

To Whom it May Concern,

We are applying for a variance to install an additional 42.3 sq. ft. channel letters set on the front elevation. Currently we have 199.4 sq. ft. of signage on the front elevation and per Article 18-3-308(b)(2) the allowance is the lesser of 10% of the area of the façade or 200 sq. ft.

The building is set back roughly 825 ft. from Governor Ritchie highway and the additional square footage allowance will allow Bob's Discount Furniture to advertise with their "Mattresses" sign. Since the building setback is 825 ft, we needed to maximize the main building signage to the 200 sf. Our variance request is to add the mattress branding to the building. The mattress branding is imperative to the Bob's Discount Furniture branding as they recently started selling mattresses. Effective signage and branding can contribute to a stronger local economy by attracting customers and improving foot traffic to businesses.

In addition, Dick's Sporting Goods was granted a variance for a 425 sq. ft. sign in 2010 and we believe our request aligns with what Dick's Sporting Goods was granted.

We believe our application will be an improvement, not a detriment to the surrounding area. We do not believe the variance is substantial and is the minimal requirement for brand visibility. We do not believe the approval of our request will have an adverse effect on the neighborhood as it is a commercialized area.

Sincerely,

Tyler Penhallow

Cima Network Inc.
121 New Britain Blvd.
Chalfont, PA 18914
215.716.3937
tpenhallow@cimanetwork.com



JP2 ARCHITECTS
 2811 Eikon Street
 Baltimore, MD 21224
 P 410.646.8300
 www.jp2architects.com

CONSULTANTS
 Structural Engineer:
 Structura Inc.
 1201 South Sharp Street, Suite 304
 Baltimore, MD 21230
 443.681.7926

Technical Engineer:
 Richard J. Stern
 2743 Runnock Road
 Fallon, PA 17322
 717.891.6226



PROJECT

**GOVERNOR PLAZA
 SPACE G9A
 PARTIAL INTERIOR MODIFICATIONS
 6633 RITCHIE HIGHWAY
 BUILDING #6625
 GLEN BURNIE, MD 21061**

**B1
 CONSTRUCTION
 DOCUMENTS**

CLIENT / OWNER
 Governor Plaza Associates
 C/O Fed Realty Invmt 12401 101
 909 Rose Avenue, Suite 200
 Bethesda, MD 20852
 301.296.8100

