

# Devaun Park "For Sale" Sign Policy (Rev. Dec. 20, 2019)

---

## **Background**

After members of the Devaun Park community asked the Board of Aldermen (BOA) to review Devaun Park's "For Sale Sign Policy," a committee of seven residents – including some who also own vacant lots in Devaun Park – reviewed the current policy, along with the "Open House Policy," and provided input that was forwarded in November to the Architectural Review Committee for consideration.

The overwhelming consensus of the Sign Review Committee was to increase the size of the For Sale sign to be larger than the prior 12" Wide by 6" High format.

Respective of the responsibility assigned to it by the Proclamation of Protective Covenants, the Architectural Review Committee (ARC) reviewed the Sign Committee's proposed dimensions, made adjustments and updated policy and specification details, as follow.

## **Summary**

Whether for a house or vacant lot, the sign specifications will now be the same; 18" Wide by 12" High, including space for a 4th line of information.

The revised design and policy details are posted on the Association's website ([www.devaunpark-dpca.com](http://www.devaunpark-dpca.com)) in the "Governing Documents" tab under Architectural Review Committee / For Sale Signs.

This revision replaces the previous For Sale Sign policy dated February 17, 2018. The smaller signs specified by the previous policy may continue to be displayed until the subject property's sale closes. However, all new sign installations must use these specifications beginning January 1, 2020.

Also reviewed by the Sign Committee, the "Open House Policy" remains unchanged and continues to be posted on the website under the Members-only "General Information" tab as "Open House Signage Policy - March 2017 (reposted.)"

## **Design and Display Specifications**

Sign material, size and colors shall be uniform whether for house sale or lot sale. They shall be constructed in accordance with the attached drawing, without exception.

- The sign's message may consist of three or four lines as may be appropriate to the Property Owner's requirements. The first line of text will always say "FOR SALE." The second, third and fourth lines may display the Listing Agency or "BY OWNER," the name of the agent or seller, the phone number of the agent or seller and a web address.

## Devaun Park "For Sale" Sign Policy (Rev. Dec. 20, 2019)

---

- House For Sale signs may be displayed in either of two locations; hung from under the property's mailbox, perpendicular to the street, or displayed on a wood post parallel with the street.

When the house for sale sign is hung beneath the mail box, it shall be 2-sided (identical on both sides,) mounted with 2 hooks to the underside of the newspaper box and centered on the width of the newspaper opening's base plate.

Alternatively, house for sale signs may be post-mounted - as described below for Lot For Sale signs - and installed two (2) feet behind the sidewalk.

As an exception to the "2-foot behind sidewalk" placement rule, if the house has a front picket fence closer than 2-feet behind the sidewalk, then the sign may be mounted to the fence pickets with the top of the sign (+/-) 30" above the ground surface.

- Lot For Sale signs are one sided and are to be attached to a 2" X 4" or, alternatively, a 4" X 4" wood post, as specified below, positioned in the center of the lot and set back approximately 12 feet from the sidewalk or curb to allow for front lot mowing by the community landscaper. The top of the sign should be fixed at (+/-) 30 inches above ground level. For stability, it is recommended the mounting channel extend no less than 12 inches into the ground.
- Realtor / Agency signs are not permitted on Devaun Park properties and an Agency's logo is not permitted on House Re-Sale or Lot Sale signs.
- An "Information" brochure box may be placed adjacent to Mailbox-mounted For Sale signs on the same-style post as is required for Lot For Sale signs; with the brochure box's top at the same 30" mounting height.
- For post-mounted signs, an "Information" brochure box may be mounted on the post, below the For Sale sign.
- Devaun Park's logo is a copyrighted image, available for DPCA Members to use on their For Sale sign with permission from the copyright owner. The logo may only be used as per the colors and other details described on the logo's specification page which may be accessed and copied for this use from the Association's website at the Members-only "General Information" tab, identified as "Devaun Park Logo."
- There is no "Authorized" supplier for these signs. Property Owners or Agencies may purchase from the sign shop of their choice. However, ABC Signs & Artworks – located at 7246 Beach Drive, Unit 1, Ocean Isle Beach phone: (910) 575-4404 – is familiar with these specifications and has Devaun Park's logo art on file.

## Devaun Park "For Sale" Sign Policy (Rev. Dec. 20, 2019)

---

- There may only be one For Sale sign on any Property.
- For Sale signs must be removed within one week of the property's closing transaction.
- The listing agent or owner of any sign not conforming to the above requirements will be notified by Devaun Park Community Association's Property Management Company. The sign will need to be corrected or removed with 48 hours of notification. If there is no response within 48 hours, the sign will be removed by the DPCA.

## Devaun Park "For Sale" Sign Policy (Rev. Dec. 20, 2019)

---

### **Construction and Placement Specifications**

- Material: 1/8" THICK, SOLID CORE ALUMINUM COMPOSITE PANEL (such as "Sign Bond" or "MAX-metal) – 18" Wide X 12" High
- Background, Border & Logo Color: RGB = R-48, G-66, B-45 / CMYK =C-73, M-50, Y-80, K-53 (Dark Green)
- Vinyl Lettering:  
TIMES NEW ROMAN, BOLD
- Green Outside Border:  
1/4 INCH WIDE
- White Inside Border:  
1/8 INCH WIDE
- White Margin Around Logo:  
1/8 INCH WIDE
- Space Between Border & Logo:  
1/4 INCH WIDE
- Logo Dimensions (Not Including White Margin):  
3-1/4" HIGH x  
MAINTAINED-RATIO WIDTH
- For Sale Text:  
(+/- ) 1-3/4" HIGH, CENTERED ON LOGO'S HEIGHT
- Agency / Owner Contact Info.:  
CENTERED BETWEEN  
LOGO'S MARGIN & WHITE  
BORDER AT BOTTOM
- Post Material For Lot Sale Signs:  
2" X 4" OR 4" X 4" PRESSURE-TREATED WOOD, UNPAINTED
- Registered Copyright Symbol: TO BE INCLUDED AS SHOWN



## Devaun Park "For Sale" Sign Policy (Rev. Dec. 20, 2019)

---

The following illustrates how a mailbox-mounted sign should be displayed. Note that it is hung from the base of the newspaper box, perpendicular to the street, mounted with hooks.



The following illustrates how the post-mounted sign should be displayed. A typical information information brochure box is shown as it would be mounted.

