

Kingsport Historic Zoning Commission

Project Number: HISTRC25-0069

Property Information			
Address	Historic City Properties Signage		
Tax Map, Group, Parcel			
Civil District			
Overlay District	Watauga		
Land Use Plan Designation			
Acres			
Existing Use	Historic District	Existing Zoning	
Proposed Use	No Change	Proposed Zoning	No change
Owner Information			
Name: Address: City: Kingsport State: Zip Code: Email: Phone Number: Representative:		Staff is requesting the addition of signage within the Historic Districts	
Points for Consideration			
<p>Request: Staff is requesting the installation of additional signage within the Historic Districts in response to concerns regarding existing sign placement and the need for improved coverage throughout the districts.</p> <p>When considering this request: We currently have 10 designated historic areas that attract residents, visitors, and businesses. While some locations within the City of Kingsport have had their signage replaced, a staff review identified several historic areas lacking proper sign placement. To address this, staff has consulted with the City Traffic Department to gather feedback and recommendations for optimal signage locations within the district.</p> <p>Proper signage not only enhances finding but also provides valuable historical context, helping visitors appreciate the unique character, design, and special features that make each district significant. By clearly marking points of interest, signage can enrich the visitor experience and highlight the district's historical and cultural importance.</p> <p>Staff recommends: Approval of the proposed signage plan, with any necessary modifications, and authorization for staff to coordinate with the City Traffic Department to proceed with sign implementation.</p>			
Planning Technician:	Lori Pyatte	Date:	04/03/2025
Historic Zoning Commission Action		Meeting Date:	04/14/2025
Approval:			
Denial:		Reason for Denial:	
Deferred:		Reason for Deferral:	

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This is a reminder to provide an overview of the original design of our Historic Signs.



The updated signs currently in use to mark the Historic Districts.



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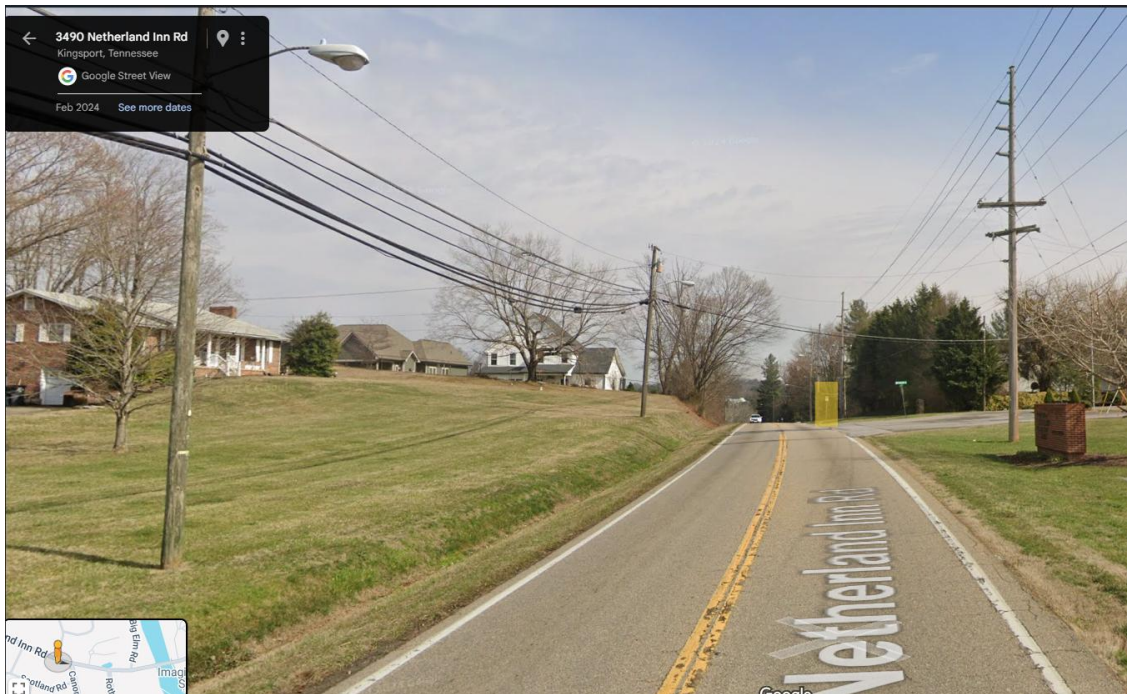
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- ❖ Staff is proposing the addition of two new sign locations to help identify the Rotherwood Historic District.

