Single Sided Graphics  
Mounting: To top of Entrance Canopy  
Overall Size: Size: 22.5(h) x 168"(w) x 4"(d)

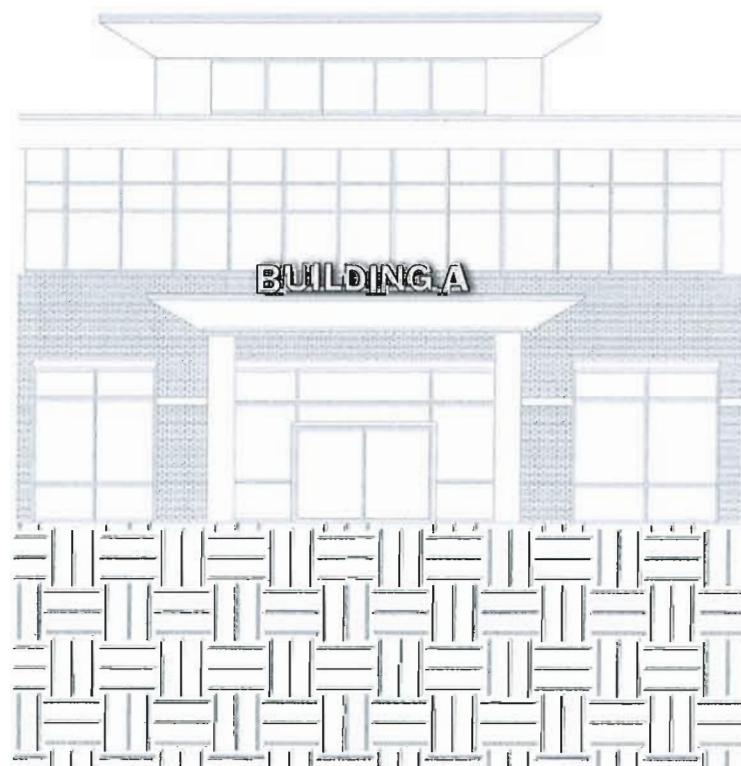


Copy: FranklinGothic-Demi (FGDB)  
Color: A01 White (Translucent)



Loc. 3

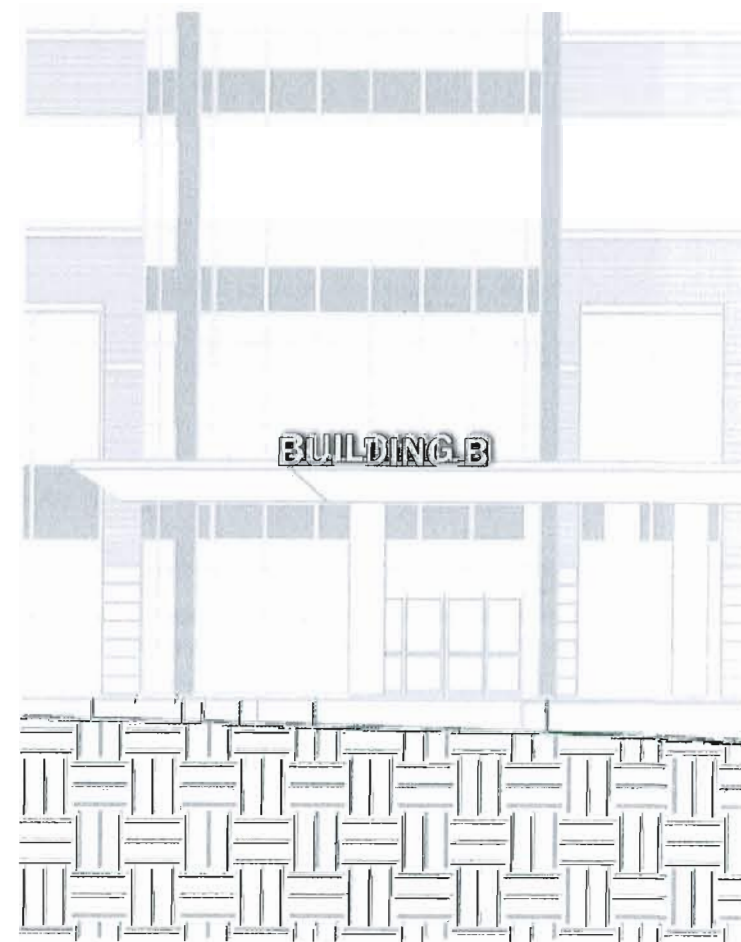
Total Sign Panel Area  
25.5 Sq. Feet



Loc. 3



Loc. 5

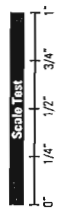


Loc. 5



\*Colors depicted are a general representation of the color specified.  
 \*\*If color selection is critical, please request sample for approval.

<b>Page - 9</b>	
<b>Sign Type:</b> Loc. 3 & 5 Bldg. Entrance I.D.	<b>Scale:</b> 1/4" = 1'-0"
<b>Production Info:</b> Work Order #: TBD Approved By: Approved Date: Customer approval is required prior to production.	
<b>Drawn By:</b> DIR	<b>Date:</b> 22. March 2016
<b>Status:</b> Rev-12	
<b>Project Reference:</b> St. Luke's Outpatient Center Buildings A & B	<b>Sales Rep:</b> Sandy Ellis
<b>CSR/PM:</b> Email: sales@apcoesigns.com	
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**Loc. 21**

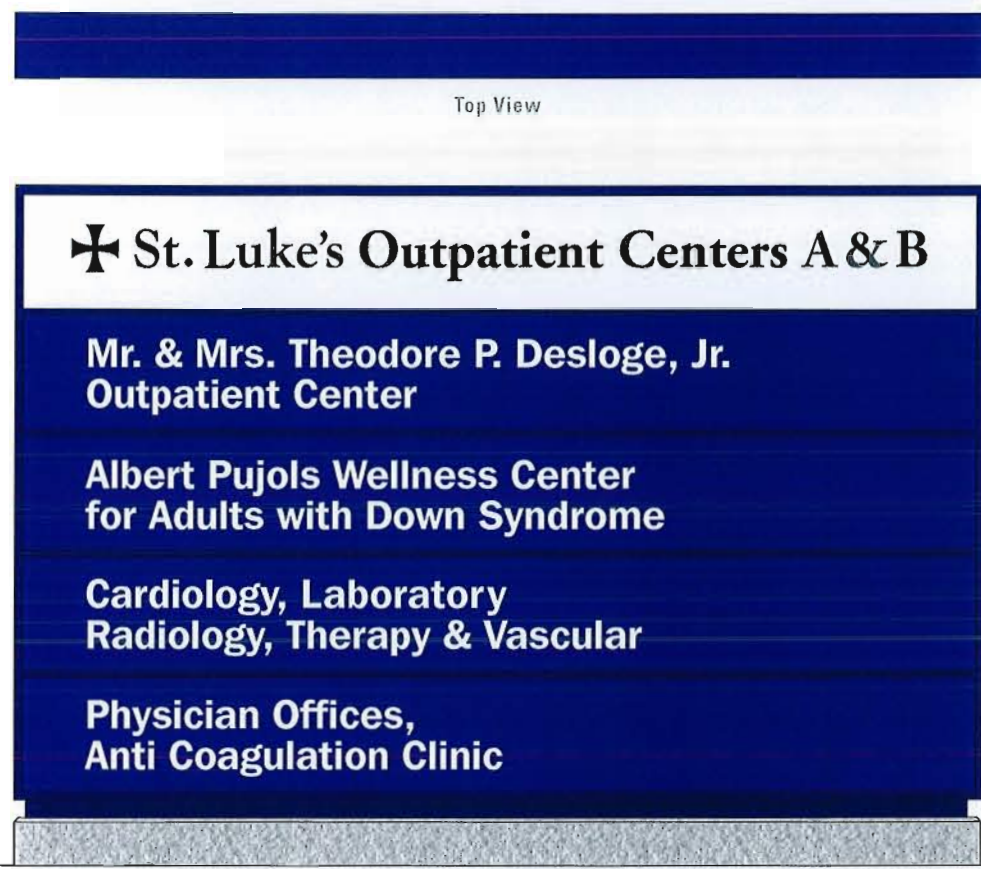
**Existing Sign**  
4810 Illuminated Multipanel  
Single Sided

**4810 PolySign Series**  
Base Mount w/ Square Ends  
Internally Illuminated  
Single Sided Graphics

**Sign Panels: (Side A)**  
MP15120 (14.25" x 120") (Qty. 5)  
Background Color: A01 White (Opaque)  
& PMS 287 (Opaque)

**Illuminated Graphics:**  
Logo: 10" St. Luke's  
Copy: 5" & 3-1/2" FranklinGothic-Demi  
Color: 01 White (Translucent)

**Skirt:**  
Color: PMS 287



Side A (Side B Blank)

Total = 60.9 Sq Ft.

