

11100115.

Dalmars International
935 North Indian Creek
Clarkston GA 30021

RECEIVED
11-23-13

To whom it may concern.

I am writing to appeal the denial on the sign I put to the Food Store of Dalmars International. The new sign I put is the same place that I used before, the only change I did is put it right into the box. try to make it beautiful. you can see the old picture that I attach with this letter.

Thank you for considering this appeal.

Sincerely Yours Semira Amin

DALMAR'S INTERNATIONAL
ዳልማር ኢንተርናሽናል
የአበሻ ምድብ ስር
404-297-0017

Spices, Natural Cosmetics,
Music, Hawala, Luggage, Jewelry,
Ethiopian Dress, Video Conversion

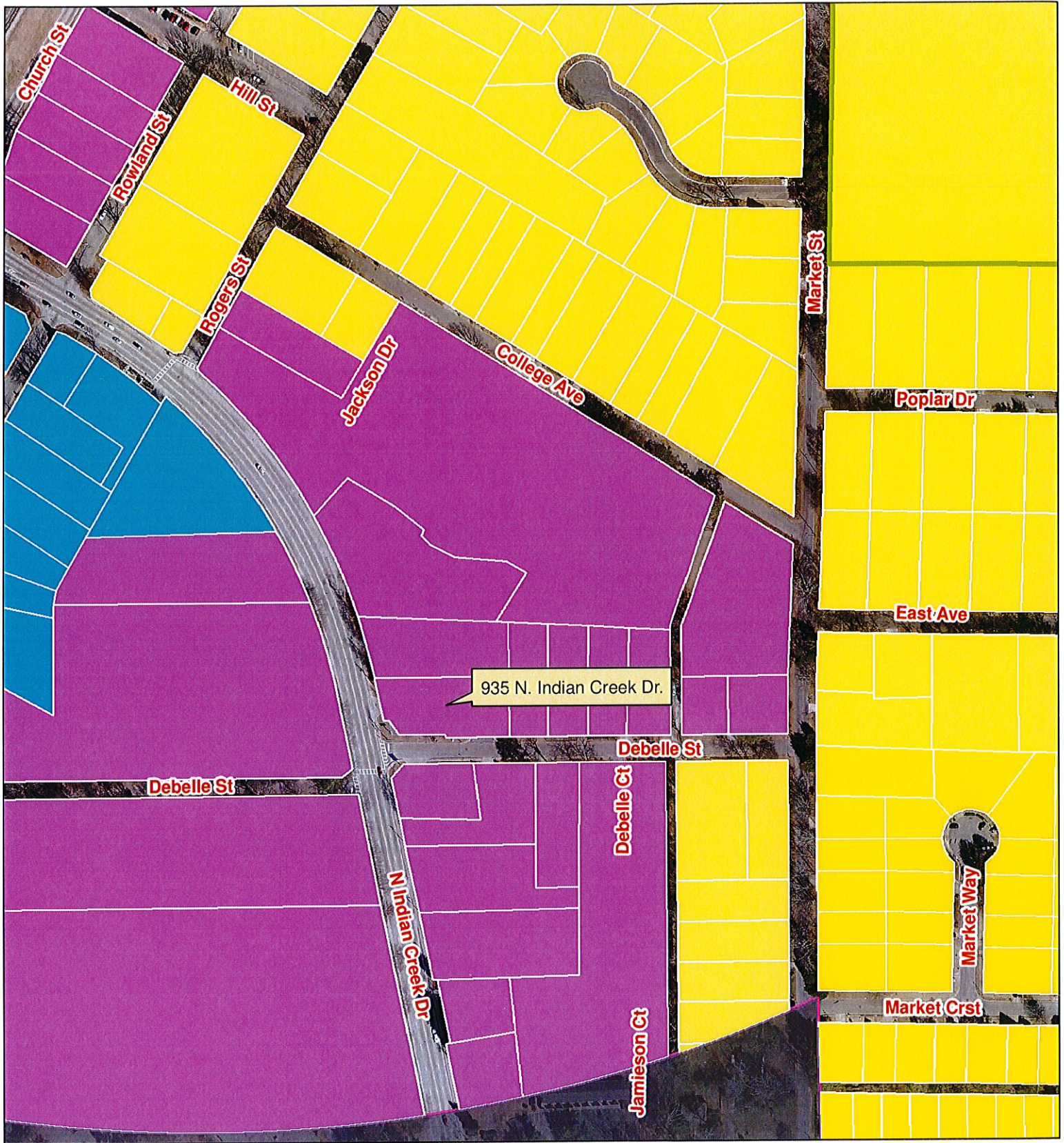
DALMAR'S INTERNATIONAL

We Accept
DEBIT/ATM

WE ACCEPT
FOOD STAMP
EBT

WE ACCEPT
FOOD STAMP
EBT





City of Clarkston Zoning Map

- 500 Year Floodplain
- 100 Year Floodplain
- Lakes
- Streams
- Parks
- Light Industrial
- Low Density Neighborhood Commercial

- Moderate Density Neighborhood Commercial
- Neighborhood Residential - Community Development
- Neighborhood Residential 1
- Neighborhood Residential 2
- Neighborhood Residential 3
- Residential Commercial
- Town Center
- Clarkston



0 0.035 0.07 Miles





SIGN PERMIT APPLICATION ANALYSIS

APPLICATION INFORMATION

PS-11-2013

Name: Semira Alamin
Phone No.: (404) 547-5796
Email: semiricho100@yahoo.com
Business Name: Dalmar International Market
Business Type: Retail - General

Address: 935 N. Indian Creek Drive
Zoning District: NC-1
P&Z Hearing Date: November 19, 2013
Prepared by: Jason Gaines

DESCRIPTION OF REQUESTED SIGN

The applicant requests permission to replace existing signage with an 8-foot-by-3-foot polycarbonate sign consisting of red lettering on a yellow background.

OTHER SIGNAGE ON SUBJECT PROPERTY

