

**From:** Mercado, Saul  
**Sent:** May 27, 2026 4:51 PM  
**To:** Cervantes, Carlos; Avila, Beatriz  
**Subject:** Additional Materials for PA2026-0042

Hi Beatriz and Carlos,

Can the attached [sign matrix](#) be included as additional materials for PA2026-0042.

Thanks,



**Saul Mercado**  
Planning Technician  
Community Development Department  
Office: 949-644-3204

100 Civic Center Drive  
Newport Beach, CA 92660



**Exhibit "B"**

**SIGN PROGRAM MATRIX**

<b>Jamboree Road Frontage</b>		
<b><i>Wall Sign Limitations</i></b>		<b><i>Monument Sign Limitations</i></b>
<b>Primary Tenant Sign</b>	<b>Secondary Tenant Sign</b>	
Maximum Number: 2	Maximum Number: 2	Maximum Number: 1
Maximum Sign Area: 168 sq. ft.	Maximum Sign Area: 48 sq. ft.	Maximum Sign Area: 97.5 sq. ft.
Maximum Letter/Logo Height: 6'	Maximum Letter/Logo Height: 2'	Maximum Height: 6'
<b>Bristol Street Frontage</b>		
<b><i>Wall Sign Limitations</i></b>		<b><i>Monument Sign Limitations</i></b>
<b>Primary Tenant Sign</b>	<b>Secondary Tenant Sign</b>	
Maximum Number: 2	Maximum Number: 2	Maximum Number: 1
Maximum Sign Area: 168 sq. ft.	Maximum Sign Area: 48 sq. ft.	Maximum Sign Area: 97.5 sq. ft.
Maximum Letter/Logo Height: 6'	Maximum Letter/Logo Height: 2'	Maximum Height: 6'
<b>Bayview Circle Frontage</b>		
<b><i>Wall Sign Limitations</i></b>		<b><i>Monument Sign Limitations</i></b>
<b>Primary Tenant Sign</b>	<b>Secondary Tenant Sign</b>	
Maximum Number: 2	Maximum Number: 6	Maximum Number: 2
Maximum Sign Area: 168 sq. ft.	Maximum Sign Area: 12 sq. ft.	Maximum Sign Area: 24 sq. ft.
Maximum Letter/Logo Height: 6'	Maximum Letter/Logo Height: 1'	Maximum Height: 8'

**Jamboree Road & Bristol Street Intersection**

***Monument Sign Limitations***

**Project Identification Sign**

Maximum Number: 1

Maximum Sign Area: 90 sq. ft.

Maximum Letter/Logo Height: 20"

**NOTES/REQUIREMENTS**

- a) Monument signage located on Jamboree Road and Bristol Street Frontages shall not be installed within any area of limited use, as established by City Standard STD105.
- b) Requirements for all signs per Municipal Code Chapter 20.42, except as provided in this sign matrix
- c) Sign area is the area measured by two perpendicular sets of parallel lines that surround the proposed logo and sign copy. All signs shall substantially conform to the approved attached sign matrix.
- d) Pursuant to Section 20.42.120.F of the Zoning Code, the Community Development Director may approve minor revisions to this approval if the intent of the original approval is not affected.