



**CREEK  
COMPASS**  
City of Goose Creek

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# **ARCHITECTURAL REVIEW BOARD**

July 18, 2022

Regular Meeting 6:00PM

**City Hall Council Chambers**

519 N. Goose Creek Blvd

Goose Creek, SC 29445



**TO:** MEMBERS OF THE PLANNING COMMISSION

**FROM:** LILI ORTIZ-LUDLUM, ADMINISTRATIVE ASSISTANT

**DATE:** JULY 13, 2022

**SUBJECT:** NOTIFICATION OF ARCHITECTURAL REVIEW BOARD

This is to remind everyone that the next meeting of the ARB is scheduled for Monday, July 18, 2022, at 6:00 p.m. This meeting will take place at City Hall in Council Chambers.

Should you have any questions or comments prior to Tuesday's meeting, please do not hesitate to contact the Planning Department at 843-797-6220 or via e-mail at [planning-zoning@cityofgoosecreek.com](mailto:planning-zoning@cityofgoosecreek.com).



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# MINUTES

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**MINUTES  
CITY OF GOOSE CREEK  
ARCHITECTURAL REVIEW BOARD AND PLANNING COMMISSION WORKSHOP (5PM)  
ARCHITECTURAL REVIEW BOARD MEETING (6PM)  
MONDAY, JUNE 20, 2022, 6:00 P.M.  
MARGUERITE H. BROWN MUNICIPAL CENTER  
519 N. GOOSE CREEK BOULEVARD**

**I. CALL TO ORDER AND ROLL CALL**

Chairperson Wise called the meeting to order at 6:00 p.m. and Mrs. Moneer initiated roll call.

**Present:** Doug Dickerson; Jordan Pace (6:02 p.m.); Mary Kay Soto; Terri Victor; Jen Wise

**Absent:** Robert Smith; Armando Solarana

**Staff Present:** Assistant City Administrator Brian Cook; Planner II Brenda Moneer; Assistant to the City Administrator Alexis Kiser

**II. APPROVAL OF MINUTES – MAY 16, 2022**

**Motion:** A motion was made to accept the minutes with corrections. **Moved by** Board Member Soto, **Seconded by** Board Member Victor.

**Discussion:** None.

**Vote:** All voted in favor (5-0). Motion carried.

**III. OLD BUSINESS**

**A. 2022-019SIG: SKYMARKET: 117 S. GOOSE CREEK BLVD-SIGNAGE**

Mrs. Moneer stated this application meets the sign ordinance; however, she had noted that the application exceeded the maximum allowance and staff worked with the applicant to bring it into conformance.

The applicant presented the application and material samples. The applicant stated the proposal is for two (2) LED lit channel letters signs mounted on a raceway. The signs are 10x4 feet and the other is 5x4 feet. It was stated the application is only for signage.

**Motion:** A motion was made to accept the sign application as submitted contingent that the placement is on the wall, below the roofline. **Moved by** Board Member Soto, **Seconded by** Board Member Pace.

**Discussion:** None.



**Vote:** All voted in favor (5-0). Motion carried.

**IV. NEW BUSINESS**

**A. 2022-038SIG: MOORE'S TAX SERVICE: 205 N. GOOSE CREEK BLVD, STE 206**

The applicant presented the application and material samples. The applicant stated the owner is proposing to update her sign. She stated nothing is going to change as far as color, it will stay white with black trim and white sides. The owner would like to increase the size of the name. The applicant stated the proposal is for a channel letter sign mounted on a raceway. Chairperson Wise stated the fascia will need to be painted once the sign is changed.

**Motion:** A motion was made to accept the sign application as submitted contingent that the fascia is painted. **Moved by** Board Member Pace, **Seconded by** Board Member Dickerson.

**Discussion:** None.

**Vote:** All voted in favor (5-0). Motion carried.

**B. 2022-035SIG: HAPPY PARTY, PARTY HALL: 225 RED BANK ROAD, STE M-SIGNAGE**

A representative was not present to present the application. The board reviewed the application.

**Motion:** A motion was made to accept the sign application as submitted contingent that the fascia is painted. **Moved by** Board Member Victor, **Seconded by** Board Member Soto.

**Discussion:** None.

**Vote:** All voted in favor (5-0). Motion carried.

**C. 2022-036SIG: VERSATIL KIDS: 225 RED BANK ROAD, STE G-SIGNAGE**

A representative was not present to present the application. The board reviewed the application.

**Motion:** A motion was made to accept the sign application as submitted contingent that the fascia is painted. **Moved by** Board Member Pace, **Seconded by** Board Member Victor.

**Discussion:** None.

**Vote:** All voted in favor (5-0). Motion carried.

**D. 2022-037SIG: CRISTO REI BRAZILIAN PASTRY: 225 RED BANK ROAD, STE L-SIGNAGE**

A representative was not present to present the application. The board reviewed the application. The board stated they had questions regarding the sign.

**Motion:** A motion was made to table the application until the next ARB meeting. **Moved by** Board Member Soto, **Seconded by** Board Member Dickerson.

**Discussion:** None.

**Vote:** All voted in favor (5-0). Motion carried.

**V. CLOSING REMARKS AND ADJOURNMENT**

Board Member Soto stated Mama's Bakery did not paint the fascia before the sign was installed.

**Motion:** A motion was made to adjourn (6:19 p.m.) **Moved By:** Board Member Pace, **Seconded By:** Board Member Victor.

**Discussion:** There was none.

**Vote:** All voted in favor (5-0). Motion carried.

\_\_\_\_\_ Date \_\_\_\_\_  
Jen Wise, Chairperson



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2022-037SIG

CRISTO REI BRAZILIAN PASTRY

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### SIGN INFORMATION TABLE

Required Information	Sign 1	Sign 2	Sign 3
Materials: (metal, plastic, wood, etc.)	Fabricated aluminum, acrylic face		
Illumination: Exterior, interior or not lighted	Internal LED		
Type of Sign:	Channel Letter		
Height (FEET)	2 ft & 2 inches		
Width (feet)	10 ft		
Area (square feet)	21.6 Sq Ft		
All colors used on sign	green, yellow		
Is there a graphic (picture) on the sign? (Y/N) If yes, size of graphic	Logo is 25"H X 30"W		
Projection from building or cabinet width (thickness)	5.3 inches		
Number of styles of lettering	One Font		
Height of letters (if channel letters)	16 inches		
If mounting individual letters, space between letters	N/A		
If mounting individual letters, space between words	N/A		
If window sign, size of window	N/A		
If changeable copy sign (reader board), number of lines	N/A		
If freestanding sign, distance between sign and street curb (ft)	N/A		
If freestanding sign, total height above grade (ft)			
If freestanding sign, landscaping materials to be planted at base of sign	N/A		

Review the attached Zoning Ordinances pertaining to sign regulations (Section 151.084). Be advised to examine them thoroughly so as to avoid violations (Section 151.999):

By signing below, you certify the above information that you provided to be true and correct.

*Barbara D Bordini-i7 Signs LLC*

Signature of Applicant

04/24/2022

Date

OFFICE USE ONLY

Remarks: \_\_\_\_\_

Approval: Zoning Administrator \_\_\_\_\_ 9 Issued by: \_\_\_\_\_ Date: \_\_\_\_\_



# Design Preview

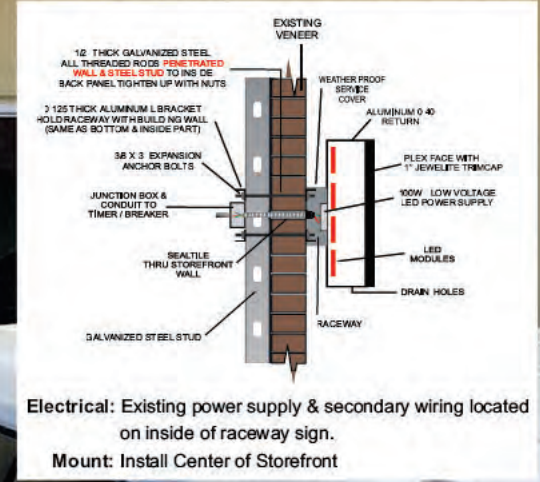
Project: Channel Letters  
Cristo Rei Brazilian Pastry

Landlord Approval:




**Material:** Fabricated Aluminum With Acrylic Face  
**Return Finish:** Black  
**Illumination:** LED

The design above is intellectual property of i7 Signs, All rights reserved



678.332.0307  
[contact@i7signs.com](mailto:contact@i7signs.com)  
[www.i7signs.com](http://www.i7signs.com)




**SIGN LOCATION**

Business Name: Cristo Rei Brazilian Pastry  
 Owner: Daiane Amelia Nunes  
 Phone: (678) 908 0020  
 Address: 225 Red Bank Rd Suite L  
 City: Goose Creek State: SC Zip Code: 29445  
 Email: bordiniteam@gmail.com

PROJECT	<b>CRISTO REI</b>	PAGE	1
SCALE FOR BUILDING	<b>NTS</b>	OF	1



# Design Preview

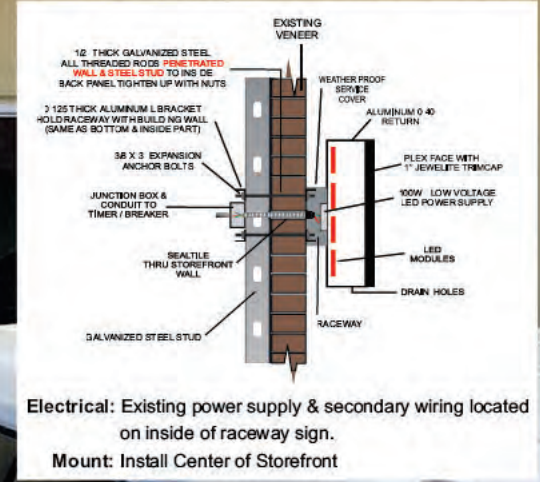
Project: Channel Letters  
Cristo Rei Brazilian Pastry

Landlord Approval:




**Material:** Fabricated Aluminum With Acrylic Face  
**Return Finish:** Black  
**illumination:** LED

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Business Name: Cristo Rei Brazilian Pastry  
Owner: Daiane Amelia Nunes  
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Email: bordiniteam@gmail.com

PROJECT	<b>CRISTO REI</b>	PAGE	1
SCALE FOR BUILDING	<b>NTS</b>	OF	1



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2022-039SIG  
EXTRA SPACE STORAGE

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**CITY OF GOOSE CREEK  
SIGN PERMIT APPLICATION**

PERMIT #: _____	<b>OFFICE USE ONLY</b>
AMOUNT DUE: \$ _____	DATE PAID: / /
LICENSE#: _____	DATE PAID: / /

Permit Fee: \$75.00

Today's Date: 06-01-22

1. Business Owner EXTRA SPACE STORAGE Business Phone [REDACTED]  
 Name of Business EXTRA SPACE STORAGE Alternate Phone [REDACTED]  
 Street Address of Business 2000 ST. JAMES AVE, GOOSE CREEK, SC 29445  
 Landlord/Lessor EXTRA SPACE STORAGE Landlord's Phone [REDACTED]  
 Sign Company EZZI SIGNS Sign Co. Phone [REDACTED]  
 Sign Co. Contact [REDACTED] Co. Address [REDACTED]

2. Cost of Sign(s) \$ [REDACTED] Sign Installation Cost \$ [REDACTED] Total Cost \$ [REDACTED]

3. How many signs are you applying for? 4 How many signs does this business already have? 4

4. What kind of signs does this business already have? 3 wall signs, 1 FIC  None

5. What type of business is applying for this sign permit:  
 A. A stand alone business?  No  
 B. A part of a shopping center?  Yes  No If yes, shopping center name: St. James Shopping Center

6. What is the TMS number for this property? \_\_\_\_\_

7. What is the front setback of the business in feet? 353-06 FT (The distance from the front property line to the front of business)  
 A. For corner lots only, what is the front setback for second street frontage in feet? \_\_\_\_\_

8. What is the width of the business in feet? 173-44 FT (The distance from wall to wall)  
 A. For corner lots only, what is the width of the business for second street frontage in feet? \_\_\_\_\_

9. What is the property's road frontage in feet? \_\_\_\_\_ (This only applies to shopping centers erecting a freestanding sign)

10. Please attach photos showing:  
 A. The storefront in relation to adjacent businesses;  
 B. The specific location of proposed sign(s) on the property or building; and  
 C. The actual sign if it already exists.

<b>OFFICE USE ONLY</b>
MAX. NO. OF ALLOWED SIGNS: _____
MAX ALLOWED SIGN AREA: _____

11. Please attach drawings of each proposed sign showing (drawn to scale):  
 A. The completed sign as it will actually appear on the building  
 B. All dimensions;  
 C. Where the colors will appear;  
 D. The location on the property (on a plat) of proposed & existing freestanding signs  
 E. The location on the building of proposed & existing building signs

12. Please attach swatches, samples, and/or paint chips of all proposed colors to the application.

13. Please complete the Sign Information Table located on the following page.

14. You are required to attend the Architectural Review Board meeting in which your sign application is reviewed.  
 • The ARB meets on the 3<sup>rd</sup> Monday of each month. (Please see ARB schedule for application deadlines and meetings.)

**NOTE:** Illuminated, exposed and non-exposed neon signs located on the interior of a business, which are visible from the exterior of the business, must be reviewed by the ARB. Such signs shall be included as part of a business's maximum allowable square footage of building signage, as authorized in Section 151.084 of the City Code. A "non exposed neon sign" shall be interpreted as a neon sign that does not have externally visible neon tubing. Neon signs enclosed in plastic, glass and Plexiglas casings are considered "exposed neon signs." All electrical work must be in accordance with the City's Code of Ordinances and the National Electrical Code.