Currently, there is an existing wall sign located in the same position where the proposed sign would be mounted. This sign also consists of red lettering on a yellow background. Although this sign is smaller than the one proposed, the specific dimensions have not been provided with this application.

Additionally, the subject location houses an additional business, the Stop & Save Mart. Stop & Save has a pylon ground sign on the N. Indian Creek Drive property frontage. Both businesses are located in the same building in separate suites.

ZONING PROVISIONS (APPENDIX A – ZONING)

The subject property is zoned NC-1 and is appropriate for use as a general retail establishment.

SIGN ORDINANCE PROVISIONS (CHAPTER 15.5)

(Sec. 15.5-14): General Size, Height and Location Requirements

- **(Sec. 15.5-14(1)-b.-1.): Regulations according to location: Commercial, mixed-use and industrial districts. In shopping centers, a shopping center and major tenant sign may advertise other businesses at the site and not count toward the maximum sign area, but no sign shall be larger than twenty-five (25) percent of the major tenant sign. In major shopping centers having a gross area of over sixty-five thousand (65,000) square feet, the square footage may increase to two hundred fifty (250) square feet of sign area.**
 - Although the subject location is not technically considered to be a shopping center, it does house a major tenant and a secondary tenant. The subject of this application is signage for the secondary tenant. Currently the two businesses do not have any shared signage of any kind. As previously stated, the major tenant (Stop & Save) has a pylon ground sign. This application does not mention that sign, so we are unable to determine if the proposed sign is 25% or less of the major tenant sign. **COMPLIANCE: MORE INFORMATION NEEDED**