**Loc. 20**

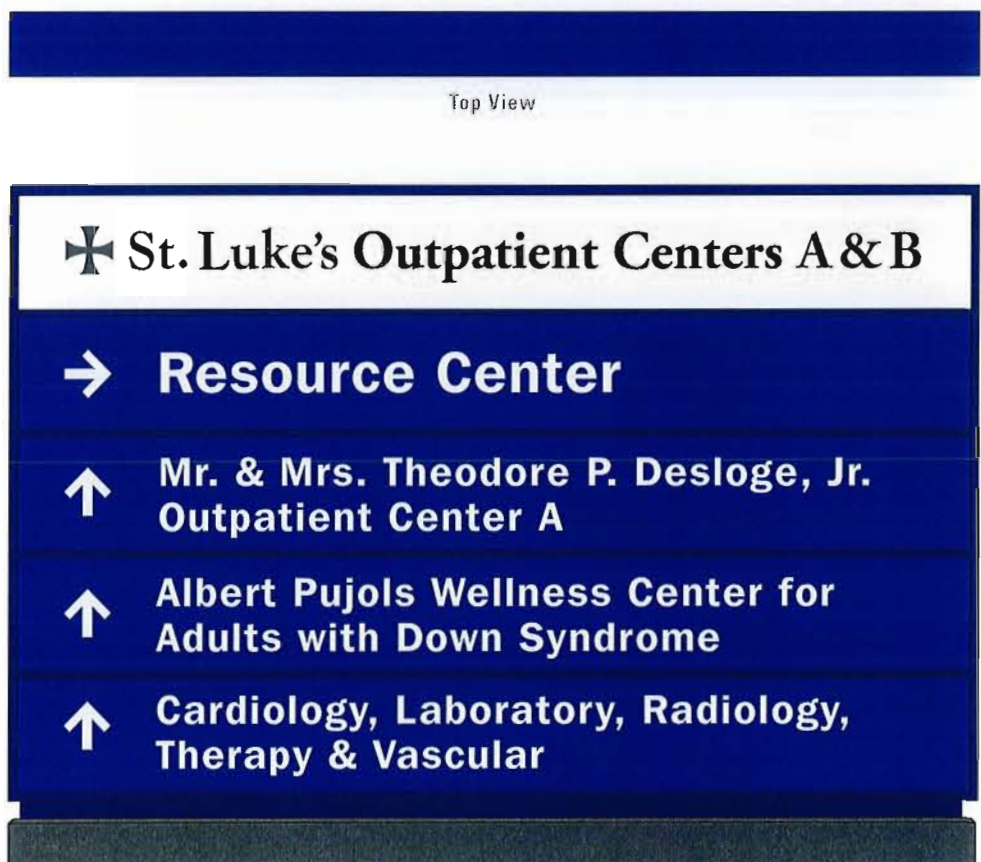
**Existing Sign @ SE Corner**  
4810 Illuminated Multipanel  
Single Sided

**4810 PolySign Series**  
Base Mount w/ Square Ends  
Internally Illuminated  
Single Sided Graphics

**Sign Panels: (Side A)**  
MP15120 (14.25" x 120") (Qty. 5)  
Background Color: A01 White (Opaque)  
& PMS 287 (Opaque)

**Illuminated Graphics:**  
Logo: 10" St. Luke's  
Copy: 5" & 3-1/2" FranklinGothic-Demi  
Color: 01 White (Translucent)

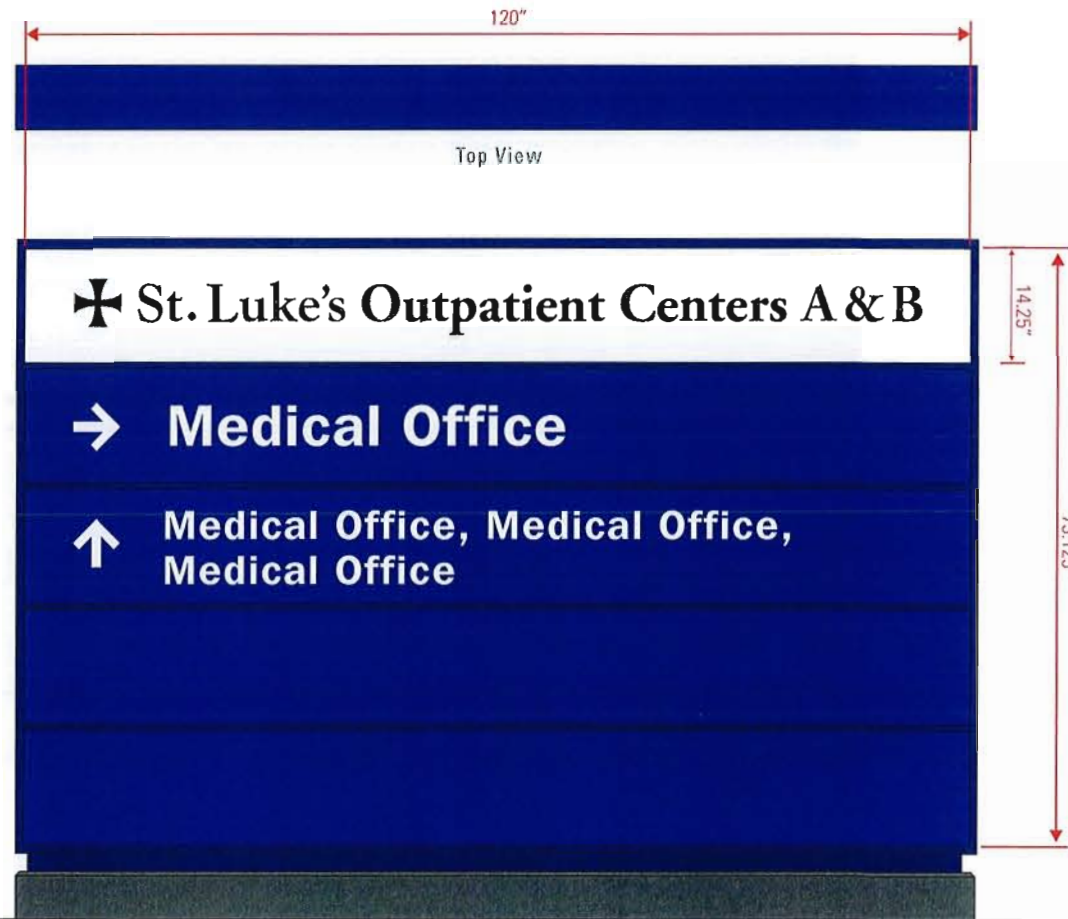
**Skirt:**  
Color: PMS 287



Side A (Side B Blank)

**Loc. 8**

**New Sign**  
4810 Illuminated Multipanel



Side A (Side B Blank)

Colors depicted are a general representation of the color specified.  
If color selection is critical, please request sample for approval.

<b>Sign Type:</b>	<b>Monument</b>
<b>Location:</b>	<b>Loc. 8, 20, 21</b>
<b>Scale:</b>	1/2" = 1'-0"
<b>Production Info:</b>	Work Order #: TBD Approved By: Approved Date: Customer approval is required prior to production.
<b>Drawn By:</b>	DLR
<b>Date:</b>	1, May 2016
<b>Status:</b>	Rev-13
<b>Project Reference:</b>	St. Luke's Outpatient Center Buildings A & B
<b>Sales Rep:</b>	Sandy Ellis
<b>CSR/PM:</b>	

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**Monument Shop Details**

Scale:

Production Info:  
 Work Order #: TBD  
 Approved By:  
 Approved Date:  
 Customer approval is required prior to production.

