

**TOWN OF MAGGIE VALLEY  
ORDINANCE 1086**

**WHEREAS,** The Board of Aldermen submit the Comprehensive Land Use Plan states we should "Promote design which preserves" the ... "unique character in Town."

**WHEREAS,** The Board of Aldermen feel it necessary to update the UDO to reflect current North Carolina General Statutes

**NOW THEREFORE,** be it ordained by the Board of Aldermen of the Town of Maggie Valley, in the State of North Carolina, as follows:

**SECTION 1:            AMENDMENT** "157.10 NONCONFORMING SIGNS" of the Town of Maggie Valley Municipal Code is hereby *amended* as follows:

B E F O R E  A M E N D M E N T

157.10 NONCONFORMING SIGNS

- A. All signs described in Section 157.09: Prohibited Signs, shall be removed within 90 days after the adoption of this ordinance.
- B. Any time that ownership of a nonconforming sign is changed, the nonconforming sign shall be brought into compliance.
- C. No changes shall be allowed as to the shape or size of the total sign structure of any nonconforming sign. Changes in coloring, lettering, or information conveyed shall be permitted.
- D. Nonconforming signs, other than those described in Section 157.06, shall be considered nonconforming uses. Nonconforming uses shall be brought into compliance within a period of two (2) years from the date the sign becomes nonconforming.

A F T E R  A M E N D M E N T

157.10 NONCONFORMING SIGNS

- ~~A. All signs described in Section 157.09: Prohibited Signs, shall be removed within 90 days after the adoption of this ordinance.~~
- ~~B. Any time that ownership of a nonconforming sign is changed, the nonconforming sign shall be brought into compliance.~~
- ~~C.~~ A. Except as provided by state law, nNo changes shall be allowed as to the shape or size of the total sign structure of any nonconforming sign. Changes in coloring, lettering, or information conveyed shall be permitted.
- ~~D.~~ B. Nonconforming signs, other than those described in Section 157.06, shall be considered nonconforming uses. ~~Nonconforming uses shall be brought into~~

~~compliance within a period of two (2) years from the date the sign becomes nonconforming.~~

PASSED AND ADOPTED BY THE TOWN OF MAGGIE VALLEY BOARD OF ALDERMEN JULY 09, 2024.

Presiding Officer

\_\_\_\_\_  
Mike Eveland, Mayor, Town of  
Maggie Valley

Attest

\_\_\_\_\_  
Kathy Johnson, Town Clerk, Town of  
Maggie Valley