

**AGENDA**  
for the  
**SPECIAL CALLED MEETING**  
of the  
**CITY of KINGSPORT**  
**GATEWAY REVIEW COMMISSION**

**IMPROVEMENT BUILDING**  
**JIMMY WALKER CONFERENCE ROOM**

May 8, 2013

10.00 A.M.

- I.     **Introductions and recognition of visitors.**
  
- II.    **Consider approval of the Minutes of the March 22, 2013 meeting of the Gateway Review Commission.**
  
- III.   **New Business:**
  - a.    None
  
- IV.    **Old Business:**
  - a.    **Project # 13 -105-00003: Consider granting a Certificate of Appropriateness for the proposed sign change to the BP to Exxon on Sullivan Gardens Parkway.**
  
- V.     **Other Business:**
  - a.    None
  
- VI.    **Adjourn**

**MEMORANDUM**

**TO:** GATEWAY REVIEW COMMISSION

**FROM:** Forrest Koder, Principal Planner

**DATE:** May 6, 2013 for the **May 8, 2013 Meeting**

**SUBJECT:** BP to Exxon sign change-out Final Plan and Certificate of Appropriateness

**PROJECT #:** 13-105-00003

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**Introduction:**

Mr. Alan Prillhart of Tri-Cities Petroleum, Inc. and Mr. Rod Harper with Bristol Sign Company are requesting approval of a replacement freestanding sign for the BP gas station located at 2512 Sullivan Gardens Parkway. The property is zoned B-3, General Business and is further identified as Tax map 91A, Group A, Parcel 18.50 of the 2012 Sullivan County Tax Maps.

During the March meeting, the Commission requested the applicant bring forth a complete sign package for review and acceptance. Additionally the Commission requested the freestanding sign be more in-line with the Gateway Districts requirements and the item was tabled until a new submittal was forth coming.

Included in the revised submittal is a new freestanding sign that meets the square footage requirements. The B-3 zoning district allows a total of 100 square foot of sign face, however the Gateway District requires this be cut by 50% thus reducing the total amount allowed to 50 square foot of signage for the freestanding sign. The new submittal indicates a sign 20 feet tall with the base constructed of split block to match the front of the building, and the remainder of the sign will be constructed of two complimenting colors of brick to accent a proposed open archway in the middle of the sign.

Per the Commission's request the canopy is 18 feet to the top and the building is 13 feet. The Canopy will have two wall type signs; one on the front corner and the other on the east corner of the canopy. Both will have text that says Exxon. In a B-3 zoning district, any building with less than 8,000 square feet in area is allowed a maximum of 80 square feet of signage. The two Exxon signs are 2'-5" x 6'-8", which is 16.11 sq/ft or 32.22 sq/ft for two Logos on the canopy. Additionally there will be a wall sign on the building that is a vinyl printed "Fast Lane Convenience" sign on the building fascia that is approximately 3.5' x 8.5' for that sign for a total of 29.75 sq. ft. The total for both is 61.97 sq. ft. which is within the maximum of 80 sq. ft. allowed.

This is a much improved submittal from the first and meets the requirements of the Gateway District for a B-3 zoned. Staff recommends approval and the issuance of a Certificate of Appropriateness.

**Other Business:**

None

**Adjourn:**

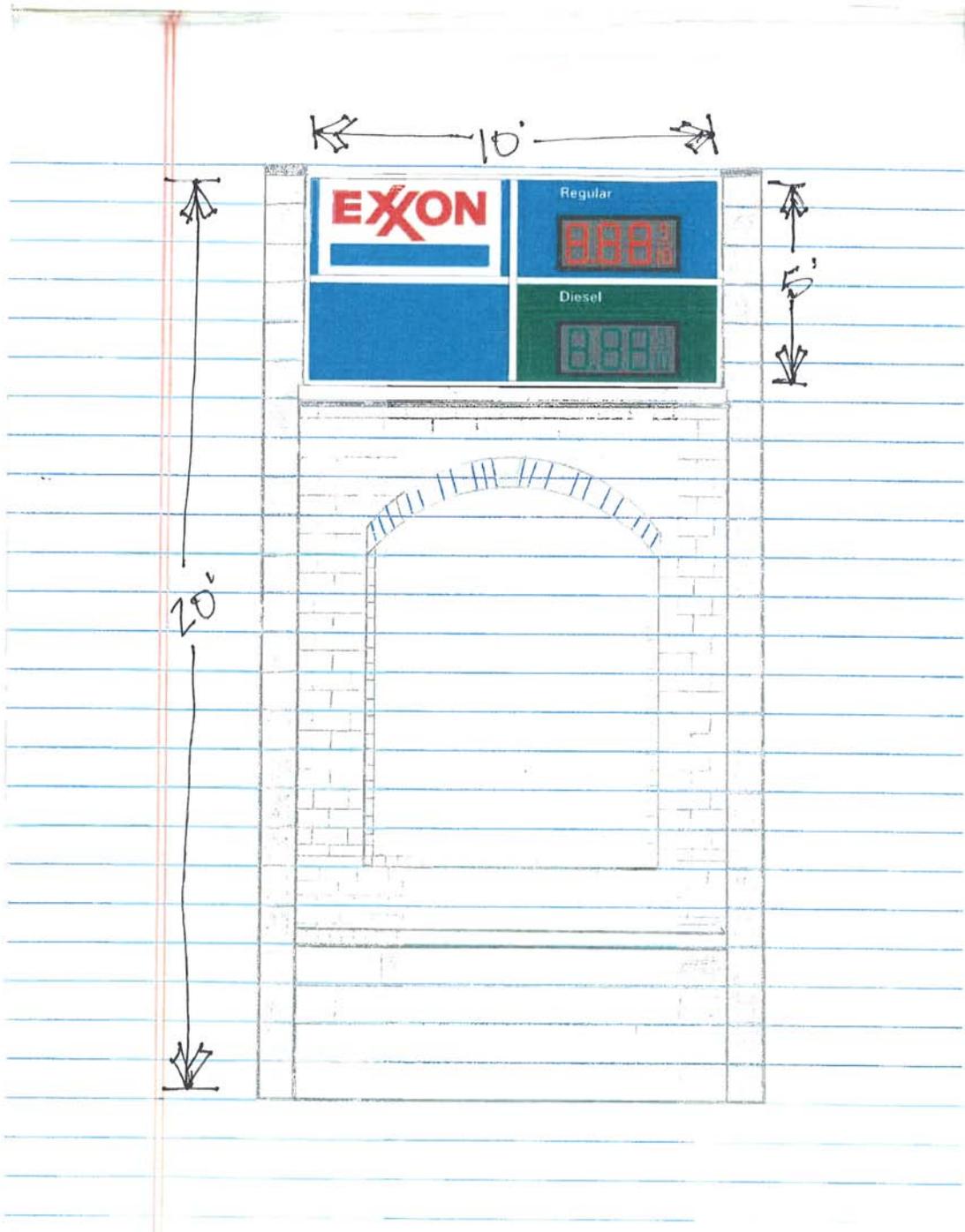
# 2512 Sullivan Gardens Parkway Sign Request

- LEGEND**
- 2007 Parcels
  - Streets
  - City Limits
  - River
  - UGBA



2512 Sullivan Gardens Parkway









**C&S**  
CANOPY, INC.