REVISION DRAWING LOG

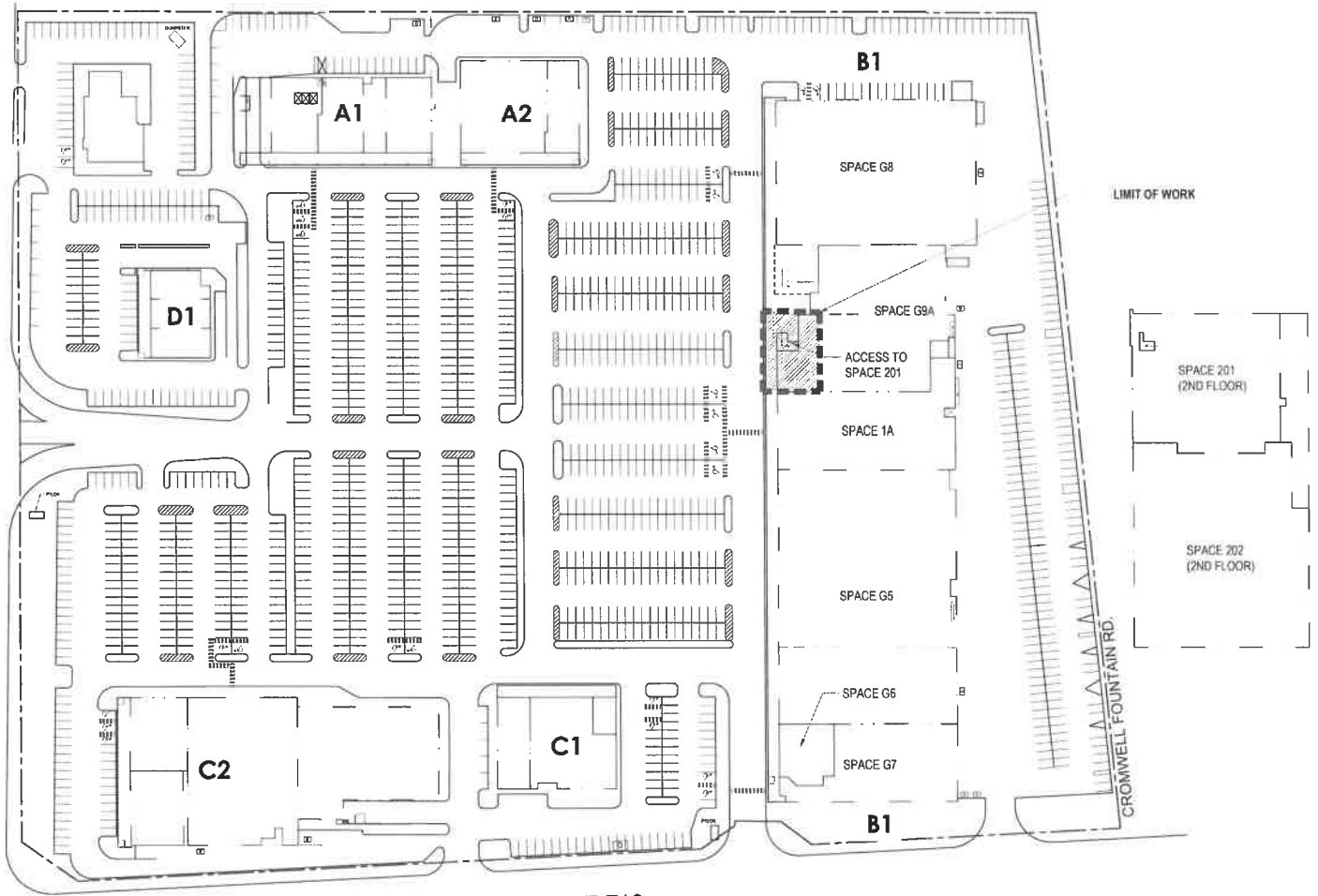
No.	Date	By

DRAWING TITLE
 SITE PLAN

DRAWING NUMBER
 B1 | AS-001

DATE: 07/18/2022

GOV. RITCHIE HWY - ROUTE 2



ORDINANCE RD. - ROUTE 710

A7 SITE PLAN / KEY PLAN
 SCALE: 1" = 50'





BDF Glen Burnie, MD - Exterior Signage Award

1 message

Wed, Feb 15, 2023 at 3:22 PM

Tate, Andrew <Andrew.Tate@mybobs.com>

To: Samuel Alley <samalley@cimanetwork.com>, Joe McMurtrie <jmcmurtrie@cimanetwork.com>, Natalie Sorber <nsorber@cimanetwork.com>

Cc: "Vivoda, Larry" <Larry.Vivoda@mybobs.com>, "Lucas, Tim" <Tim.Lucas@mybobs.com>

Cima Team,

I am pleased to inform you that with a bid total of \$19,030.54, Cima is the successful bidder on the exterior signage for our new Glen Burnie, MD store.

Please proceed with your code research, due diligence, and sign drawings for our review and approval. We will coordinate with the Landlord for their approval as well. **Please get back to us within ONE WEEK with the sign code research using this form via Smartsheet <https://app.smartsheet.com/b/form/d68ef841e56f404d844ff91aaf509a51>.**

Our construction is scheduled to begin April 17th (likely a few weeks sooner) and complete by July 7th. Please plan to ship the Coming Soon banner to the GC onsite by April 17th. The pylon panels with coming soon decals should be installed by April 17th. All the exterior signage will need to be installed before Friday, July 7th. That all said, the façade work was done by the Landlord and is complete as of this week. We'd want to get the signs up ASAP.

Larry Vivoda will be the Construction Manager running this project. Please coordinate access for site survey, site readiness, etc. with Larry and keep me in the loop.

Congratulations on winning another project with us. We're sure it will prove to be a successful and mutually beneficial partnership.

Please let me know if you have any questions.

