

Docket Item # 3  
BAR CASE# 2006-0032

BAR Meeting  
May 17, 2006

**ISSUE:** Sign

**APPLICANT:** Sampson Realty

**LOCATION:** 1216 King Street

**ZONE:** KR/King Street Urban Retail

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**STAFF RECOMMENDATION:** Staff recommends approval of the application as submitted.

(Insert sketch here)

**I. ISSUE:**

The applicant is requesting approval of a Certificate of Appropriateness for revisions to an approved sign for a business located at 1216 King Street. On April 5<sup>th</sup> the Board approved a wood sign with a white background reading, "Sampson Realty" in red script on two lines. At that time, additional text in smaller black print proposing to read, "4% to 4 1/2% Full Service Listings" was not considered because it had been determined that such additional text constituted special advertising which is not permitted under the zoning ordinance provisions. Subsequently, it was determined that this additional text constituted the name of the business and is therefore permitted. This current application is a revision to the previously approved sign and is to add the additional text. The size of the sign remains the same at 2 1/2' high by 3'.

**II. HISTORY:**

According to Ethelyn Cox's *Historic Alexandria: Street By Street*, the 3-story, brick Italianate building at 1216 King Street was constructed in the mid-19th century (page 73). The duplex building was probably constructed by grocer Anthony Dugan as a speculative venture circa 1870.

The Board previously approved walls signs at 1216 King Street in 1995 and 1996 (BAR Case #95-0181, 12/6/1995 and BAR Case #96-0109, 6/5/1996). The Board also recently approved a new hanging sign for 1218 King Street for Old Towne Chiropractic Services (BAR Case #2004-0150, 8/18/2004).

**III. ANALYSIS:**

The proposed signage complies with zoning ordinance requirements.

Staff has no objection to the revisions to the previously approved sign. The revised design is compatible with the mid-19th century building and surrounding district and meets the recommendations for signs in the *Design Guidelines*.

**IV. STAFF RECOMMENDATION:**

Staff recommends approval of the application as submitted.

CITY DEPARTMENT COMMENTS

Legend: C - code requirement R - recommendation S - suggestion F- finding

Code Enforcement:

C-1 A construction permit is required for the proposed project.

C-2 Projecting, hanging signs must comply with USBC [H103-H107, H112] for type of materials, maximum projection, vertical clearance below all parts of the sign, and additional loads.

Office of Historic Alexandria:

A proposed diagram of the sign, which is legible, and proposed bracket should be provided.