

ZONING

380 Attachment 4

Township of Newberry

PERMANENT SIGN REQUIREMENTS [Amended 11-19-2024 by Ord. No. 431]

Sign Type	Maximum Permitted Number	Maximum Permitted Sign Area (square feet)	Maximum Height of Signs (feet)	Permitted Zones	Other Requirements	Permit Required
Signs owned and associated with uses operated by the Township	Unlimited	Unlimited	Unlimited	All		No
Signs identifying other public and semipublic uses	1 freestanding or 1 wall sign	40 per lot	10	All		Yes
Off-premises directional signs for public and semipublic uses	2 per principal use	2 per sign	5	All	With permission of property owner	No
Off-premises directional signs for businesses	1 per principal use	6 per sign	5	V, MU, CC, RCO, LI, I, A, RR and RI		Yes
Residential nameplates identifying name of home and/or its occupant, not including name listing on mailbox	1 per dwelling	3 per sign	8	All		No
Property control signs (e.g., “no trespassing”, “private property”, “no hunting or fishing”, “posted”, “private drive” or similar-type signs)	1 per 100 linear feet of property line	2 per sign	6	All	Allowed as long as they do not obstruct sight triangles	No
Residential development/neighborhood signs; such signs shall only list the name of the neighborhood/development and shall not list any names of contractors and/or realtors	1 per street entrance, but no more than 2 total	1 per dwelling, not to exceed 32 per sign	6	RH, SR, RG, V, A, RR and R	The applicant shall submit a written description of the maintenance responsibilities in a form satisfactory to the Township Solicitor	Yes
Individual business signs identifying the name and type of business and/or any trademark of the business conducted on the premises (not including center signs)	1 wall and 1 freestanding sign	1 per foot of building frontage maximum area 100	6	V, MU, CC, RCO, LI, I, A, RR and RI	No flat wall sign nor wall projecting sign shall be larger than 15% of the wall area to which the sign is attached	Yes
Home occupation signs	1 per dwelling unit	4	8	All		No
Roadside stand signs for the sale of agricultural products upon a principal farm property	2 per farm	6 per sign	10	All	Roadside stand signs shall only be displayed during seasons when products are for sale	No

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On-site directional, entrance, exit, rest room and other informational signs	As approved by the Township Planning Commission through its land development review process					
Billboards	See § 380-59A(9)					

TEMPORARY SIGN REQUIREMENTS

Sign Type	Maximum Permitted Number	Maximum Permitted Sign Area (square feet)	Maximum Height of Freestanding Signs (feet)	Permitted Zones	Other Requirements	Permit Required
Temporary signs of contractors, architects, mechanics, landscapers, and artisans, displayed only while actual on-site work is in progress	1 per each separate firm involved in work on site	6 per sign	4	All	Removed upon completion of work	No
Real estate sale, sold, or rent signs when placed upon the property (unit) to be rented or sold, containing less than 3 acres	1 per street frontage, maximum of 2 signs	4	4	All	Removal within one week of sale	No
Real estate sale, sold, or rent signs when placed upon the property (unit) to be rented or sold, containing more than 3 acres	1 per street frontage, maximum of 2 signs	24	10	All	Removal within one week of sale	Yes
Proposed development signs for residential and/or office complexes; signs to be removed upon 75% completion of development or within 18 months of placement	1 per street frontage, maximum of 2 signs	24	10	All, but only after final plan is approved	Such signs shall be removed upon completion of construction of final unit	Yes
Proposed development signs for commercial/industrial, and/or other nonresidential uses; signs to be removed within 1 year of erection of sign	1 per street frontage, maximum of 2 signs	24	10	V, MU, CC, RCO, LI, I and RI but only after final plan approval	All such signs shall be removed upon completion of building construction	Yes
Special event signs for businesses (e.g., grand openings, change of use or ownership, closeout sale, clearance sale, holiday sale, etc.); sign is to be removed after 7 days.	1 per lot (attached or free standing)	32	10	V, MU, CC, RCO, LI, I and RI	Such signs may only be used during one consecutive period per calendar year, no exceeding 30 days	Yes
Garage/yard sale signs upon properties conducting such sales	1 per lot	4	4	All	See § 380-37H for additional requirements	No

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Sign Type	Maximum Permitted Number	Maximum Permitted Sign Area (square feet)	Maximum Height of Freestanding Signs (feet)	Permitted Zones	Other Requirements	Permit Required
Political signs	2 per lot	12	5	All	Allowed 8 weeks prior to election and 2 weeks following election	No

CENTER SIGN REQUIREMENTS (Planned Center or Shopping Center)

Sign Type	Maximum Permitted Number	Maximum Permitted Sign Area	Maximum Permitted Height	Maximum Permitted Letter Height (inches)	Permitted Zones	Other Requirements	Permit Required
Anchor tenant sign for 1 use containing more than 150 linear feet of storefront	1 per side facing a street, with a maximum of 2 signs	If sign is less than 300 feet from facing street, then sign can be 1 square foot per each lineal foot of storefront up to a maximum of 75 square feet; if sign is more than 300 feet from facing street, then sign can be 1.5 square feet per each linear foot of storefront up to a maximum of 100 square feet	Height of wall to which sign is attached	42	Same as above	Signs shall only be provided as flat wall or wall projecting signs	Yes
Storefront under-canopy signs for all principal uses	1 per principal use	4 square feet	To base of canopy, or where no canopy is provided, 10 feet	8	Same as above	No under-canopy sign shall have a vertical dimension of more than 18 inches from lowest to highest point; the base of an under-canopy sign shall be no less than 8 feet, 6 inches above finished grade below such sign	Yes
Freestanding planned center sign	1 per street frontage with entrance or exit	50 square feet	15 feet	18	V, MU, CC, RCO, LI, I	Sign shall devote no less than 50% of total sign area (per side) to advertisement of the planned center's name	Yes

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Anchor tenant sign for 1 use containing more than 150 linear feet of storefront	1 per side facing a street, with a maximum of 2 signs	If sign is less than 300 feet from facing street, sign can be 1 square foot per each linear foot of storefront up to a maximum of 100 square feet; if sign is more than 300 feet from facing street, then sign can be 1.5 square feet per each linear foot of storefront up to a maximum of 150 square feet	Height of wall to which sign is attached	42	Same as above	These signs shall only be provided as flat wall or wall projecting signs	Yes
Storefront sign for use containing up to 150 linear feet of store front	1 per principal use	2 square feet per linear foot of store-front up to a maximum of 75 square feet	Height of wall to which sign is attached	20	Same as above	Sign shall only be provided as flat wall or wall projecting signs	Yes
Outparcel signs for principal freestanding uses sharing common ingress and egress to planned center	2 per principal use, but only 1 per wall	75 square feet per sign, not exceeding 20% of wall area to which sign is attached	Height of wall to which sign is attached	28	Same as above	Signs shall only be provided as flat wall or wall projecting signs	Yes