



# CITY OF DAHLONEGA

## Historic Preservation Commission

### Meeting Agenda

March 23, 2026, 6:00 PM

Gary McCullough Chambers, Dahlonega City Hall

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**I. CALL TO ORDER**

**II. APPROVAL OF AGENDA**

**III. APPROVAL OF MINUTES**

- (1.) Regular Meeting of October 25, 2025  
Rhonda Hansard, City Clerk

**IV. RECESS REGULAR MEETING FOR PUBLIC HEARING**

**V. PUBLIC HEARING**

- (1.) Lee and Jennifer House on behalf of the Feral Cat Program of Georgia aka The Friendly Feral Thrift Store have applied for a Sign Permit. The business is located at 28 North Grove Street, Unit 200, Dahlonega, Georgia.  
Allison Martin, City Manager

**VI. ADJOURN PUBLIC HEARING**

**VII. RECONVENE REGULAR MEETING**

**VIII. OLD BUSINESS**

**IX. NEW BUSINESS**

- (1.) Lee and Jennifer House on behalf of the Feral Cat Program of Georgia aka The Friendly Feral Thrift Store have applied for a Sign Permit. The business is located at 28 North Grove Street, Unit 200, Dahlonega, Georgia.  
Allison Martin, City Manager

**X. ADJOURNMENT**



# Agenda Memo

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**DATE:** 3/23/2026  
**TITLE:** COA 26-5  
**PRESENTED BY:** Allison Martin, City Manager  
**PRIORITY:** Strategic Priority - Communication

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## AGENDA ITEM DESCRIPTION

Lee and Jennifer House on behalf of the Feral Cat Program of Georgia aka The Friendly Feral Thrift Store have applied for a sign permit. The business is located at 28 North Grove Street, Unit 200, Dahlonega, Georgia.

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## HISTORY/PAST ACTION

None.

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## FINANCIAL IMPACT

None.

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## RECOMMENDATION

Denial as per Consultant's Report.

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## SUGGESTED MOTIONS

## ATTACHMENTS

Consultant's Report and Sign Application.

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**City of Dahlonaga Historic Preservation Commission  
Certificate of Appropriateness (COA) Application Review\***

**Property Information:** Friendly Feral Thrift Store, 28 North Grove Street  
Zoning: Central Business District; Tax Parcel: D11 216

**Applicant:** Jennifer House

**Project Summary:** Approval is requested for the addition of a new wall sign on the front elevation of the multi-tenant building housing the Friendly Feral Thrift Store.

**Date:** March 11, 2026

**Project Description:**

The proposed project consists of the addition of a new wall sign on the front elevation of the multi-tenant building housing the Friendly Feral Thrift Store. The one-story building contains at least one additional tenant. The building's exterior appears to be finished with wood board-and-batten siding; the low-gabled roof is hidden behind stepped parapet walls; a wood-framed shed porch extends across the building's front elevation. According to tax records, the building was constructed in 1999.

According to the Sign Permit Application, the proposed new wall sign will measure 3 feet by 4 feet. It will be constructed of high-density polyurethane foam attached to a wood base. (Confirm with applicant that these materials are correct.) The sign will feature the business name in black script outlined in yellow on a white background, with a red perimeter border and a yellow image of a cat on a red background in the upper left corner. The sign will be mounted on the parapet wall above the business's main entrance and above the shed porch's roof.

**Project Evaluation:**

The *Dahlonaga Historic District Design Guidelines* discuss appropriate signage in the historic district but refer to the City's *Sign Ordinance* for specific requirements that must be met. The following guidelines and ordinance sections apply to the addition of a new wall sign.

*Dahlonaga Historic District Design Guidelines:*

*Section 3.7 Signage* – "All new signage in the Historic District must comply with the Dahlonaga Sign Ordinance." The design guidelines should be used in conjunction with the sign ordinance. Guideline 3.7.3 – "Sign size, shape, font styles, and color should conform to those traditionally used in the historic area." New signs should be easily read and of simple design. An example of appropriate signage is shown.