- ***(Sec. 15.5-14(2)-a.): Regulations according to location: In commercial areas, businesses which have an attached sign shall not have a permanent detached sign. In residential areas, attached signs are prohibited. One (1) attached sign is permitted in all non-residential areas.***
 - The applicant currently has a single sign at their business/suite. The proposed sign would replace this sign. However, this application is for signage at a location where multiple tenants share a single structure, which subjects the request to the provisions of Sec. 15.5-14(1)-b.-1. **COMPLIANCE: NOT APPLICABLE**
- ***(Sec. 15.5-14(2)- b.) Display of attached signs. All attached signs and their words shall be mounted parallel to the building surface to which they are attached. On any building facade, there may be a maximum of eight (8) words which contain any character no greater than four (4) inches in height, except that words consisting of characters less than four (4) inches high may be used without limitation as to their number.***
 - The images provided by the applicant do not clearly indicate the size of the lettering on the proposed signage. **COMPLIANCE: MORE INFORMATION NEEDED**
- ***((Sec. 15.5-14(2)-c. 1. (i-iv)): Regulations According to Sign Type (Wall Signs)***
 - (i) Size. No wall sign shall exceed twenty (20) percent of the wall area to which the sign is attached.***
 - The façade to which the proposed sign would be mounted is approximately 25 feet wide by 16 feet high (400 square feet). The proposed sign, at 8 feet by 3 feet (24 square feet), is 6 percent of the façade area. Note, these dimensions are relative to the suite where the business is located. The size of the full façade, including the primary business, is larger. **COMPLIANCE: YES**
 - (ii) Materials required. For any wall sign requiring a permit in this chapter, no combustible material shall be used on the surface or facing of the sign, except that combustible material may be used for the structural trim of the sign surface or facing.***
 - The proposed is made of polycarbonate (plastic) and metal. NOTE: the sign would be installed in a cabinet. However, the applicant has not indicated if this sign would be illuminated. **COMPLIANCE: YES**
 - (iii) Location. No wall sign shall cover wholly or partially any wall opening, nor project beyond the ends or top of the wall to which it is attached. No wall sign shall extend beyond the edge of the building, or project more than eighteen (18) inches from the surface of the building. No portion of any wall sign shall be located at a height of less than ten (10) feet above ground level, as measured from the sidewalk below the sign or, if no sidewalk, the curb located adjacent to the nearest public right-of-way.***
 - The proposed sign does not appear to cover any openings on the surface to which it would be attached, nor does it appear to protrude beyond the edges of the mounting surface. **COMPLIANCE: YES**
 - The height of the proposed sign from ground level is unclear based on the drawings provided by the applicant. However, on page 2 of the application form, it is indicated that the height of the sign from ground level is approximately 12 feet. The applicant should

clarify this information to move forward. **COMPLIANCE: MORE INFORMATION NEEDED**

(iv) Support of wall signs. All wall signs shall be safely secured to the building by means of metal anchors, bolts, or expansion screws no less than three-eighths (3/8) of an inch in diameter, embedded into the wall at least five (5) inches. However, wall signs may rest in, or be bolted to, heavy metal brackets or saddles set six (6) feet apart or less, each of which shall be securely fixed to the wall as hereinbefore provided. In no case shall any wall sign be secured with wire, strips, wood, or nails.

- The drawings do not indicate the details of the proposed fasteners for the signs. However, on page 2 of the application form, it is indicated that the fasteners would be approximately 6 inches... It is not specified whether this measurement refers to diameter or length. The applicant should clarify this information to move forward. **COMPLIANCE: MORE INFORMATION NEEDED**

STAFF COMMENTS

The applicant initially installed the subject sign without a permit. The violation was observed by the Quality of Life Officer. The sign was installed directly above the front door of the business, which was about 6.5 feet above ground level. Installing the sign at a higher height and replacing the existing sign currently located in the position where this sign would be placed will look better and be safer to the public.

STAFF RECOMMENDATION

Staff recommends approval of the request by Semira Alamin to install a wall sign at 935 N. Indian Creek Drive.

ATTACHMENTS

- Application Form
- Location Map
- Concept Drawings
- Cost Estimate



SIGN PERMIT APPLICATION

This document must be completed in full by the Applicant. Please see Applicant Instructions for complete submittal requirements.