*Note: This application contains multiple pages*



**SIGN INFORMATION TABLE**

Required Information	Sign 1	Sign 2	Sign 3
Materials: (metal, plastic, wood, etc.)	see Attached	same as	same as
Illumination: Exterior, interior or not lighted	interior LED	sign 1	sign 1
Type of Sign:	channel letters		
Height (FEET)	3' 7 1/2"		
Width (feet)	10' 7 1/4"		
Area (square feet)	39.44		
All colors used on sign	black, white, green		
Is there a graphic (picture) on the sign? (Y/N) If yes, size of graphic	N/A		
Projection from building or cabinet width (thickness)	10' 7 1/4"		
Number of styles of lettering	see Attached		
Height of letters (if channel letters)	3' 7 1/2"		
If mounting individual letters, space between letters	N/A		
If mounting individual letters, space between words	N/A		
If window sign, size of window	N/A		
If changeable copy sign (reader board), number of lines	N/A		
If freestanding sign, distance between sign and street curb (ft)	N/A		
If freestanding sign, total height above grade (ft)	N/A		
If freestanding sign, landscaping materials to be planted at base of sign	N/A		

Review the attached Zoning Ordinances pertaining to sign regulations (Section 151.084). Be advised to examine them thoroughly so as to avoid violations (Section 151.999):

By signing below, you certify the above information that you provided to be true and correct.

  
 \_\_\_\_\_  
 Signature of Applicant

06-01-22  
 \_\_\_\_\_  
 Date

<u>OFFICE USE ONLY</u>		
Remarks: _____		
_____		
Approval: Zoning Administrator _____	Issued by: _____	Date: _____

**SIGN INFORMATION TABLE**

Required Information	Sign 4	Sign 2	Sign 3
Materials: (metal, plastic, wood, etc.)	See Attached		
Illumination: Exterior, interior or not lighted	NOT LIGHTED		
Type of Sign:	FIC		
Height (FEET)	3'-3 3/4"		
Width (feet)	7'-11 3/4"		
Area (square feet)	26.43		
All colors used on sign	Green, white, black		
Is there a graphic (picture) on the sign? (Y/N) If yes, size of graphic	N/A		
Projection from building or cabinet width (thickness)	7'-11 3/4"		
Number of styles of lettering	N/A		
Height of letters (if channel letters)	N/A		
If mounting individual letters, space between letters	N/A		
If mounting individual letters, space between words	N/A		
If window sign, size of window	N/A		
If changeable copy sign (reader board), number of lines	N/A		
If freestanding sign, distance between sign and street curb (ft)	ONLY FIC		
If freestanding sign, total height above grade (ft)	ONLY FIC		
If freestanding sign, landscaping materials to be planted at base of sign	ONLY FIC		

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Signature of Applicant

06-01-22

Date

OFFICE USE ONLY		
Remarks: _____		
Approval: Zoning Administrator _____ Issued by: _____ Date: _____		





# ExtraSpace Storage®

EXTRASPACE #1964  
ES4879 SIGN PRESENTATION

208 ST JAMES AVE  
GOOSE CREEK, SC 29445





Google Earth

SITE PLAN  
SCALE: NTS



16611 West Little York Rd  
Houston, Texas 77084  
EZZISIGNS.COM  
713-232-0771

PROJECT:  
EXTRASPACE 1964

ADDRESS:  
208 ST JAMES AVE  
GOOSE CREEK SC 29445

DATE: 02/26/22

PROJECT NUMBER:  
ES4879

DESIGNER:  
MAURICIO

REVISIONS  
R1: 04/29/2022  
DESIGN UPDATE  
R2: 00/00/2021  
DESIGN UPDATE  
R3: 00/00/2021  
DESIGN UPDATE

APPROVALS / DATE

CLIENT:

LANDLORD:

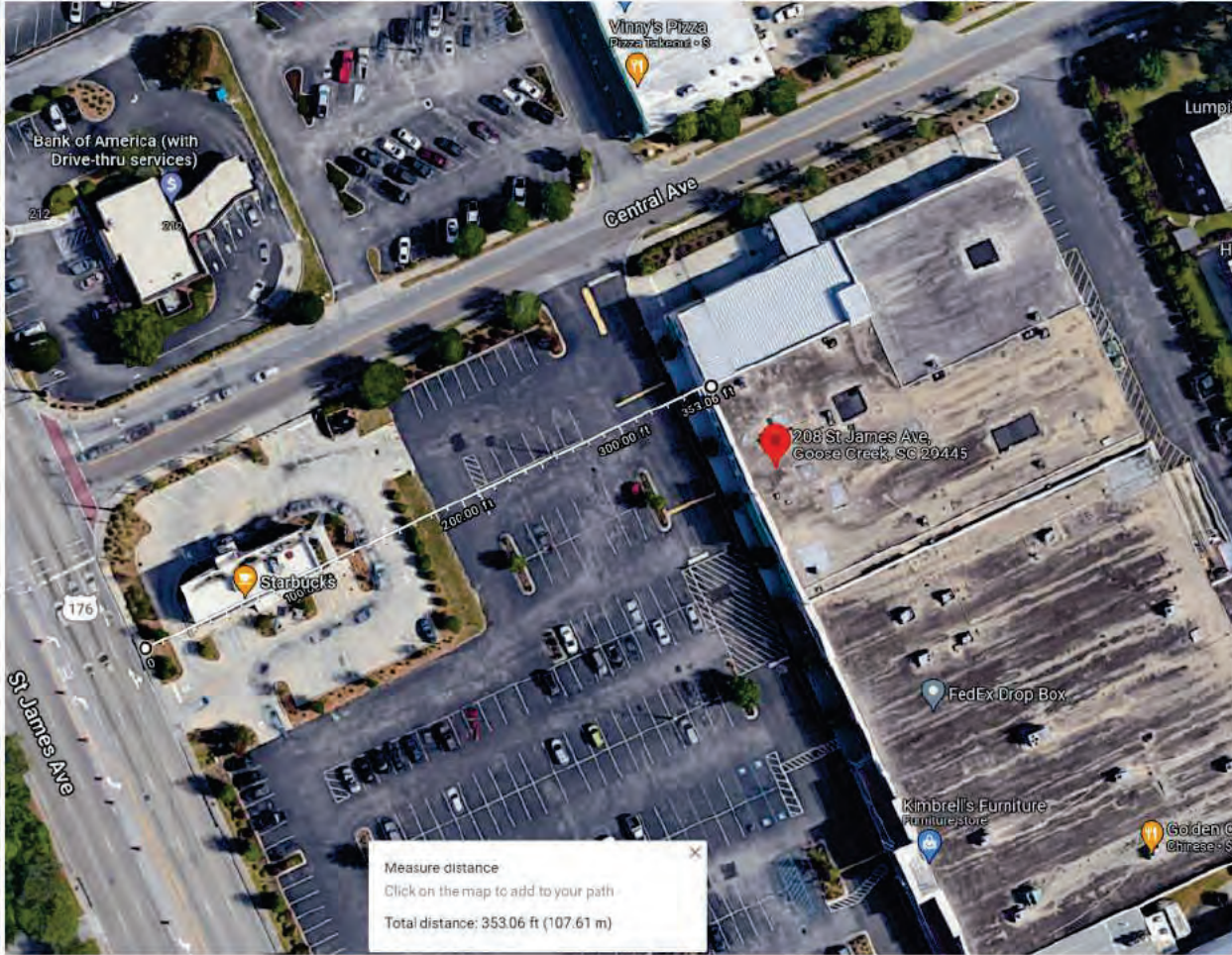


Ⓢ Installation requirements. This sign is to be installed in accordance with the requirements of article 600 of the national electric code and other applicable local codes. This includes proper grounding and bonding of the sign.

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Site Plan



16611 West Little York Rd  
Houston, Texas 77084  
[EZZISIGNS.COM](http://EZZISIGNS.COM)  
713-232-0771

**PROJECT:**  
EXTRASPACE 1964

**ADDRESS:**  
208 ST JAMES AVE  
GOOSE CREEK SC 29445

**DATE:** 02/26/22

**PROJECT NUMBER:**  
ES4879

**DESIGNER:**  
MAURICIO

**REVISIONS**  
R1: 04/29/2022  
DESIGN UPDATE  
R2: 00/00/2021  
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DESIGN UPDATE

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**LANDLORD:**



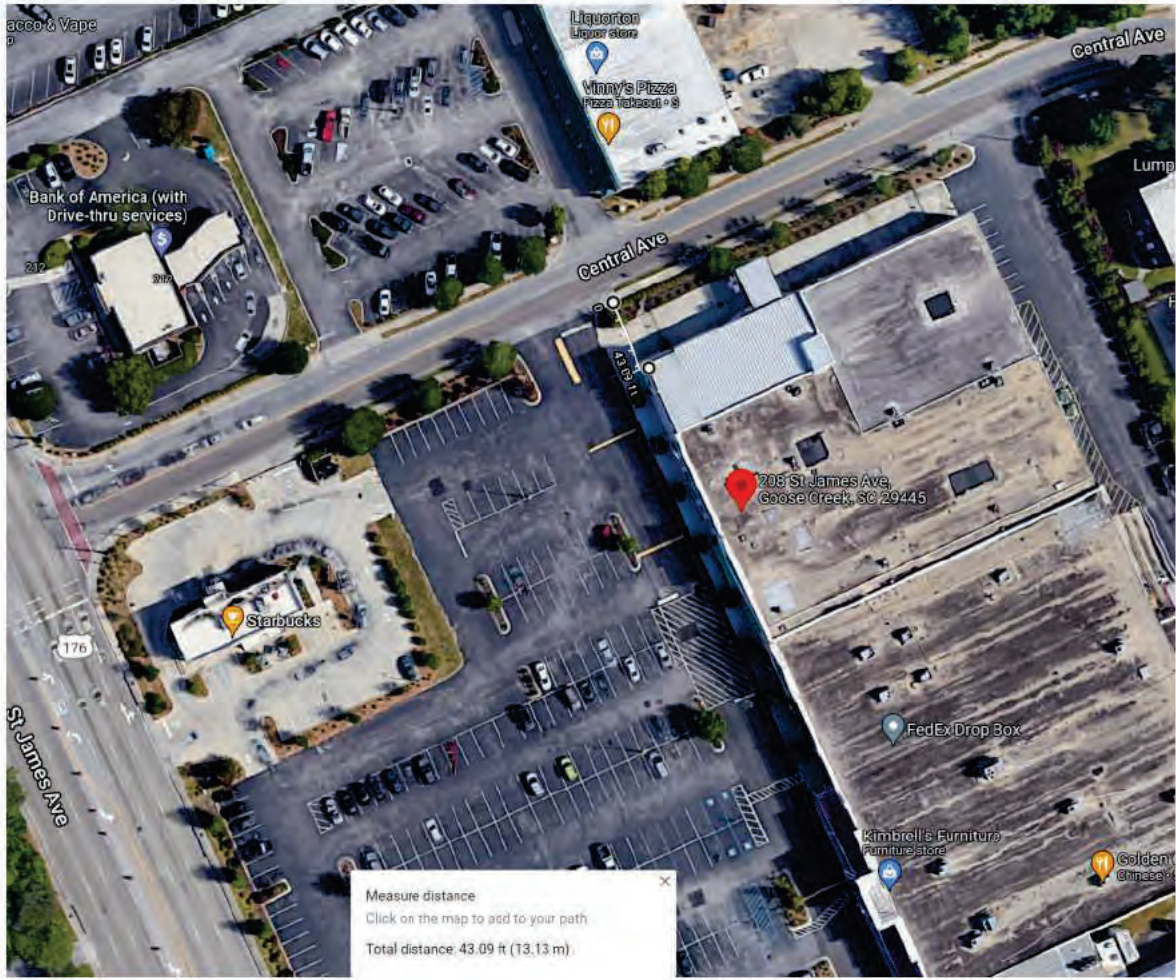
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Site Plan



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**CLIENT:**

**LANDLORD:**



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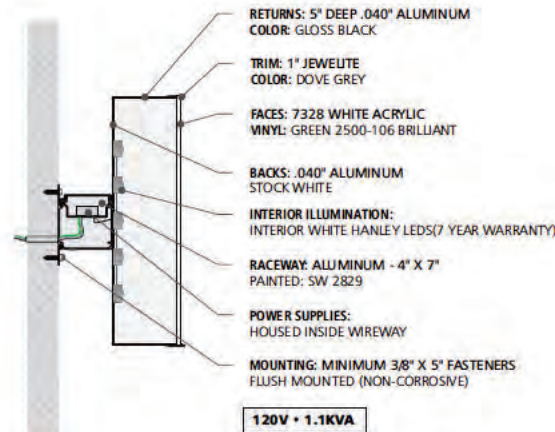
16611 West Little York Rd  
Houston, Texas 77084  
EZZISIGNS.COM  
713-232-0771



**DESIGN**  
SCALE: 3/4" 1' 0"



**UPDATED ELEVATION**  
SCALE: 3/32" 1' 0"



**FACE LIT CHANNEL LETTERS W/ WIREWAY - TYPICAL DETAIL**  
SCALE: NTS

**PROJECT:**  
EXTRASPACE 1964

**ADDRESS:**  
208 ST JAMES AVE  
GOOSE CREEK SC 29445

**DATE:** 02/26/22

**PROJECT NUMBER:**  
ES4879

**DESIGNER:**  
MAURICIO

**REVISIONS**  
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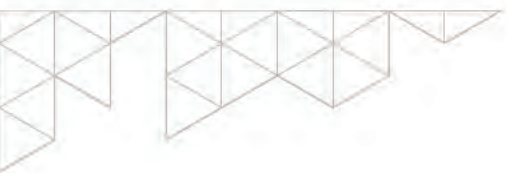
CLIENT:

LANDLORD:



Ⓢ Installation requirements: This sign is to be installed in accordance with the requirements of article 600 of the national electric code and other applicable local codes. This includes proper grounding and bonding of the sign.