This would be for traffic traveling from the downtown area toward Allendale and West Stone Drive.



For traffic heading from West Stone Drive toward the downtown area.



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- ❖ Staff is proposing the addition of two new sign locations to help identify the Exchange Place Historic District.

One of the signs would be placed along Orebank Road, just before reaching Exchange Place, for traffic coming from the Memorial Boulevard entrance.



This would be for traffic entering Orebank Road either from the East Stone Drive side or from Chestnut Hills Drive—directly across from the Preston Park Subdivision.



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- ❖ Staff is proposing the addition of three new sign locations to help identify the Church Circle Historic District and removal of one.

This would be along West Sullivan Street, heading toward the Church Circle roundabout.



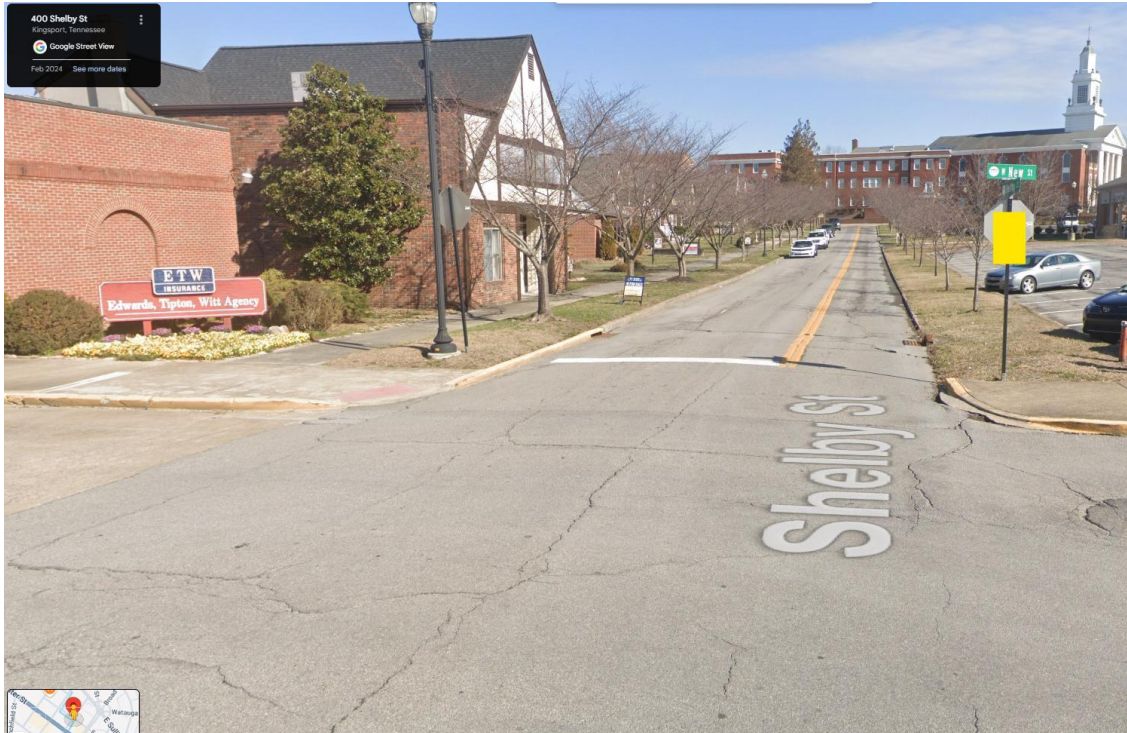
This would be on East Sullivan Street, approaching the Church Circle roundabout.



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It would be placed on the reverse side of the stop sign at the intersection New Street at the intersection with Shelby Street.



