



Department of Planning and Zoning  
Town of Vienna, Virginia  
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Vienna, VA 22180  
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## Town of Vienna Board of Architectural Review Certificate of Approval

This represents the final decision of the Board of Architectural Review pursuant to Section 4-11 of the Vienna Town Code. This decision is effective from the date of the meeting for which the vote took place. Any changes to the decision require review by the Board of Architectural Review.

**NOTE:** This certificate does not serve as a building permit or zoning approval from the Town of Vienna. All building permits are issued by Fairfax County after all County and Town of Vienna reviews are complete.

**Project File/Docket No.:** PF-2142888-BAR

**Project Address:** 421 MAPLE AVE E

**Project Description:**

Request approval of refacing two wall signs and a new tenant panel, located at 421 Maple Ave E., Docket No. PF-2142888-BAR, in the AE, Avenue East zoning district; filed by Justin Stegall, Bakeshop Vienna, Project Contact.

1. As required by Chapter 4 of the Vienna Town Code, an application has been made for approval of the above referenced project at 421 MAPLE AVE E.
2. An application of public record is on file at the Vienna Town Hall under Docket Number PF-2142888-BAR and is available for public review.
3. On 05/21/2026 a public hearing was held, all applicable information was considered, a vote of the Board members was taken and the following decision was made.

**DECISION**

The terms or conditions of the Board's decision shall not be modified without the Board of Architectural Review's approval.

\_\_\_ The Board voted to approve the application as submitted.

X The Board voted to approve the application with the condition(s) or modification(s) as listed below:

Board Chair

Board Secretary

**Conditions or Modifications of Approval:**

- Bakeshop sign approved as submitted

- **Bakery & Cafe sign use title case with uniform kerning and the ampersand be centered between Bakery and Cafe**
- **Black font and a white background be used on the pylon sign**

**Deviations from Approved Plan Prohibited:**

Please be aware that once having obtained approval and a Certificate of Approval any deviation from the approved plan shall be considered a misdemeanor as well as a zoning violation.

**Appeal Process:**

An appeal to a decision of the Board of Architectural Review may be made to the Vienna Town Council. Such appeal shall be made in writing within fourteen (14) days of the date of the decision, accompanied by the required fee for an appeal, and filed with the Town Clerk's office. Further information is available in Section 4-12 of the Vienna Town Code or from the Department of Planning and Zoning (703) 255-6341.