

February 3, 2025

Office of Planning and Zoning
2664 Riva Road, P.O. Box 6675
Annapolis, Maryland 21401

RE: Ollie Bargain Outlet 6711 Ritchie Hwy Glen Burnie, MD 21061 Sign Variance

To whom it may concern,

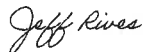
Ollie's Bargain Outlet is one of America's largest closeout, surplus, and salvage merchandise retailers. We operate 558 stores across the country. Our store employs around 50 associates, both permanent and part-time, from your community. Our hours of operation are 9 am to 9 pm Monday through Saturday and 10 am to 7 pm on Sunday.

Ollie's occupies the space at 6711 Ritchie Hwy. The store's only entrance is inside the former mall. A variance from the code was granted in 2018 for the "Ollie's Entrance" sign on the canopy fascia. That sign, along with the Ollie's Bargain Outlet wall sign, and "The Centre at Glen Burnie" sign over the entrance were removed as part of façade improvements and the improvements for Amazon Fresh. Ollie's has an existing 154.5 SF sign on the East side of the building. We propose installing a second set of channel letters "OLLIE'S GOOD STUFF CHEAP" 142.5 SF on the West side of the building where the Mall Entrance was.

We are requesting two (2) variances. The first is from 18-3-303(b)(4) for the height of the sign as it exceeds the roofline of the space. The requested height is necessary to allow the sign to be visible due to the sign's location and the wall's setback next to the neighboring tenant's space. The second variance pertains to 18-3-308(b)(4) [allows] one identification sign on each entry facade if the business complex is a mall or otherwise enclosed, so long as the area of each sign does not exceed 10% of the area of the facade and the area of all signs does not exceed 200 square feet. The total of the two (2) signs would be 297 SF.

The variance petition is the second petition made by Ollie's for this location.

Sincerely,



Jeffrey Rives, President
East West Sign Group, LLC
22 Bloomsbury Ave
Catonsville, MD 21228
Direct 443-792-4394
jeff@eastwestsigns.com

JR/gp



Letter of Explanation r2

Final Audit Report

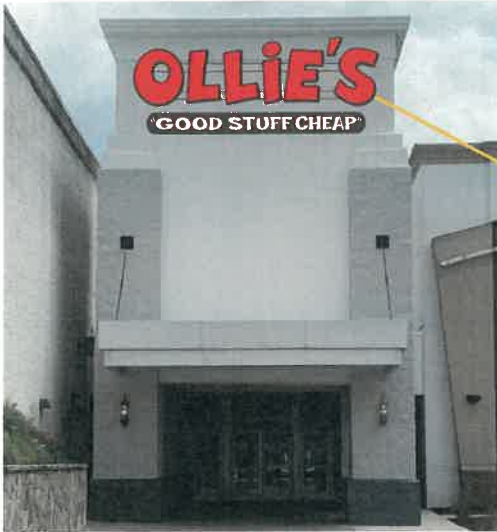
2025-02-03

Created:	2025-02-03
By:	GARRY POTTS II (gpotts@professionalpermits.com)
Status:	Signed
Transaction ID:	CBJCHBCAABAAEa36ZZi1XpqxV3cT6shVrFgQHwRYDi-f

"Letter of Explanation r2" History

-  Document created by GARRY POTTS II (gpotts@professionalpermits.com)
2025-02-03 - 8:55:34 PM GMT - IP address: 172.56.248.49
-  Document emailed to Jeff Rives (jeff@eastwestsigns.com) for signature
2025-02-03 - 8:55:38 PM GMT
-  Email sent to erika@eastwestsigns.co bounced and could not be delivered
2025-02-03 - 8:58:50 PM GMT
-  Email viewed by Jeff Rives (jeff@eastwestsigns.com)
2025-02-03 - 9:36:48 PM GMT - IP address: 74.103.34.114
-  Document e-signed by Jeff Rives (jeff@eastwestsigns.com)
Signature Date: 2025-02-03 - 9:46:19 PM GMT - Time Source: server- IP address: 74.103.34.114
-  Agreement completed.
2025-02-03 - 9:46:19 PM GMT

6711 Ritchie Hwy., Glen Burnie MD 21061



PROPOSED



REMOVED



EXISTING



OLLIE'S ENTRANCE

OLD SIGNAGE
"Ollie's Entrance" was approved in prior variance filing.

