

PROPOSED MASTER SIGN PLAN DOCUMENT



HOLLY SPRINGS LEARNING CENTER AND PROFESSIONAL BUILDING

03 - DP -09

- ALL TOWN OF HOLLY SPRINGS ORDINANCES SHALL BE ADHERED TO AS RELATED TO SIGNAGE FOR THE PROPOSED DEVELOPMENT
- SIGNAGE OF THE PROPOSED DEVELOPMENT TO ALSO ADHERE TO THE REQUIREMENTS OF THE APPROVED SUNSET PUD
- SIGNAGE TO BE COMPATIBLE TO SURROUND BUILDINGS AND NEIGHBORHOOD
- ALL REQUIRED APPROVALS SHALL BE OBTAINED PRIOR TO PLACEMENT OF ANY SIGN
- PROPOSED DEVELOPMENT OF SITE TO BE IN TWO PHASES
- PHASE ONE WILL BE THE CURRENT PHASE AND CONSIST OF HOLLY SPRINGS LEARNING CENTER, ITS PARKING AND THE DRIVE THROUGH THE SITE
- PHASE TWO WILL BE THE FUTURE PHASE AND CONSIST OF THE PROFESSIONAL BUILDING WITH ITS ASSOCIATED DRIVES AND PARKING

TYPES, NUMBERS, AND SIZES OF SIGNS

HOLLY SPRINGS LEARNING CENTER

ONE (1) FREE STANDING GROUND SIGN WITH A ONE FOOT BASE AND ONE SIDED TOTAL AREA OF TWENTY FOUR (24) SQUARE FEET.

FOUR (4) WALL MOUNTED SIGNS ON THE BUILDING WITH TWENTY FOUR (24) INCH LETTERS. THE FRONT RIGHT, LEFT SIDE, AND RIGHT SIDE OF THE BUILDING WILL STATE "HOLLY SPRINGS LEARNING CENTER". WITH 24" LETTERS, THIS WILL BE APPROXIMATELY 45' IN LENGTH. THE CENTER MOUNTED EMBLEM ATOP THE MAIN CENTER GABLE WILL ALSO BE CONSTRUCTED OUT OF 24" LETTERS AND DETAILS.

PROFESSIONAL BUILDING

ONE (1) FREE STANDING GROUND SIGN WITH A ONE FOOT BASE AND ONE SIDED TOTAL AREA OF TWENTY FOUR (24) SQUARE FEET.

SIXTEEN (16) WALL MOUNTED SIGNS ON THE BUILDING WITH 24" LETTERS. AT THIS TIME THE TOTAL LINEAR FOOTAGE IS DEPENDED UPON WHO OCCUPIES THE BUILDING. HOWEVER, ALL TOWN OF HOLLY SPRINGS SIGN ORDINANCES WILL BE ADHERED TO.

GENERAL SIGN LOCATIONS

HOLLY SPRINGS LEARNING CENTER

FREE STANDING GROUND SIGN TO BE LOCATED WITHIN THE ALLOWABLE FRONT SIGN ZONE NEAR THE ENTRANCE OFF OF HOLLY SPRINGS ROAD

WALL MOUNTED BUILDING SIGNS TO BE LOCATED ALONG THE FACADE OF THE BUILDING. ONE WILL BE ON THE LEFT SIDE ELEVATION, ONE WILL BE ON THE RIGHT SIDE ELEVATION, ONE WILL BE ON THE FRONT ELEVATION TOWARDS THE RIGHT OF THE BUILDING. EACH OF THESE SIGNS WILL BE WITHIN THE BRICK BAND BELOW THE ROOF LINE. IN ADDITION, A SIGN AND EMBLEM WILL BE PLACED ATOP THE GABLE TOP ABOVE THE MAIN ENTRANCE. PLEASE SEE ARCHITECTURAL SHEET A-2.

