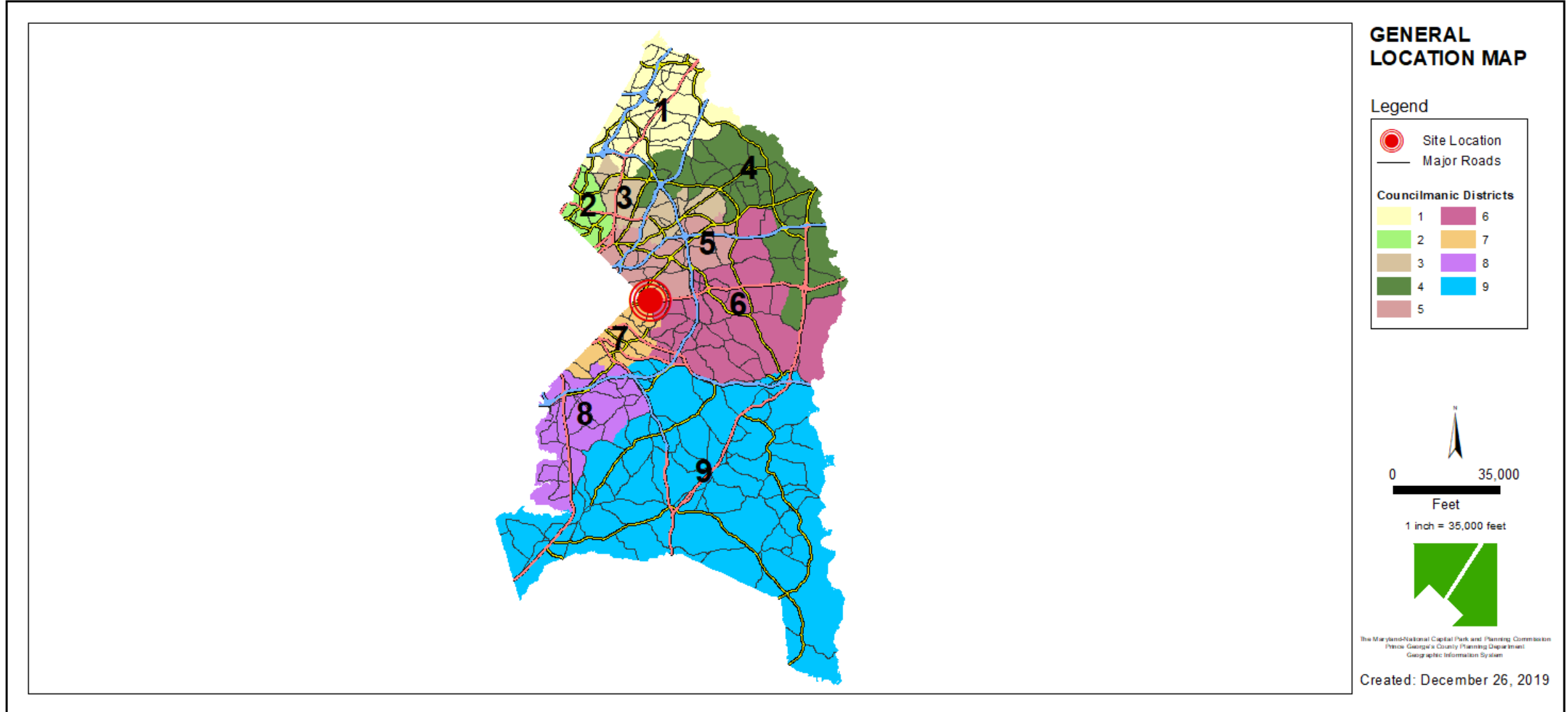


ITEM: 5

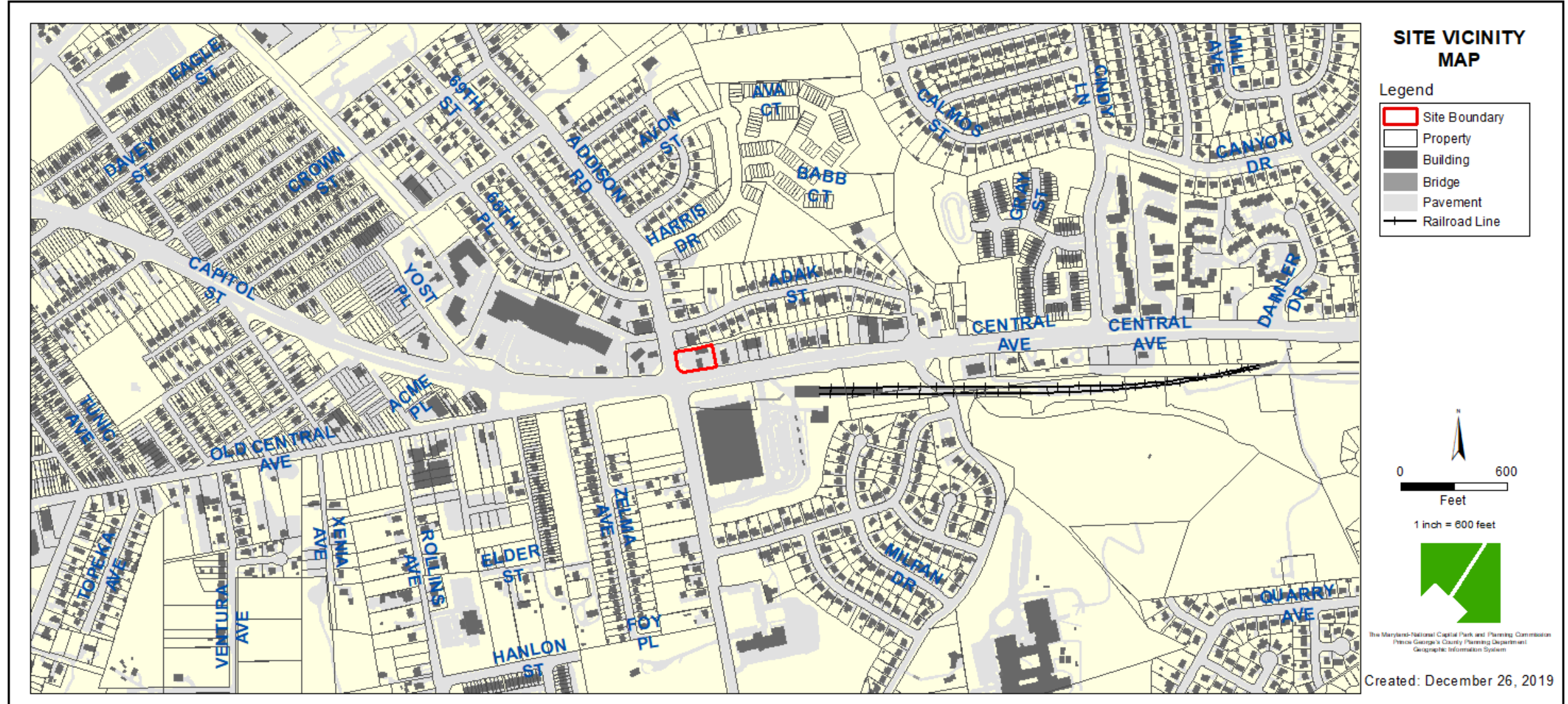
CASE: DSP-19077

6400 CENTRAL AVENUE EXXON

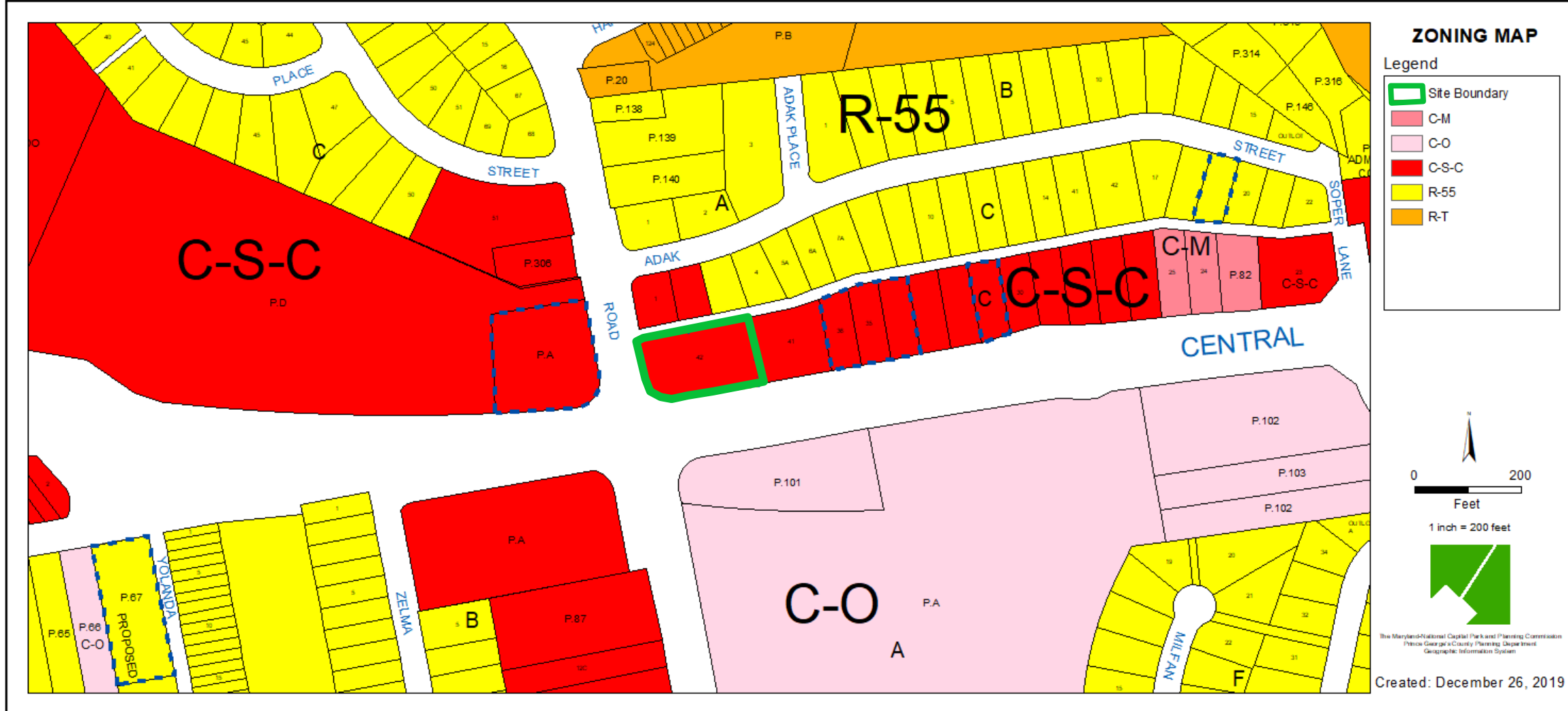
GENERAL LOCATION MAP



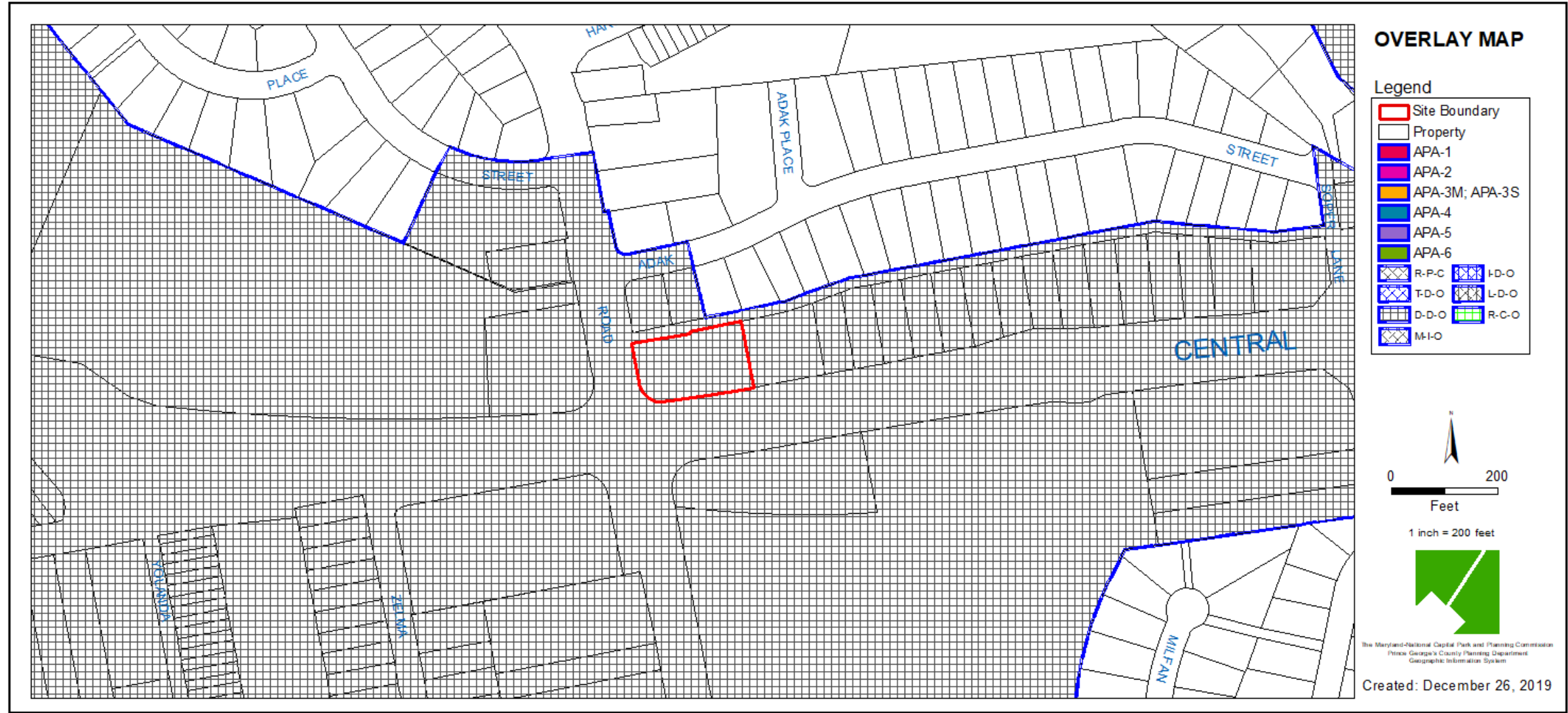
SITE VICINITY



ZONING MAP



