

DEVELOPMENT CONDITIONS

SE 2007-MA-016

November 1, 2007

If it is the intent of the Board of Supervisors to approve SE 2007-MA-016 located at Tax Map 71-1 ((01)) 80 for a waiver of certain sign regulations pursuant to Sect. 9-620 of the Fairfax County Zoning Ordinance, the staff recommends that the Board condition the approval by requiring conformance with the following development conditions:

1. This Special Exception is granted for and runs with the land indicated in this application and is not transferable to other land.
2. This Special Exception is granted only for the purpose(s), structure(s) and/or use(s) indicated on the special exception plat approved with the application, as qualified by these development conditions.
3. This Special Exception is subject to the issuance of a Sign Permit (s); any permit issued pursuant to this Special Exception shall be in substantial conformance with the approved Special Exception Plat entitled "James and Helen Chang Minor Site Plan", prepared by Barnes and Johnson, Inc., consisting of 1 sheet dated August 8, 2001 as revised through April 8, 2002, and these conditions. Minor modifications to the approved special exception may be permitted pursuant to Par. 4 of Sect. 9-004 of the Zoning Ordinance.
4. A matrix for retail signage shall be provided to the Zoning Administrator prior to the issuance of the sign permits for the building-mounted signs identifying "Annandale Plaza" and all subsequent sign permits, which shall include the tenant name, address, sign type, sign height, sign area, and Non-Residential Use Permit number and/or any other pertinent information deemed necessary by the Zoning Administrator in order to allow efficient tracking of all signage to be provided on site.
5. The two proposed building-mounted signs identifying "Annandale Plaza" shall be limited to the size and dimensions provided in Exhibit A.

The above proposed conditions are staff recommendations and do not reflect the position of the Board of Supervisors unless and until adopted by that Board.

This approval, contingent on the above noted conditions, shall not relieve the applicant from compliance with the provisions of any applicable ordinances, regulations, or adopted standards. The applicant shall be himself responsible for

COPY: TRANSLUCENT RED AND DIGITAL PRINT
BKGD: IVORY FLEX

QTY: 1

ATTN:
Helen Chang



Approval: _____

Please review this proof. Please fax back with your signature or with corrections so that we may get started on assembling your sign.
Please check the following:

- SPELLING
- CORRECT SIZE AND ORIENTATION
- COLORS
- BORDER

VERIFYING DISTANCE, LETTER CHANGES, THE CORRECT SIZE AND APPROXIMATE FOR USE AND LOCATION THE SIGN, CORRECT EMPHASIS (MESSAGE), & THE WAYFORM OR YOUR MESSAGE FIRST SIZE. CHANGES AFTER YOU APPROVE THE PROOF COULD RESULT IN ADDITIONAL CHARGES.

Any design questions or comments, please ask to speak to the designer.



SIGN A RAMA

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Client:

Dolco

Designed By:

Marvin

Date:

11/3

Job: C:/INPROGRESS/
7510

Sheet

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