Staff is recommending the removal of the existing sign outside City Hall on Commerce Street, which was originally installed to identify the Church Circle Historic District.



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- ❖ Staff is proposing the removal of the old historic sign and its replacement with a new sign to better identify the Old Kingsport Presbyterian Church Cemetery Historic District.



- ❖ Staff is proposing the addition of a new sign to help identify the Boatyard Historic District.

For traffic traveling from West Stone Drive toward the downtown area, just beyond the bridge.



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- ❖ Staff is proposing the installation of two new signs to mark the Main Street Historic District.

For traffic turning off Center Street onto West Main Street.



For traffic turning off East Sullivan Street onto East Main Street.



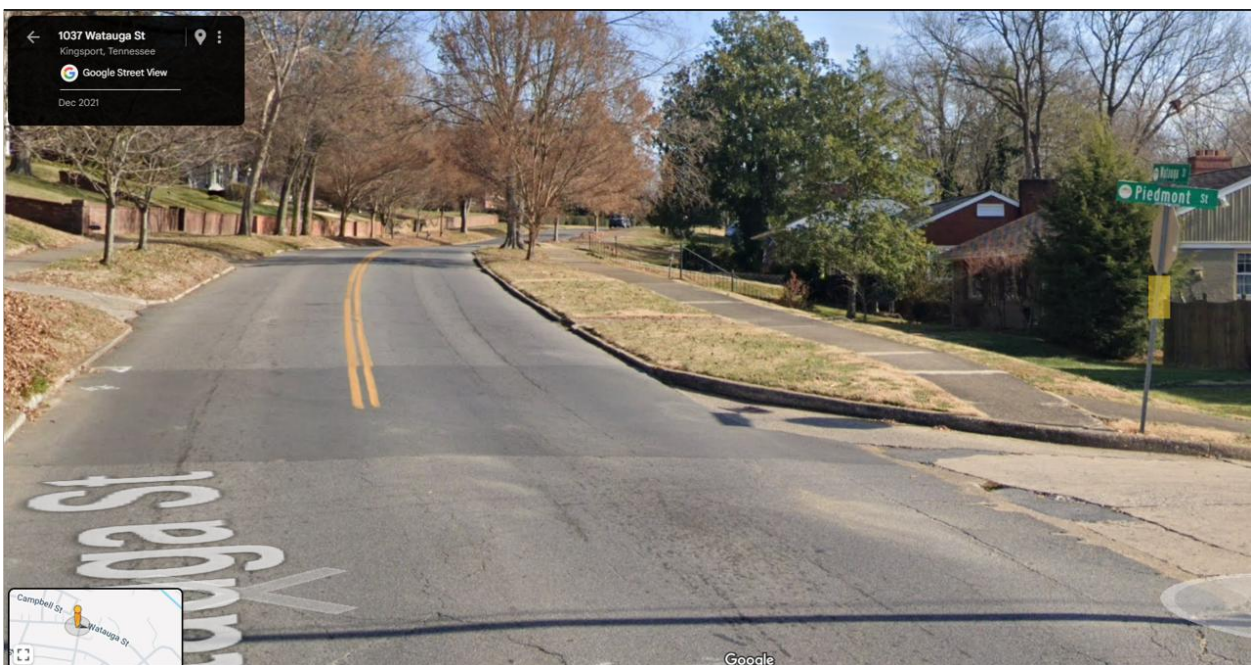
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- ❖ Staff is proposing the installation of one new sign to mark the Park Hill Historic District. It would be placed on the reverse side of the stop sign at the intersection of West Wanola Avenue and West Sullivan Street.



- ❖ Staff is proposing the installation of one new sign to mark the Watauga Street Historic District. The sign would face Watauga Street at the intersection of Piedmont Street and Watauga Street.



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- ❖ Staff is proposing the installation of one new sign to mark the Broad Street Historic District.

The sign would face Broad Street, approaching the intersection of West Main Street and Broad Street. Installation may take some time, as the city is awaiting the installation of a new light pole, to which the sign will be attached once in place.