OVERLAY MAP



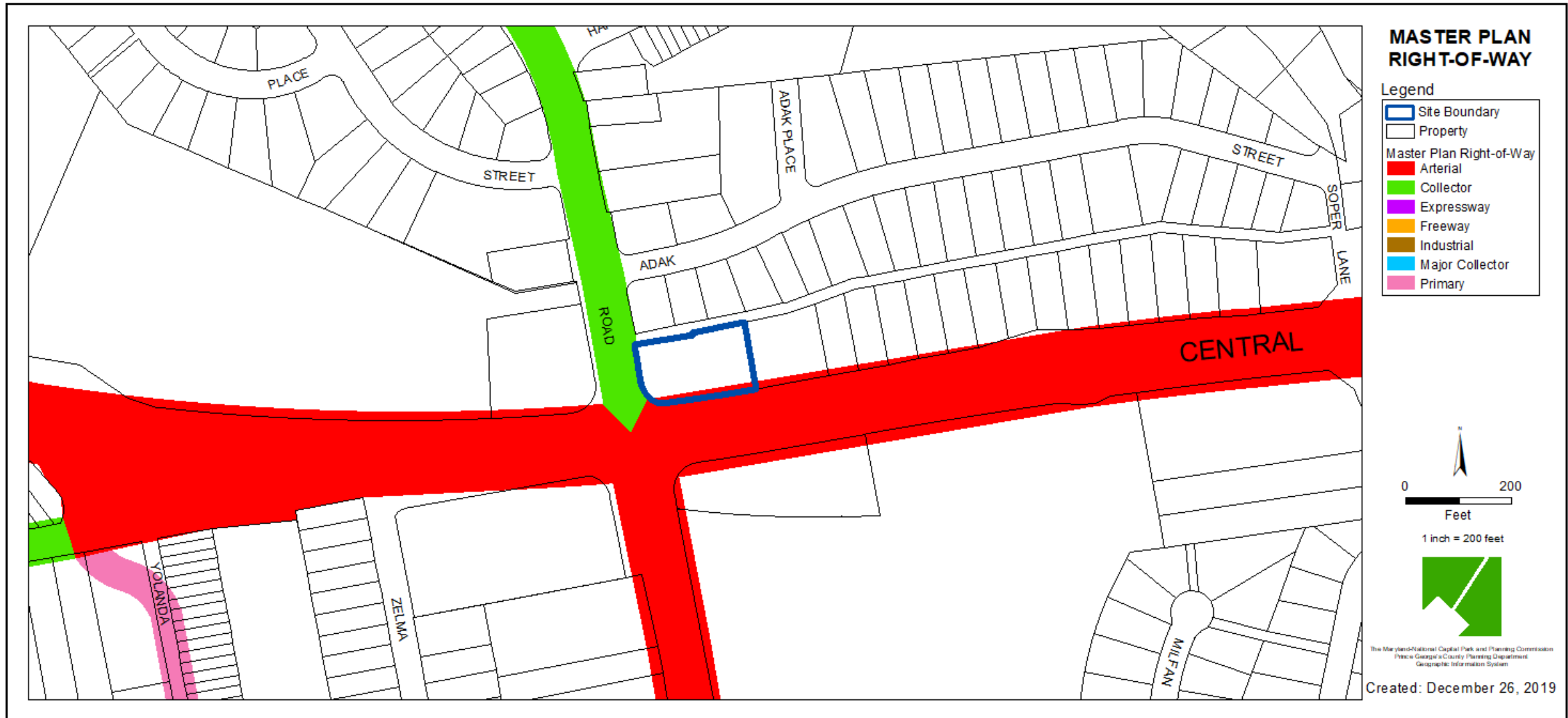
AERIAL MAP



SITE MAP



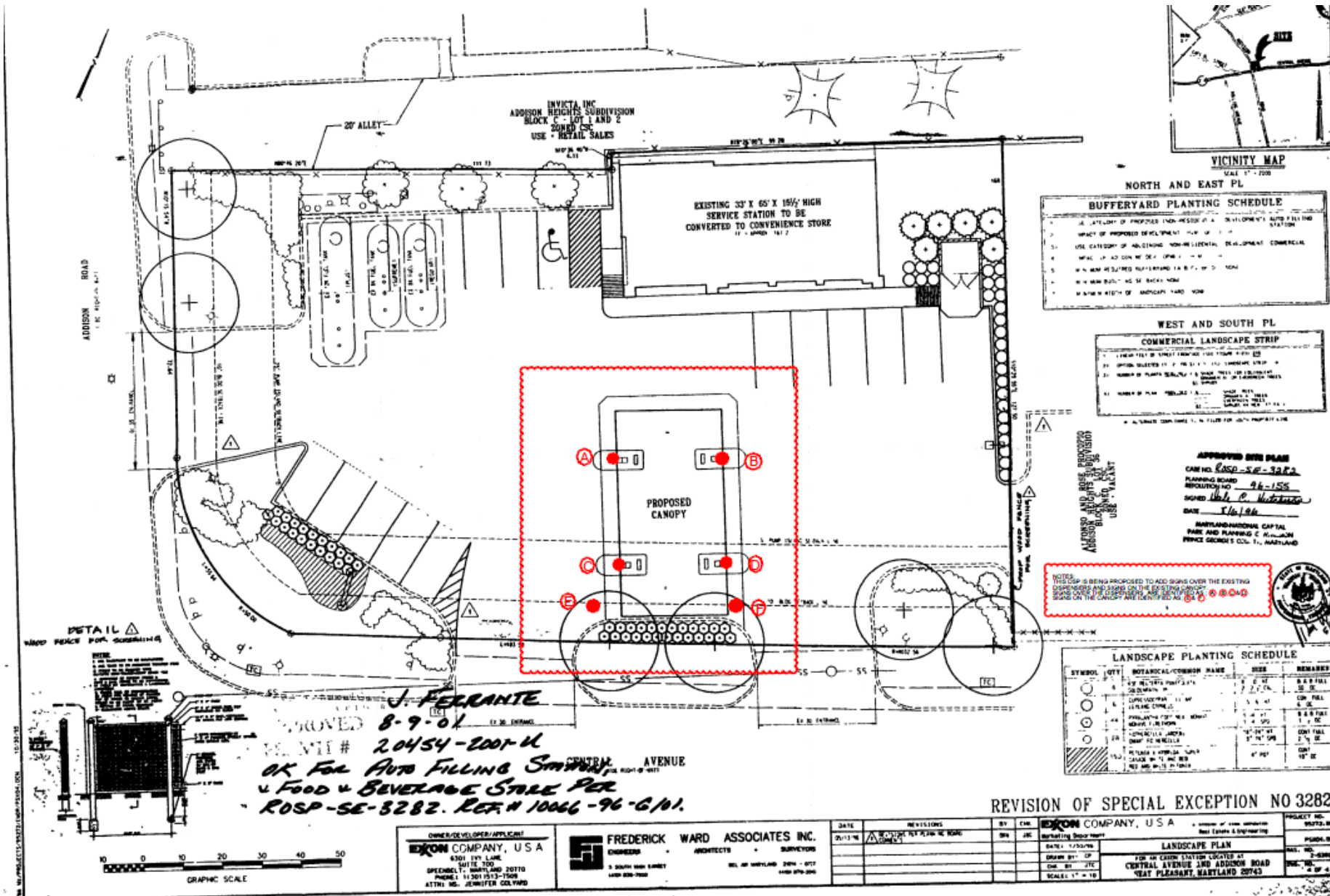
MASTER PLAN RIGHT-OF-WAY MAP



BIRD'S-EYE VIEW WITH APPROXIMATE SITE BOUNDARY OUTLINED



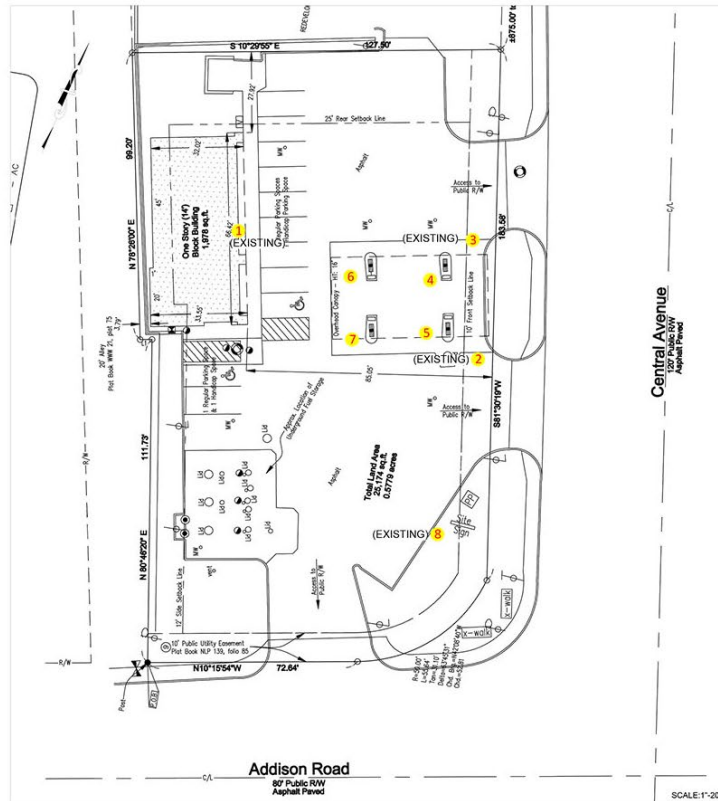
SITE AND LANDSCAPE PLAN