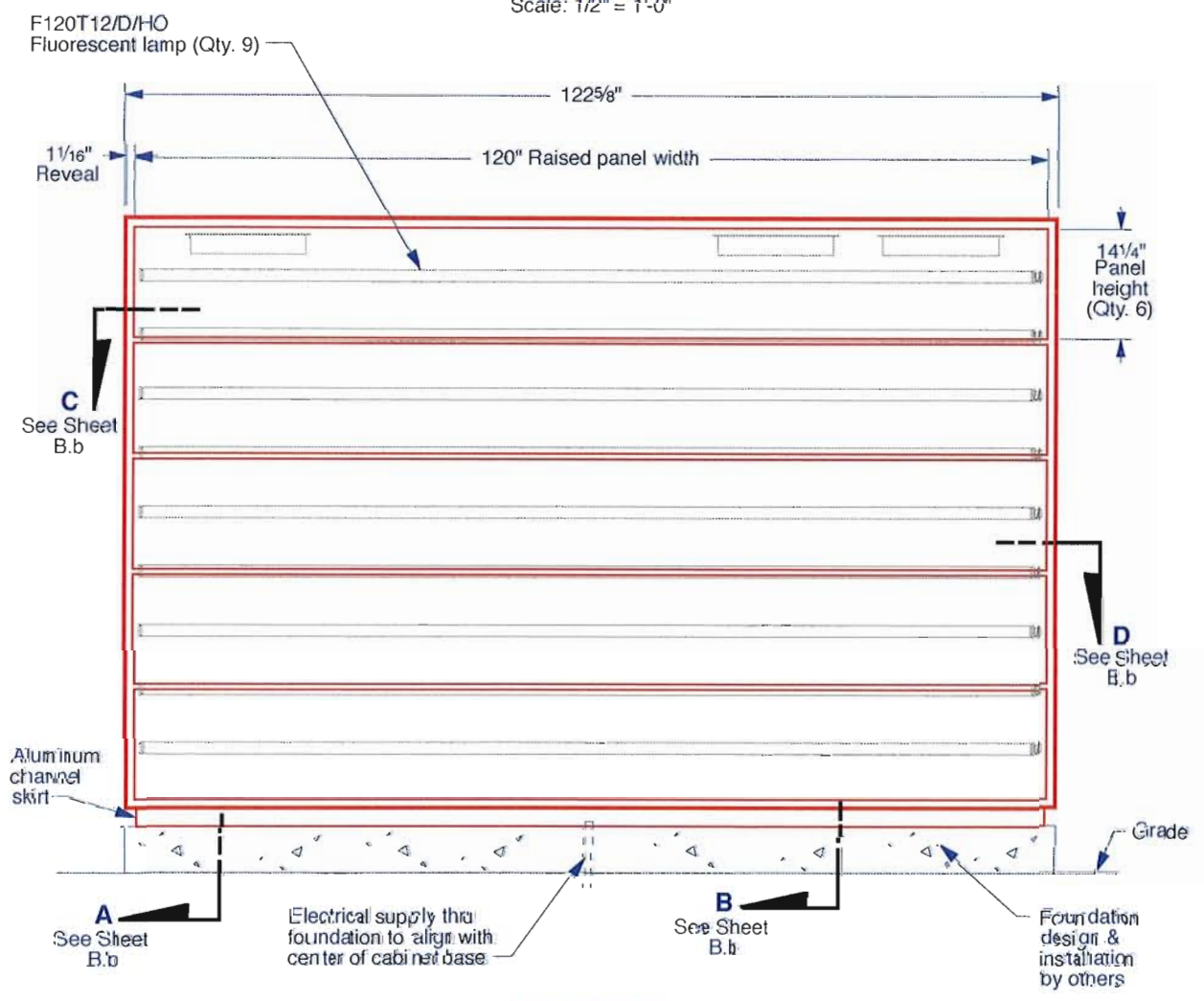
Drawn By: DLR  
 Date: 22, March 2016  
 Status: Rev-12

Project Reference:  
 Project: St. Luke's Outpatient Center Buildings A & B  
 Sales Rep: Sandy Ellis  
 CSR/PM:

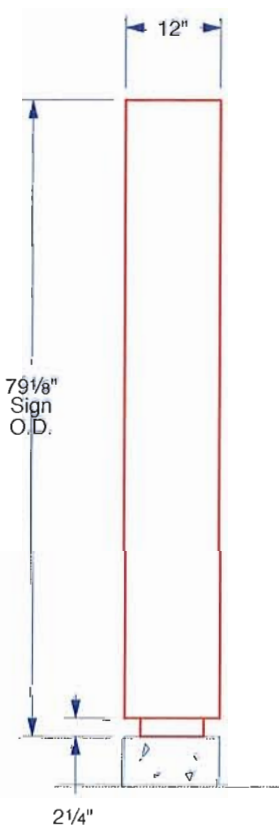
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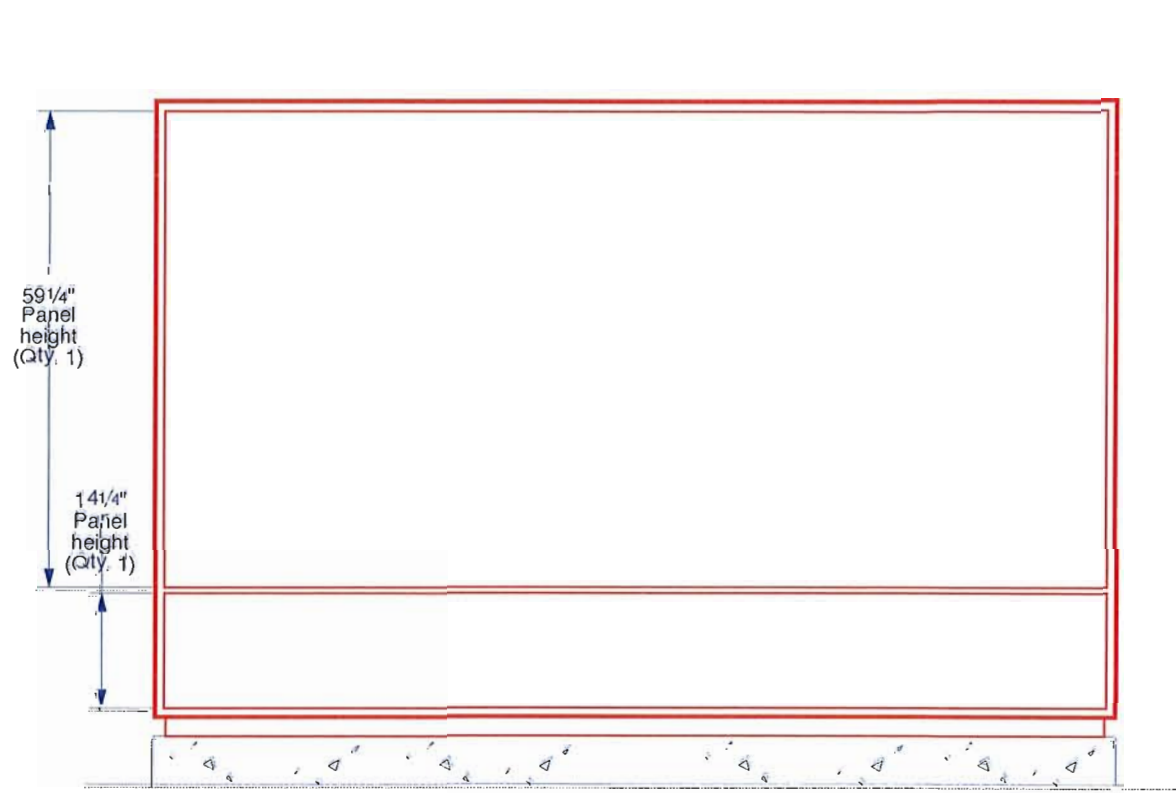
**PLAN VIEW**  
 Scale: 1/2" = 1'-0"