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**B**  
QTY: 1

**EZZI SIGNS**  
EST. 2005  
16611 West Little York Rd  
Houston, Texas 77084  
[EZZISIGNS.COM](http://EZZISIGNS.COM)  
713-232-0771



**DESIGN**  
SCALE: 3/4" = 1' 0"

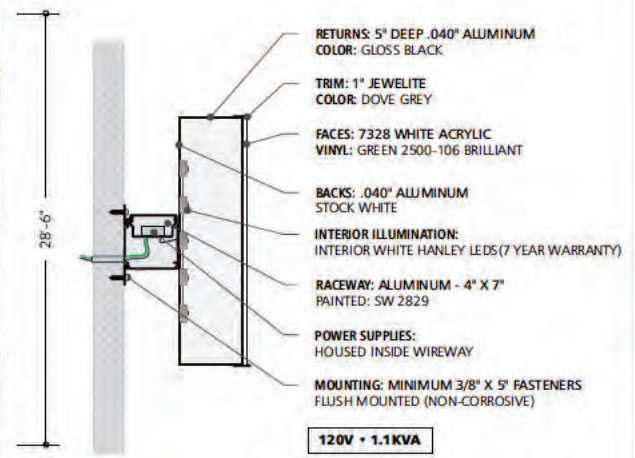
**REMOVE EXISTING SIGN**



**CURRENT ELEVATION**  
SCALE: NTS



**UPDATED ELEVATION**  
SCALE: 1/8" = 1' 0"



**FACE LIT CHANNEL LETTERS W/ WIREWAY - TYPICAL DETAIL**  
SCALE: NTS

**PROJECT:**  
EXTRASPACE 1964

**ADDRESS:**  
208 ST JAMES AVE  
GOOSE CREEK SC 29445

**DATE:** 02/26/22

**PROJECT NUMBER:**  
ES4879

**DESIGNER:**  
MAURICIO

**REVISIONS**

R1: 04/29/2022  
DESIGN UPDATE

R2: 00/00/2021  
DESIGN UPDATE

R3: 00/00/2021  
DESIGN UPDATE

**APPROVALS / DATE**

CLIENT:

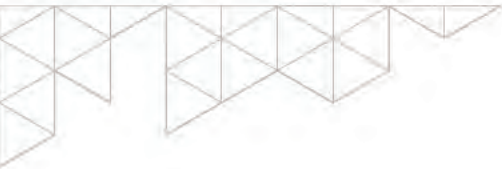
LANDLORD:



Ⓢ Installation requirements: This sign is to be installed in accordance with the requirements of article 600 of the national electric code and other applicable local codes. This includes proper grounding and bonding of the sign.

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**DESIGN**  
SCALE: 3/4" 1' 0"

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EXTRASPACE 1964

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**LANDLORD:**



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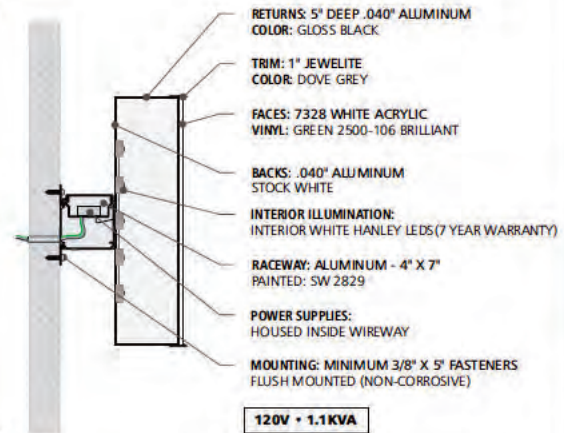
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**CURRENT ELEVATION**  
SCALE: NTS



**UPDATED ELEVATION**  
SCALE: NTS



**FACE LIT CHANNEL LETTERS W/ WIREWAY - TYPICAL DETAIL**  
SCALE: NTS



NEW FACE: TRANS WHITE POLYCARBONATE PANEL  
 VINYL: GREEN 2500-106 BRILLIANT, 3M HP BLACK

DESIGN  
 SCALE: 3/4" 1' 0"



CURRENT ELEVATION  
 SCALE: NTS



UPDATED ELEVATION  
 SCALE: NTS

**D**  
 QTY: 2 FACES

**EZZI SIGNS**  
 EST. 2005

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 Houston, Texas 77084  
 EZZISIGNS.COM  
 713-232-0771

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 EXTRASPACE 1964

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 208 ST JAMES AVE  
 GOOSE CREEK SC 29445

DATE: 02/26/22

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DESIGNER:  
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CLIENT:

LANDLORD:



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\*EXISTING STORAGE SHOP VINYL TO BE REMOVED; SURFACE TO BE CLEANED FREE OF ADHESIVE



\*EXISTING STORAGE SHOP VINYL TO BE REMOVED; SURFACE TO BE CLEANED FREE OF ADHESIVE



\*REMOVE AND DISPOSE OF EXISTING SIGNAGE



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Houston, Texas 77084  
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713-232-0771

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**CLIENT:**

**LANDLORD:**



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2022-040SIG  
PHO BOWL  
VIETNAMESE RESTAURANT

---



OFFICE USE ONLY

PERMIT #: \_\_\_\_\_  
AMOUNT DUE: \$ \_\_\_\_\_  
DATE PAID: \_\_\_\_\_

CITY OF GOOSE CREEK SIGN PERMIT APPLICATION

Today's Date: \_\_\_\_\_

Permit Fee: \$75.00

1. Business Owner UTI NGUYEN Business Phone \_\_\_\_\_  
 Name of Business PHO BOWL VIETNAMESE REST. Alternate Phone \_\_\_\_\_  
 Street Address of Business 142 ST JAMES AVE  
 Landlord/Lessor \_\_\_\_\_ Landlord's Phone \_\_\_\_\_  
 Sign Company SIGNS BY ROBERTS & SONS Sign Co. Phone \_\_\_\_\_  
 Sign Co. Contact LYNDA HOEFT Sign Co. \_\_\_\_\_
2. Cost of Sign(s) \$ \_\_\_\_\_ Sign Installation Cost \$ \_\_\_\_\_ Total Cost \$ \_\_\_\_\_
3. How many signs are you applying for? 1 How many signs does this business already have? 0
4. What kind of signs does this business already have? \_\_\_\_\_  None
5. What type of business is applying for this sign permit:  
 A. A stand alone business?  Yes  No  
 B. A part of a shopping center?  Yes  No If yes, shopping center name: \_\_\_\_\_
6. What is the TMS number for this property? \_\_\_\_\_
7. What is the front setback of the business in feet? 140 (The distance from the front property line to the front of business)  
 A. For corner lots only, what is the front setback for second street frontage in feet? \_\_\_\_\_
8. What is the width of the business in feet? 23 (The distance from wall to wall)  
 A. For corner lots only, what is the width of the business for second street frontage in feet? \_\_\_\_\_
9. What is the property's road frontage in feet? \_\_\_\_\_ (This only applies to shopping centers erecting a freestanding sign)
10. Please attach photos showing:  
 A. The storefront in relation to adjacent businesses;  
 B. The specific location of proposed sign(s) on the property or building; and  
 C. The actual sign if it already exists.
11. Please attach drawings of each proposed sign showing (drawn to scale) :  
 A. The completed sign as it will actually appear on the building  
 B. All dimensions;  
 C. Where the colors will appear;  
 D. The location on the property (on a plat) of proposed & existing freestanding signs  
 E. The location on the building of proposed & existing building signs
12. Please attach swatches, samples, and/or paint chips of all proposed colors to the application.
13. Please complete the Sign Information Table located on the following page.
14. You are required to attend the Architectural Review Board meeting in which your sign application is reviewed.
  - Please submit this application by the 1<sup>st</sup> Monday of the month for consideration that month by the ARB.
  - The ARB meets on the 3<sup>rd</sup> Monday of each month. (Please see attached ARB schedule for application deadlines and meetings.)

OFFICE USE ONLY

MAX. NO. OF ALLOWED SIGNS: \_\_\_\_\_

MAX ALLOWED SIGN AREA: \_\_\_\_\_

NOTE: Illuminated, exposed and non-exposed neon signs located on the interior of a business, which are visible from the exterior of the business, must be reviewed by the ARB. Such signs shall be included as part of a business's maximum allowable square footage of building signage, as authorized in Section 151.084 of the City Code. A "non exposed neon sign" shall be interpreted as a neon sign that does not have externally visible neon tubing. Neon signs enclosed in plastic, glass and Plexiglas casings are considered "exposed neon signs." All electrical work must be in accordance with the City's Code of Ordinances and the National Electrical Code.

Note: This application contains multiple pages

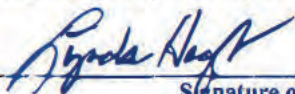


**SIGN INFORMATION TABLE**

Required Information	Sign 1	Sign 2	Sign 3
Materials: (metal, plastic, wood, etc.)	ALUMINUM, PLASTIC		
Illumination: Exterior, interior or not lighted	INTERNAL		
Type of Sign:	CHANNEL LETTERS FACADE, WALL		
Height (FEET)	2.8		
Width (feet)	9.9		
Area (square feet)	27.72		
All colors used on sign	GREEN, GOLD		
Is there a graphic (picture) on the sign? (Y/N) If yes, size of graphic			
Projection from building or cabinet width (thickness)	4"		
Number of styles of lettering	1		
Height of letters (if channel letters)			
If mounting individual letters, space between letters	1.5"		
If mounting individual letters, space between words	3"		
If window sign, size of window	N/A		
If changeable copy sign (reader board), number of lines	N/A		
If freestanding sign, distance between sign and street curb (ft)	N/A		
If freestanding sign, total height above grade (ft)	N/A		
If freestanding sign, landscaping materials to be planted at base of sign	N/A		

Review the attached Zoning Ordinances pertaining to sign regulations (Section 151.084). Be advised to examine them thoroughly so as to avoid violations (Section 151.999):

By signing below, you certify the above information that you provided to be true and correct.



Signature of Applicant

6-8-2022

Date

OFFICE USE ONLY

Remarks: \_\_\_\_\_

Approval: Zoning Administrator \_\_\_\_\_ 28 \_\_\_\_\_ Issued by: \_\_\_\_\_ Date: \_\_\_\_\_



Channel Letters lighted by LEDs on low profile  
raceway painted to match fascia



843-571-3500

3915 SAVANNAH HWY.  
JOHNS ISLAND, SC 29455

**PHO BOWL**  
Vietnamese Restaurant

34 in

119 in



Review proof for spelling, size, quantity and accuracy. Please fax back or e-mail any changes. If approved, sign the proof and fax back or give email approval. More than 3 artwork changes, or any artwork changes after approval is received, will result in additional charges.

SIGNS BY ROBERTS & SONS INC. WILL ENDEAVOR TO CLOSLEY MATCH COLORS, INCLUDING PMS, WHERE SPECIFIED. WE CANNOT GUARANTEE EXACT MATCHES DUE TO VARYING COMPATIBILITY OF INK, PAINT OR MATERIAL USED. ALL ILLUMINATION IS 120 VOLTS UNLESS OTHERWISE SPECIFIED. 120 VAC. PRIMARY POWER TO SIGN & FINAL HOOKUP BY OTHERS. SIGN CIRCUITS REQUIRE DEDICATED HOT, NEUTRAL, AND GROUND TERMINATING AT PANEL.

**LANDLORD APPROVAL**

DATE: \_\_\_\_\_

**SCALE:**  
THIS DESIGN IS THE PROPERTY OF SIGNS BY ROBERTS & SONS INC AND IS SUBMITTED FOR YOUR USE IN CONJUNCTION WITH A PROJECT BEING PLANNED FOR YOU BY SIGNS BY ROBERTS AND SONS. IT CANNOT BE REPRODUCE IN WHOLE OR IN PART WITHOUT OUR WRITTEN CONSENT.

**CLIENT:** \_\_\_\_\_

**SIGN LAYOUT:** \_\_\_\_\_

**DATE:** \_\_\_\_\_

**SALES PERSON:** \_\_\_\_\_

**ARTWORK PHASE:**

CONCEPTUAL

REVISION:

FINAL ARTWORK

PRODUCTION

SHOP DRAWING

**CLIENT APPROVAL**

INITIALS: \_\_\_\_\_ DATE: \_\_\_\_\_

**PRODUCTION APPROVAL TO MFR.**

INITIALS: \_\_\_\_\_ DATE: \_\_\_\_\_

**DO NOT MANUFACTURE WITHOUT APPROVALS**  
THE BOXES ABOVE MUST BE INITIALED AND DATED PRIOR TO MANUFACTURING



↓ WILL PAINT BACKGROUND AT SIGN INSTALL



43-571-3500

1915 SAVANNAH HWY.  
HNS ISLAND, SC 29455

proof for spelling, size, quantity and accuracy. Please fax back or e-mail any changes. If approved, sign the proof and fax back or give email approval. More than 3 artwork changes, or any changes after approval is received, will result in additional charges.

IF INK, PAINT OR MATERIAL USED.

ALL ILLUMINATION IS 120 VOLTS UNLESS OTHERWISE SPECIFIED. 120 VAC. PRIMARY POWER TO SIGN & FINAL HOOKUP BY OTHERS. SIGN CIRCUITS REQUIRE DEDICATED HOT, NEUTRAL, AND GROUND TERMINATING AT PANEL.

**LANDLORD APPROVAL**

DATE: \_\_\_\_\_

**SCALE:**  
THIS DESIGN IS THE PROPERTY OF SIGNS BY ROBERTS & SONS INC. AND IS SUBMITTED FOR YOUR USE IN CONJUNCTION WITH A PROJECT BEING PLANNED FOR YOU BY SIGNS BY ROBERTS AND SONS. IT CANNOT BE REPRODUCED IN WHOLE OR IN PART WITHOUT OUR WRITTEN CONSENT.

**CLIENT:**

SIGN LAYOUT: \_\_\_\_\_

DATE: \_\_\_\_\_

SALES PERSON: \_\_\_\_\_

**ARTWORK PHASE:**

CONCEPTUAL

REVISION:

FINAL ARTWORK

PRODUCTION

SHOP DRAWING

<b>CLIENT APPROVAL</b>		<b>PRODUCTION APPROVAL TO MFR.</b>	
INITIALS: _____	DATE: _____	INITIALS: _____	DATE: _____
<b>DO NOT MANUFACTURE WITHOUT APPROVALS</b>			
THE BOXES ABOVE MUST BE INITIALED AND DATED PRIOR TO MANUFACTURING			





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2022-045SIG  
CALVARY CHURCH  
OF THE NAZARENE

---



**CITY OF GOOSE CREEK  
SIGN PERMIT APPLICATION**

PERMIT #:	OFFICE USE ONLY	
AMOUNT DUE \$	_____	DATE PAID: / /
LIC#/NS#:	_____	DATE PAID: / /

Permit Fee: \$75.00

Today's Date: 6/16/22

1. Business Owner Pastor Gary Warden Business Phone [REDACTED]  
 Name of Business Calvary Church of the Nazarene Home Phone \_\_\_\_\_  
 Street Address of Business 541 Reed Bank Rd.