SIGNAGE



PROPOSED



SITE PLAN

11/5/2020

SIGNAGE CALCULATIONS

BUILDING SIGNAGE AREA :

ALLOWABLE SIGN AREA:
 $1 \text{ SF/LF OF THE BUILDING FRONTAGE MULTIPLIED BY } 2 = 2 \times 66.42$
 $= 132.84 \text{ SF}$

EXISTING BUILDING SIGNAGE AREA:
 TIGER MART SIGN(1) = 20.66 SF

%ALLOWABLE CANOPY SIGNAGE AREA =
 $(\text{ALLOWABLE BUILDING SIGNAGE AREA} - \text{EXISTING BUILDING SIGNAGE AREA}) / \text{ALLOWABLE BUILDING SIGNAGE AREA}$

%ALLOWABLE CANOPY SIGNAGE AREA = $(132.84 - 20.66) / 132.84$
 $= 82.44\%$
 ALLOWABLE CANOPY SIGNAGE AREA = $82.44\% \text{ OF } 132.84 = 109.51 \text{ SF}$

CANOPY SIGNAGE AREA :

PROPOSED SIGNAGE AREA :

PROPOSED CANOPY SIGN AREA (2 & 3):
 $(2) \text{ EXXON LOGO} = 2 \times (4.42' \times 0.98') = 8.66 \text{ SF}$

BLADE SIGNS AREA $(4, 5, 6 \& 7) = 4(3.35' \times 1.21') = 16.32 \text{ SF}$

TOTAL SIGNAGE AREA = EXISTING + PROPOSED = **24.98 SF**

FREESTANDING SIGNAGE AREA (8):

THERE IS NO CHANGE IN THE EXISTING SIGNAGE AREA.

I HEREBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED OR APPROVED BY ME, AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MARYLAND, LICENSE NO.20000, EXPIRATION DATE: APRIL 6TH, 2021.



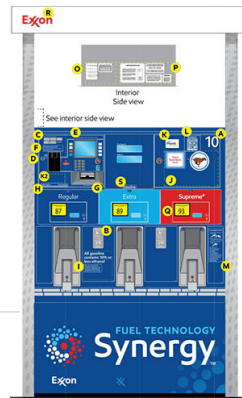
PROJECT SCOPE:

1. THIS PLAN PROPOSES TO REIMAGE THE EXISTING EXXON GAS STATION TO SHOW THE BLADE SIGNS AND CANOPY SIGNS.
2. FUEL DISPENSER DECALS TO BE REPLACED WITH NEW ONES.