Date of Application 10/31/13

Applicant Name Semira Alamin

Business Name Dalmar International Market

Business Address 935 N. Indian Creek St B Clarkston GA 30021

Business Phone Number (404) 297-0017

Alternate Phone Number (404) 547-5796

Email Address Semiricha100@yahoo.com

Is this a commercial or residential use? Commercial Residential

Zoning District _____

Contractor Erecting Sign (required) N/A

Contractor Address 4959 Memorial Dr Stone Mt GA 30083

Contractor Business Phone (770) 309-7692

Contractor Email Address _____

Address where Sign will be Erected Attached to the wall

Description of Sign Position in Relation to Nearest Building 935 N. Indian Creek St B Clarkston GA

FOR OFFICE USE ONLY

Permanent sign application fee is 10% of value of the sign to a maximum of \$500.00

Payment Type: Check # _____ Cash _____ Money Order _____

Amount Paid: \$ _____ Payment Received by _____

Comments: _____

Submittal Instructions (see Applicant Instructions for full requirements):

1. Please make sure sign design conforms to City of Clarkston Code of Ordinances Section 15.5-1 et seq., available online at www.cityofclarkston.com before constructing sign.
2. Do not construct sign prior to issuance of permit.
3. Completed application and plans must be in the City Clerk's office no later than 5:00pm on the first day of the month in order to be on that month's Zoning and Review Committee agenda.
4. If application is incomplete, it will not be considered for approval.
5. Filing fee must be submitted with the application.
6. Applicant may appeal any decision to the City Council.
7. Please include **six (6) copies** of the following items with the application:
 - a. Plans and specifications which must include: Included

SIGN PERMIT APPLICATION

- Site plan of the building and all proposed and existing sign locations, including signs both attached to the building as well as any detached monument type signs. Include dimensions of the building face to which the sign will be attached. _____
 - If the sign will be attached to a shopping center, strip center and/or as part of a complex of connected buildings, it must be uniform in location, size, and color of lettering to the adjacent existing signs. If these conditions apply to your situation, **you must provide photographs of the signs located adjacent to your proposed sign.** If there is a major tenant in the shopping center, include a photograph and dimensions of the major tenant sign. If there is no major tenant, please directly state this. _____
 - b. Sign dimensions and details, **including** a drawing and the following information:
 - Attached signs:*
 - Overall size of the building façade _____
 - Size of the sign _____
 - Bolt size (no less than 3/8") and connection types and details _____
 - Color and size of font lettering (no more than 4" on attached signs) _____
 - Materials to be used poly carbon (Acrylic) _____
 - Distance of the sign from the ground 12" _____
 - Amount of projection of the sign from the building _____
 - Detached monument signs:*
 - Foundation details _____
 - Sign colors _____
 - Sign materials _____
 - Distance of the sign from the ground _____
 - c. The following additional documents
 - Written consent of the owner of the building or land _____
 - Electrical wiring diagrams where applicable
 - Insured electrical contractor information _____
 - Copy of stress sheets _____
 - Dead loads and wind pressure in any direction _____
 - Hold harmless agreement to save City from damages _____
 - Estimated/Actual Cost of Sign (copy of invoice) _____
8. Your application will not be accepted or reviewed until all required submittal items are received.
9. Your application will be reviewed by the Planning and Zoning Commission on _____ (date). The Planning and Zoning Commission meetings are held at City Hall.

8' x 3'
6" bolts.
poly carbon (Acrylic)
12"



SIGN PERMIT APPLICATION

CONDITIONS

By submitting this Application, Applicant agrees to the following conditions which are mandatory for a sign permit in the City:

Insurance Requirement

Applicant must procure, maintain and keep in full force and effect at all times for so long as the sign that is the subject of this application is in place, liability insurance insuring against all third party liability claims and demands for injury to, or death of, persons, or damage to property which arise out of the installation, placement or maintenance of said sign. Such policy of insurance shall insure against any such claim, injury, or loss in an amount not less than \$500,000.00, per occurrence, \$1,000,000.00 General Aggregate for injury (including death) to one or more persons attributable to a single occurrence and for property damage. Such liability insurance may be in the form of general premises liability insurance. A certificate reflecting such insurance coverage shall be provided to the City before the issuance of any sign permit.

