

APPLICATION NUMBER

5205

A REQUEST FOR

SIGN VARIANCE TO ALLOW A 64 SQUARE FOOT OFF-SITE FREESTANDING SIGN; ALL SIGNS MUST BE LOCATED ON-SITE (PRIVATE PROPERTY).

LOCATED AT

1500 TELEGRAPH ROAD

(East side of Telegraph Road, ¼ mile± North of Jarvis Road)

APPLICANT/AGENT

NETWORK ALABAMA, INC. DBA SIGN PRO

OWNER

JOSEPH MEAHER

BOARD OF ZONING ADJUSTMENT

OCTOBER 2003

The applicant is requesting a Sign Variance to allow a 64 square foot off-site freestanding sign; all signs must be located on-site (private property).

The applicant states that the purpose of this application is to allow a freestanding sign to be located off-site from the property where the actual business is located. The applicant states that the property has no real frontage on a public right-of-way; however the applicant has a twenty-five foot roadway easement to allow access to the land-locked parcel. The applicant would acquire a 20' x 20' sign easement to allow proper placement of the proposed freestanding signage.

Traffic Engineering conducted a review of the site and determined the sign would be located on private property and would not compromise line-of-site.

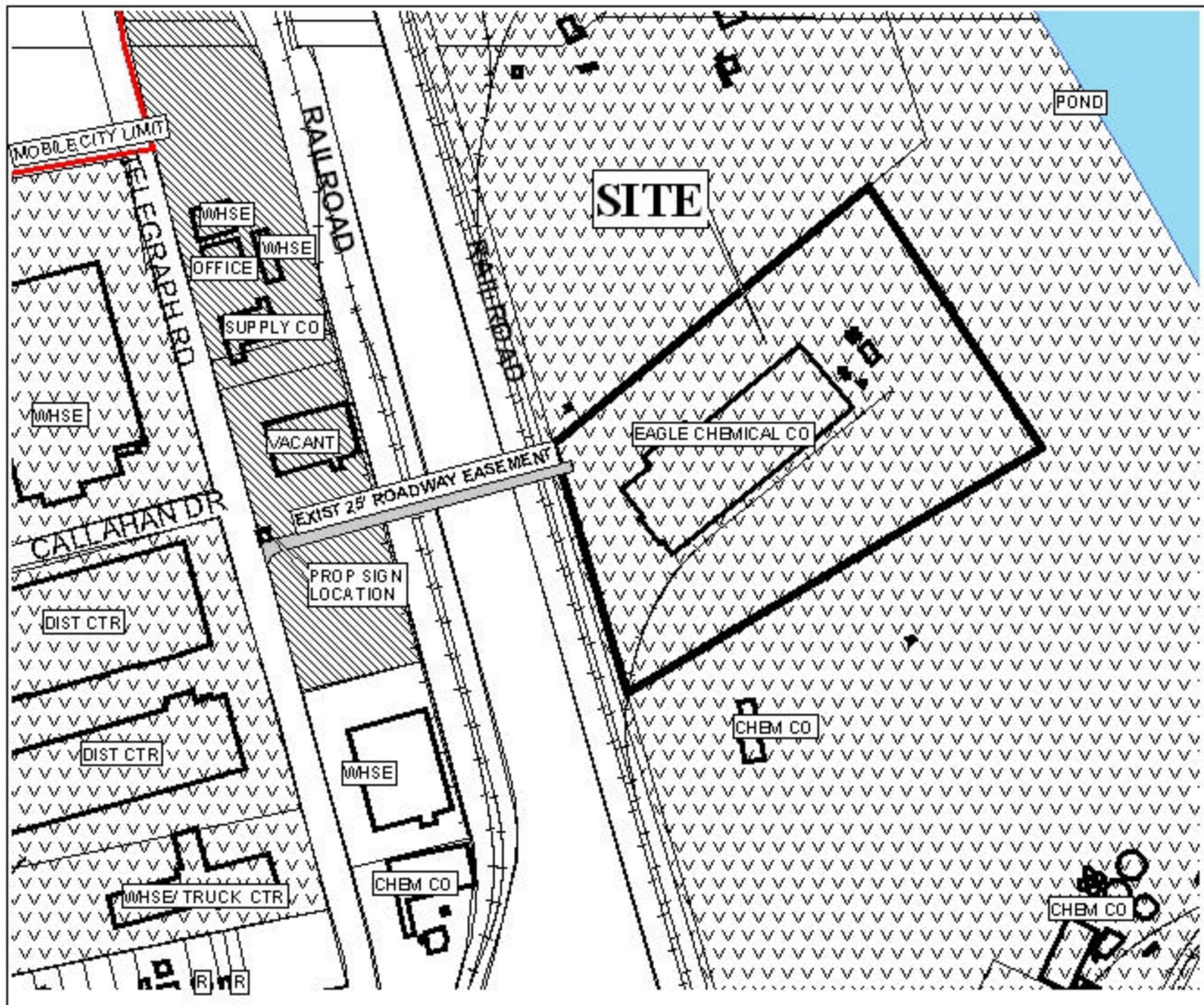
The Zoning Ordinance states that no variance shall be granted where economics are the basis for the application. Additionally, no variance shall be granted unless the Board is presented with sufficient evidence to find that the variance will not be contrary to the public interest, and that special conditions exist such that a literal enforcement of the Ordinance will result in an unnecessary hardship. The Ordinance also states that a variance should not be approved unless the spirit and intent of the Ordinance is observed, and substantial justice done to the applicant and the surrounding neighborhood.

