



**TOWN of CARY**

PLANNING DEPARTMENT

Town Hall Campus  
316 N. Academy Street • Cary, NC 27513  
P.O. Box 8005 • Cary, NC 27512-8005  
(919) 462-3885 office • (919) 621-3254 cell • (919) 388-1115 fax  
brent.reck@townofcary.org

**Notice of Zoning Violation**

July 31, 2009

**HAND DELIVERED**

William D. Bowden  
305 SW Maynard Road  
Cary, NC 27511-4405

**RE: Residential Signage at 305 SW Maynard Road, Cary, NC  
(Case #09-ZV-196) (Real ID #0082927)**

Dear Mr. Bowden:

The above referenced residence is in violation of the Town of Cary Sign Ordinance Section 9.3.2 (S), Residential Signs.

An inspection of your property on July 31, 2009 revealed an oversized (exceeds height and width) sign painted on your home. The Town of Cary Land Development Ordinance (LDO), Chapter 9.3.2 (S), allows (2) residential signs not to exceed 5 square feet and 42 inches in height. Additional residential signs on the property are prohibited by the Town of Cary's LDO.

Section 9.3.2 (S) of the LDO describes residential signs below:

**Section 9.3.2 (S) Residential Sign**

Residential signs shall be allowed, provided that:

- (1) **Such signs shall not exceed five square feet per side in area and 42 inches in height.**
- (2) There shall be not more than two residential signs on any site containing only a single dwelling unit.
- (3) Such signs shall not be posted in public rights-of-way or on any private common area.
- (4) Such signs shall carry no commercial message other than information on the lease or sale of the premises on which the sign is displayed.
- (5) Such signs shall not advertise or identify the conduct of a permitted home occupation in a residential district.

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(6) Political signs on residential property are permitted in addition to permitted residential signs.

(7) Signs utilized by contractors or other service providers engaged in small-scale construction, renovation, or improvement of existing single family residences may be allowed pursuant to the requirements of Section 9.3.2(S) only during the time when such services are being performed.

**Corrective Action Required:** Please remove all non-compliant signage that is painted on the side of your house and bring your property into compliance as outlined in 9.3.2(S) of the LDO. Failure to bring your property into compliance within 72 hours of receipt of this notice may result in additional enforcement measures including the issuance of civil citations. Once the signage is removed, please contact Brent Reck, Town of Cary Zoning Compliance Supervisor at (919) 621-3254 to close this violation.

The Town of Cary Sign Ordinance fine structure for illegal signs is as follows:

- One hundred dollars (\$100.00) **per sign**, per day for the first day of violation,
- Two hundred fifty dollars (\$250.00) **per sign**, per day for the second day of violation,
- Five hundred dollars (\$500.00) **per sign**, per day for the third day of violation, and for each day thereafter that the sign ordinance is being violated.

The Town of Cary appreciates your cooperation in this matter. Please feel free to contact me at (919) 462-3885 or my cell at (919) 621-2354 or [brent.reck@townofcary.org](mailto:brent.reck@townofcary.org) if you have questions.

Sincerely,



Brent A. Reck  
Zoning Compliance Supervisor

Enclosures: Section 9.3.2 (S) – Residential Signs  
Fine Structure for non-compliance  
Photo of the Violation