OLD MALL ENTRANCE HALLWAY (BLUE) NOW EXCLUSIVELY FOR OLLIE'S



PROJECT INFORMATION

Client
OLLIE'S
City & State
Glen Burnie MD
Designer
JR
Project Manager
EC
Sales Rep
JR

REVISIONS

REQUIREMENTS

- Permit Required
- Engineering Required
- Site Survey Required

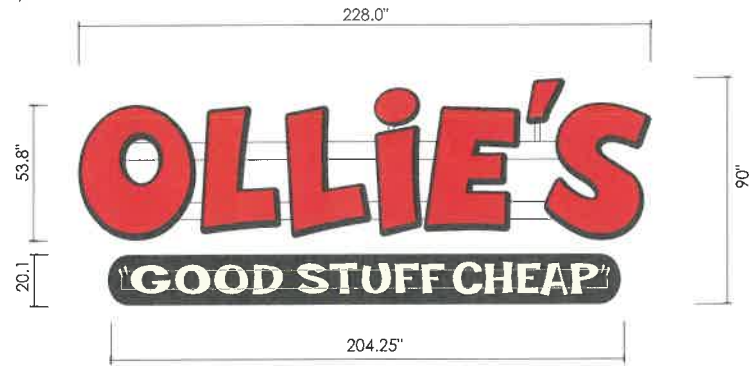


Main Office
22 Bloomsbury Ave.
Catonsville, MD 21228
phone: 443-792-4454

PAGE SIZE: 11x 17

Channel Letters

6711 Ritchie Hwy., Glen Burnie MD 21061

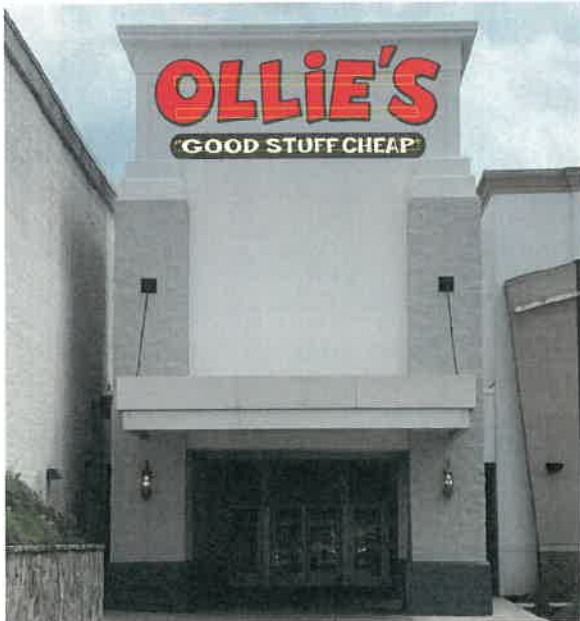


RACEWAY MOUNTED LED ILLUMINATED CHANNEL LETTERS AND UNDERSCORE CABINET
 UNDERSCORE 89.5 %
 RACEWAYS REQUIRED DUE TO BUMP OUTS ON FACADE

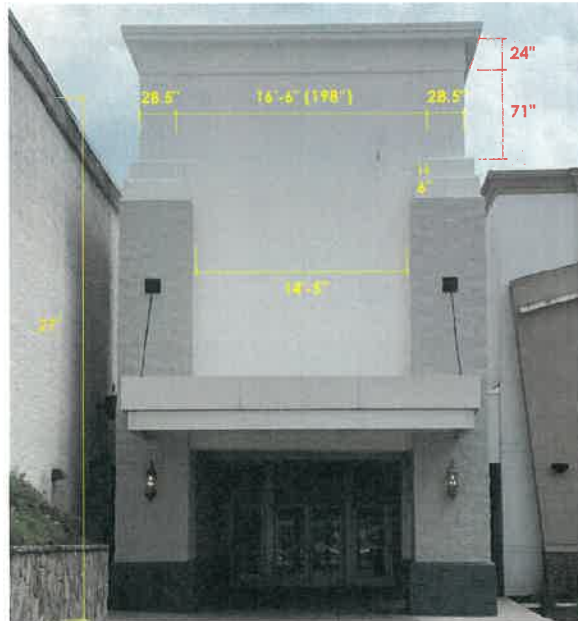
142.5 SF

SCALE: 1/4"=1'-0"

PROPOSED



EXISTING



APPROX SCALE: 1/8"=1'-0"

SQUARE FOOTAGE BREAKDOWN

STOREFRONT: 193' 2" X 27' H (Ordinance Rd.)
 STOREFRONT: 242' 7" X 27' H (Ritchie Hwy.)
 CODE FORMULA: Lesser 10% of facade or 200 SF
 EST. CODE ALLOTMENT: 200 SF (10 % is more)
 PROPOSED SIGNAGE: 142.5 SF

PROJECT INFORMATION

Client
 OLLIE'S
 City & State
 Glen Burnie MD
 Designer
 JR
 Project Manager
 EC
 Sales Rep
 JR

