

Uniform Sign Plan (USP) Pinner Weald Commons 02-USP-002

These guidelines are published for informational purposes. They describe characteristics of signs, not structures on which signs are placed. A sign permit application must be submitted and a permit issued prior to installation of a sign.

USP identifier:	02-USP-002
Location:	North of the intersection of Chapel Hill Road and Fairbanks Road; Pinner Weald Way
Date USP established:	Feb. 6, 2002
Last modified:	August 9, 2004 March 4, 2010
Nature of most recent amendment:	Allowance of wall signs for buildings with visibility from Chapel Hill Road.

General Provisions of Uniform Sign Plan for this project	
	none

A sign may be erected, placed, established, painted, created or maintained in the Town of Cary only in conformance with standards, procedures, exemptions and other requirements of the Town's Sign Ordinance and/or any applicable Uniform Sign Plan (USP) for the property where the sign is located.

In situations where the specifications of a previously approved Uniform Sign Plan conflict with the currently adopted Sign Ordinance provisions, then the specifications in the approved Uniform Sign Plan shall control. Where a previously approved Uniform Sign Plan does not contain specific specifications on signage attributes (including but not limited to height, colors, placement, etc.), then the provisions in the currently adopted Sign Ordinance shall control. Further, a previously approved Uniform Sign Plan which lacks specific signage attribute specifications (including but not limited to height, colors, placement, etc.) may not be amended to include such specifications unless such amendment is in accord with the currently adopted Sign Ordinance.

A Uniform Sign Plan may be amended by filing a new sign plan with the Planning Department. Any new or amended Uniform Sign Plan (including those for planned unit developments) shall include a schedule for bringing into conformance, within 90 days, all signs not conforming to the proposed plan. This shall apply to all properties governed by said plan.

Ground Signs - Project Identification	
Quantity:	1
Location:	Not specified
Materials:	Painted aluminum plate with attached ½ inch PVC letters on brick sign structure
Size:	<ul style="list-style-type: none"> • 42 inches high X 10 feet wide • Letter height – maximum 10 inches, minimum 3 inches
Colors:	<ul style="list-style-type: none"> • Letters – copper verdigris finish • Background – black • Trim and accents – black, white, and copper verdigris
Illumination:	Not illuminated

Ground Signs - Project Identification	
Other:	Letter styles – Helvetica Medium, Goudy Old Style Bold, Garamond Bold
Photo(s): *	

Wall Signs; for buildings located at 301 and 501 Chapel Hill Road	
Quantity	Eight Total (four per building)
Location	Facing Chapel Hill Road; Evenly spaced in an even, horizontal line
Materials	1" aluminum pan construction
Size	Each sign pan shall be 4' X 1' 4" (5.2 square feet)
Colors	Background: GASF Metallic Champagne – MM217-60 Letters: Black PVC
Illumination	Non-illuminated
Other	Letter Style: Goudy Old Style and Garamond Bold
Photo:	

Wall Signs – Other (Tenant Directories)	
Quantity:	1 per building
Location:	On building wall, as shown on building elevation in Town of Cary file for this project
Materials:	<ul style="list-style-type: none"> Aluminum and PVC Removable tenant panels constructed from aluminum with HP vinyl graphics Address numbers constructed from ¼ inch PVC
Size:	<ul style="list-style-type: none"> 48 inches high X 36 inches wide Letter height, address number – 6 inches Panel – 4 5/8 inches high X 32 inches wide Letter height, tenant names – 3 inches
Colors:	<ul style="list-style-type: none"> Letters and address – white Background, panels and sign – black
Illumination:	Not illuminated
Other:	Letter styles – Helvetica Medium, Goudy Old Style Bold, Garamond Bold
Photo(s): *	

* Note: photos and diagrams are for illustrative purposes, and do not intend to represent every sign on the property.

Further information:	
X	Digital images of sign detail documents are available from the Town of Cary Planning Dept.