***Based on other signs on businesses in the historic district, the proposed sign is similar to others in the district, is easily read, and is of simple design. However, the proposed sign size, font styles, and colors should be re-examined to meet requirements and produce a more compatible design.***

The City's *Code of Ordinances, Subpart B – Land Use and Land Development, Chapter 123 – Signs: Section 123-5 (b) Historic Commission Authority* – “The historic commission, as established under the regulations of the City of Dahlonega, shall review for Certificates of Appropriateness all sign applications for wall signs within the B-3 district, the CBD and overlay districts that touch upon the CBD and B-3....”

*Section 123-6 (a) Area of Sign* – “The area of a sign shall consist of the entire area of the sign, including any type border which may enclose the outer limits of any writing, representation, emblem, figure, or character.”

***The proposed 3-foot by 4-foot sign is 12 SF in total area.***

*Section 123-6 (b) Sign Materials* – “In B-3 and CBD, the exposed surfaces of all sign structures and supports shall be constructed using natural materials and should match local architectural styles. Natural materials include, but are not limited to, concrete, stucco, natural and painted wood, brick, stone or manmade materials such as metal and glass with similar texture and appearance that are considered appropriate to maintain the character of the existing building and structures on the property on which the sign is located.”

***The proposed sign is constructed of high-density polyurethane foam, which is not a natural material. The sign's material should be changed to a natural material such as those included in the list above.***

*Section 123-6 (d) Type Styles* – “In B-3 and CBD, type styles are limited to those found in the ordinance from which this chapter is derived, or a style substantially similar.”

***The proposed fonts on the sign are similar to fonts in the list of approved type styles. The font type should be changed to a font in the approved list. Creative fonts can be encouraged as long as they are easily readable. (See Ordinance 2008-04 below)***

*Section 123-7 (f) Wall and Mansard Signs* – 4. “The total area for wall or mansard signage shall not exceed ten percent of the area of the building wall.” 6. “For buildings with multiple tenants having store fronts only, the facade rented by the tenant shall be considered as the wall area for a sign area calculation.”

***The total area of the business's front elevation should be re-calculated to include only the area of the front façade that is rented by the tenant. The 8.5 feet by 70 feet calculated area does not seem to be correct. The center of the façade with the tallest section of parapet wall (which is above the business's entrance) appears to be taller than 8.5 feet. Also, 70 feet seems to be measured across the building's entire front façade. The entire area of the front elevation that includes only the space rented by the tenant, including the parapet wall above the shed porch roof, should be calculated. The appropriate sign size may be no more than 10% of that calculated area.***

*Ordinance 2008-04, Amended September 17, 2015, Sign Ordinance:*

*Attachment 1, Acceptable Type Styles for B3 and CBD Districts* – “Many letter styles and original designs may be allowed but must be approved by the Historic Preservation Commission.”

Suggested standard font styles that are considered appropriate are listed in this attachment to the ordinance.

***(See Section 123-6 (d) Type Styles above)***

**Recommendation:**

Based on the *Design Guidelines* and the requirements in the *Sign Ordinance*, it is recommended that the application be denied as proposed. The following adjustments should be made to the proposal:

- Re-calculate the front elevation area to include only the front façade of the part of the building that contains the Friendly Feral business. The size of the new wall sign may be no more than 10% of this re-calculated area.
- Use a natural material to construct the wall sign rather than polyurethane foam. See the list of natural materials in the *Sign Ordinance*.
- Consider using fonts from the approved list of type styles in the *Sign Ordinance*.
- Consider examples of existing signs already approved by the HPC for guidance on design, fonts, and colors that are seen as compatible within the historic district. Downtown Dahlonga has a number of existing signs that are both creative and compatible.

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\*Reviewed by WLA Studio based on materials received from the applicant at the time of review. New information from the applicant and/or a site visit to the subject property may amend the recommendation.



**CITY OF DAHLONEGA**  
 465 Riley Road  
 Dahlonega, Georgia 30533  
 Phone: 706-482-2711 • Fax: 706-864-4837

**SIGN PERMIT APPLICATION**

Sign Permit Fee: \$75 for initial sign / \$25 for each additional sign / Banner Permit Fee: \$25.00 for each Banner.