**FRONT VIEW**  
 Scale: 1/2" = 1'-0"

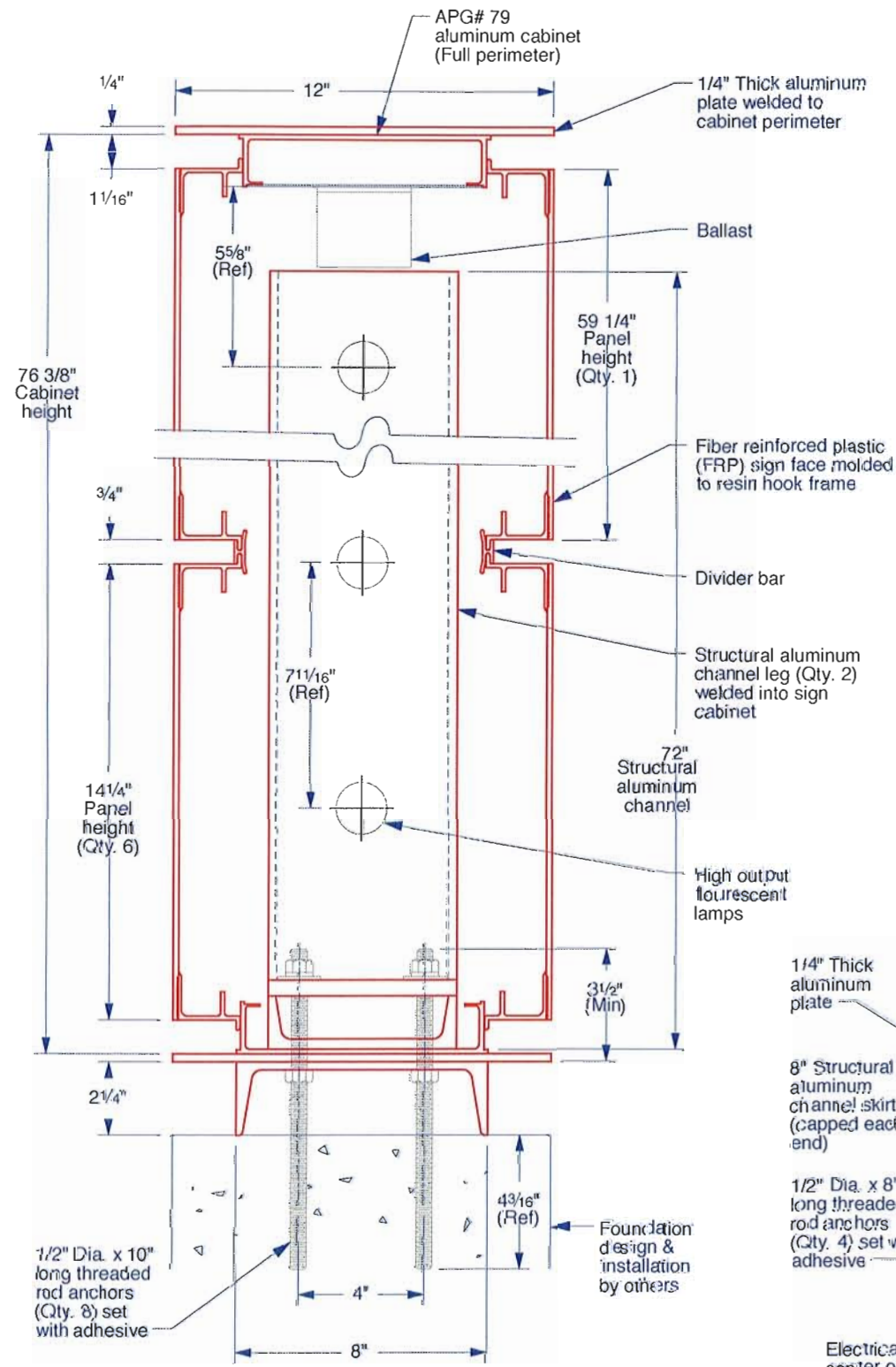


**SIDE VIEW**  
 Scale: 1/2" = 1'-0"

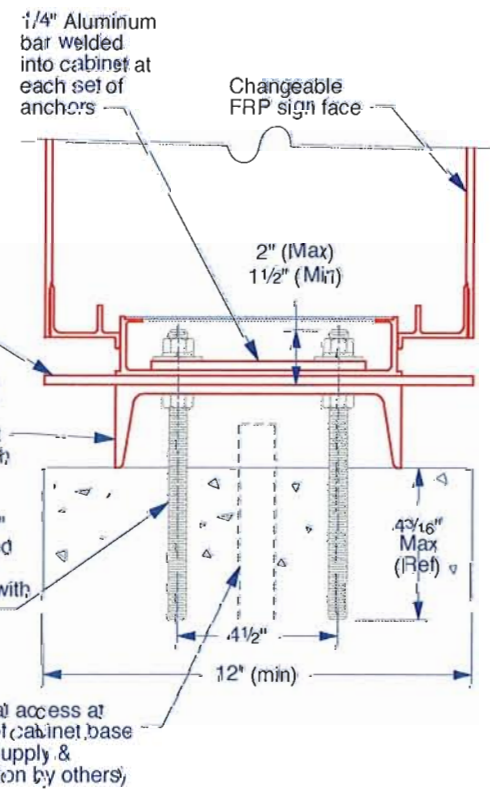


**BACK VIEW**  
 Scale: 1/2" = 1'-0"

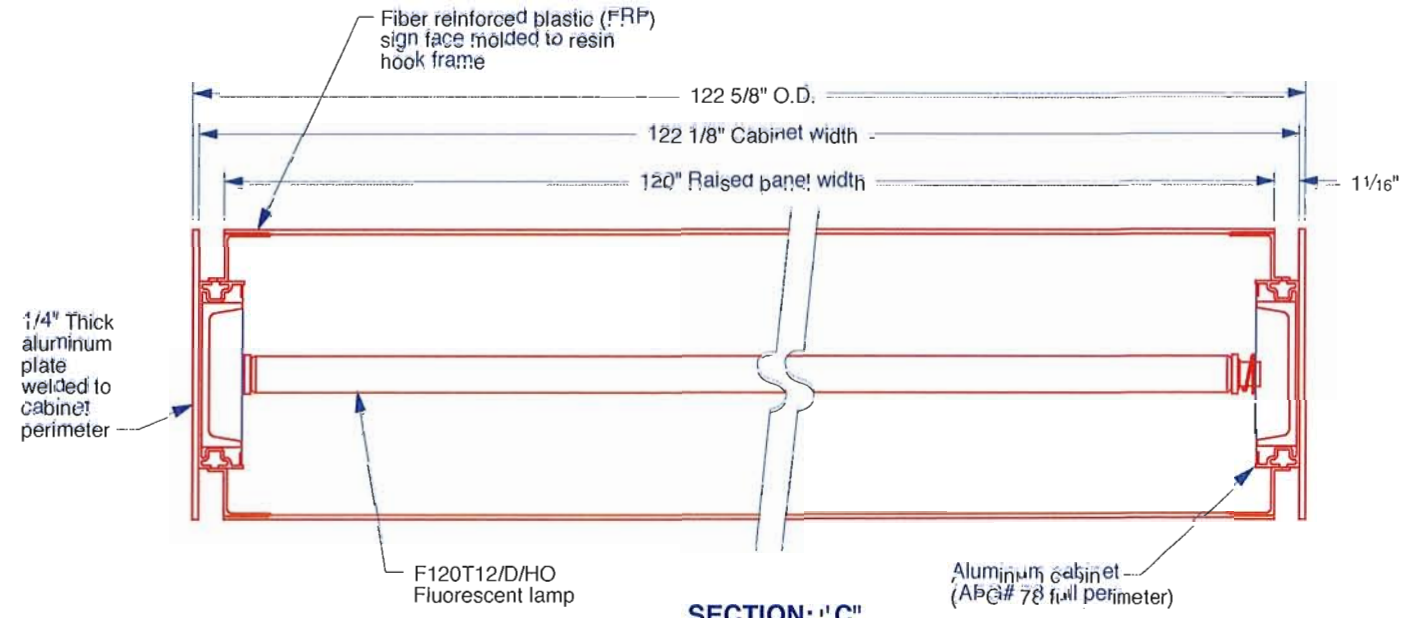
- NOTES:**
1. Refer to presentation drawing and/or work order for colors and graphics specifications.
  2. 120v Supply & connection by certified electrician.



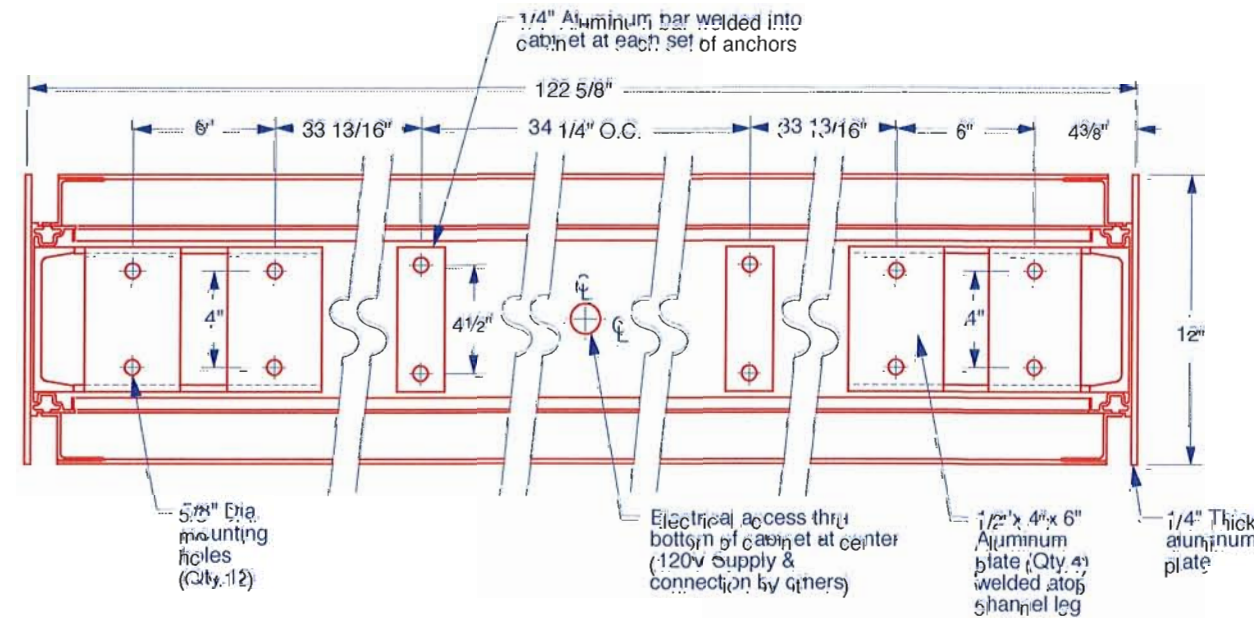
**SECTION: "A"**  
Scale: 3/16"=1"  
(Ref. Sheet B.a)



**SECTION: "B"**  
Scale: 3/16"=1"  
(Ref. Sheet B.a)



**SECTION: "C"**  
Scale: 1/8"=1"  
(Ref. Sheet B.a)



**SECTION: "D"**  
Scale: 1/8"=1"  
(Ref. Sheet B.a)

**NOTES:**  
1. Mounting design is shown for reference only. Actual design and hardware by certified persons base on local codes and field conditions.