Maintenance of Sign

Applicant agrees to maintain said sign in a safe manner, so that it is not a hazard to pedestrian or vehicular traffic, and to conform to all zoning, traffic and safety ordinances of the City of Clarkston with regard to the placing of said sign.

Removal of Sign

The undersigned agrees to remove any sign upon request by the City of Clarkston, in the event it should be deemed by the City Manager to be hazardous to the health, safety and welfare of the public.

SO AGREED:

Samir Amin
Applicant Signature

10/31/13
Date

Approval Planning & Zoning Committee:

Print Name

Title

Signature

Date

Approval by City Council (When Applicable):

Print Name

Title

Signature

Date



**HOLD HARMLESS AGREEMENT FOR
SIGN APPLICATIONS**

THE UNDERSIGNED APPLICANT, being the owner of the business located at 935 N Indian Creek Clarkston GA. in the city of Clarkston, Georgia, known as Dalmats International, and said business having applied to install a sign at such location, Applicant hereby agrees to indemnify and hold harmless the City of Clarkston from any and all injuries, claims, demands, damages or causes of action of any nature whatsoever (including attorney's fees and costs) arising from the approval, location, installation, placement or maintenance of any sign located at the above-described location.

Applicant further agrees to defend the City against any claim related in any manner to the approval, location, installation, placement or maintenance of any such sign and to promptly reimburse the City for any attorney's fees or costs incurred in defense of any such claim.

Business Owner Signature: Sami Amin.

Date: 10/31/13.

Witness: HUSSEIN GALEB

Date: 10/31/13.



SIGN PERMIT APPLICANT INSTRUCTIONS

Form # 300-SP

Permanent Signs:

1. Owner submits to the City a completed application packet, to be reviewed by the Planning & Zoning Board. *(Sec -- 15.5-4)*
2. The city will notify the applicant if additional material is required to complete the application within forty-five (45) days of application submittal. If no notice is received, the application will be considered complete and will be processed. *(Clarkston Sec. 15.5-5(f))*
3. The city will give notice to the applicant of the decision of the city on the sign permit by mailing a notice to the address on the permit application on or before the ninetieth (90th) day after receipt of the completed application. *(Clarkston Sec. 15.5-5(b))*
4. If the city fails to act with ninety (90) days of receiving a completed application, the permit shall be deemed to have been granted. *(Clarkston Sec. 15.5-5(d))*
5. The applicant may appeal the decision of the planning and zoning board no later than fifteen (15) days following the decision. The appeal will be heard at a regular city council meeting no later than forty-five (45) days after received. *(Clarkston Sec. 15.5-6(b))*
6. If the work authorized under a sign permit has not been completed within twelve (12) months after date of issuance, the permit shall become null and void. *(Clarkston Sec. 15.5-7)*

Temporary Signs:

1. Application must contain the same information listed above for permanent signs and be submitted no less than twenty (20) days prior to the anticipated use of the sign. *(Clarkston Sec. 15.5-9(a))*
2. The city's decision on the temporary sign application shall be made within five (5) working days of its receipt. *(Clarkston Sec. 15.5-9(a))*
3. The applicant may appeal the decision of the Planning & Zoning Board no later than ten (10) days following the decision. *(Clarkston Sec. 15.5-9(c))*
4. The types of signs permitted with temporary sign permits can be found in the City of Clarkston Code of Ordinances, Section 15.5-9(e).