Landlord/Lessor nil Landlord's Phone N/A

Sign Company Carolina Sign Co. Sign Co. Phone [REDACTED]

Sign Co. Contact Mark Welch Sign Co. Address [REDACTED]

2. Cost of Sign(s) \$ [REDACTED] Sign Installation Cost [REDACTED] Total Cost \$ [REDACTED]

3. How many signs are you for? 1 How many signs does this business already have? 1

4. What kind of sign does this business already have? Existing aluminum - updating to new panels  None

5. What type of business is applying for this sign permit:  
 A. A stand alone business?  Yes  No  
 B. A part of a shopping center?  Yes  No If yes, shopping center name: \_\_\_\_\_

6. What is the TMS number for this property? 252-01-03-010

7. What is the front setback of the business in feet? 35' (The distance from the front property line to the front of business)  
 A. For corner lots only, what is the front setback for second street frontage in feet? \_\_\_\_\_

8. What is the width of the business in feet? 240' (The distance from wall to wall)  
 A. For corner lots only, what is the width of the business for second street frontage in feet? \_\_\_\_\_

9. What is the property's road frontage in feet? 650' (This only applies to shopping centers erecting a freestanding sign)

10. Please attach photos showing:  
 A. The storefront in relation to adjacent businesses;  
 B. The specific location of proposed sign(s) on the property or building; and  
 C. The actual sign if it already exists.

11. Please attach drawings of each proposed sign showing (drawn to scale):  
 A. The completed sign as it will actually appear on the building  
 B. All dimensions;  
 C. Where the colors will appear;  
 D. The location on the property (on a plat) of proposed & existing freestanding signs  
 E. The location on the building of proposed & existing building signs

12. Please attach swatches, samples, and/or paint chips of all proposed colors to the application.

13. Please complete the Sign Information Table located on the following page.

14. You are required to attend the Architectural Review Board meeting in which your sign application is reviewed.  
 • The ARB meets on the 3<sup>rd</sup> Monday of each month. (Please see ARB schedule for application deadlines and meetings.)

OFFICE USE ONLY
MAX NO OF ALLOWED SIGNS: _____
MAX ALLOWED SIGN AREA: _____

NOTE: Illuminated, exposed and non-exposed neon signs located on the interior of a business, which are visible from the exterior of the business, must be reviewed by the ARB. Such signs shall be included as part of a business's maximum allowable square footage of building signage, as authorized in Section 151.084 of the City Code. A "non-exposed neon sign" shall be interpreted as a neon sign that does not have externally visible neon tubing. Neon signs enclosed in plastic, glass and Plexiglas casings are considered "exposed neon signs." All electrical work must be in accordance with the City's Code of Ordinances and the National Electrical Code.

Note: This application contains multiple pages

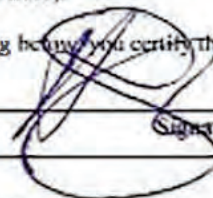


**SIGN INFORMATION TABLE**

Required Information	Sign 1	Sign 2	Sign 3
Materials: (metal, plastic, wood etc.)	Acrylic Panel		
Illumination: Exterior, interior or not lighted	Internal (existing)		
Type of Sign:	Road sign - updating panels		
Height (feet)	4' 1"		
Width (feet)	8'		
Area (square feet)	32.5 sq'		
All colors used on sign	Blue/white		
Is there a graphic (picture) on the sign? (Y/N) If yes, size of graphic	Y 13" w x 10" h		
Projection from building or cabinet width (thickness)	10"		
Number of styles of lettering	1		
Height of letters (if channel letters)	N/A		
If mounting individual letters, space between letters	N/A		
If mounting individual letters, space between words	N/A		
If window sign, size of window	N/A		
If changeable copy sign (reader board), number of lines	N/A		
If freestanding sign, distance between sign and street curb (ft)	12'		
If freestanding sign, total height above grade (ft)	10'		
If freestanding sign, landscaping materials to be planted at base of sign	Existing		

Review the attached Zoning Ordinances pertaining to sign regulations (Section 151.084). Be advised to examine them thoroughly so as to avoid violations (Section 151.999).

By signing below you certify the above information that you provided to be true and correct.

  
 \_\_\_\_\_  
 Signature of Applicant

  
 \_\_\_\_\_  
 Date

<b>OFFICE USE ONLY</b>		
Remarks:	_____	_____
Approval: Zoning Administrator _____	Issued by: _____	Date: _____

A

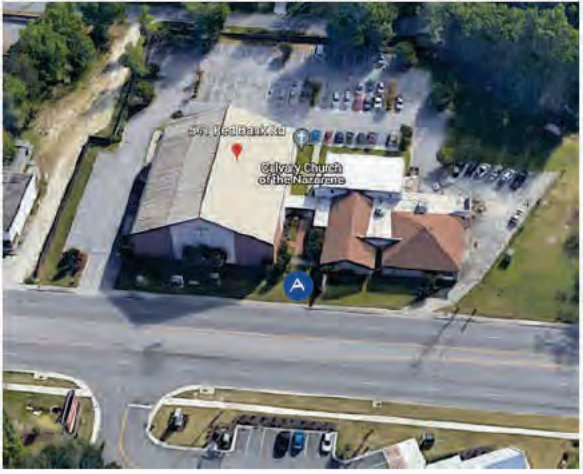
# CALVARY

CHURCH OF  THE NAZARENE

**WWW.CHARLESTONCALVARY.ORG**

**843-553-2902**

541 Red Bank Rd. - Goose Creek, SC 29445



SITE PLAN

Client:  
**Calvary Church of the Nazarene**

Location:  
 541 Red Bank Rd.  
 Goose Creek, SC 29445

**CAROLINA SIGN Co. 779.SIGN**

107 St. James Ave  
 Ste A2  
 Goose Creek, SC 29445  
 843-779-7446  
 carolinasignco.com

Project Updates

	n/a
	n/a
	n/a
	n/a
	n/a
	n/a
	n/a
	n/a
	n/a

Project Manager:  
**Hugh Welch**  
 E-Mail:  
 hugh@carolinasignco.com

Approval Signatures  
 X  
 Client

X  
 Landlord

Customer is responsible for providing a dedicated electrical circuit within six feet of each sign location and any desired electrical timing devices.

This original unsealed drawing is submitted solely for the project being planned. It is not to be copied or shown to persons outside of your organization without express written authorization from CAROLINA SIGN COMPANY. All specified details on these drawings are subject to change due to the availability of materials and/or changes in the method of fabrication. CAROLINA SIGN COMPANY will do their best to maintain the design intent of these drawings at all times. If the owner or owners representative wishes to receive detail drawings on all changes during the fabrication process, CAROLINA SIGN COMPANY must be notified in writing prior to the start of fabrication.

Sheet Title  
**Site**

Page Number  
**1 of 3**

96 in

48 in



3/16" White Acrylic Panel with Blue Transparent Vinyl Overlay.  
 Changing panels on the existing sign

Client:

Calvary Church of the Nazarene

Location:

541 Red Bank Rd.  
Goose Creek, SC 29445

**CAROLINA SIGN Co 779.SIGN**

107 St. James Ave  
Ste A2  
Goose Creek, SC 29445  
843-779-7446  
carolinasingnco.com

Project Updates

- n/a
- n/a
- n/a
- n/a
- n/a
- n/a
- n/a
- n/a
- n/a

Project Manager

Hugh Welch

E-Mail:

hugh@carolinasingnco.com

Approval Signatures

**X** Client

**X** Landlord

Customer is responsible for providing a dedicated electrical circuit within six feet of each sign location and any desired electrical timing devices.

This original unpublished drawing is submitted solely for the project being planned. It is not to be copied or shown to persons outside of your organization without express written authorization from CAROLINA SIGN COMPANY. All specified details on these drawings are subject to change due to the availability of materials and/or changes in the method of fabrication. CAROLINA SIGN COMPANY will do their best to maintain the design intent of these drawings at all times. If the owner or owners represents he wishes to receive detail drawings on all changes during the fabrication process CAROLINA SIGN COMPANY must be advised in writing prior to the start of fabrication.

Sheet Title

Site

Page Number

2 of 3



# CURRENT



# PROPOSED



Client:  
**Calvary Church of the Nazarene**  
 Location:  
 541 Red Bank Rd.  
 Goose Creek, SC 29445

**CAROLINA SIGN Co. 779.SIGN**  
 107 St. James Ave  
 Ste A2  
 Goose Creek, SC 29445  
 843-779-7446  
 carolinasignco.com

**Project Updates**

▲	n/a
▲	n/a
▲	n/a
▲	n/a
▲	n/a
▲	n/a
▲	n/a
▲	n/a
▲	n/a

**Project Manager:**  
 Hugh Welch  
 E-Mail:  
 hugh@carolinasignco.com

**Approval Signatures**

Client

Landlord

Customer is responsible for providing a dedicated electrical circuit within six feet of each sign location and any desired electrical timing devices.

This original unpublished drawing is submitted solely for the project being planned. It is not to be copied or shown to persons outside of your organization without express written authorization from CAROLINA SIGN COMPANY. All types and details on these drawings are subject to change due to the availability of materials and or changes in the method of fabrication. CAROLINA SIGN COMPANY will do their best to maintain the design intent of these drawings at all times. If the owner or customer requests any changes during the fabrication process CAROLINA SIGN COMPANY must be advised in writing prior to the start of fabrication.

Sheet Title  
**Site**

Page Number  
**3 of 3**





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2022-046SIG  
JERI'S OLD SCHOOL  
BARBERSHOP

---



**CITY OF GOOSE CREEK  
SIGN PERMIT APPLICATION**

PERMIT # _____	OFFICE USE ONLY
AMOUNT DUE: \$ _____	DATE PAID: / / _____
LICENSE# _____	DATE PAID: / / _____

Permit Fee: \$75.00

Today's Date: 6/16/22

1. Business Owner Jeri Mulder Business Phone [REDACTED]  
 Name of Business Jeri's Old School Bookery Alternate Phone \_\_\_\_\_  
 Street Address of Business 214 St James Ave. Ste 150

Landlord/Lessor \_\_\_\_\_ Landlord's Phone \_\_\_\_\_  
 Sign Company Carolina Sign Co. Sign Co. Phone [REDACTED]  
 Sign Co. Contact Hugh Welch Sign Co. Address [REDACTED]

2. Cost of Sign(s) \$ [REDACTED] Sign Installation Cost \$ [REDACTED] Total Cost \$ [REDACTED]

3. How many signs are you applying for? 1 How many signs does this business already have? 0

4. What kind of signs does this business already have? None

5. What type of business is applying for this sign permit:  
 A. A stand alone business?  Yes  No  
 B. A part of a shopping center?  Yes  No If yes, shopping center name: Shannon Park

6. What is the TMS number for this property? 243-04-00-017

7. What is the front setback of the business in feet? 375' (The distance from the front property line to the front of business)  
 A. For corner lots only, what is the front setback for second street frontage in feet? \_\_\_\_\_

8. What is the width of the business in feet? 20' (The distance from wall to wall)  
 A. For corner lots only, what is the width of the business for second street frontage in feet? \_\_\_\_\_

9. What is the property's road frontage in feet? 114 (This only applies to shopping centers crossing a freestanding sign)

10. Please attach photos showing:  
 A. The storefront in relation to adjacent businesses;  
 B. The specific location of proposed sign(s) on the property or building; and  
 C. The actual sign if it already exists.

11. Please attach drawings of each proposed sign showing (drawn to scale):  
 A. The completed sign as it will actually appear on the building  
 B. All dimensions;  
 C. Where the colors will appear;  
 D. The location on the property (on a plat) of proposed & existing freestanding signs  
 E. The location on the building of proposed & existing building signs

12. Please attach swatches, samples, and/or paint chips of all proposed colors to the application.

13. Please complete the Sign Information Table located on the following page.

14. You are required to attend the Architectural Review Board meeting in which your sign application is reviewed.  
 • The ARB meets on the 3<sup>rd</sup> Monday of each month. (Please see ARB schedule for application deadlines and meetings.)

OFFICE USE ONLY
MAX. NO. OF ALLOWED SIGNS: _____
MAX ALLOWED SIGN AREA: _____

**NOTE:** Illuminated, exposed and non-exposed neon signs located on the interior of a business, which are visible from the exterior of the business, must be reviewed by the ARB. Such signs shall be included as part of a business's maximum allowable square footage of building signage, as authorized in Section 151.084 of the City Code. A "non-exposed neon sign" shall be interpreted as a neon sign that does not have externally visible neon tubing. Neon signs enclosed in plastic, glass and Plexiglas casings are considered "exposed neon signs." All electrical work must be in accordance with the City's Code of Ordinances and the National Electrical Code.

Note: This application contains multiple pages

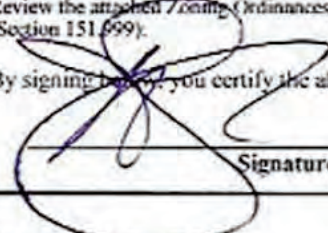


**SIGN INFORMATION TABLE**

Required Information	Sign 1	Sign 2	Sign 3
Materials: (metal, plastic, wood, etc.)	Aluminum/Acrylic		
Illumination: Exterior, interior or not lighted	Exterior		
Type of Sign:	WALL MOUNT		
Height (feet)	30"		
Width (feet)	120"		
Area (square feet)	25 s/f		
All colors used on sign	red / Blue / White Black / Tan		
Is there a graphic (picture) on the sign? (Y/N) If yes, size of graphic	Yes - Border Poles 5' w x 20' H		
Projection from building or cabinet width (thickness)	6"		
Number of styles of lettering	2		
Height of letters (if channel letters)	13"		
If mounting individual letters, space between letters	3"		
If mounting individual letters, space between words	N/A		
If window sign, size of window	N/A		
If changeable copy sign (reader board), number of lines	N/A		
If freestanding sign, distance between sign and street curb (ft)	N/A		
If freestanding sign, total height above grade (ft)	N/A		
If freestanding sign, landscaping materials to be planted at base of sign	N/A		

Review the attached Zoning Ordinances pertaining to sign regulations (Section 151.084). Be advised to examine them thoroughly so as to avoid violations (Section 151.999).

By signing below, you certify the above information that you provided to be true and correct.