Type of Sign requiring application and Permit Fee:

Freestanding, wall, mansard, hanging, projecting, banners, A-frame, signage during construction, residential subdivision and master signage plan.

Name of Business: Feral cat program of GA aka Friendly Feral  
 Location of Business: 28 N Grove St, Dahlonega  
 Owner of Business: Jennifer House  
 Mailing Address: 4310 S. Chestatee St. Dahlonega  
 Phone #: 404 285-0125  
 Cell or other #: [REDACTED]  
 Property Owner: Ricky Gooch

If the applicant is someone other than the property owner. Provide written consent of the owner of the Property, or his/her agent, granting permission for the placement, maintenance, size, and height of the sign to be placed on the property.

Sign Installer: SELF INSTALLED  
 Address: \_\_\_\_\_  
 Phone #: \_\_\_\_\_  
 Cell or other #: \_\_\_\_\_  
 Applicant's Signature: Jennifer House  
 Application Date: \_\_\_\_\_

Application will only be deemed complete when all required information is received. Drawings, sketches, photo survey, etc. A copy of the sign ordinance is available for review at [Dahlonega-ga.gov](http://Dahlonega-ga.gov), Copies are available at City Hall.

Check all the signs that apply to this application:

- Freestanding  
  Wall  
  Mansard  
  Hanging  
  Projecting  
  A-frame  
  Banner

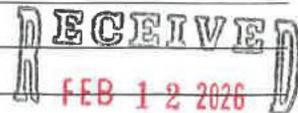
Place the Total number of signs next to each fee schedule:

Initial sign fee is \$75.00  Each additional sign is \$25.00  Banner is \$ 25.00

Total Amount Due: \$75.00

\*\*\*\*\* FOR STAFF ONLY \*\*\*\*\*

Staff Signature: \_\_\_\_\_ Date: \_\_\_\_\_



Permit Fees Paid: \_\_\_\_\_ Permit Decal: \_\_\_\_\_

BY: .....Page 4 of 4.

For each sign include sketch or drawing showing sign dimensions, height, monument base size, material, colors, text font, plans for illumination etc. For freestanding include survey showing the street address of property, the location of the sign, the distance of the sign from property boundaries and the distance of any freestanding signs within 50 ft. of this sign. **Include photos of existing signs.**

Freestanding Sign Section 7.1

Attach drawing and survey to show location & distance apart of all signs on the property.

Size of base - dimensions & shape: \_\_\_\_\_

Size of sign / dimensions & shape: \_\_\_\_\_

Height: \_\_\_\_\_

Material: \_\_\_\_\_

Color of sign background, text etc.:  
(attach paint sample or color drawing) \_\_\_\_\_

Location of freestanding sign:  
(site survey is acceptable) \_\_\_\_\_

Distance of the new sign:  
(Existing freestanding signs) \_\_\_\_\_

Illumination type:  
(only up light and down light is allowed) \_\_\_\_\_

Value of sign: \_\_\_\_\_

*Height cannot exceed 10ft. Historic District cannot exceed height of 5ft. Size cannot exceed 32 sq. in area. Only Monument type signs allowed. No poles or pylon. Base must be solid/enclosed with no visible open areas and a Minimum of 4ft. wide and 2 ft. high. Signs cannot be located within 50 ft. of another sign. In the B3 & CBD districts cannot be located with 20 ft. of another sign.*

Wall/Mansard Sign Section 7.2

Show location of signs on the building-new & existing.

Size of sign/ dimensions & shape: 3 ft by 4 ft / Rectangle

Building façade/ wall dimensions: Strip of stores ? 70' x 8.5' 595 #

Height- Top to ground: Strip of stores ? Wall mounted

Material of sign: High Density poly Foam

Color of sign background, text etc.:  
(attach paint sample or color drawing and attach lettering - see example sheet) WOOD SIGN, WITH HIGH DENSITY POLY FOAM

Specifications on how the sign will be attached to wall: Nails - Screws ATTACHED TO WOOD.