The proposed location (20' x 20' easement) would be located adjacent to the applicant's 25' roadway easement. Additionally, Traffic Engineering has indicated the freestanding sign located on private property would not compromise line-of-site. The applicant has illustrated that a literal enforcement of the Ordinance would result in an unnecessary hardship.

RECOMMENDATION 5205**Date: October 6, 2003**

Based upon the preceding, this application is recommended for approval subject to the following conditions: 1) the submission of document illustrating the 20' x 20' easement is probated in County records; and 2) the provision of the maximum square footage of thirty-two feet per side.

BOARD OF ADJUSTMENT VICINITY MAP - EXISTING ZONING



The site is surrounded by industrial sites with single-family residential units located to the southwest of the site.

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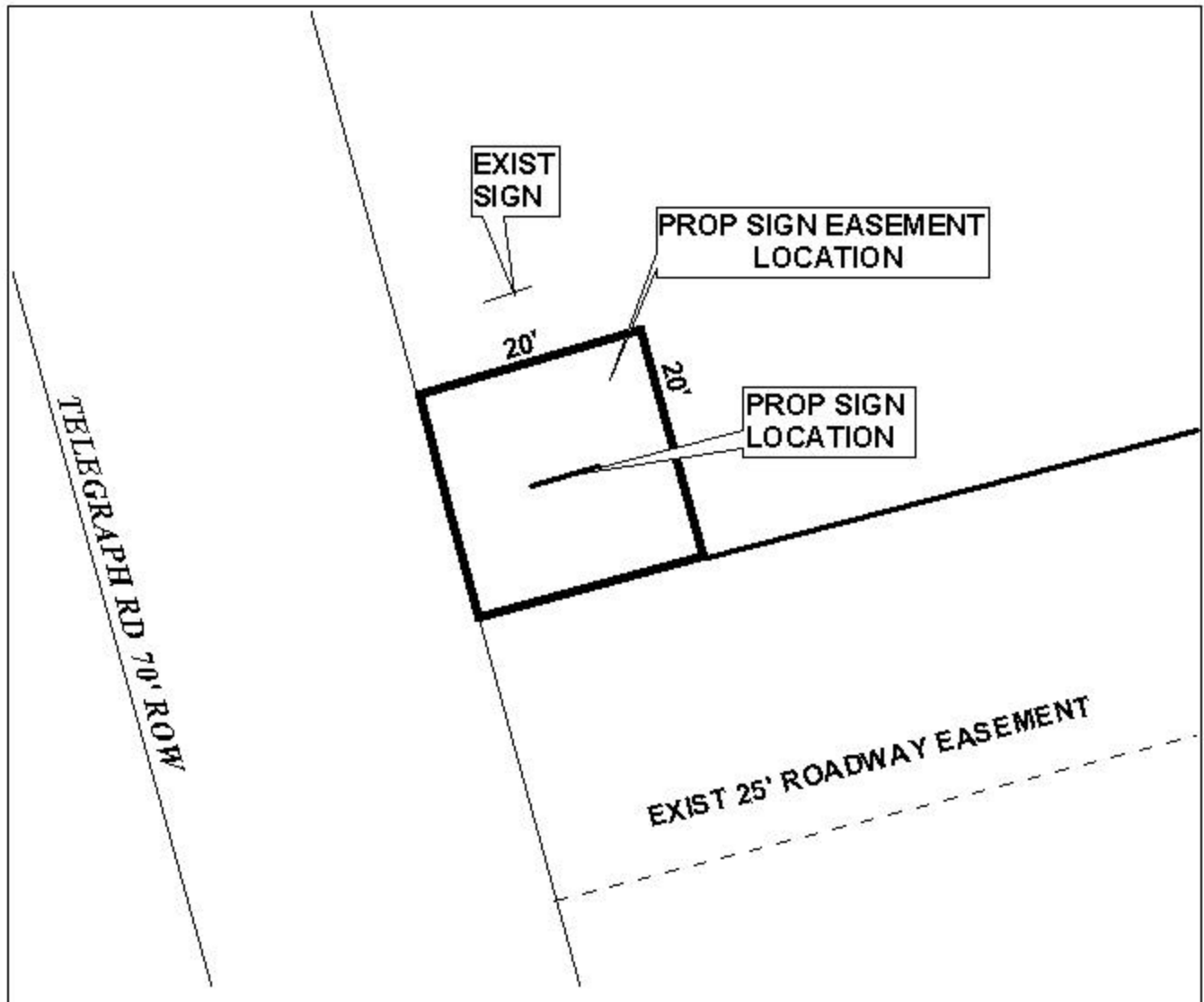
APPLICANT Network Alabama Inc., dba Sign Pro (Eagle Chemical Co.)

REQUEST Sign Variance

LEGEND

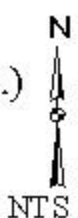


SITE PLAN



East side of Telegraph Road, 1/4 mile North of Jarvis Road, the site plan illustrates the existing 25' roadway easement, existing sign location, proposed sign easement location, and proposed sign location.

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REQUEST Sign Variance



SIGN DETAIL



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REQUEST Sign Variance

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