



**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

#901603

**Project Title:** Midnighttreats**Jurisdiction:** Town of Vienna**Application Type:** Board of Architectural Review: Signs**State:** VA**Workflow:** 1. Initial Review**County:** Fairfax

## Project Contacts

### Contact Information: Applicant

Heejin Chang  
 Creation Sign LLC  
 7364 McWhorter PI  
 Annandale, VA 22003  
 P: 7036225958  
[creationsignco@gmail.com](mailto:creationsignco@gmail.com)

### Contact Information: Owner

Nicole Anzilotti  
 Trimark Corporation  
 6231 Leesburg Pike, Suite 100  
 Falls Church, VA 22044  
 P: 7038912600  
[nAnzilotti@trimarkcorporation.com](mailto:nAnzilotti@trimarkcorporation.com)

**Indicate which of the following additional project contacts are to be included on project correspondences.:** None of the Above

## Project Address

**Project Address:** 167 GLYNDON ST SE**Suite:****Parcel (PIN): Address/Parcel**

- 167 GLYNDON ST SE: 0382 02 0082

**Town Limits: Address/Parcel**

- 167 GLYNDON ST SE: IN TOWN OF VIENNA

**Resource Management Area: Resource Management Area**

- 167 GLYNDON ST SE: LOCATED OUTSIDE RMA

**Future Land Use Plan: Address/Parcel**

- 167 GLYNDON ST SE: MIXED-USE

**Resource Protection Area : Resource Protection Area**

- 167 GLYNDON ST SE: LOCATED OUTSIDE RPA

**Current Zoning: Address/Parcel**

- 167 GLYNDON ST SE: C-2

**Windover Heights Historic District: Address/Parcel**

- 167 GLYNDON ST SE: LOCATED OUTSIDE WINDOVER HEIGHTS

## Project Description

### Project Description:

Installation of LED illuminated channel letter sign to building wall and remove an existing cabinet sign.

## Project Information

**Business/Development Name:** Midnighttreats**Width of Building Frontage/Leased Area:** 18

Total Allowable Building Sign Area: 27

Fairfax County Building Permit Number(s): BLDC-2022-00015

BAR Meeting Date: 12/15/2022

Are any Fairfax County Building Permit application numbers associated with this application?: Yes

BAR Agenda Item:  
Sign review

### 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:

Front-lit channel letter with LED.

Text to read " MIDNIGHTTREATS"

Sign Area Width: 11

Sign Depth: 7

Window Width:

Awning Depth:

Height from Bottom to Sidewalk:

Illumination Type: LED

Kelvins: 3000

Scope of Work: New

Sign Area Height: 1.25

Total Sign Face Area: 13.75

Window Height:

Total Window Area:

Awning Width:

Total Structure Height:

Lumens: 150

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:

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 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

Town of Vienna, Virginia

127 Center Street S

Vienna, Virginia 22180

Phone: 703-255-6341 | Email: DPZ@viennava.gov

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:

Installation of LED illuminated channel letter sign to building wall. There is a existing sign to be removed prior to new sign installation.

at the following address: 167 Glyndon St. Vienna VA 22180

Applicant Name (fill out if owner is not applicant): Heejin Chang

Signature of Applicant:  Date: 11/16/2022

Property Owner's Name: Alec Jacobson Trust et Glyndon Shopping Center

Signature of Property Owner:  Date: 11/17/22



November 2, 2022

Department of Planning and Development  
Zoning Permits Branch - Sign Permits Section  
12055 Government Center Parkway, Suite 829  
Fairfax, VA 22035

This letter is to serve as approval from the Landlord at the Glyndon Shopping Center in Vienna, VA to Midnighttreats located at 167 Glyndon St. Vienna VA 22180 to install a channel letter sign on the exterior of the building.

Most Sincerely,

A handwritten signature in blue ink that reads "Nicole Anzilotti". The signature is written in a cursive, flowing style.

Nicole Anzilotti  
Vice President  
Trimark Corporation