Illumination type:  
(only up light and down light is allowed) NONE

Value of sign: \_\_\_\_\_

*Size cannot exceed 10% of Wall or mansard area. Wall and mansard signs shall be permitted on the wall or mansard of a building facing a public street. If a building has public street frontage on more than one side, a wall or mansard sign may be allowed on either the main entrance or any side facing a public street. Or, alternatively the allowed square footage for the signage may be divided equally between the main entrance and an adjacent side of the building which also faces a public street. Wall or mansard signs shall not extend above the eave line or top of a parapet on the wall to which it is attached.*

NEW  
36' x 48'  
12¢

EXISTING  
24' x 120'  
20¢



FRONTAGE 8.5' x 70' 595¢ @ 10% ALLOWED UP TO 59.5¢

NEW SIGNAGE 12¢  
EXISTING SIGNAGE 20¢

32¢  
—



3' x 4' FT: 12¢

EXISTING HAZA SALON SIGN 24" X 10" (20¢)

**Sign Permit**

**SGN-26-5**

Submitted On: Feb 12, 2026

**Applicant**

LEE HOUSE  
404-626-2691



**Business Information**

**Property Type**

Commercial

**Name of Business**

THE FRINDLEY FERAL THRIFT STORE

**Address**

28 NORTH GROVE STREET

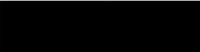
**Sign Installer Cell or Other #**

404-626-2691

**Location of Business**

28 NORTH GROVE STREET

**Property Owner Cell # or other #**



**Applicant Signature**

true

**Owner of Business**

LEE & JENNIFER HOUSE

**Mailing Address**

4310 SOUTH CHESTATEE STREET

**Sign Installer**

SELF INSTALLED

**Property Owner**

RICKY GOOCH

**Property Owner Phone #**



**Sign Installer Phone #**

404-626-2691

**Freestanding Sign Policy**

Height cannot exceed 10ft. Historic District cannot exceed the height of 5ft. Size cannot exceed 32 sq. in area. Only Monument type signs allowed. No poles or pylon. The base must be solid/enclosed with no visible open areas and a Minimum of 4ft. wide and 2 ft. high. Signs cannot be located within 50 ft. of another sign. In the B3 & CBD districts cannot be located with 20 ft. of another sign.

**Wall/Mansard Sign Policy**

Size cannot exceed 10% of Wall or mansard area. Wall and mansard signs shall be permitted on the wall or mansard of a building facing a public street. If a building has public street frontage on more than one side, a wall or mansard sign may be allowed on either the main entrance or any side facing a public street. Or, alternatively, the allowed square footage for the signage may be divided equally between the main entrance and an adjacent side of the building which also faces a public street. Wall or mansard signs shall not extend above the eave line or top of a parapet on the wall to which it is attached.

**Hanging/Projection Sign Policy**

You are allowed 1 hanging or 1 projecting sign. The sign is in a nonresidential zoning district; The sign is located over a public door entrance to an occupied building; The sign is no more than 9 square feet in area; The sign may not project more than 36 inches from the wall;

The sign is uniform in size, material, color, and shape and is placed in an equivalent location to other such signs located on the same building; The sign is suspended from the eave or soffit of the building or extends from the wall. The sign maintains a minimum of 8 feet clearance between the bottom of the sign and the walkway below, and the sign shall not extend vertically beyond the window sill of the second story.

**Banner Policy**

(One banner per business may be erected for no more than 10 days during any 120-day period. The ten days do not have to be consecutive)

Banners are allowed: (1) on developed lots in non-residential zoning districts, and (2) residential zoning districts on developed lots that are used for nonresidential purposes. 2. One banner per business may be erected for no more than 10 days during any 120-day period. The ten days do not have to be consecutive. 3. The maximum size of the banner shall not exceed 35 square feet and the height shall not exceed 5 feet. 4. The minimum front setback shall be 15 feet from the edge of the pavement or outside of the right of way, whichever is greater and 10 feet from the side and rear lot lines. However, in no case will a banner be allowed to obscure vision at a street or driveway intersection, or railway crossing. For traffic safety, signs shall - 14- not be located within the triangular area on a corner lot formed by measuring 20 feet along both street-side property lines from their intersection.

