

**Draft Proposed Amendment to  
Cashiers Commercial Area Development Ordinance  
Community Identification Signs  
Recommended by Cashiers Planning Council February 23, 2015  
Recommended by Jackson County Planning Board March 12, 2015**

**Sec. 11-3. Prohibited signs**

*f. Off-premise signs.* Off-premise signs are prohibited **except off-premise community identification signs as set forth in Sec \_\_\_\_\_**.

Insert the following as Section 11-5 and renumber the remaining sections:

**Sec. 11-5. Community Identification Signs**

*a. General.* Residential communities shall be permitted identification signage in accordance with the standards below. The computation of sign area shall be as set forth elsewhere in this section. No portion of any sign shall encroach into the right-of-way. Approval by the Cashiers Community Planning Council and sign permits are required for community identification signs.

*b. On premise signs.* Residential communities abutting a public road and with an entrance from the public road are permitted one (1) community identification sign per entrance from a public road. The sign shall meet the following requirements:

1. Type – the sign may be a pole sign or a monument sign
2. Height – the maximum height of the sign shall be six (6) feet
3. Size – the maximum size of the sign shall be twenty-four (24) square feet per face, with each sign permitted two faces.
4. Setback – signs shall be setback such that the closest edge of the sign is a minimum of 5' from any property line.
5. Only one sign shall be permitted at any location
6. Proposed on premise community identification signs shall be reviewed and approved by the Cashiers Community Planning Council.

*c. Off-premise signs.* Residential communities located a minimum of ½ mile from a major thoroughfare (US 64, NC 107) shall be permitted one (1) community identification sign at the intersection of the public road providing access to the community and the major thoroughfare. The sign shall meet the following standards:

1. Type – the sign may be a pole sign or a monument sign
2. Height – the maximum height of the sign shall be six (6) feet
3. Size – the maximum size of the sign shall be twenty-four (24) square feet per face, with each sign permitted two faces.
4. Setback – signs shall be setback such that the closest edge of the sign is a minimum of 5' from any property line.
5. No more than one community identification sign shall be placed at any intersection of the public road providing access to the community(ies) and the major thoroughfare. If 2 communities are accessed from the public road, the communities may share a single sign and the maximum sign size shall be 30 square feet per face. If 3 or more communities are accessed from the public road, the communities may share a single sign and the maximum sign size shall be 32 square feet.

6. The applicant proposing the sign shall provide proof that the sign may be located at the proposed site. This could be in the form of a deed or tax records verifying that the applicant owns the property or an agreement between the applicant and the property owner if the owner is other than the applicant.
7. Proposed off-premise community identification signs shall be reviewed and approved by the Cashiers Community Planning Council.