Sign Type: **Monument Shop Details**  
Scale:

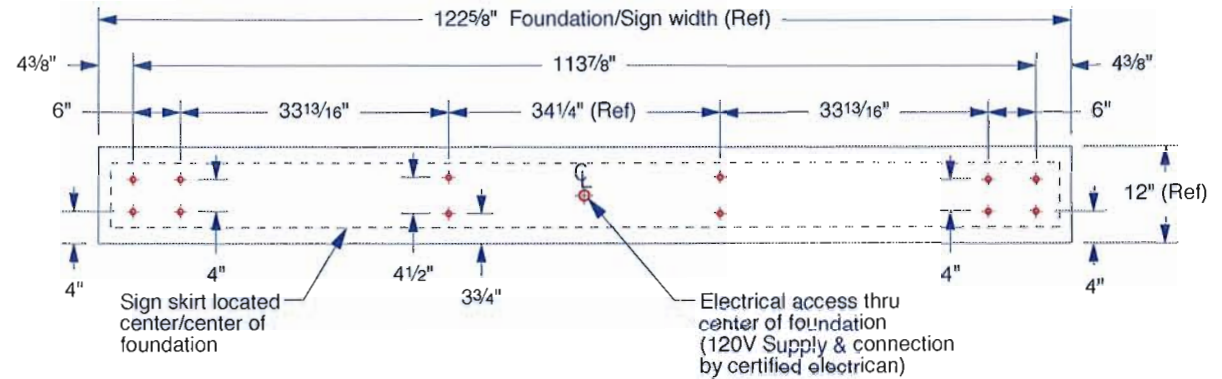
Production Info: Work Order #: **TBD**  
Approved By:  
Approved Date:  
Customer approval is required prior to production.

Drawn By: **DLR**  
Date: **22, March 2016**  
Rev: **12**  
Status: **Rev-12**

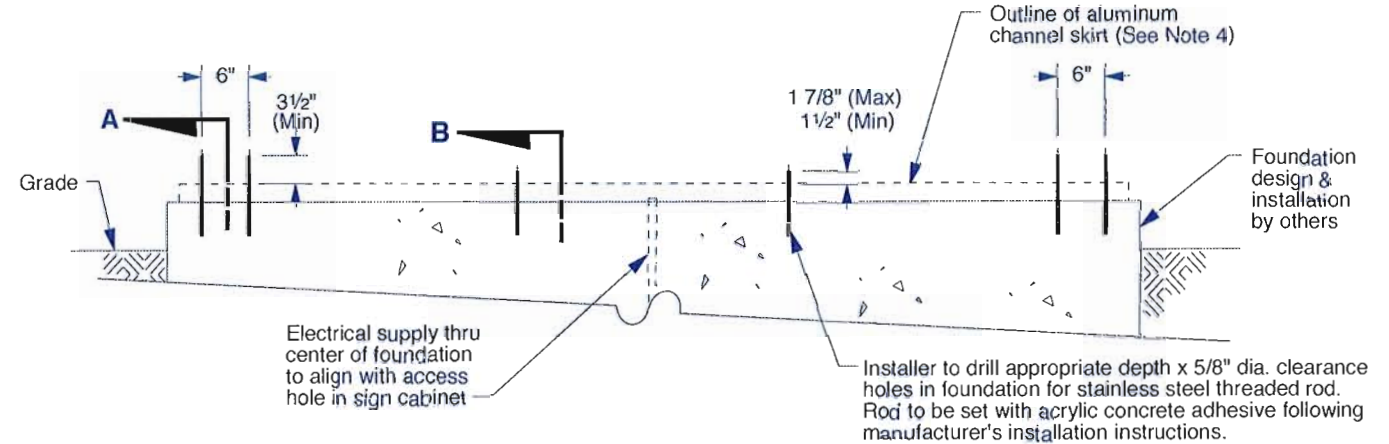
Project Reference: **St. Luke's Outpatient Center Buildings A & B**  
Sales Rep: **Sandy Ellis**  
CSR/PM:

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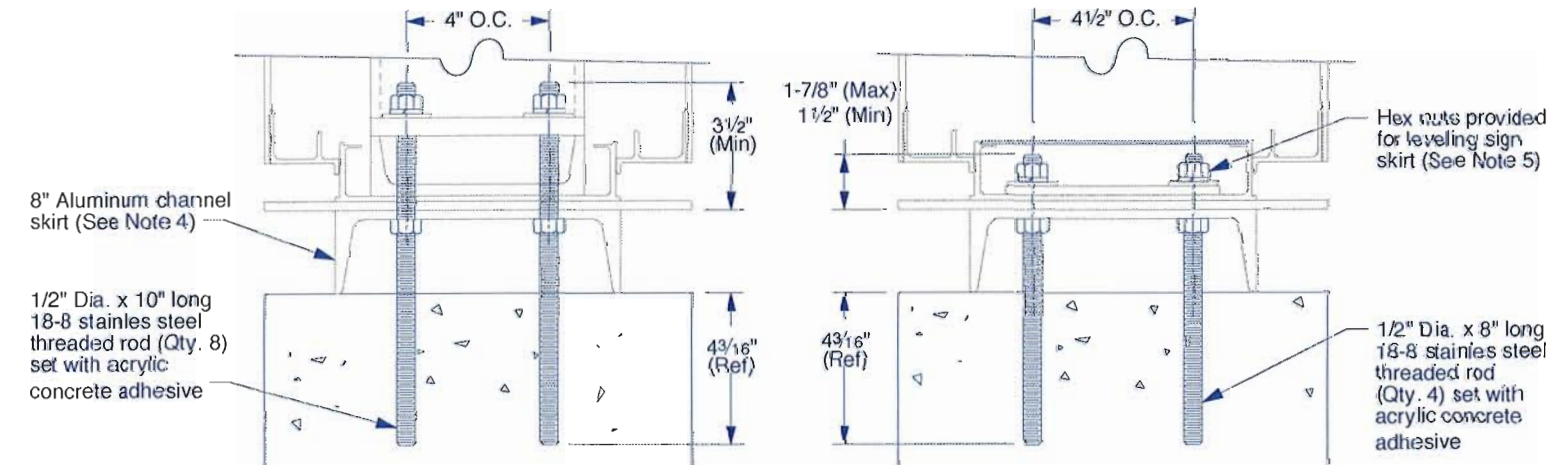




**FOUNDATION PLAN VIEW**  
Scale: 1/2"=1'-0"



**FOUNDATION FRONT VIEW**  
Scale: 1/2"=1'-0"



**SECTION: "A"**  
Scale: 3/16"=1"

**SECTION: "B"**  
Scale: 3/16"=1"

- NOTES:**
1. Refer to presentation drawing and/or work order for colors and graphic specifications.
  2. Foundation is shown for reference only. Actual design & installation provided by certified persons based on local codes & field conditions.
  3. Foundation contractor to ensure reinforcing bar does not interfere with anchor bolts.
  4. Installer to detach 8" structural channel skirt from sign assembly to use as template for setting anchor bolts.
  5. Sign skirt must be installed level and plumb. Compliance will dictate whether sign install is the same.

Sign Type:	Monument Shop Details	Scale:
Production Info:	Work Order #: TBD Approved By: Approved Date: Customer approval is required prior to production.	
Drawn By:	DLR	
Date:	22, March 2016	
Status:	Rev-12	
Project Reference:	St. Luke's Outpatient Center Buildings A & B	
Sales Rep:	Sandy Ellis	
CSR/PM:		

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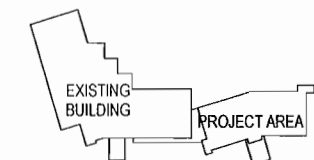
**BSA**  
*LifeStructures*  
 120 S. Central Ave Ste. 1100  
 St. Louis, MO 63105  
 ph 314.754.6306 fx 314.754.4452  
 www.bsalifestructures.com

HEIDEMAN ASSOCIATES, INC. **kppff** 25th Anniversary  
 3030 South Brentwood Court  
 St. Louis, MO 63114  
 P: 314.487.8372  
 F: 314.487.8372  
 www.kppff.com