**A-Frame Policy**

Any portable sign or structure no greater in size than two feet wide by three feet high and composed of up to two (2) sign faces mounted or attached back to back in such a manner as to form a triangular vertical cross-section through the faces. You must submit an application for this sign. If the application is denied you may be allowed 6 sq. ft. of additional signage on your wall or window. **Location:** If on sidewalk/walkway you must have 60 inches of unobstructed pedestrian access. **Size - Size** cannot exceed 2 ft. x 3 ft. Maximum height 3 ft.

Banner is \$25

0

Total Amount Due

75

**Wall/Mansard Sign Section Form 7.2**

Size of sign/ dimensions & shape

4' X 3" (12 sq.ft)

Application will only be deemed complete when all required information is received. Drawings, sketches, photo survey, etc. A copy of the sign ordinance is available for review at [Dahlonega.gov](http://Dahlonega.gov) (link here), Copies are available at City Hall.

Check all the signs that apply to this application:

Freestanding

--

Wall  
true

Mansard

--

Hanging

--

Projecting

--

A-frame

--

Banner

--

Is the applicant the same as the property owner?

No

If the applicant is someone other than the property owner. Provide written consent of the owner of the Property, or his/her agent, granting permission for the placement, maintenance, size and height of the sign to be placed on the property.

Place the TOTAL number of signs next to each fee schedule below:

Initial sign fee is \$75

1

Each additional sign is \$25

0

Building façade/ wall dimensions

70' X 8.5

**Height- Top to ground**

**11'**

**Color of sign background, text etc.**

**RED-YELLOW-BROWN-WHITE**

**Illumination type**

**None**

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**Window Section 8.5**

**Information Sign - Section 8.6**

**Door - Section 8.8**

**Hand held/ Portable Signs Section 8.11**

**Other signs allowed with approved application and permit:**

**Signage during construction**

**Residential Subdivision Signs**

**Master Signage Plan**

about:blank

**Material of sign**

**WOOD BASE-DENSITY POLY FOAM ATTACHED TO WOOD BACKGROUND OF SIGN**

**Specifications on how the sign will be attached to wall**

**Attached to wall**

**Value of sign**

**400.00**



**CITY OF DAHLONEGA**  
 465 Riley Road  
 Dahlonega, Georgia 30533  
 706-864-6133 • Fax: 706-864-4837

**Landlord/Homeowners Letter of Permission for Property Modification**

Customer Information

Date: 02-12-2026

Tenant's Name: JENNIFER & LEE HOUSE Business Name: FRIENDLY FERAL THRIFT STORE

Street Address: 28 NORTH GROVE STREET Unit #: ~~300~~ 200

City: DAHLONEGA State: GA Zip: 30533

Telephone #: 404-285-0125 Alt Telephone #: \_\_\_\_\_

Management/Homeowners /Landlord's Information

As the Manager/Landlord/Homeowners Representative/Owner of the above-mentioned property, I (we) represent that I (we) have the authority to sign this Letter of Permission and hereby do authorize the following modifications of (signage/miscellaneous)

INSTALLATION OF BUILDING SIGN

INSTALLATION OF BUILDING SIGN

at the above-mentioned address and I (we) have approved the modifications to the property for the tenants to make such changes listed above. I (we) understand the modifications listed above still need the City of Dahlonega approval to such modification as listed above.

Property name: TOMMY & RICKY GOOCH

Landlord/Homeowners Representative Name: TOMMY & RICKY GOOCH

Street Address: \_\_\_\_\_ Unit #: \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

Telephone #: \_\_\_\_\_ Alt Telephone: \_\_\_\_\_

Signature: *[Handwritten Signature]* Date: 3/4/26

**RECEIVED**  
 MAR 04 2026  
 BY: \_\_\_\_\_



# Agenda Memo

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**DATE:** 3/23/2026  
**TITLE:** COA 26-5  
**PRESENTED BY:** Allison Martin, City Manager  
**PRIORITY:** Strategic Priority - Communication

---

## AGENDA ITEM DESCRIPTION

Lee and Jennifer House on behalf of the Feral Cat Program of Georgia aka The Friendly Feral Thrift Store have applied for a sign permit. The business is located at 28 North Grove Street, Unit 200, Dahlonega, Georgia.