Signature of Applicant

6/16/22  
Date

**OFFICE USE ONLY**

Remarks:

Approval: Zoning Administrator \_\_\_\_\_

Issued by: \_\_\_\_\_

Date: \_\_\_\_\_

A



214 St James Ave. Ste 150 - Goose Creek, SC 29445



SITE PLAN

Client:  
 Jeri's Old School  
 Barbershop

Location:  
 214 St James Ave  
 Ste 150  
 Goose Creek, SC 29445

**CAROLINA  
 SIGN Co. 779.SIGN**

107 St. James Ave  
 Ste A2  
 Goose Creek, SC 29445  
 843-779-7446  
 carolinasingno.com

Project Updates

- n/a
- n/a
- n/a
- n/a
- n/a
- n/a
- n/a
- n/a
- n/a

Project Manager:  
 Hugh Welch  
 E-Mail:  
 hugh@carolinasingno.com

Approval Signatures

X Client

X Landlord

Customer is responsible for providing a dedicated electrical circuit within six feet of each sign location and any desired electrical timing devices.

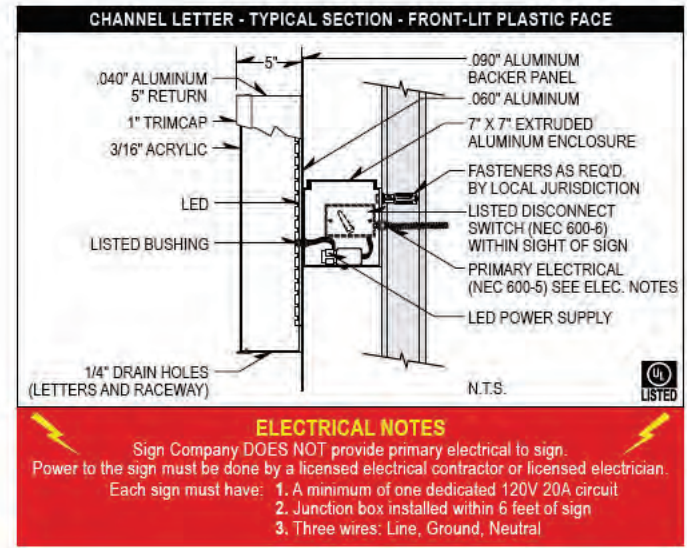
This original unperfected drawing is submitted solely for the project being planned. It is not to be copied or shown to persons outside of your organization without express written authorization from CAROLINA SIGN COMPANY. All specified details on these drawings are subject to change due to the availability of materials and/or changes in the method of fabrication. CAROLINA SIGN COMPANY will do their best to maintain the design intent of these drawings at all times. If the owner or owners representative wishes to receive digital drawings on all changes during the fabrication process, CAROLINA SIGN COMPANY must be notified in writing prior to the start of fabrication.

Sheet Title  
Site

Page Number

1 of 3





Fabricate & Install Internally Lighted Channel Letter Sign.

**Client:**  
Jerri's Old School Barbershop

**Location:**  
214 St James Ave  
Ste 150  
Goose Creek, SC 29445

**CAROLINA SIGN Co 779.SIGN**  
107 St. James Ave  
Ste A2  
Goose Creek, SC 29445  
843-779-7446  
carolinasingnco.com

**Project Updates**

- ▲ n/a
- ▲ n/a
- ▲ n/a
- ▲ n/a
- ▲ n/a
- ▲ n/a
- ▲ n/a
- ▲ n/a

**Project Manager:**  
Hugh Welch  
**E-Mail:**  
hugh@carolinasingnco.com

**Approval Signatures**

Client

Landlord

Customer is responsible for providing a dedicated electrical circuit within six feet of each sign location and any desired electrical timing devices.

This original unpublished drawing is submitted solely for the project being planned. It is not to be copied or shown to persons outside of your organization without express written authorization from CAROLINA SIGN COMPANY. All specified details on these drawings are subject to change due to the availability of materials and/or changes in the method of fabrica ion. CAROLINA SIGN COMPANY will do their best to maintain the design intent of these drawings at all times. If the owner or owners represents the wishes to receive detail drawings on all changes during the fabrication process CAROLINA SIGN COMPANY must be advised in writing prior to the start of fabrication.

**Sheet Title:**  
Site

**Page Number:**  
2 of 3

# CURRENT



# PROPOSED



Client:

Jeri's Old School  
Barbershop

Location:

214 St James Ave  
Ste 150  
Goose Creek, SC 29445

**CAROLINA**  
SIGN Co. 779.SIGN

107 St. James Ave  
Ste A2  
Goose Creek, SC 29445  
843-779-7446  
carolinasignco.com

Project  
Updates

- 1 n/a
- 2 n/a
- 3 n/a
- 4 n/a
- 5 n/a
- 6 n/a
- 7 n/a
- 8 n/a
- 9 n/a
- 10 n/a

Project Manager:

Hugh Welch

E-Mail:

hugh@carolinasignco.com

Approval Signatures

X

Client

X

Landlord

Customer is responsible for providing a dedicated electrical circuit within six feet of each sign location and any desired electrical timing devices.

This original unpublished drawing is submitted solely for the project being presented. It is not to be copied or shown to persons outside of your organization without express written authorization from CAROLINA SIGN COMPANY. All types and details on these drawings are subject to change due to the availability of materials and or changes in the method of fabrication. CAROLINA SIGN COMPANY will do their best to maintain the design intent of these drawings at all times. If the owner or customer requests any changes during the fabrication process CAROLINA SIGN COMPANY must be advised in writing prior to the start of fabrication.

Sheet Title

Site

Page Number

3 of 3





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2022-047SIG  
KO BEAUTIQUE

---



**CITY OF GOOSE CREEK  
SIGN PERMIT APPLICATION**

PERMIT #:	OFFICE USE ONLY
AMOUNT DUE: \$	DATE PAID: / /
LICENSE#:	DATE PAID: / /

Permit Fee: \$75.00

Today's Date: 6/16/22

1. Business Owner Karyna Omura Business Phone [REDACTED]  
 Name of Business KO Boutique Alternate Phone \_\_\_\_\_  
 Street Address of Business [REDACTED]  
 Landlord/Lessor Victory Real Estate Investments Landlord's Phone \_\_\_\_\_  
 Sign Company Carolina Sign Co. Sign Co. Phone [REDACTED]  
 Sign Co. Contact Hugh Welch Sign Co. Address [REDACTED]

2. Cost of Sign(s) \$ [REDACTED] Sign Installation Cost \$ [REDACTED] Total Cost \$ [REDACTED]

3. How many signs are you applying for? 1 How many signs does this business already have? 0

4. What kind of signs does this business already have? [REDACTED]  None

5. What type of business is applying for this sign permit:  
 A. A stand alone business?  Yes  No  
 B. A part of a shopping center?  Yes  No If yes, shopping center name: Crowfield Plaza

6. What is the TMS number for this property? 233-001-00-051

7. What is the front setback of the business in feet? 250' (The distance from the front property line to the front of business)  
 A. For corner lots only, what is the front setback for second street frontage in feet? \_\_\_\_\_

8. What is the width of the business in feet? 20' (The distance from wall to wall)  
 A. For corner lots only, what is the width of the business for second street frontage in feet? \_\_\_\_\_

9. What is the property's road frontage in feet? N/A (This only applies to shopping centers erecting a freestanding sign)

10. Please attach photos showing:  
 A. The storefront in relation to adjacent businesses;  
 B. The specific location of proposed sign(s) on the property or building; and  
 C. The actual sign if it already exists.

OFFICE USE ONLY
MAX. NO. OF ALLOWED SIGNS: _____
MAX. ALLOWED SIGN AREA: _____

11. Please attach drawings of each proposed sign showing (drawn to scale):  
 A. The completed sign as it will actually appear on the building  
 B. All dimensions;  
 C. Where the colors will appear;  
 D. The location on the property (on a plat) of proposed & existing freestanding signs  
 E. The location on the building of proposed & existing building signs

12. Please attach swatches, samples, and/or paint chips of all proposed colors to the application.

13. Please complete the Sign Information Table located on the following page.

14. You are required to attend the Architectural Review Board meeting in which your sign application is reviewed.  
 • The ARB meets on the 3<sup>rd</sup> Monday of each month. (Please see ARB schedule for application deadlines and meetings.)

NOTE: Illuminated, exposed and non-exposed neon signs located on the interior of a business, which are visible from the exterior of the business, must be reviewed by the ARB. Such signs shall be included as part of a business's maximum allowable square footage of building signage, as authorized in Section 151.084 of the City Code. A "non-exposed neon sign" shall be interpreted as a neon sign that does not have externally visible neon tubing. Neon signs enclosed in plastic, glass and Plexiglas casings are considered "exposed neon signs." All electrical work must be in accordance with the City's Code of Ordinances and the National Electrical Code.

Note: This application contains multiple pages.

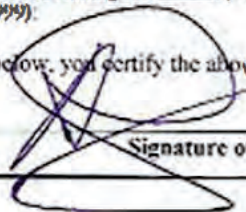


### SIGN INFORMATION TABLE

Required Information	Sign 1	Sign 2	Sign 3
Materials: (metal, plastic, wood, etc.)	<i>Aluminum/Acrylic</i>		
Illumination: Exterior, interior or not lighted	<i>Internal</i>		
Type of Sign:	<i>WALL MOUNT</i>		
Height (feet)	<i>33"</i>		
Width (feet)	<i>152"</i>		
Area (square feet)	<i>19,49 s/f</i>		
All colors used on sign	<i>Black/White</i>		
Is there a graphic (picture) on the sign? (Y/N) If yes, size of graphic	<i>Yes - 35" circle</i>		
Projection from building or cabinet width (thickness)	<i>6"</i>		
Number of styles of lettering	<i>1</i>		
Height of letters (if channel letters)	<i>16"</i>		
If mounting individual letters, space between letters	<i>2.5"</i>		
If mounting individual letters, space between words	<i>N/A</i>		
If window sign, size of window	<i>N/A</i>		
If changeable copy sign (reeler board), number of lines	<i>N/A</i>		
If freestanding sign, distance between sign and street curb (ft)	<i>N/A</i>		
If freestanding sign, total height above grade (ft)	<i>N/A</i>		
If freestanding sign, landscaping materials to be planted at base of sign	<i>N/A</i>		

Review the attached Zoning Ordinances pertaining to sign regulations (Section 151.084). Be advised to examine them thoroughly so as to avoid violations (Section 151.999).

By signing below, you certify the above information that you provided to be true and correct.



Signature of Applicant

*6/16/22*  
Date

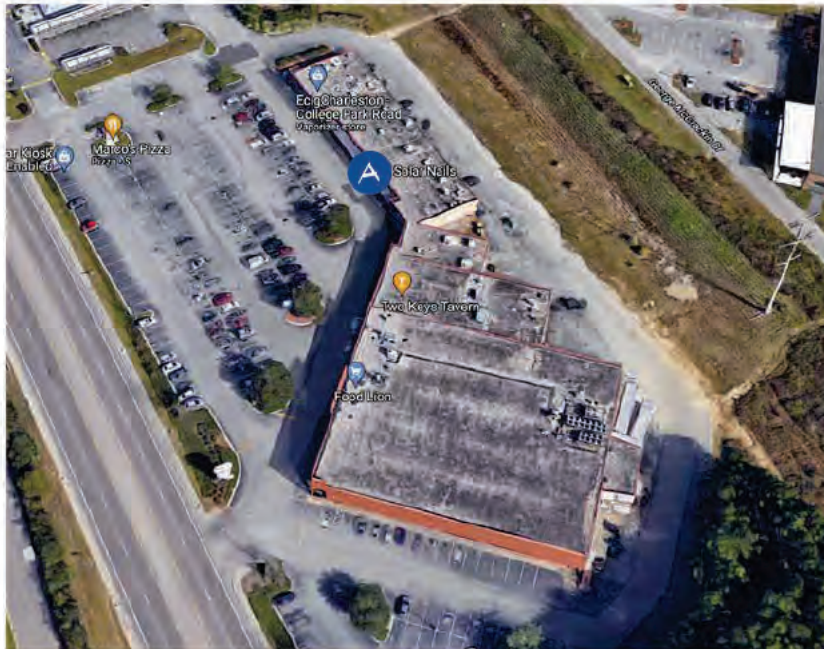
Remarks: _____	<b>OFFICE USE ONLY</b>
Approval: Zoning Administrator _____	Issued by: _____ Date: _____

A



# BEAUTIQUÉ

640 College Park Rd. - Ste F - Goose Creek, SC 29445



SITE PLAN

Client:

KO Beautique

Location:  
650 College Park Rd.  
Ste F  
Goose Creek, SC 29445

**CAROLINA**  
SIGN Co. 779.SIGN

107 St. James Ave  
Ste A2  
Goose Creek, SC 29445  
843-779-7446  
carolinasignco.com

Project  
Updates

- n/a
- n/a
- n/a
- n/a
- n/a
- n/a
- n/a
- n/a
- n/a

Project Manager:

Hugh Welch

E-Mail:

hugh@carolinasignco.com

Approval Signatures

Client

Landlord

Customer is responsible for providing a dedicated electrical circuit within six feet of each sign location and any desired electrical timing devices.

This original unsealed drawing is submitted solely for the project being planned. It is not to be copied or shown to persons outside of your organization without express written authorization from CAROLINA SIGN COMPANY. All specified details on these drawings are subject to change due to the availability of materials and/or changes in the method of fabrication. CAROLINA SIGN COMPANY will do their best to maintain the design intent of these drawings at all times. If the owner or owners representative wishes to receive digital drawings on all changes during the fabrication process, CAROLINA SIGN COMPANY must be notified in writing prior to the start of fabrication.

