



**CITY OF GREENACRES  
PLANNING AND ENGINEERING DEPARTMENT  
POLICY AND PROCEDURES**

**POLICY#** PDO-002D  
**ISSUED:** 10/08/99  
**EFFECTIVE:** 10/08/99

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**SUBJECT:** New bay doors on second side of multiple use commercial buildings fronting two (2) public roadways

**CROSS REFERENCE:** Chapter 16, Article IV, Division 6, and Section 716

**PURPOSE:** To clarify when a new door will be permitted on the second side of a multiple use commercial building fronting two (2) public roadways.

**POLICY:** New doors will be permitted according to the following conditions:

1. If there is an accessway located in front of the proposed new door side, the accessway must still meet width dimensions even if a sidewalk or walkway and landscaping is required to be installed.
2. There must be a nexus between the location of the proposed new door and the internal functioning or layout of the tenant space. For example, the new door must be useable and not locked.
3. The new door side must include the same architectural features as the bay's primary frontage. These include but are not limited to:
  - a. Like colors and building materials
  - b. Installation of walkways and/or awnings which are identical to those on the original frontage
  - c. Identical doors, windows, light fixtures, quoins, bellybands, or other architectural features
  - d. Similar landscaping appearance
4. Any potential wall sign proposed for the side where the new door will be located must be no larger in size and have the same shape, language, and color as the originally approved wall sign for that bay. A new wall sign located on the tenant bay's secondary frontage cannot be permitted without approval for a new door.

**PROCEDURE:** The Zoning Administrator will review and approve permits for second doors on bays within multiple use commercial buildings fronting two (2) public roadways in accordance with the requirements of this policy.

**REVISED:** July 22, 2011 (formatting and numbering only)

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