STOCK & ASSOCIATES  
 Consulting Engineers, Inc. 1900 South Brentwood Court

**St. Luke's**  
**HOSPITAL**

WEST CAMPUS BUILDING  
 #2



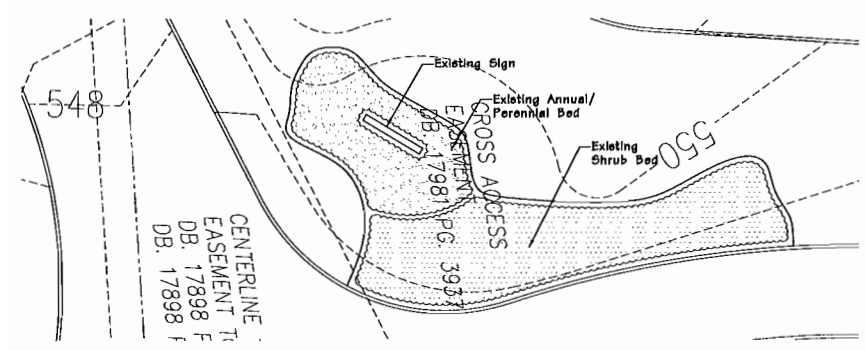
**KEYPLAN**

MARK	DATE	DESCRIPTION

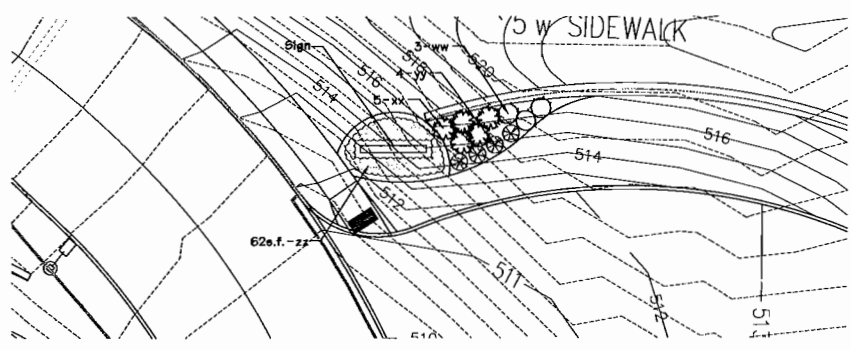
STATE OF MISSOURI  
 JERRY D. SAUNDERS  
 LANDSCAPE ARCHITECT  
 NUMBER  
 LA-7  
 3/17/16  
 Jerold Saunders - Landscape Architect  
 MO License # LA-007

Signage Landscape Plans

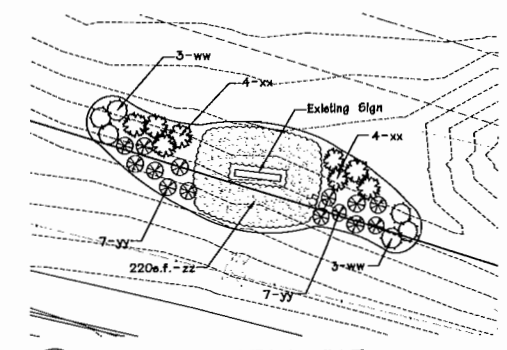
SCALE: 1"=10'  
 CLIENT NO: 154  
 DATE: 17 MARCH 2016 PROJECT NO: 1354001  
 COORD: \_\_\_\_\_  
 DRAWN BY: \_\_\_\_\_  
 APPROVED BY: \_\_\_\_\_  
 FILE NAME: \_\_\_\_\_



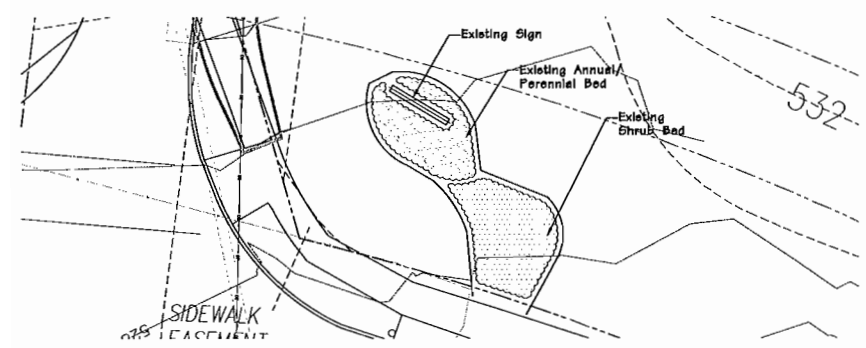
1 SIGNAGE AREA #21  
 SCALE 1"=10'



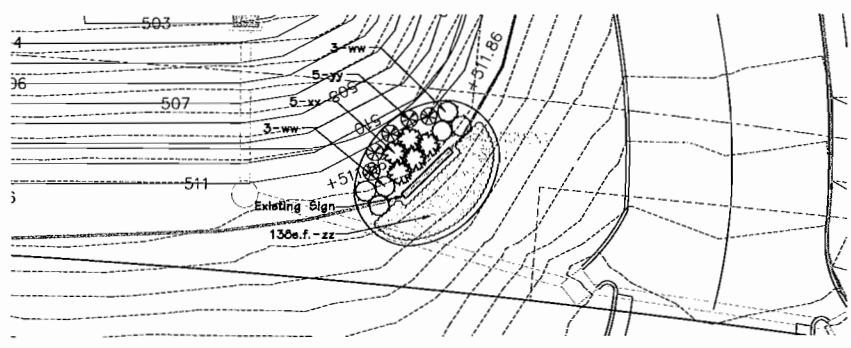
2 SIGNAGE AREA #9  
 SCALE 1"=10'



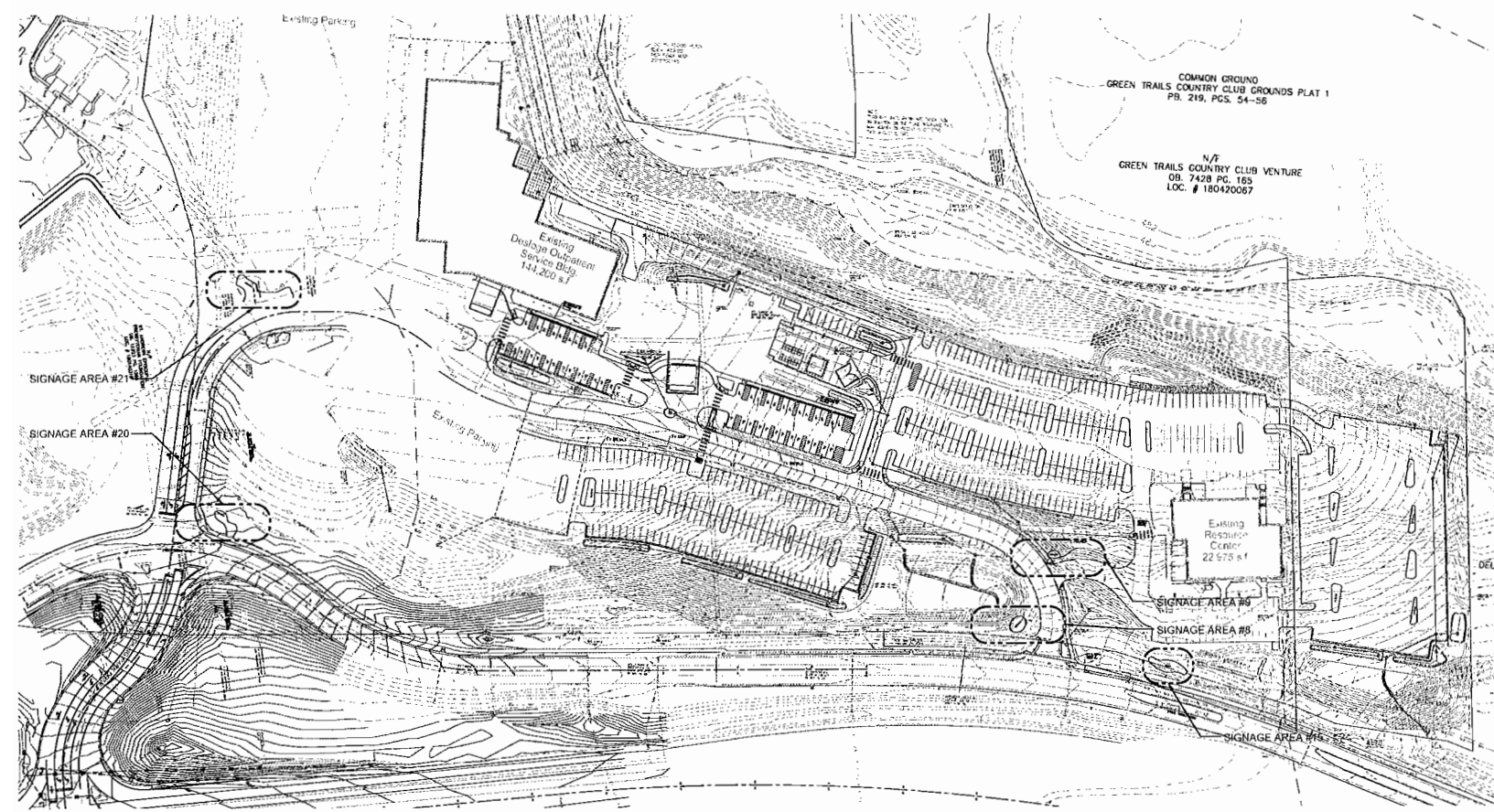
3 SIGNAGE AREA #15  
 SCALE 1"=10'



4 SIGNAGE AREA #20  
 SCALE 1"=10'



5 SIGNAGE AREA #8  
 SCALE 1"=10'



KEY PLAN  
 NOT TO SCALE

NOTE: See L-1 and L-2 for landscape plans. See L-4 for bioretention planting plan.