Thank you,



Andy Tate

Director of Construction

M: 860-338-1928

E: andrew.tate@mybobs.com

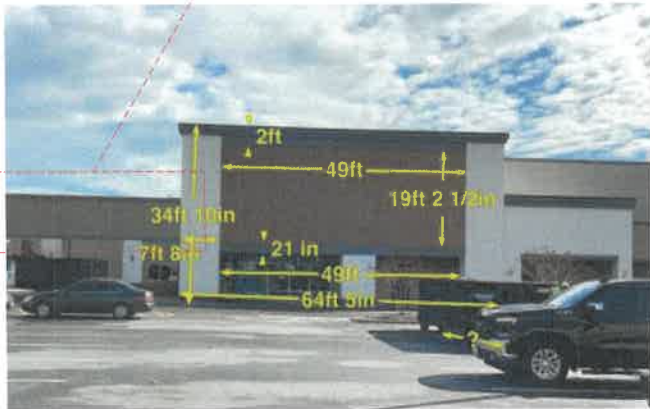
434 Tolland Turnpike

Manchester, CT 06042

front elevation



****NOTE: FLAT, EVEN SURFACE FOR INSTALL****



EXISTING CONDITION



PROPOSED RENDERING

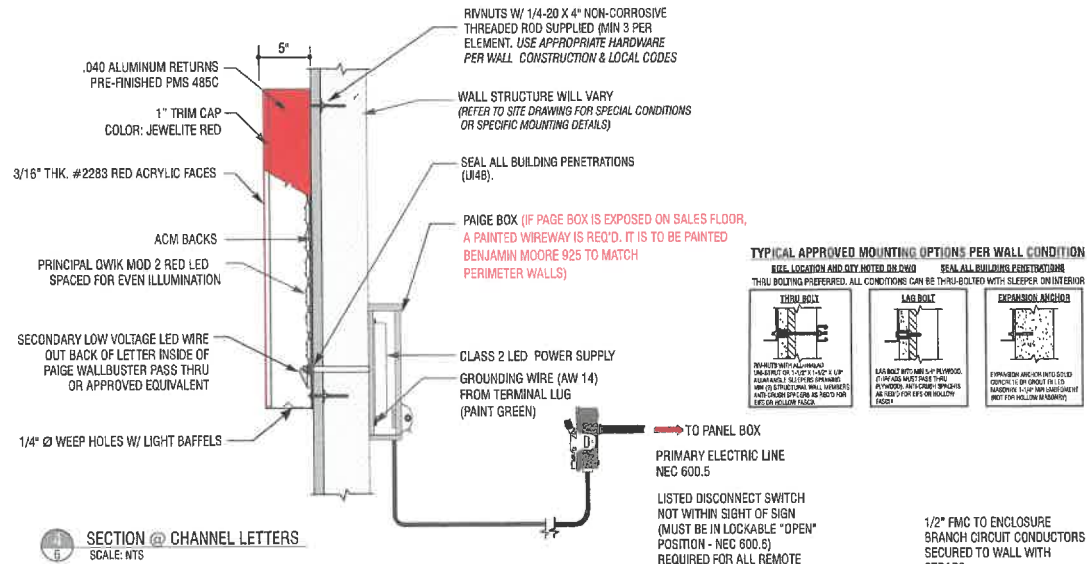
****Bob's Discount Furniture to add 24" x 24" access panel on the underside of the canopy centered under the Mattresses channel letters****

****PRIMARY POWER TO BE PULLED IN CHANNEL LETTER LOCATION FOR BOTH SIGNS****

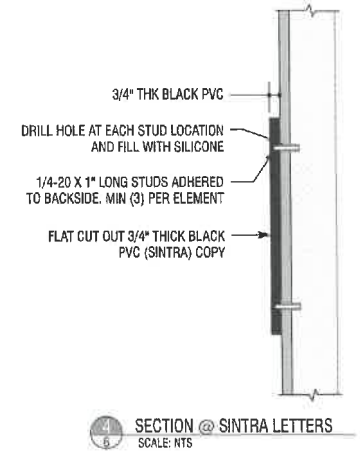
****ACCESS PANEL DIRECTLY BELOW BDF SIGNAGE****



1 **STACKED CHANNEL LETTER LAYOUT** 198.2 sf
SCALE: 3/16" = 1' 0"



