



**MEETING AGENDA  
ARCHITECTURAL REVIEW COMMITTEE  
CITY OF CORAL SPRINGS  
9500 West Sample Road  
City Commission Chambers  
Wednesday, March 11, 2026 at 4:00 P.M.**

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The Community Development Division has provided the following agenda items and requests all Architectural Review Committee members visit the sites in question to provide more informative recommendations. Color renderings, material boards and site plans will be available prior to the meeting.

- I. OPENING STATEMENT
- II. PUBLIC COMMENT
- III. AGENDA ITEMS

**Architectural Guidelines:** Staff has reviewed the proposed design, colors, and materials for consistency with the Architectural Review Guidelines. Below, Staff provides a brief analysis of the applicable sections in the Architectural Guidelines and recommended modifications.

**A. ARC25-0352: Roof Paint – Iron Ore (8214 Shadow Wood Boulevard)**

**Roof Types**

*Roofs shall be constructed of flat, S-type or barrel tile of cement or clay, slate or high-quality manufactured slate, split WRC shakes (No. 1, Blue Label), terne coated stainless steel galvalume, aluminum, or galvanized steel standing seam roofs only. Also, dimensional asphalt shingle will be allowed when structural limitations exist involving cedar shake reroofing situations. Initial use of other new roof materials is encouraged but will require ARC review.*

**Colors**

*Colors for buildings are expressed in three categories: base building colors (walls), secondary building colors (larger “trim” areas such as a building base, or accent trim around windows and doors), and trim colors (small areas of color such as decorative trim areas around windows, doors, and frames). Roof colors are reviewed under secondary and trim colors and have more flexibility.*

- Review for compatibility with Architectural Guidelines for single-family homes.*

**B. ARC26-0072: (11820-11826 Wiles Road) and ARC26-0073 11830-11834 Wiles Road Façade Alteration**

**Building Design**

*Buildings are encouraged to be of masonry construction (stucco) with window and door opening expressed as individual units (as opposed to window wall strips). The main façades*

are to incorporate architectural elements which create a better human scale. These elements can include but are not limited to columns, arches, arcades, and articulation of individual storefronts within the larger façade. Elements which enhance the pedestrian walking zones such as arcades, overhangs, awnings, landscape and pedestrian amenities such as benches and trash receptacles are strongly encouraged. Tables with umbrellas are encouraged for open air dining at restaurants.

### **Colors**

Color should be chosen to add to the retail environment of these buildings. More latitude will be given to retail color use than is given to other buildings in Coral Springs (residential, industrial). The use of color to attract attention to a business from a distance is discouraged. The base building color which is the main wall color should be the following:

1. Whites and grays
2. Beiges (whites, browns, light pinks/roses, and light yellows)
3. Pastels (yellows, greens, blues)

Secondary building colors should be limited to 25% of each individual wall area. These colors are medium intensities of the base building or a complementary color. Colors which are associated with a business industry also fall into this category provided they are not overly intense (for example: McDonalds golden yellow arches). Base and secondary building colors are interchangeable in proportion and hue.

Trim colors are used for accent and identifying purposes and are the brightest group of colors allowed. In addition to business identifying colors, it is encouraged that trim colors be chosen from the "natural pallet" of south Florida. These colors include greens, blues, yellows and others that are found in our lush landscape and natural features. These colors should be limited to 5% of any single wall area.

- Review for compatibility with Architectural Guidelines for commercial developments.

### **C. ARC26-0032: Metal Roof – Dark Bronze (2841 NW 112<sup>th</sup> Avenue)**

#### **Roof Types**

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- Review for compatibility with Architectural Guidelines for single-family homes.

**D. ARC26-0047: Metal Roof – Dark Bronze (6522 NW 53<sup>rd</sup> Street)**

**Roof Types**

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**E. ARC26-0067: Tile Roof – Custom Blend (299 NW 87<sup>th</sup> Terrace)**

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IV. DISCUSSION

A. **Previous Dark Roof Approvals**

Presentation by Logan Alia, Planning Technician

V. NEXT MEETING: Wednesday, April 8, 2026

VI. ADJOURN

**This meeting is open to the public and the public is invited to attend. Should there be any questions, please call (954) 344-1160.**

**IF A PERSON DECIDES TO APPEAL ANY DECISIONS MADE BY THE PLANNING AND ZONING BOARD WITH RESPECT TO ANY OF THESE MATTERS, HE OR SHE MUST ENSURE THAT A**

**VERBATIM RECORD OF THE PROCEEDINGS IS MADE. THE RECORD SHALL INCLUDE THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED.**

**Persons with disabilities who need an accommodation to participate in this proceeding should contact the City Clerk's Office at 954-344-1065 at least three (3) days in advance. If you are hearing or speech impaired, you may contact the Office of the City Clerk through the Florida Relay Service, 711.**

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The Commission hold regular office hours monthly. If you would like to schedule an appointment with any of your City Officials, please call [954-344-5911](tel:954-344-5911).

**Mayor Scott Brook: Connect** on Facebook and Instagram using: @CSCommissioner1. To contact Mayor Brook by phone call 954-494-9872 (mobile) or by email at [sbrook@coralsprings.gov](mailto:sbrook@coralsprings.gov).

**Vice Mayor Nancy Metayer Bowen: Connect** on Facebook and Instagram using: @CSCommissioner3. To contact by phone, call 954-254-8880 (mobile) or by email at [nmetayerbowen@coralsprings.gov](mailto:nmetayerbowen@coralsprings.gov).

**Commissioner Shawn Cerra: Connect** on Facebook and Instagram using: @CSCommissioner2. To contact Vice Mayor Cerra phone, call 954-612-7114 (mobile) or by email at [scerra@coralsprings.gov](mailto:scerra@coralsprings.gov).

**Commissioner Joshua Simmons: Connect** on Facebook and Instagram using: @CSCommissioner4. To contact Commissioner Simmons by phone, call 954-871-1314 (mobile) or by email at [jsimmons@coralsprings.gov](mailto:jsimmons@coralsprings.gov).

**Commissioner Joe McHugh: Connect** on Facebook and Instagram using: @CSCommissioner5. To contact Commissioner McHugh by phone, call 954-740-1165 (mobile) or by email at [jmchugh@coralsprings.gov](mailto:jmchugh@coralsprings.gov).