



Memorandum

To: Board of Architectural Review

From: Andrea West, Planner

Meeting Date: August 15, 2019

Re: **Item No. 1 - Docket No. PF-38-19-BAR**
Soleil Nail Spa - 515 Maple Ave W

Item No. 1: Request for approval of one wall sign and one tenant panel replacement for Soleil Nail Spa located at 515 Maple Ave W, Docket No. 38-19-BAR, in the C-1 Local Commercial zoning district; filed by Le Pham, business owner.

The applicant is proposing install one new wall sign on an existing retail space at 515 Maple Avenue West, located within the Vienna Green complex. The applicant is also requesting a replacement tenant panel within the existing freestanding sign (non-illuminated) located at the corner of Maple Avenue and Nutley.

The sign will be brown vinyl over 3/16" white Lexcan acrylic. The sign will be internally illuminated with LED modules. The applicant will provide more information about the illumination levels, kelvins and lumens, at the hearing. The sign designer has selected a thicker acrylic to reduce the final lumen output of the sign.

As proposed, the sign meets the requirements of the Town Code. The sign is 13.35 square feet in area; the frontage of the leased unit is 23'-6" linear feet, and would be permitted a sign up to 47 square feet in area.

Process

Per Town Code Chapter 4, all land areas zoned other than single-family detached residential are architectural control districts. Any lot, parcel or area of land within any area zoned for single-family detached residences, which is used for other than single-family detached residences, or which is the subject of an application for a use permit or

building permit involving any such other use, is also designated an architectural control district.

No structure, building, sign or other improvements or other major landscape features surrounding such building, structure, sign or improvement located on any land within any architectural control district shall be erected, reconstructed, altered or restored until the plans for such shall have been approved by the Board of Architectural Review.

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Applicants must attend the meeting and represent their application.

Failure to appear may result in the deferral of the item or amendments to the design.

Failure to appear will not relieve any pending violations.

This staff report is not an approval, or building permit. Board approval is not a building permit.