SITE MAP

SIGNAGE

SIGN LOCATION

Gilbarco | Advantage

Ancillary decals placement

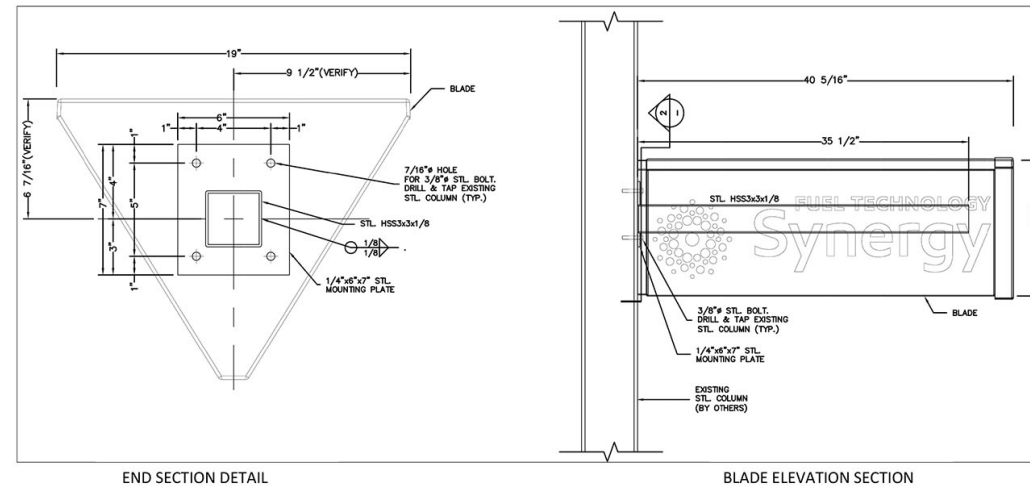
Note: Please make sure the dispenser surface is cleaned prior to applying any of the adhesive backed or sponge tape decals.

- A. Pump number (dispenser mounted)
- B. Nozzle instruction
- C. Pay at the pump instruction
- D. Card reader graphic
- E. Pump operation message - defined as needed
- F. Optional miscellaneous payment message - defined as needed
(within dotted area at right)
- G. Receipt decal
- H. Safety/caution message - as defined per legal requirements
- I. Product content - ethanol %, bio %, sulfur ppm, if applicable
- J. ExxonMobil-related only marketing program, e.g. Speedpass and related,
instructions (within dotted area at right)
- K. Marketing/loyalty stickers, e.g. Plenti (within dotted area at right; K2 is for the
Smart card program)
- L. Speedpass+ QR code
- M. Clean air nozzle decal, Temperature notice decal, Oxygenated gas decal, etc.
(within dotted area at right; Motor fuel decal goes here, if required)
- N. Cetane decal where required (within dotted area at right if diesel is sold on
dispenser)
- O. Local regulatory decals, e.g. Weights and Measures (within dotted area at right)
- P. Dispenser manufacturing decals (within dotted area at right)
- Q. Applicable octane or product grade decals, e.g. 85 and related, for products sold
on dispenser
- R. Valance logo - as defined by brand (positioned per graphic below)
- S. "Gasoline" decal, California only



NOTE:

KOALA IS A BLANK STRUCTURE. NO SIGNS ARE PROPOSED.



I HEREBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED OR APPROVED BY ME, AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MARYLAND, LICENSE NO.20000, EXPIRATION DATE:APRIL 6TH,2021



CIVIL ENGINEERS:



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FAIRFAX, VA 22031
Phone: (571) 249-3448
Fax : (703) 940-2280
www.plan-source.com
bprakash@plan-source.com

[illegible]

No.	DATE:	SUBMISSIONS
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PROJECT INFORMATION:

6400 CENTRAL AVE
CAPITOL HEIGHTS, MD 20743

OWNER'S NAME:

GTY MD LEASING INC
SUITE 110
TWO JERICO PLAZA
JERICO, NY 11753

DRAWING TITLE:

SIGN DIMENSIONS AND LOCATIONS

AREA: NTS

SCALE: NTS

PROJECT MANAGER:

B

DRAWN BY:
PP

DATE:	AUG 2019
-------	----------

CHECKED BY
DA

TAX MAP:	0073-00C1-0000
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DRAWING NO.
3 OF 3

SIGNAGE