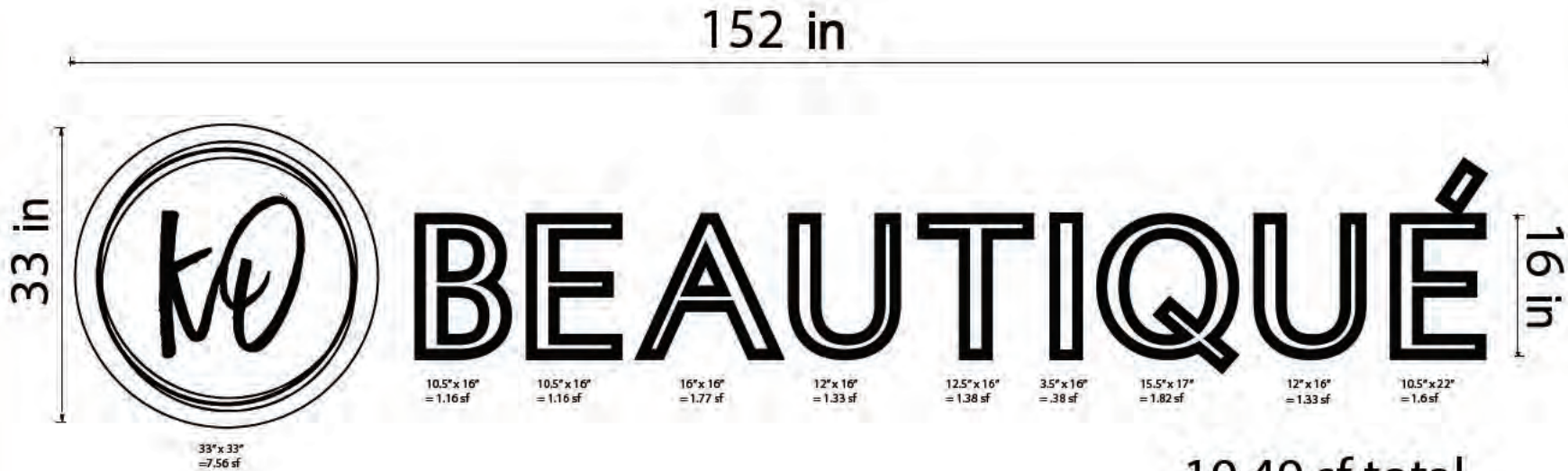
Sheet Title

Site

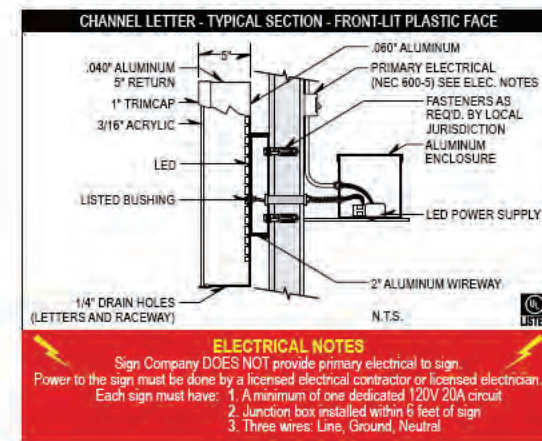
Page Number

1 of 3





Fabricate & Install Internally Lighted Channel Letter Sign..



Client

**KO Beatique**

Location:

650 College Park Rd.  
Ste F  
Goose Creek, SC 29445

**CAROLINA SIGN Co 779.SIGN**

107 St. James Ave  
Ste A2  
Goose Creek, SC 29445  
843-779-7446  
carolinasingnco.com

Project Updates

▲ n/a

▲ n/a

▲ n/a

▲ n/a

▲ n/a

▲ n/a

▲ n/a

▲ n/a

Project Manager

Hugh Welch

E-Mail:

hugh@carolinasingnco.com

Approval Signatures

X Client

X Landlord

Customer is responsible for providing a dedicated electrical circuit within six feet of each sign location and any desired electrical timing devices.

This original unperfected drawing is submitted solely for the project being planned. It is not to be copied or shown to persons outside of your organization without express written authorization from CAROLINA SIGN COMPANY. All specified details on these drawings are subject to change due to the availability of materials and/or changes in the method of fabrica ion. CAROLINA SIGN COMPANY will do their best to maintain the design intent of these drawings at all times. If the owner or owners represents the wishes to receive detail drawings on all changes during the fabrication process CAROLINA SIGN COMPANY must be advised in writing prior to the start of fabrication.

Sheet Title

Site

Page Number

2 of 3

# CURRENT



# PROPOSED



Client:

KO Beautique

Location:

650 College Park Rd.  
Ste F  
Goose Creek, SC 29445

**CAROLINA**  
SIGN Co 779.SIGN

107 St. James Ave  
Ste A2  
Goose Creek, SC 29445  
843-779-7446  
carolinasignco.com

Project  
Updates

- 1
- 2 n/a
- 3 n/a
- 4 n/a
- 5 n/a
- 6 n/a
- 7 n/a
- 8 n/a
- 9 n/a
- 10 n/a

Project Manager:

Hugh Welch

E-Mail:

hugh@carolinasignco.com

Approval Signatures

X Client

X Landlord

Customer is responsible for providing a dedicated electrical circuit within six feet of each sign location and any desired electrical timing devices.

This original unpublished drawing is submitted solely for the project being presented. It is not to be copied or shown to persons outside of your organization without express written authorization from CAROLINA SIGN COMPANY. All types and details on these drawings are subject to change due to the availability of materials and or changes in the method of fabrication. CAROLINA SIGN COMPANY will do their best to maintain the design intent of these drawings as a format. If the owner or customer requests any changes during the fabrication process CAROLINA SIGN COMPANY must be advised in writing prior to the start of fabrication.

Sheet Title

Site

Page Number

3 of 3





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2022-049SIG  
TEAMWORK REALTY

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CITY OF GOOSE CREEK  
SIGN PERMIT APPLICATION

PERMIT #:	_____	<b>OFFICE USE ONLY</b>
AMOUNT DUE: \$	_____	DATE PAID: ___/___/___
LICENSE#:	_____	DATE PAID: ___/___/___

Permit Fee: \$75.00

Today's Date: 6/15/2022

1. Business Owner Terry Peterson Business Phone [REDACTED]  
 Name of Business Teamwork Realty Alternate Phone [REDACTED]  
 Street Address of Business 100 Central Avenue  
 Landlord/Lessor Terry Peterson Landlord's Phone [REDACTED]  
 Sign Company Rise Above Sign & Graphics Sign Co. Phone [REDACTED]  
 Sign Co. Contact Joe Ritchey Sign Co. Address [REDACTED]

2. Cost of Sign(s) \$ [REDACTED] Sign Installation Cost \$ [REDACTED] Total Cost \$ [REDACTED]

3. How many signs are you applying for? 1 How many signs does this business already have? 0

4. What kind of signs does this business already have? Existing Post and Panel to be removed  None

5. What type of business is applying for this sign permit:  
 A. A stand alone business?  Yes  No  
 B. A part of a shopping center?  Yes  No If yes, shopping center name: Real Estate Central Plaza

6. What is the TMS number for this property? 243 04 00 046

7. What is the front setback of the business in feet? 38 (The distance from the front property line to the front of business)  
 A. For corner lots only, what is the front setback for second street frontage in feet? \_\_\_\_\_

8. What is the width of the business in feet? 200 (The distance from wall to wall)  
 A. For corner lots only, what is the width of the business for second street frontage in feet? \_\_\_\_\_

9. What is the property's road frontage in feet? 350 (This only applies to shopping centers erecting a freestanding sign)

10. Please attach photos showing:
- A. The storefront in relation to adjacent businesses;
  - B. The specific location of proposed sign(s) on the property or building; and
  - C. The actual sign if it already exists.

<b>OFFICE USE ONLY</b>
MAX. NO. OF ALLOWED SIGNS: _____
MAX ALLOWED SIGN AREA: _____

11. Please attach drawings of each proposed sign showing (drawn to scale):
- A. The completed sign as it will actually appear on the building
  - B. All dimensions;
  - C. Where the colors will appear;
  - D. The location on the property (on a plat) of proposed & existing freestanding signs
  - E. The location on the building of proposed & existing building signs

12. Please attach swatches, samples, and/or paint chips of all proposed colors to the application.

13. Please complete the Sign Information Table located on the following page.

14. You are required to attend the Architectural Review Board meeting in which your sign application is reviewed.

- The ARB meets on the 3<sup>rd</sup> Monday of each month. (Please see ARB schedule for application deadlines and meetings.)

NOTE: Illuminated, exposed and non-exposed neon signs located on the interior of a business, which are visible from the exterior of the business, must be reviewed by the ARB. Such signs shall be included as part of a business's maximum allowable square footage of building signage, as authorized in Section 151.084 of the City Code. A "non-exposed neon sign" shall be interpreted as a neon sign that does not have externally visible neon tubing. Neon signs enclosed in plastic, glass and Plexiglas casings are considered "exposed neon signs." All electrical work must be in accordance with the City's Code of Ordinances and the National Electrical Code.



### SIGN INFORMATION TABLE

Required Information	Sign 1	Sign 2	Sign 3
Materials: (metal, plastic, wood, etc.)	Alluminum ACM		
Illumination: Exterior, interior or not lighted	Non Illuminated		
Type of Sign:	Monument		
Height (FEET)	9'		
Width (feet)	5.5'		
Area (square feet)	50		
All colors used on sign	light gray, black, white, on main st. + tenant panels		
Is there a graphic (picture) on the sign? (Y/N) If yes, size of graphic	small TR logo 10" x 10"		
Projection from building or cabinet width (thickness)	NA		
Number of styles of lettering	1 on main sign		
Height of letters (if channel letters)			
If mounting individual letters, space between letters	1-1/8"		
If mounting individual letters, space between words	2.5"		
If window sign, size of window			
If changeable copy sign (reader board), number of lines			
If freestanding sign, distance between sign and street curb (ft)	22'		
If freestanding sign, total height above grade (ft)	9'		
If freestanding sign, landscaping materials to be planted at base of sign	Small Evergreen shrubs and grass		

Review the attached Zoning Ordinances pertaining to sign regulations (Section 151.084). Be advised to examine them thoroughly so as to avoid violations (Section 151.999):

By signing below, you certify the above information that you provided to be true and correct.

*Joseph Ritchey*  
\_\_\_\_\_  
Signature of Applicant

6/15/2022  
\_\_\_\_\_  
Date

<b><u>OFFICE USE ONLY</u></b>
Remarks: _____
Approval: Zoning Administrator _____ Issued by: _____ Date: _____





Teamwork Realty  
100 Central Avenue  
Goose Creek, SC 29445  
Monument Signage

Job ID#: 904776939  
Project Mgr: Joe Ritchey  
Designer: Sean Bogue  
Created on: 05/31/2022

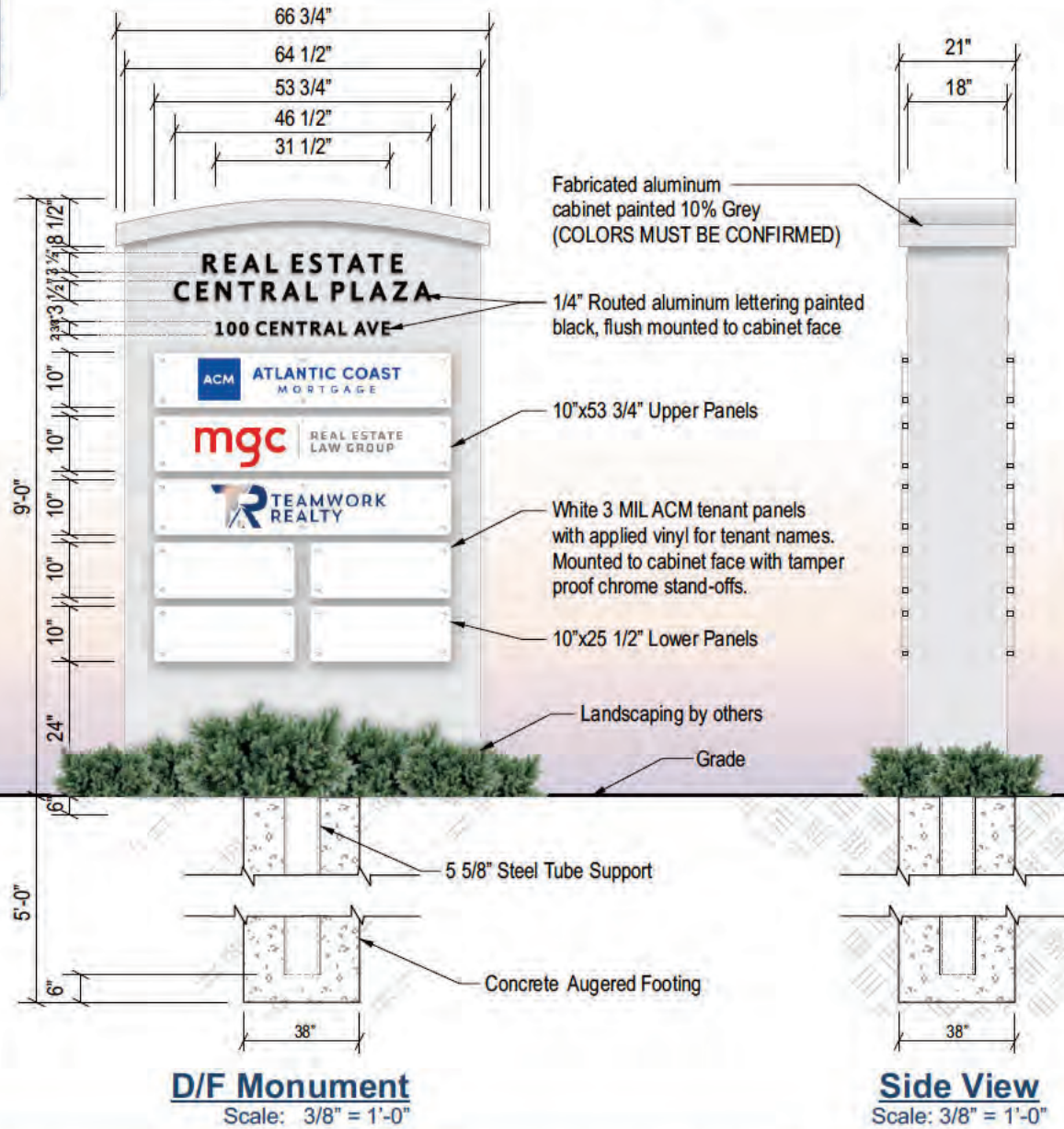
THIS DRAWING WAS CREATED TO ASSIST YOU IN VISUALIZING OUR PROPOSAL. THE DRAWING REPRESENTS ORIGINAL IDEAS WHICH ARE THE PROPERTY OF RISE ABOVE CONSULTING, LLC dba RISE ABOVE SIGN & GRAPHICS AND CONTAINS CONFIDENTIAL INFORMATION. PERMISSION TO COPY OR REVISE THIS DRAWING CAN ONLY BE OBTAINED THROUGH A WRITTEN AGREEMENT WITH RISE ABOVE SIGN & GRAPHICS. PRODUCTION OR REPRODUCTION OF THESE WORKS BY ANY INDIVIDUAL OR GROUP OTHER THAN RISE ABOVE SIGN & GRAPHICS WITHOUT AUTHORIZATION IS STRICTLY PROHIBITED.