**PLANTING SCHEDULE - SIGNAGE**

MARK	QUANTITY	SYMBOL	COMMON NAME	OTHER NAME	SIZE
<b>SHRUBS/ANNUALS/PERENNIALS</b>					
ww	15		Ilex viridula 'Henry's Garnet'	Henry's Garnet Ilex	10-24"
xx	10		Nandina domestica 'Tuscan Flame'	Tuscan Flame Heavenly Bamboo	10-24"
yy	25		Pennisetum alopecuroides 'Hameln'	Hameln Grass	10-24"
zz	420 e.f.		Annule and Perennials	(to be selected)	2" op

L-7

Loc. **9** **10** **16** **17** **18** **19**

Total Sign Panel Area  
Under 10 Sq. Feet



36" Deep  
(3000 PSI Concrete)  
In-ground mount

12"  
Wide  
Mounting  
Hole

**5120 SignBar/SignPanel Series**  
Double Posts  
Non-Illuminated  
Double Sided Graphics  
Mounting: Direct Buriel

**Support Posts:**  
Part Code: SPS50 (2" Square)  
Color: PMS 287 Blue

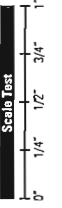
**Sign Panel:**  
Part Code: SB200 (Qty 4)  
Size: 200mm x 58 (7.87" x 58")  
Color: PMS 287 Blue

**Printed Graphics:**  
Rule Line:  
Size: 3/4" x 58"  
Color: A01 White

Copy: FranklinGothic-Demi  
Size: 3-1/4"  
Color: A01 White

Arrow: A110  
Size: 4"  
Color: A01 White

Colors depicted are a general representation of the color specified.  
If color selection is critical, please request sample for approval.



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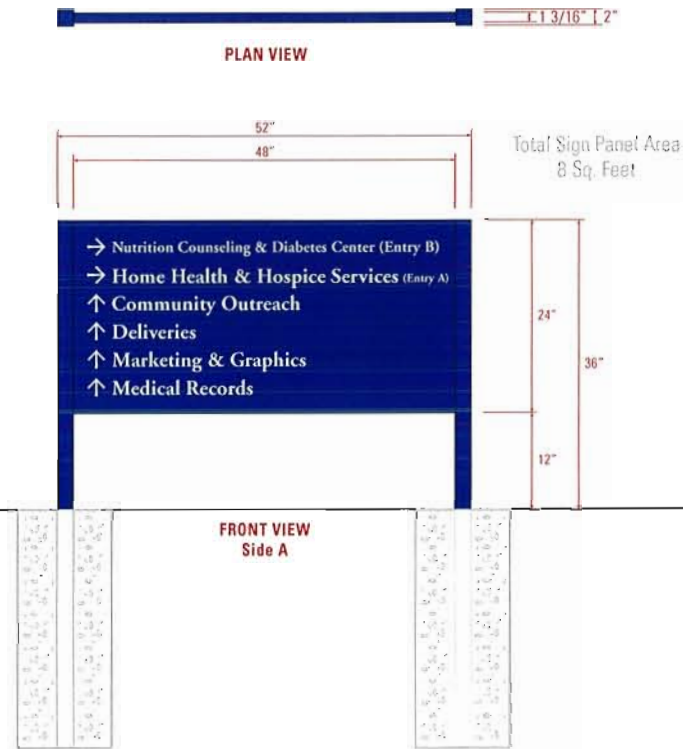
**Project Reference:**  
Project: St. Luke's Outpatient Center  
Buildings A & B

**Sales Rep:** Sandy Ellis  
**CSR/PM:**

**Status:** Rev-12 Rev-13  
**Date:** 22, March 2016 18, April 2016  
**Drawn By:** DLR DLR

**Production Info:**  
Work Order #: TBD  
Approved By:  
Approved Date:  
Customer approval is required prior to production.

**Sign Type:**  
**Exterior Directional**  
Scale: 1/2" = 1'-0"



**Loc. 12**

Existing Sign

**SIGN SPECIFICATIONS**

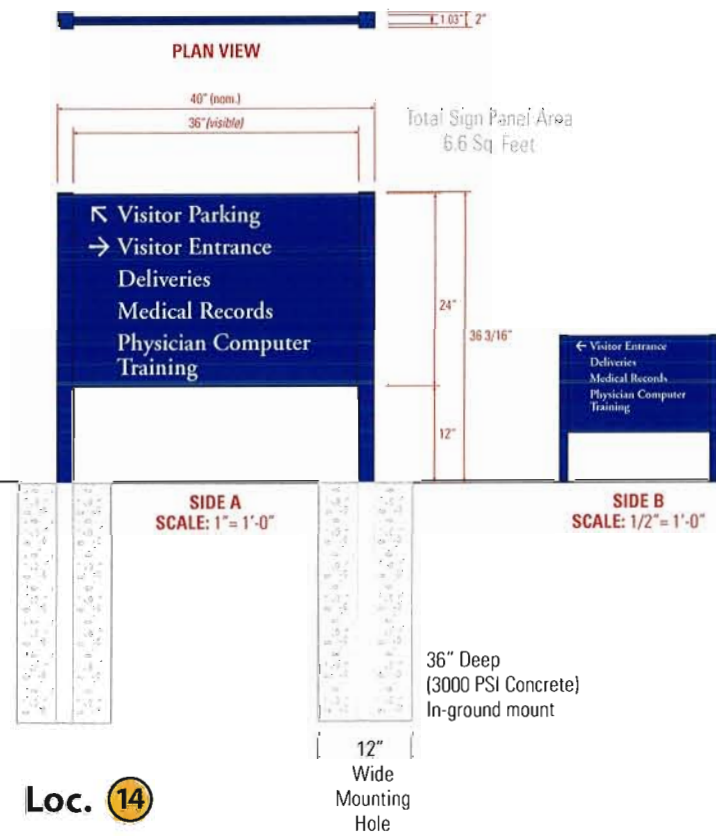
**5120 SignPanel Series**  
 Non-Illuminated, Single Sided Graphics  
 Mounting: Direct Burial

**Support Posts:**  
 Part Code: SPS50 (2" Square)  
 Color: PMS 287C Blue

**SignPanel:**  
 Part Code: SPA25 (Qty. 1)  
 Size: 24"(h) x 36"(w) (visible)  
 Backgrd. Color: PMS 287C Blue

**PSV Graphics:**  
 Arrow: A113  
 Size: 2 1/2"  
 Color: 25-01M Matte White

Copy: AGaramond Semibold (GASB)  
 Size: 2"  
 Color: 25-01M Matte White



**Loc. 14**

Existing Sign

**SIGN SPECIFICATIONS**

**5120 SignBar/SignPanel Series**  
 Double Posts  
 Non-Illuminated  
 Single Sided Graphics

**Support Posts:**  
 Part Code: SPS50 (2" Square)  
 Color: PMS 287 C (Blue)

**Sign Panel:**  
 Part Code: SPA25  
 Size: 24"(h) x 48"(w) x 1 3/16"(d) (Visible)  
 Backgrd. Color: PMS 287 C (Blue)

**PSV Graphics:**  
 Arrow: A113  
 Size: 2 3/16"  
 Color: 25-01M Matte White PSV

Copy: AGaramond Bold (GARB)  
 Size: 1 5/16" & 1 3/4"  
 Size: 1 5/16"(Entry B & C)  
 & 1" (Entry A)  
 Color: 25-01M Matte White PSV



Colors depicted are a general representation of the color specified.  
 If color selection is critical, please request sample for approval.

Sign Type: **Loc. 12 & 14**  
 Directional ID  
 5120 SignPanel Series  
 Scale: Various

Production Info:  
 Work Order #: TBD  
 Approved By:  
 Approved Date:  
 Customer approval is required prior to production.

