

TOWN OF ABINGDON
BOARD OF ZONING APPEALS
REGULAR MEETING
NOVEMBER 11, 1997 - 7:30 P.M.

The regular meeting of the Board of Zoning Appeals was held Tuesday, November 11, 1997 at 7:30 P.M. The meeting was held in the Municipal Building, Downstairs Meeting Room.

The meeting was called to order by Mr. James M. Cole, Chairman.

ROLL CALL

Members Present: Mr. James M. Cole, Chairman
Mr. Robert P. Connett, Vice-Chairman
Mr. Fred H. St. John

Comprising a quorum of the Board

Members Absent: Mr. Louis Shuman
Mrs. Margaret Henderson

Administrative Staff: Mr. Albert C. Bradley, Director of Planning/Zoning

Visitors: Mr. Richard Musick, Bristol Sign Company
Mr. Don E. Smith, Food City Markets
Mr. Pete Perry, K-Vat Food Stores

- (2) Approval of Minutes - Regular Meeting, August 12, 1997

On motion by Mr. St. John, seconded by Mr. Connett, it was unanimously resolved to approve the minutes of the regular meeting held August 12, 1997.

- (3) **Case No. 338 - Food City #823**, Towne Centre Drive, Abingdon, Virginia 24210; application for an appeal for a variance relating to sign provision requirements of Article 21, Section 21-2-1, Maximum Number of Signs Allowed, Section 21-2-4, Maximum Sign Area, Section 21-3-6, B-2, B-3, M-1 and M-2 Districts, in the B-2 General Business District, of the Town of Abingdon Zoning Ordinance. Tax Map No. 20 (12) 5.

This application is a request for a variance from Article 21, Section 21-2-1, Maximum Number of Signs Allowed, Section 21-2-4, Maximum Sign Area, Section 21-3-6, B-2, B-3, M-1 and M-2 Districts, in the B-2 General Business District, of the Town of Abingdon Zoning Ordinance. Date of application is October 23, 1997, requesting a regular meeting scheduled for this date, November 11, 1997.

All adjoining and adjacent property owners were notified of this hearing.

Food City Market currently has 186 sq. ft. of sign area on existing structure but feels the need for additional signage for exterior advertisement of a pharmacy now being planned inside the existing store structure.

This request is for a variance from Section 21-2-1, Maximum Number of Signs Allowed. The ordinance requirement is two (2); amount requested by applicant is three (3); a variance request of 50%. Also, requesting a variance from Section 21-2-4, Maximum Sign Area - superceded by Section 21-3-6, B-2, B-3, M-1 and M-2 Districts (District Regulations - B-2 District). The ordinance requirement is 200 sq. ft.; amount requested by applicant is 215.5 sq. ft.; a variance request of 7.8%.

The explanation of request for variance is that Food City has planned a pharmacy for the store and needs an additional sign on the front of the store. The proposed sign will be approximately 29.5 sq. ft. This additional sign would cause an overage above 200 sq. ft. of approximately 15.5 sq. ft..

After discussion, motion was made by Mr. St. John that the request for additional signage, not to exceed 29.5 sq. ft. be granted, based upon the development of the adjacent properties. The motion was seconded by Mr. Connett, with unanimous approval.

VOTE :

Mr. St. John	Aye
Mr. Connett	Aye
Mr. Cole	Aye

There being no further business, the meeting was adjourned at 7:46 P.M.

James M. Cole, Chairman

Margaret Henderson, Secretary