4 SECTION @ CHANNEL LETTERS
SCALE: NTS



****PRIMARY POWER TO BE PULLED IN CHANNEL LETTER LOCATION****

****ACCESS PANEL DIRECTLY BELOW SIGNAGE****

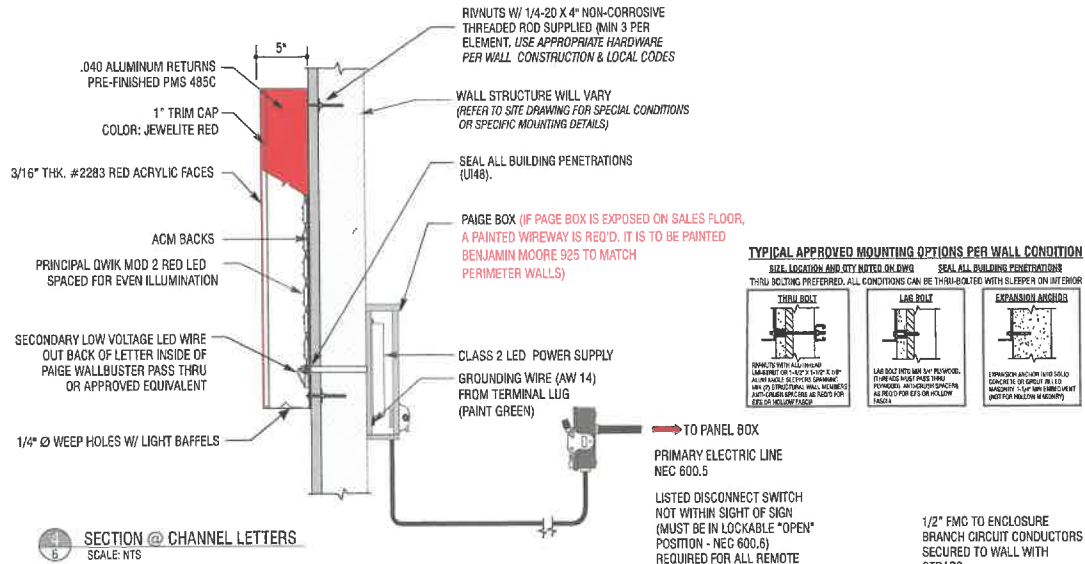
1/2" FMC TO ENCLOSURE
BRANCH CIRCUIT CONDUCTORS
SECURED TO WALL WITH
STRAPS.
ALL VISIBLE WIRING IS TO BE
RUN IN STRAIGHT LINES AND
90° BENDS

Remote CL must have a minimum of 8' L
wiring from each letter



2  **SECONDARY CHANNEL LETTER LAYOUT** 42.3 sf
SCALE: 1/4" = 1' 0"

****Bob's Discount Furniture to add 24" x 24" access panel on the underside of the canopy centered under the Mattresses channel letters****



SECTION @ CHANNEL LETTERS
SCALE: NTS

****PRIMARY POWER TO BE PULLED IN CHANNEL LETTER LOCATION****

****ACCESS PANEL DIRECTLY BELOW SIGNAGE****

TO PANEL BOX
PRIMARY ELECTRIC LINE
NEC 600.5

LISTED DISCONNECT SWITCH
NOT WITHIN SIGHT OF SIGN
(MUST BE IN LOCKABLE "OPEN"
POSITION - NEC 600.6)
REQUIRED FOR ALL REMOTE
WIRED CHANNEL LETTERS

"FIREMAN SWITCH" / EXTERNAL POWER
OFF SWITCH TO BE INSTALLED ON THE LAST
LETTER "E" OF FURNITURE. THIS WILL CUT
POWER BETWEEN POWER SUPPLY & PRIMARY
POWER TO ENSURE SAFE DISCONNECT**

1/2" FMC TO ENCLOSURE
BRANCH CIRCUIT CONDUCTORS
SECURED TO WALL WITH
STRAPS
ALL VISIBLE WIRING IS TO BE
RUN IN STRAIGHT LINES AND
90° BENDS

Remote CL must have a minimum of 8' L
wiring from each letter

TYPICAL APPROVED MOUNTING OPTIONS PER WALL CONDITION
SEE LOCATION AND CITY NOTED ON PWS
THRU SETTING PREFERRED. ALL CONDITIONS CAN BE THRU-BOLTED WITH SLEEPER ON INTERIOR