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## HISTORY/PAST ACTION

None.

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## FINANCIAL IMPACT

None.

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## RECOMMENDATION

Denial as per Consultant's Report.

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## SUGGESTED MOTIONS

## ATTACHMENTS

Consultant's Report and Sign Application.

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**City of Dahlonaga Historic Preservation Commission  
Certificate of Appropriateness (COA) Application Review\***

**Property Information:** Friendly Feral Thrift Store, 28 North Grove Street  
Zoning: Central Business District; Tax Parcel: D11 216

**Applicant:** Jennifer House

**Project Summary:** Approval is requested for the addition of a new wall sign on the front elevation of the multi-tenant building housing the Friendly Feral Thrift Store.

**Date:** March 11, 2026

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***(See Section 123-6 (d) Type Styles above)***

**Recommendation:**

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  A-frame  
  Banner

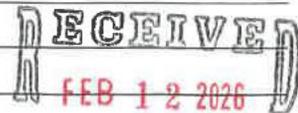
Place the Total number of signs next to each fee schedule:

Initial sign fee is \$75.00  Each additional sign is \$25.00  Banner is \$ 25.00

Total Amount Due: \$75.00

\*\*\*\*\* FOR STAFF ONLY \*\*\*\*\*

Staff Signature: \_\_\_\_\_ Date: \_\_\_\_\_



Permit Fees Paid: \_\_\_\_\_ Permit Decal: \_\_\_\_\_

BY: .....Page 4 of 4.

For each sign include sketch or drawing showing sign dimensions, height, monument base size, material, colors, text font, plans for illumination etc. For freestanding include survey showing the street address of property, the location of the sign, the distance of the sign from property boundaries and the distance of any freestanding signs within 50 ft. of this sign. **Include photos of existing signs.**

Freestanding Sign Section 7.1

Attach drawing and survey to show location & distance apart of all signs on the property.

Size of base - dimensions & shape: \_\_\_\_\_

Size of sign / dimensions & shape: \_\_\_\_\_

Height: \_\_\_\_\_

Material: \_\_\_\_\_

Color of sign background, text etc.:  
(attach paint sample or color drawing) \_\_\_\_\_

Location of freestanding sign:  
(site survey is acceptable) \_\_\_\_\_

Distance of the new sign:  
(Existing freestanding signs) \_\_\_\_\_

Illumination type:  
(only up light and down light is allowed) \_\_\_\_\_

Value of sign: \_\_\_\_\_

*Height cannot exceed 10ft. Historic District cannot exceed height of 5ft. Size cannot exceed 32 sq. in area. Only Monument type signs allowed. No poles or pylon. Base must be solid/enclosed with no visible open areas and a Minimum of 4ft. wide and 2 ft. high. Signs cannot be located within 50 ft. of another sign. In the B3 & CBD districts cannot be located with 20 ft. of another sign.*

Wall/Mansard Sign Section 7.2

Show location of signs on the building-new & existing.

Size of sign/ dimensions & shape: 3 ft by 4 ft / Rectangle

Building façade/ wall dimensions: Strip of stores ? 70' x 8.5' 595 #

Height- Top to ground: Strip of stores ? Wall mounted

Material of sign: High Density poly Foam

Color of sign background, text etc.:  
(attach paint sample or color drawing and attach lettering - see example sheet) WOOD SIGN, WITH HIGH DENSITY POLY FOAM

Specifications on how the sign will be attached to wall: Nails - Screws ATTACHED TO WOOD.