REVISION

R1 06/14/22 SB Update tenant panels, dimensions, location, show proposed foliage




<b>SIGN A</b>	Teamwork Realty
Type:	D/F Free-standing Sign
Illumination:	Non-Illuminated Ltrs w/ACM tenant plates
Square Footage:	50.00



\*\*\*PRODUCTION CAN NOT COMMENCE WITHOUT DOCUMENTED CUSTOMER APPROVAL\*\*\*

**IMPORTANT**

Please review this proof closely to ensure all colors, locations, and spelling are correct. While we work hard to ensure quality and accuracy, any errors not corrected during the approval process will be the responsibility of the customer. You may have received this proof via online proofing system or by email from a Project Manager. Please follow the on-screen instructions to comment or approve the art, or reply to the email in writing to confirm your approval (or call/email with questions or change requests).

Once approved, Rise Above Sign & Graphics is not responsible for any errors/omissions associated producing your graphics as shown in this proof, regardless of who authored or designed the work under consideration.



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2022-041EMOD  
MCDONALDS

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**ARB SCOPE OF WORK FORM / APPLICATION / INFORMATION SUMMARY**  
**DEPARTMENT OF PLANNING AND ZONING 843-797-6220 EXT. 1118**

P.O. Drawer 1768    519 N. Goose Creek Blvd.    Goose Creek, South Carolina 29445-1768    www.cityofgoosecreek.com    Fax: 843-863-5208

<b>Property Address:</b> 609 St. James Avenue, Goose Creek, SC 29445		<b>TMS No.:</b> 234-00-00-137
<b>Review request:</b> <input checked="" type="checkbox"/> Preliminary <input type="checkbox"/> Final	<b>For:</b> <input type="checkbox"/> New Construction <input checked="" type="checkbox"/> Alterations / Additions <input type="checkbox"/> Color Change <input type="checkbox"/> Demolition <input type="checkbox"/> Other _____	<b>Preliminary meeting date requested:</b> <input type="checkbox"/> Appeal Decision of Architectural Review Board

<b>Property Owner:</b> Whitfield Company	<b>Daytime phone:</b> [REDACTED]
<b>Applicant:</b> McDonald's USA, LLC (LEASEHOLD INTEREST)	<b>Daytime phone:</b> [REDACTED]
<b>ARB Meeting Representative:</b> Integrity Engineering & Development - Wesley Hoge	<b>Contact Information:</b> [REDACTED]
<b>Applicant's mailing address:</b> [REDACTED]	
<b>City:</b> [REDACTED]	<b>State:</b> [REDACTED] <b>Zip:</b> [REDACTED]
<b>Applicant's e-mail address:</b> [REDACTED]	
<b>Applicant's relationship:</b> <input type="checkbox"/> Owner <input checked="" type="checkbox"/> Design Professional <input type="checkbox"/> Contractor <input type="checkbox"/> Real Estate Agent/Broker <input type="checkbox"/> Other	

<p><b>Materials/Colors Used:</b> <i>(specific color(s)/manufacture #'s listed: samples must be presented to Board <input checked="" type="checkbox"/> attached)</i>  <i>(Example: Building Materials, Exterior Colors, Landscaping, Lighting)</i></p>
<p>See attached elevations for the following for color/manufacture:</p> <p>Double Welcome Gateway</p> <p>Pre-Sale Menu Board</p> <p>OutdoorDigital Menu Board</p> <p>Slim Spring Board Canopy</p> <p>Roll Forward Sign Detail</p> <p>DT OOSP Standard Roll Forward Plan Detail</p>
<p><b>Scope of Work:</b> <i>(please give a detailed description)</i></p>
<p>Change single drive-thru to a double lane drive-thru by adding an island and new drive thru equipment</p>

I hereby acknowledge by my signature below that the foregoing application is complete and accurate and that I am the owner of the subject property or an authorized representative. I authorize the subject property to be posted and inspected, and the application to be heard by the Architectural Review Board of the City of Goose Creek on the date specified.

DocuSigned by:  
**Applicant's signature:** Vivian Valdivia (LEASEHOLD INTEREST)    **Date:** 6/15/2022  
EF9745FCA7E744F...  
**Print name legibly:** Vivian Valdivia (LEASEHOLD INTEREST)

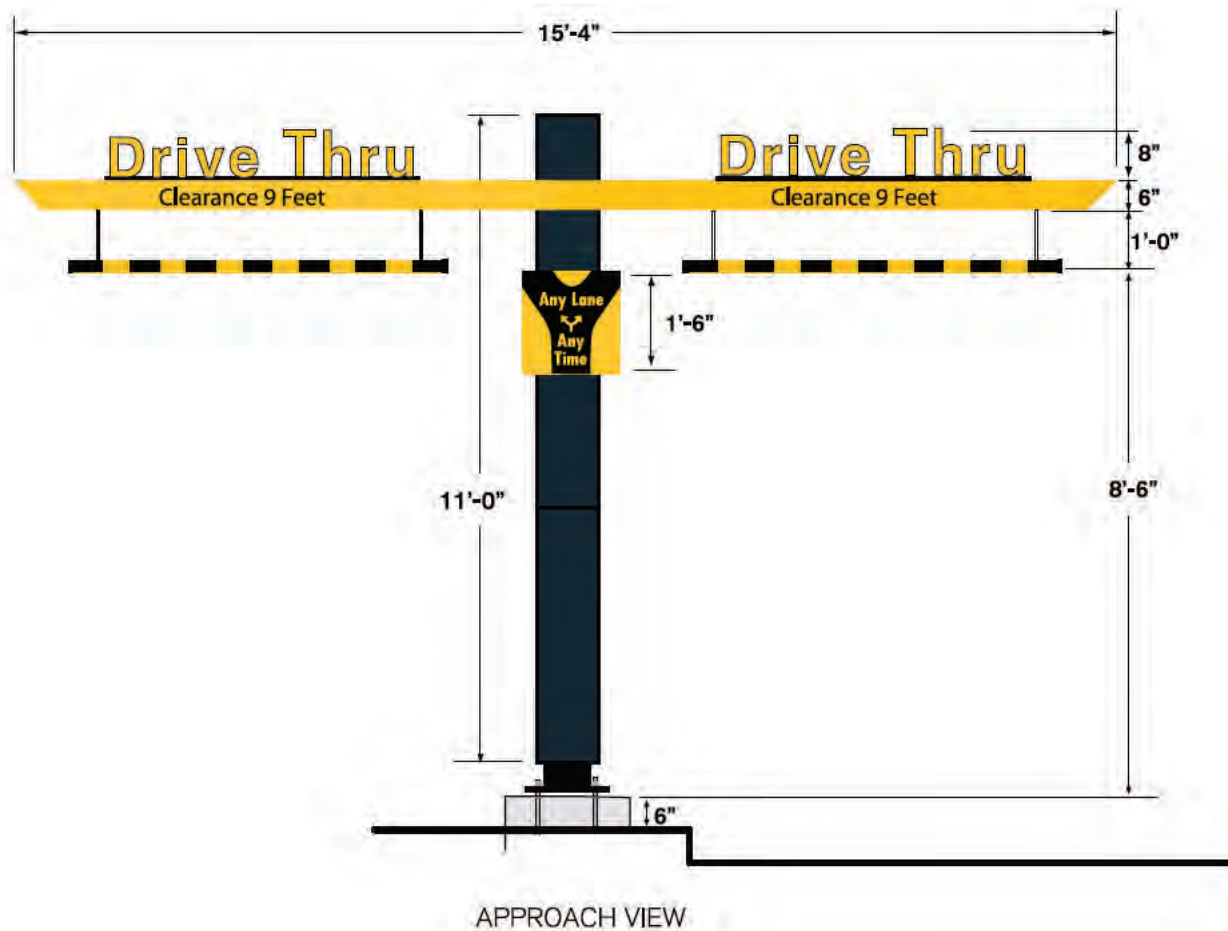




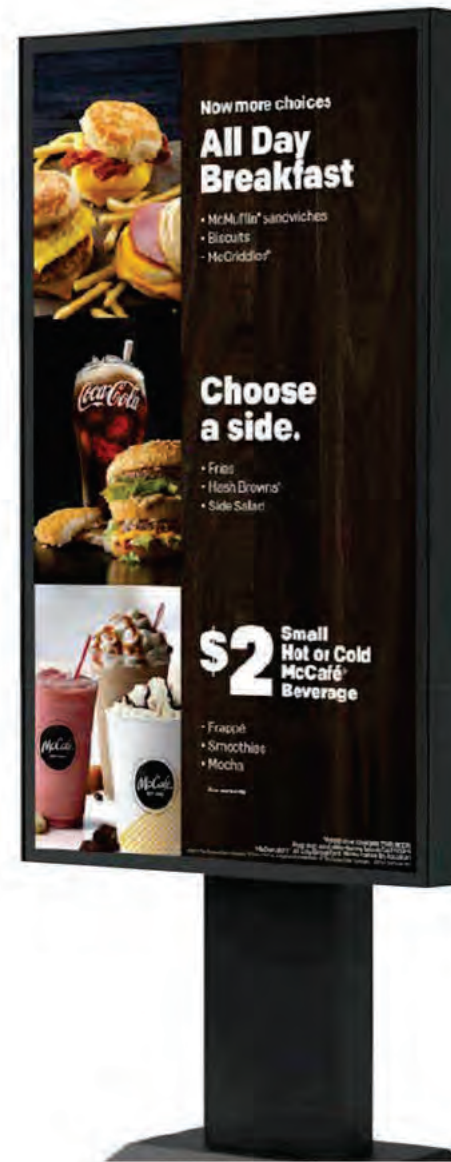
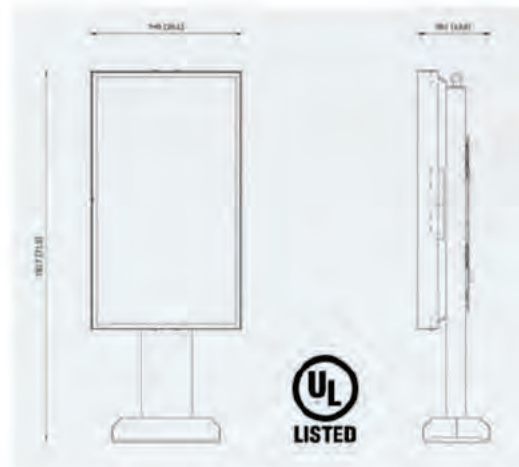