8'

DALMAR  MARKET

RED

9609C 70S

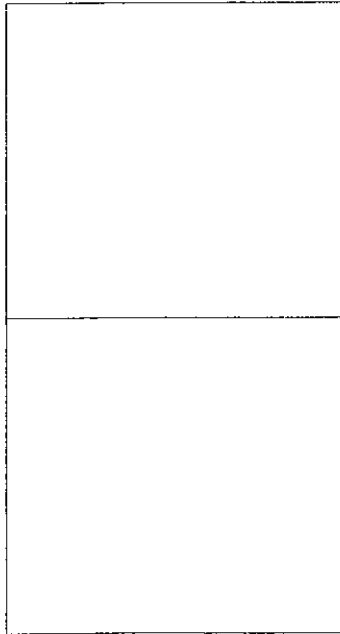
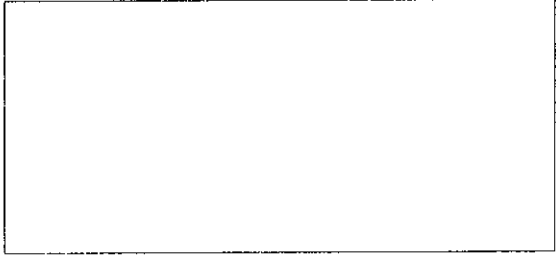
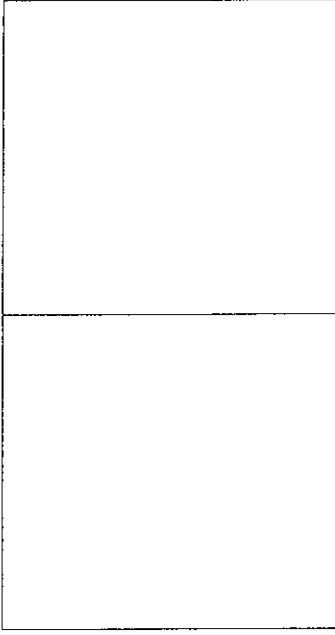
YELLOW FACE

404-297-0017

BLACK

3'

DALMAR MARKET
8607C 70P
404-297-0017



GET GRAPHICS & SIGNS

4959 memorial dr
Stone mountain Ga 30083
770-309-7692

Invoice

Date	Invoice #
10/29/13	034

Bill To

Ship To

WALK IN CUSTOMER
Dalmar International
market

WALK IN CUSTOMER

Item	Description	Qty	Rate	Amount
1	8' x 3' light BOX (ACRYLIC) One face	1	300.00	300.00
			<i>Subtotal</i>	
			Sales Tax	21.00
			TOTAL	321.00



DEKALB COUNTY, GEORGIA
Division of Internal Audit and Licensing
330 W. Ponce De Leon Ave.
Decatur, Georgia 30031

BUSINESS AND OCCUPATIONAL TAX CERTIFICATE

GET SIGNS & GRAPHICS
 4959 MEMORIAL DR SUITE B-9
 STONE MTN GA 30083-

Business Name:
 GET SIGNS & GRAPHICS
 04959 MEMORIAL DR
 STONE MOUNTAIN GA 30083

This is your Business and Occupation Tax Certificate for 2013. We are pleased that you are doing business in DeKalb County and hope you have great success in your enterprise this year.

Detach the certificate below and display it for public view at your place of business.

.....
 This certificate must be displayed for public view

Not transferable		DeKalb County Division of Internal Audit and Licensing	
Business Name and Location		330 W. Ponce De Leon Ave, Decatur, Georgia 30030	
BUSINESS AND OCCUPATIONAL TAX CERTIFICATE			
GET SIGNS & GRAPHICS 4959 MEMORIAL DR SUITE B-9 STONE MTN GA 30083-	20		13
GET SIGNS & GRAPHICS 04959 MEMORIAL DR STONE MOUNTAIN GA 30083		Business Description GRAPHIC DESIGNS	
ACCOUNT	00223162		
EXPIRES	12-31-2013		
This certificate is only valid at this location and when the location conforms to DeKalb County's Zoning Regulations			