Illumination type:  
(only up light and down light is allowed) NONE

Value of sign: \_\_\_\_\_

*Size cannot exceed 10% of Wall or mansard area. Wall and mansard signs shall be permitted on the wall or mansard of a building facing a public street. If a building has public street frontage on more than one side, a wall or mansard sign may be allowed on either the main entrance or any side facing a public street. Or, alternatively the allowed square footage for the signage may be divided equally between the main entrance and an adjacent side of the building which also faces a public street. Wall or mansard signs shall not extend above the eave line or top of a parapet on the wall to which it is attached.*

NEW  
36' x 48'  
12¢

EXISTING  
24' x 120'  
20¢



FRONTAGE 8.5' x 70' 595¢ @ 10% ALLOWED UP TO 59.5¢

NEW SIGNAGE 12¢  
EXISTING SIGNAGE 20¢

32¢  
—



3' x 4' FT: 12¢

EXISTING HAZA SALON SIGN 24" X 10' (20¢)

**Sign Permit**

**SGN-26-5**

Submitted On: Feb 12, 2026

**Applicant**

LEE HOUSE  
404-626-2691



**Business Information**

**Property Type**

Commercial

**Name of Business**

THE FRINDLEY FERAL THRIFT STORE

**Address**

28 NORTH GROVE STREET

**Sign Installer Cell or Other #**

404-626-2691

**Location of Business**

28 NORTH GROVE STREET

**Property Owner Cell # or other #**



**Applicant Signature**

true

**Owner of Business**

LEE & JENNIFER HOUSE

**Mailing Address**

4310 SOUTH CHESTATEE STREET

**Sign Installer**

SELF INSTALLED

**Property Owner**

RICKY GOOCH

**Property Owner Phone #**



**Sign Installer Phone #**

404-626-2691

**Freestanding Sign Policy**

*Height cannot exceed 10ft. Historic District cannot exceed the height of 5ft. Size cannot exceed 32 sq. in area. Only Monument type signs allowed. No poles or pylon. The base must be solid/enclosed with no visible open areas and a Minimum of 4ft. wide and 2 ft. high. Signs cannot be located within 50 ft. of another sign. In the B3 & CBD districts cannot be located with 20 ft. of another sign.*

**Wall/Mansard Sign Policy**

*Size cannot exceed 10% of Wall or mansard area. Wall and mansard signs shall be permitted on the wall or mansard of a building facing a public street. If a building has public street frontage on more than one side, a wall or mansard sign may be allowed on either the main entrance or any side facing a public street. Or, alternatively, the allowed square footage for the signage may be divided equally between the main entrance and an adjacent side of the building which also faces a public street. Wall or mansard signs shall not extend above the eave line or top of a parapet on the wall to which it is attached.*

**Hanging/Projection Sign Policy**

*You are allowed 1 hanging or 1 projecting sign. The sign is in a nonresidential zoning district; The sign is located over a public door entrance to an occupied building; The sign is no more than 9 square feet in area; The sign may not project more than 36 inches from the wall;*

The sign is uniform in size, material, color, and shape and is placed in an equivalent location to other such signs located on the same building; The sign is suspended from the eave or soffit of the building or extends from the wall. The sign maintains a minimum of 8 feet clearance between the bottom of the sign and the walkway below, and the sign shall not extend vertically beyond the window sill of the second story.

**Banner Policy**

(One banner per business may be erected for no more than 10 days during any 120-day period. The ten days do not have to be consecutive)

Banners are allowed: (1) on developed lots in non-residential zoning districts, and (2) residential zoning districts on developed lots that are used for nonresidential purposes. 2. One banner per business may be erected for no more than 10 days during any 120-day period. The ten days do not have to be consecutive. 3. The maximum size of the banner shall not exceed 35 square feet and the height shall not exceed 5 feet. 4. The minimum front setback shall be 15 feet from the edge of the pavement or outside of the right of way, whichever is greater and 10 feet from the side and rear lot lines. However, in no case will a banner be allowed to obscure vision at a street or driveway intersection, or railway crossing. For traffic safety, signs shall - 14- not be located within the triangular area on a corner lot formed by measuring 20 feet along both street-side property lines from their intersection.

**A-Frame Policy**

Any portable sign or structure no greater in size than two feet wide by three feet high and composed of up to two (2) sign faces mounted or attached back to back in such a manner as to form a triangular vertical cross-section through the faces. You must submit an application for this sign. If the application is denied you may be allowed 6 sq. ft. of additional signage on your wall or window. **Location:** If on sidewalk/walkway you must have 60 inches of unobstructed pedestrian access. **Size -** Size cannot exceed 2 ft. x 3 ft. Maximum height 3 ft.