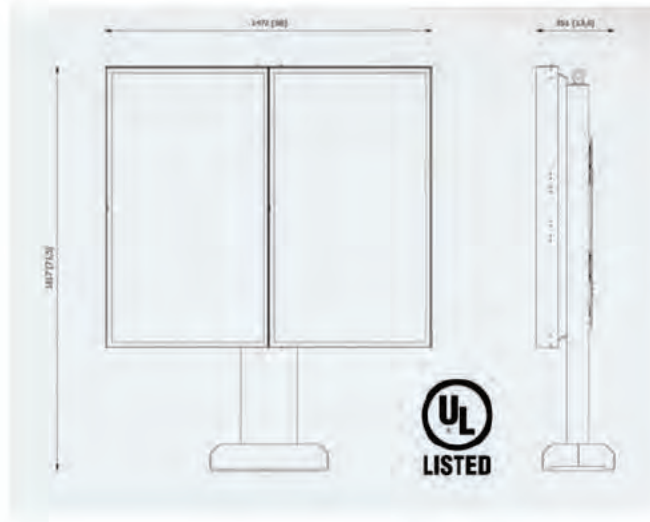




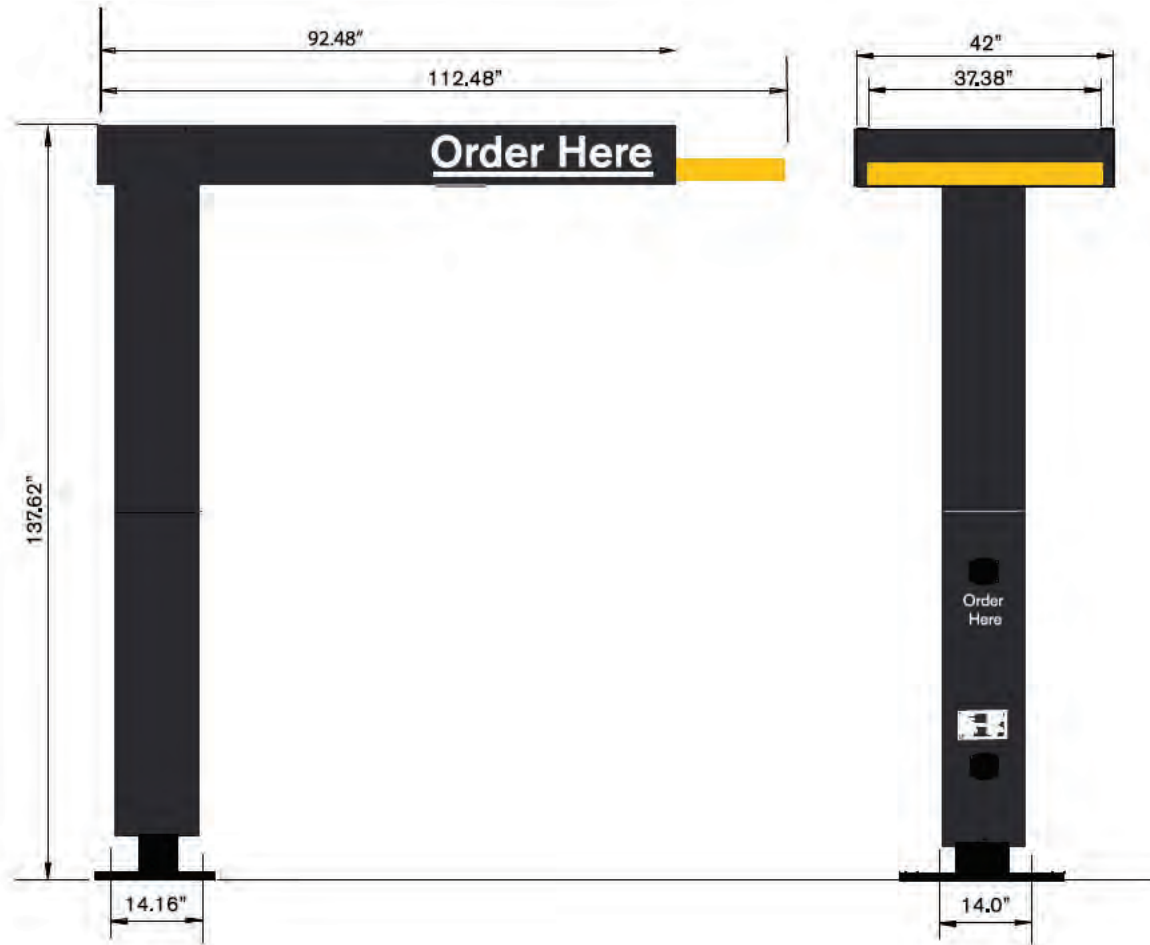








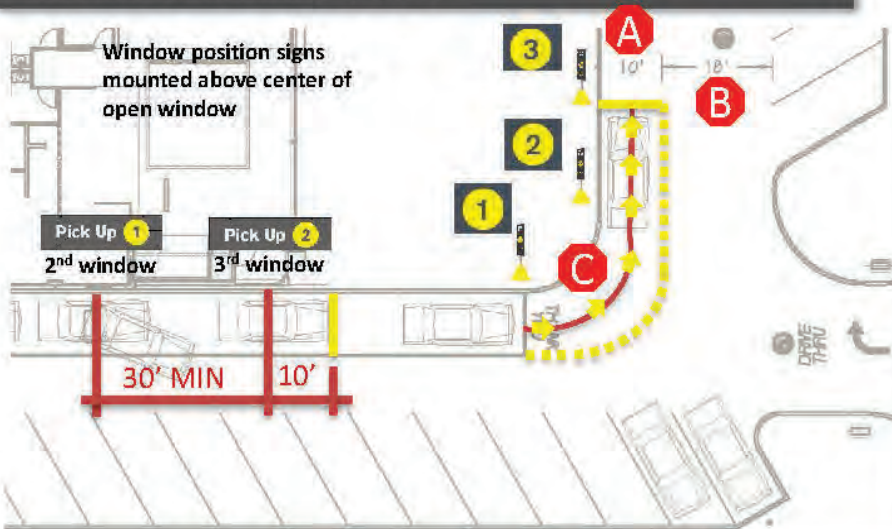




# DT OOSP STANDARDS

## OOSP-Roll Forward (Optional based on site criteria)

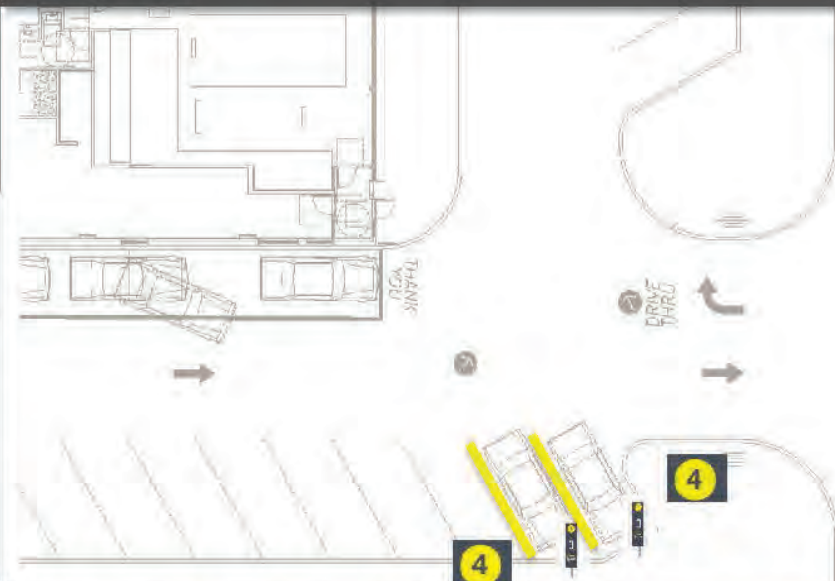
When space allows Roll Forward is available as an option based on site criteria. A Roll Forward lane should be provided that extends from the end of the Drive-Thru and wraps around the front of the building. Signs used should be Roll Forward 1, 2, & 3.



OOSP-Roll Forward: The customer is instructed to “roll forward” to the end of the lane. While the customer is traveling to the end of the lane, the crew is finishing assembling the order. As the customer rolls to the end of the lane, the crew member runs the order out the front door to the customer.

## OOSP-Mobile Order Signage

Two Mobile Order locations should be provided as shown, selecting the location that best applies to site specific conditions. Signs used should be Reserved 1 & 2.



OOSP-Mobile Order: Customers can use Mobile Order & Pay on the McDonald’s App, choose Curbside Pickup, park in a reserved spot, and have their order brought directly to their car.

## SIGNAGE



- A** The Roll Forward Lane must be 10’ wide minimum.
- B** By-Pass lane must be provided. Ensure 18’ minimum is provided from back of stall to yellow stripe to allow adequate space for parked cars to back out with angled stalls, 24’ minimum is provided in cases with 90 degree stalls
- C** The critical hold distance from the start of the Roll Forward lane to the final position is 40’ minimum

\*Recommendation is to use moveable sign as first choice whenever possible for Roll Forward



Signs are only to be ordered through McDonald’s approved signage vendors.  
 Available Through:  
 Everbrite, LLC (888)857-4078  
 Persona Signs (800)843-9888





## FACE OPTIONS



**Illumination:**

N/A

**Face Details:**

- Pigmented NG Charcoal ABS face with white and PMS123C copy; to be installed on movable base only



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2022-048EMOD  
SKYMARKET

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## MEMORANDUM

**TO:** City of Goose Creek Architectural Review Board  
**FROM:** Alexis Kiser, Assistant to City Administrator  
**RE:** Sky Market, 115 S. Goose Creek Blvd. (TMS# 243-12-07-031)  
**DATE:** 7/11/2022

---

Staff has reviewed the submittal to the Architectural Review Board (ARB) and offers the following commentary:

### General Conformance Analysis

1. The proposal is for alterations to the exterior of an existing building located at 115 S. Goose Creek Blvd. (TMS# 243-12-07-031). Alterations include paint, lighting, metal awning, metal railing, and an outdoor seating area on the parcel on artificial turf.
2. This parcel is zoned General Commercial (GC), and this is an approved use by right for this zoning classification.
3. The parcel fronts S. Goose Creek Boulevard and the current building is vacant.

### Architectural Review Design Guidelines Analysis

#### Site design

The applicant is proposing the construction of an approximately 25' x 32' fenced seating area for outdoor dining on the south elevation of the building in an area that is currently not being utilized. To accommodate this the refuse collection will be moved to the north side of the building (see site elements section for more details). The addition of this patio area will improve the functional and visual enjoyment of the property (§151.197(A)(d)).

#### Architectural theme

The applicant is proposing painting the exterior of the building, adding metal awnings above the primary entrance and windows, and decorative lighting to the exterior of the building. These alterations will contribute to the visual character of the vacant parcel and will create variation and interest.

#### Architectural interest

The proposed alterations to the building and site by the applicant will add architectural interest with three black metal awnings, decorative exterior lighting, and an outdoor dining area that will be visible from the roadway and parking lot.

#### Building design

The applicants proposed color scheme for exterior building alterations consists of a defined palette and will add interest to other buildings in the area. The proposed location of the outdoor dining area is in front of utility meters located on the ground and the building. The current proposed plan does not show these being screened from public view.



---

### Site Elements

The north side of the building is currently a small parking lot there which will be used for employee parking and deliveries. Currently, refuse collection is situated where the outdoor seating area will be located. Moving the garbage area will make it so it will not be the visual focal point of the parking and outdoor dining area. Refuse The site of the refuse collection will measure 11'-5" x 10'-8" and appears to be screened on all four sides. It is not clear from the information provided what the screening material will be.

### **Staff Recommendation**

To supplement the applicant's submission, the general conformance analysis, and the architectural review design analysis, staff asks the Architectural Review Board to consider the following staff recommendations.

- In conversations with the applicant, they expressed interest in painting the existing fence at the front of the building to blend with exterior alterations. This fence is located in the SCDOT right-of-way and cannot be moved or upgraded without an encroachment permit from SCDOT, but it can be painted. Staff asks that board members allow for the applicant to paint the existing fence, as it is not currently listed in the scope of work in the application.
- Require the screening material for refuse collection should mirror the façade of the building in materials and color. If Board Members have recommendations on this requirement, please offer suggestions and staff will ensure compliance.
- Require the utility meters located on the south side of the building be screened in a way that adds visual interest. If Board Members have recommendations on this requirement, please offer suggestions and staff will ensure compliance.

The development of the site must meet all minimum zoning requirements, which will be verified by staff, after ARB approval upon submission of permit applications.

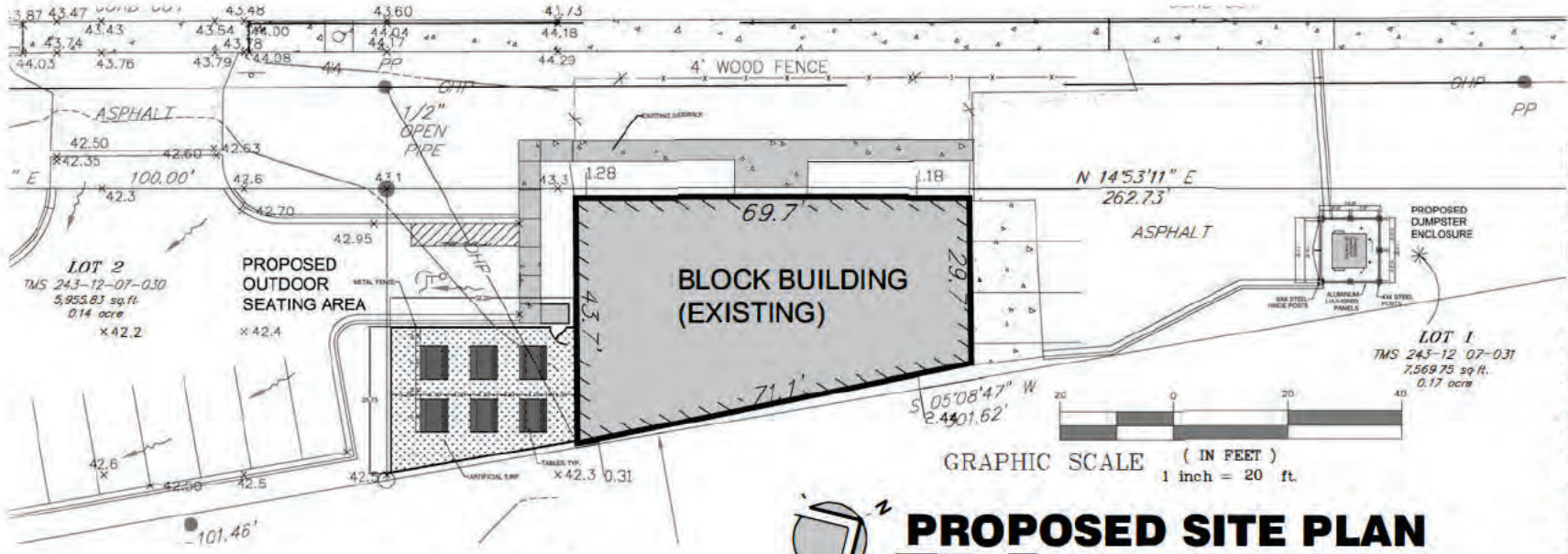






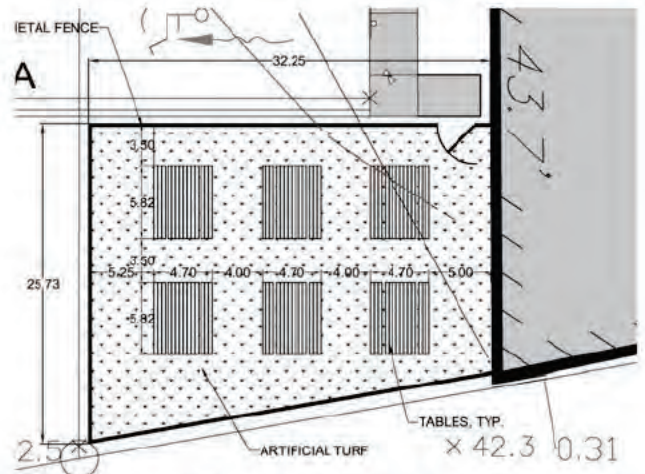






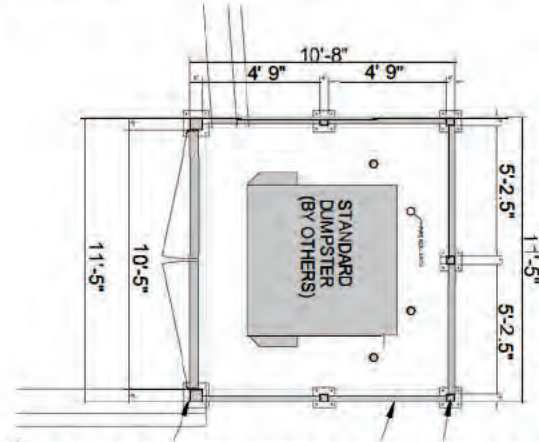
## PROPOSED SITE PLAN

SCALE: 1:20



## SEATING AREA DETAIL

SCALE: 1:10



## DUMPSTER AREA DETAIL

SCALE: 1:5

**RETAIL SPACE BUILDOUT**  
117 S. Goose Creek Blvd. Goose Creek SC 29445