REVISIONS

REQUIREMENTS

- Permit Required
- Engineering Required
- Site Survey Required



Main Office
 22 Bloomsbury Ave.
 Catonsville, MD 21228
 phone: 443-792-4454

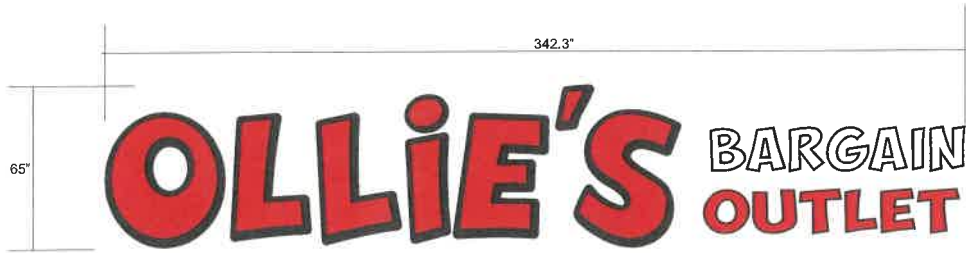


SIMULATED NIGHT VIEW

PAGE SIZE: 11x 17

Channel Letters

This design is the property of East West Sign Group LLC. Any use or reproduction without the expressed written consent of East West Sign Group LLC is strictly prohibited.



FLUSH MOUNTED LED ILLUMINATED CHANNEL LETTERS

154.5 SF
SCALE: 1/4"=1'-0"

SQUARE FOOTAGE BREAKDOWN

STOREFRONT: 193' 2" X 27' H (Ordinance Rd.)
STOREFRONT: 242' 7" X 27' H (Ritchie Hwy.)
CODE FORMULA: Lesser 10% of facade or 200 SF
EST. CODE ALLOTMENT: 200 SF (10 % is more)
EXISTING PERMITTED SIGN: 154.5 SF

Rear elevation, not visible from a public road.



Scale: 1/8"=1'

PROJECT INFORMATION

Client
OLLIE'S
City & State
Glen Burnie MD
Designer
JR
Project Manager
EC
Sales Rep
JR

REVISIONS

REQUIREMENTS

- Permit Required
- Engineering Required
- Site Survey Required

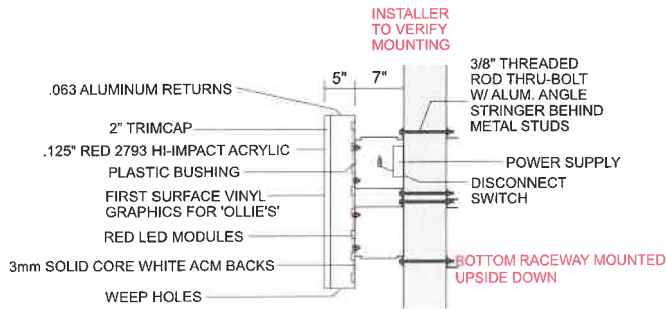


Main Office
22 Bloomsbury Ave.
Catonsville, MD 21228
phone: 443-792-4454

PAGE SIZE: 11x 17

Channel Letters

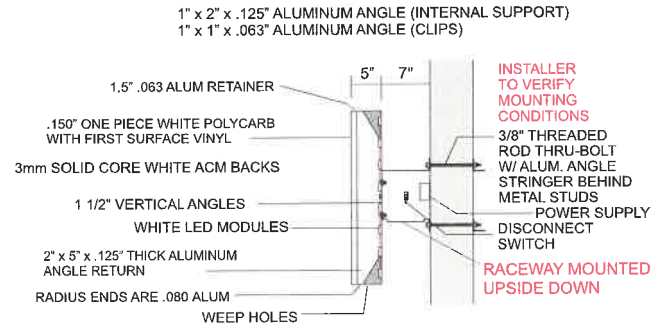
6711 Ritchie Hwy., Glen Burnie MD 21061



NOTE: 1.5\"/>



'OLLIE'S' CROSS SECTION N.T.S.
GENERAL CROSS SECTION DETAIL



PAINTED: BLACK (SATIN FINISH)
NOTE: INTERIOR TO BE PAINTED WHITE



PILL CROSS SECTION N.T.S.
GENERAL CROSS SECTION DETAIL

RACEWAY COLOR		SW 7005 Pure White
3M Vinyl 3630-53	Cardinal Red	
3M Vinyl 3630-22	Black	
Paint	Black Satin	
Acrylic	#7328 White	
Acrylic	#2793 Red	

REQUIREMENTS FOR ELECTRICAL ILLUMINATION
PRIMARY ELECTRICAL LOCATION IS PROVIDED BY OTHERS. A DEDICATED CIRCUIT WITH NO SHARED NEUTRALS AND A GROUND RETURNING TO THE PANEL IS REQUIRED FOR ALL INSTALLATIONS

PROJECT INFORMATION

Client
OLLIE'S
City & State
Glen Burnie MD
Designer
JR
Project Manager
EC
Sales Rep
JR

REVISIONS

REQUIREMENTS

- Permit Required
- Engineering Required
- Site Survey Required



Main Office
22 Bloomsbury Ave.
Catonsville, MD 21228
phone: 443-792-4454

PAGE SIZE: 11x 17

Cut sheets

4 of 4