**Banner is \$25**

**0**

**Total Amount Due**

**75**

**Wall/Mansard Sign Section Form 7.2**

**Size of sign/ dimensions & shape**

**4' X 3" (12 sq.ft)**

**Application will only be deemed complete when all required information is received. Drawings, sketches, photo survey, etc. A copy of the sign ordinance is available for review at [Dahlonega.gov](http://Dahlonega.gov) (link here), Copies are available at City Hall.**

**Check all the signs that apply to this application:**

**Freestanding**

--

**Wall  
true**

**Mansard**

--

**Hanging**

--

**Projecting**

--

**A-frame**

--

**Banner**

--

**Is the applicant the same as the property owner?**

**No**

**If the applicant is someone other than the property owner. Provide written consent of the owner of the Property, or his/her agent, granting permission for the placement, maintenance, size and height of the sign to be placed on the property.**

**Place the TOTAL number of signs next to each fee schedule below:**

**Initial sign fee is \$75**

**1**

**Each additional sign is \$25**

**0**

**Height- Top to ground**

**11'**

**Color of sign background, text etc.**

**RED-YELLOW-BROWN-WHITE**

**Illumination type**

**None**

**Size cannot exceed 10% of Wall or mansard area. Wall and mansard signs shall be permitted on the wall or mansard of a building facing a public street. If a building has public street frontage on more than one side, a wall or mansard sign may be allowed on either the main entrance or any side facing a public street. Alternatively, the allowed square footage for the signage may be divided equally between the main entrance and an adjacent side of the building which also faces a public street. Wall or mansard signs shall not extend above the eave line or top of a parapet on the wall to which it is attached.**

**Window Section 8.5**

**Information Sign - Section 8.6**

**Door - Section 8.8**

**Hand held/ Portable Signs Section 8.11**

**Other signs allowed with approved application and permit:**

**Signage during construction**

**Residential Subdivision Signs**

**Master Signage Plan**

about:blank

**Material of sign**

**WOOD BASE-DENSITY POLY FOAM ATTACHED TO WOOD BACKGROUND OF SIGN**

**Specifications on how the sign will be attached to wall**

**Attached to wall**

**Value of sign**

**400.00**



**CITY OF DAHLONEGA**  
 465 Riley Road  
 Dahlonega, Georgia 30533  
 706-864-6133 • Fax: 706-864-4837

**Landlord/Homeowners Letter of Permission for Property Modification**

Customer Information

Date: 02-12-2026

Tenant's Name: JENNIFER & LEE HOUSE Business Name: FRIENDLY FERAL THRIFT STORE

Street Address: 28 NORTH GROVE STREET Unit #: ~~300~~ 200

City: DAHLONEGA State: GA Zip: 30533

Telephone #: 404-285-0125 Alt Telephone #: \_\_\_\_\_

Management/Homeowners /Landlord's Information

As the Manager/Landlord/Homeowners Representative/Owner of the above-mentioned property, I (we) represent that I (we) have the authority to sign this Letter of Permission and hereby do authorize the following modifications of (signage/miscellaneous)

INSTALLATION OF BUILDING SIGN

INSTALLATION OF BUILDING SIGN

at the above-mentioned address and I (we) have approved the modifications to the property for the tenants to make such changes listed above. I (we) understand the modifications listed above still need the City of Dahlonega approval to such modification as listed above.

Property name: TOMMY & RICKY GOOCH

Landlord/Homeowners Representative Name: TOMMY & RICKY GOOCH

Street Address: [REDACTED] Unit #: \_\_\_\_\_

City: [REDACTED] State: [REDACTED] Zip: [REDACTED]

Telephone #: [REDACTED] Alt Telephone: \_\_\_\_\_

Signature: [Signature] Date: 3/4/26

**RECEIVED**  
 MAR 04 2026  
 BY: \_\_\_\_\_