PROFESSIONAL BUILDING

FREE STANDING SIGN TO BE LOCATED IN THE ALLOWABLE FRONT SIGN ZONE AT THE ENTRANCE LOCATED OFF OF HOLLY SPRINGS ROAD.

WALL MOUNTED BUILDING SIGNS TO BE LOCATED ALONG THE FACADE OF THE BUILDING. LOCATIONS WILL BE ON THE LEFT SIDE ELEVATION, ON THE RIGHT SIDE ELEVATION, ON THE FRONT ELEVATION, AND ON THE REAR ELEVATION. EACH OF THESE SIGNS WILL BE WITHIN THE BRICK BAND EITHER BELOW THE TOP ROOF LINE OR AT THE TOP OF THE FIRST FLOOR LINE. PLEASE SEE ARCHITECTURAL SHEET A-4.

STYLE AND COLOR

HOLLY SPRINGS LEARNING CENTER AND PROFESSIONAL BUILDING

BLOCK STYLE LETTERS, BLACK IN COLOR. THE EMBLEM ATOP THE FRONT GABLE OF THE LEARNING CENTER SHALL BE ON A WHITE

BACKGROUND WITH BLUE AND YELLOW TONED BLOCK LETTERS.

ILLUMINATION

NO SIGNS ON THE PROPOSED DEVELOPMENT WILL BE ILLUMINATED.

ORNAMENTAL STRUCTURES

NO SIGN WILL BE PLACE UPON AN ORNAMENTAL STRUCTURE FOR THIS DEVELOPMENT.

LANDSCAPING

PLEASE REFER TO SHEET C-5 FOR THE LANDSCAPING AROUND THE AREA OF THE ALLOWABLE FRONT SIGN ZONE AT THE ENTRANCE OFF OF HOLLY SPRINGS ROAD.

GENERAL NOTES

AS STATED ABOVE, ALL REQUIRED STANDARDS AND SPECIFICATIONS AS RELATED TO THE TOWN OF HOLLY SPRINGS SIGN ORDINANCE SHALL BE ADHERED TO. IN ADDITION, ALL REQUIRED STANDARDS OF THE APPROVED SUNSET PUD SHALL BE ADHERED TO. THE PROPOSED MASTER SIGN PLAN IS FOR PRELIMINARY PURPOSES ONLY. THIS MASTER SIGN PLAN MAY BE AMENDED BY SUBMITTING A REVISED MASTER SIGN PLAN FOR CONSIDERATION AND DETERMINATION IN THE SAME MANNER AS SET FORTH IN SECTION 9.05, D., 5., c., - AMENDMENTS TO APPROVED DEVELOPMENT PLANS. LASTLY, NO SIGNAGE SHALL BE INSTALLED, PLACED, AND/OR ERECTED PRIOR SUBMITTAL OF A SIGN PLAN, APPROVAL OF A SIGN PLAN, AND AN ISSUANCE OF A SIGN PERMIT.

**HOLLY SPRINGS PROFESSIONAL CENTER
P.O. BOX 58067
RALEIGH, NC 27658
919-872-2299**

February 12, 2008

Town of Holly Springs
P.O. Box 8
Holly Springs, NC 27540

Attention: Beth Trautz

Beth,

Per our conversation please find enclosed sign information. If you have any questions, please do not hesitate to call.

Sincerely,
HOLLY SPRINGS PROFESSIONAL CENTER



Kurt M. Hendrickson
Partner

KMH/jo

Enclosure

RECEIVED
FEB 13 2008
PLANNING & ZONING

ATT. Beth
from Kent

Holly Springs Prof.
Center
Holly Springs N.C.
EXTERIOR BUILDING SIGNS

RAIL (white)
NUMBERS ON
1/2" P.V.C. Black



3/4" P.V.C. Black
with Gold color Lettering
CARVED INTO BOARD
LETTER TO BE 6" x 4"

1/2" Black
P.V.C.
w/ ROUTED
color white
Edging.

RECEIVED
FEB 13 2008
PLANNING & ZONING