



Department of Planning and Zoning
Town of Vienna, Virginia
 127 Center Street South
 Vienna, VA 22180
 Phone: (703) 255-6341
 Email: DPZ@viennava.gov

Project Overview

#1251956

Project Title: 138 Maple Ave W - Stretch Zone
Application Type: Board of Architectural Review: Signs
Workflow: 1. Initial Review

Jurisdiction: Town of Vienna
State: VA
County: Fairfax

Project Contacts

Contact Information: Applicant

Kathy Baker
 Concept Unlimited Inc
 PO BOX 156, Nokesville
 NOKESVILLE, VA 20182
 P:17037534904
katsigngirl@gmail.com

Contact Information: Owner

Sarith Ercoline
 Rappaport Mgmt for The Vienna Shopping Center LP
 8405 Greensboro Drive, Eighth Floor
 McLean, VA 22102
 P:5713821200
sercoline@rappaportco.com

Indicate which of the following additional project contacts are to be included on project correspondences.: Contractor

Contact Information: Contractor

MATTHEW HIGGINS
 Concept Unlimited, Inc.
 10020 FARROW ROAD
 COLUMBIA, SC 29203
 P:8036222330
MHIGGINS@CONCEPTUNLIMITED.COM

Project Address

Project Address: 138 MAPLE AVE W

Parcel (PIN): Address/Parcel

- 138 MAPLE AVE W: 0384 02 0076

Resource Management Area: Resource Management Area

- 138 MAPLE AVE W: LOCATED OUTSIDE RMA

Resource Protection Area : Resource Protection Area

- 138 MAPLE AVE W: LOCATED OUTSIDE RPA

Windover Heights Historic District: Address/Parcel

- 138 MAPLE AVE W: LOCATED OUTSIDE WINDOVER HEIGHTS

Suite:

Town Limits: Address/Parcel

- 138 MAPLE AVE W: IN TOWN OF VIENNA

Future Land Use Plan: Address/Parcel

- 138 MAPLE AVE W: MIXED-USE

Current Zoning: Address/Parcel

- 138 MAPLE AVE W: C-2

Project Description

Project Description:

(1) set of internally white illuminated channel letters mounted on an aluminum black back panel. The back panel mounted on exposed raceway. Total depth: 13.090" Total sign area: 30.90

Project Information

Business/Development Name: Stretch Zone

Total Allowable Building Sign Area: 31.13

Fairfax County Building Permit Number(s):

BAR Meeting Date:

Width of Building Frontage/Leased Area: 20.75

Are any Fairfax County Building Permit application numbers associated with this application?: No

BAR Agenda Item:

Project File Number: tbd

Project Information

Total Number of Signs Proposed: 1

Sign Type A (please provide all applicable details below)

Proposed Sign Type: Front Facade

Description of Sign:

(1) set of internally white illuminated channel letters mounted on an aluminum black back panel. The back panel mounted on exposed raceway. Total depth: 13.090"

Total sign area: 30.90

Sign Area Width: 14.8333

Sign Depth: 13.090

Window Width:

Awning Depth:

Height from Bottom to Sidewalk:

Illumination Type: LED

Kelvins: 3000

Scope of Work: New

Sign Area Height: 2.0833

Total Sign Face Area: 30.9

Window Height:

Total Window Area:

Awning Width:

Total Structure Height:

Lumens: 98

Alternative Measurement:

Sign Type B (please provide all applicable details below)

Proposed Sign Type:

Description of Sign:

Sign Area Width:

Sign Depth:

Window Width:

Awning Depth:

Height from Bottom to Sidewalk:

Illumination Type:

Kelvins:

Scope of Work:

Sign Area Height:

Total Sign Face Area:

Window Height:

Total Window Area:

Awning Width:

Total Structure Height:

Lumens:

Alternative Measurement:

Sign Type C (please provide all applicable details below)

Proposed Sign Type:

Description of Sign:

Sign Area Width:

Sign Depth:

Scope of Work:

Sign Area Height:

Total Sign Face Area:

Window Height:

Window Width:
Awning Depth:
Height from Bottom to Sidewalk:
Illumination Type:
Kelvins:

Total Window Area:
Awning Width:
Total Structure Height:
Lumens:
Alternative Measurement:

Sign Type D (please provide all applicable details below)



Proposed Sign Type:
Description of Sign:
Sign Area Width:
Sign Depth:
Window Width:
Awning Depth:
Height from Bottom to Sidewalk:
Illumination Type:
Kelvins:

Scope of Work:
Sign Area Height:
Total Sign Face Area:
Window Height:
Total Window Area:
Awning Width:
Total Structure Height:
Lumens:
Alternative Measurement:



Department of Planning and Zoning

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Hours: Monday – Friday, 8:00 am - 4:30 pm

APPLICANT AUTHORIZATION FORM

I hereby certify that I am the property owner or I have authority of the property owner to make this application, that the information is complete, and that if a permit or certificate is issued, the construction and/or use will conform to the zoning ordinance and other applicable laws and regulations including private building restrictions, if any, which relate to the property. This form must be submitted prior to issuance of any permit or certificate.

I understand that the permits or certificates obtained pursuant to this permit authorization form will be in my name. I accept full responsibility for the work performed.

Check one box below:

I am the property owner

I am an applicant who has the authority of the property owner (owner will still need to sign)

Description of permits or certificates being applied for:

(1) set of internally illuminated channel letters mounted to an aluminum backer panel. Sign installed on front elevation above entry. Illuminated with LED's and low voltage power supplies.

at the following address: 138 Maple Ave. W, Vienna, VA 22180

Applicant Name (fill out if owner is not applicant): Kathy Baker / Matt Higgins

Signature of Applicant: *Kathy Baker* Date: 2/12/24

Property Owner's Name: Sarith A. Ercoline Sr. VP of Property Management for Rappaport Management Company agent for The Vienna Shopping Center LP

Signature of Property Owner: *Sarith A. Ercoline* Date: February 14, 2024