Drawn By: DLR  
 Date: 22, March 2016  
 Status: Rev-12  
 Scale: 1/2" = 1'-0"

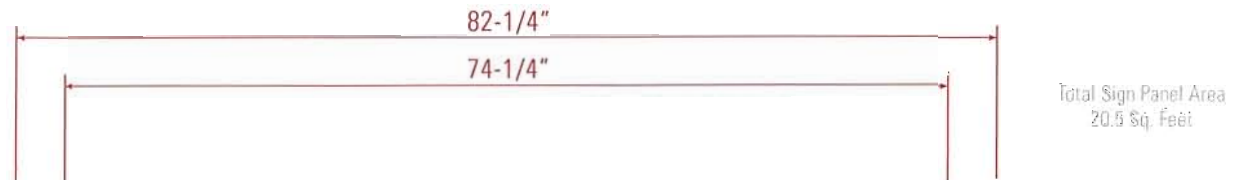
Project Reference:  
 Project: St. Luke's Outpatient Center  
 Buildings A & B  
 Sales Rep: Sandy Ellis  
 CSR/PM:

Corporate Headquarters  
 388 Grant Street SE  
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 Email: sales@apcosigns.com

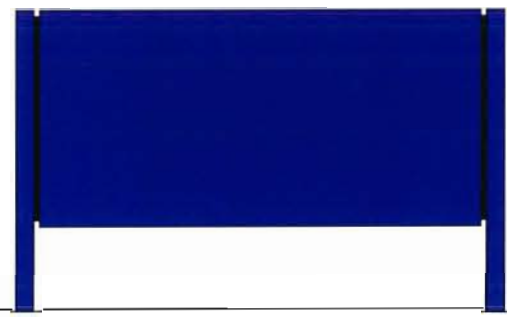
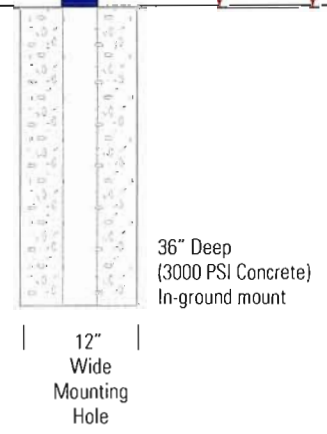
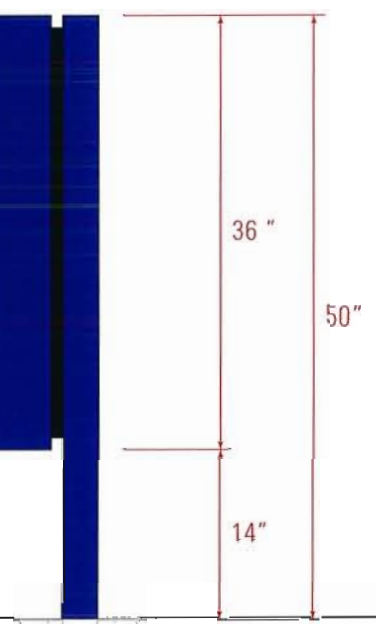




PLAN VIEW



FRONT VIEW Side A



Side B  
Scale: 3/8" = 1'-0"

**Loc. 15**

Existing Sign

**SIGN SPECIFICATIONS**

4210.1 PolySign Series  
Double Post and Panel  
Internally Illuminated  
Single Sided Graphics



**Support Posts:**  
Part Code: SPS200 (3" x 8" Rectangular)  
Color: PMS 287 C Blue

**Sign Panel:**  
Size: 36"(h) x 74 1/4"(w) x 2"(d) (Qty. 2)  
Backgrd. Color: PMS 287 C Blue (Opaque)

**Illuminated Graphics:**  
Logo: L5326 (St. Luke's - Resource Cntr)  
Size: 22"  
Color: 01 White (Translucent)

**PSV Graphics:**  
Copy: AGaramond Semibold (GASB)  
Size: 3 1/4"  
Color: 25-01M Matte White

**Note:** Logo file available for Production use.

<b>Sign Type:</b>	LOG. 15 Resource Center ID 4210.1 PolySign Series
<b>Production Info:</b>	Work Order #: TBD Approved By: Approved Date: Customer approval is required prior to production.
<b>Drawn By:</b>	DLR
<b>Date:</b>	22. March 2016
<b>Status:</b>	Rev-12
<b>Project Reference:</b>	St. Luke's Outpatient Center Buildings A & B
<b>Sales Rep:</b>	Sandy Ellis
<b>CSR/PM:</b>	
<b>Scale:</b>	Various

Colors depicted are a general representation of the color specified. If color selection is critical, please request sample for approval.

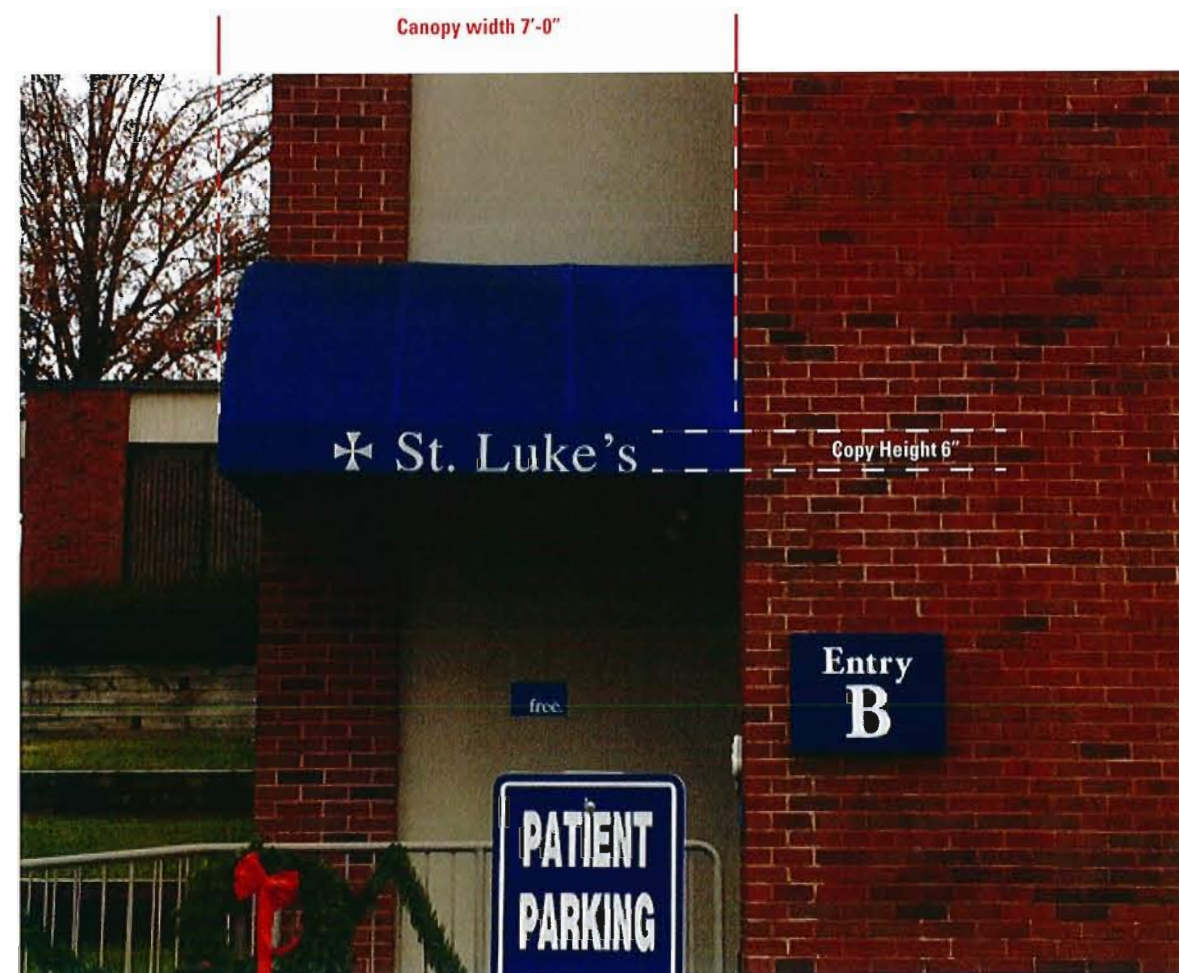
Corporate Headquarters  
388 Grant Street SE  
Atlanta, GA 30312-2227  
Ph: 404.688.9000, Fax: 404.577.3847  
Email: sales@apcosigns.com





Existing Sign

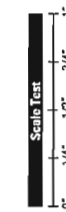
Loc. 11



Existing Sign

Loc. 13

Colors depicted are a general representation of the color specified.  
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**APCO**  
apcosigns.com

Project Reference:		Status:	Date:	Drewn By:	Production Info:	Sign Type:
<b>Project:</b>	St. Luke's Outpatient Center Buildings A & B	Rev-12	22, March 2016	DLR	Work Order #: TBD Approved By: Approved Date: Customer approval is required prior to production.	<b>Canopy Entrances</b> Resource Center
<b>Sales Rep:</b>	Sandy Ellis					Scale: N/A
<b>CSR/PM:</b>						



- 4'x4' construction sign
- 2'x4' construction sign
- 4'x8' construction sign
- 2'x4' McCarthy sign
- construction fence

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<b>Project Reference:</b>	St. Luke's Outpatient Center Buildings A & B	<b>Status:</b>	Rev-12	<b>Date:</b>	22, March 2016	<b>Drawn By:</b>	DLR
<b>Project:</b>	St. Luke's Outpatient Center Buildings A & B	<b>Production Info:</b>	Work Order #: TBD	<b>Approved By:</b>	Approved Date:	<b>Sign Type:</b>	Temporary Construction Signs
<b>Sales Rep:</b>	Sandy Ellis	<b>Scale:</b> N/A					
<b>CSR/PM:</b>		Customer approval is required prior to production.					