

ZONING

155 Attachment 6

Conewago Township

Tables of Sign Requirements (§ 155-45D)

Permanent Sign Requirements (Table 1)

Sign Type	Maximum Permitted Number	Maximum Permitted Sign Area	Maximum Height of Freestanding Signs (feet)	Maximum Height of Flat Roof and Wall Signs	Maximum Height of Roof and Wall Projecting Signs	Maximum Projection from Wall/Roof Projecting Signs	Permitted Zones	Other Requirements	Permit Required
Signs owned and associated with uses operated by the Township; official traffic signs	Unlimited	Unlimited	Unlimited	Unlimited	Unlimited	Unlimited	All		No
Signs identifying public and semipublic uses (e.g., schools, churches, utilities, hospitals, libraries, parks, fire stations, post offices, and other similar uses)	2 per principal building	64 square feet for freestanding signs; 20% of the area of the wall/roof facade not to exceed 300 square feet	10	Height of wall to which sign is attached	Height of wall to which sign is attached	10 feet, but no closer than 10 feet from any lot line	All	See Footnote 1 below	Yes
Residential nameplates identifying name of home, its occupant, or both, not including name listing on mailbox	1 per dwelling unit	2 square feet	5	10 feet	Not permitted	Not permitted	All		No
Property control signs (e.g., "No Trespassing," "Private Property," "No Hunting or Fishing," "Posted," "Private Drive," or similar type signs)	1 per 25 lineal feet of property line	2 square feet per sign	5	Not permitted	Not permitted	Not permitted	All	Spacing at no less than 25-foot intervals	No
Institutional and residential development/neighborhood signs. Such signs shall only list the name of the neighborhood/development and shall not list any names of contractors, realtors, or	1 per street entrance, but no more than 2 total	1 square foot per dwelling, not to exceed 32 square feet per sign	15	Height of wall to which sign is attached	Height of wall to which sign is attached	10 feet, but no closer than 10 feet from any lot line	(A, R-1, R-2, R-3 and MU)	The applicant shall submit a written description of the maintenance responsibilities in a form satisfactory to the Township Solicitor	Yes

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both									
Individual business signs identifying the name and type of business, any trademark of the business conducted on the premises, or any combination thereof. This does not include businesses contained within planned centers, as defined herein	1 per principal use	25 square feet, plus 2 square feet per 5 lineal feet of lot frontage, not to exceed 64 square feet per freestanding sign, not to exceed 100 square feet per attached sign	15	Height of wall to which sign is attached	Height of wall to which sign is attached	20 feet, but not closer than 10 feet from any lot line	All	No flat wall sign nor wall projecting sign shall be larger than 15% of the wall area to which the sign is attached	Yes
On-site directional, entrance, exit, rest room, and other informational signs	4 per building	2 square feet per sign; however, no more than 10% shall exceed 16 square feet	5	10 feet	Height of wall to which sign is attached	2 feet	All		No

NOTES:

¹ In addition, two off-premises signs shall be permitted per use. Such signs shall not exceed eight square feet per side. If more than one organization collectively erects one sign, each organization shall be permitted a maximum of eight square feet of sign area; however, no such sign shall exceed a total sign area of 24 square feet. Each use of a collective sign shall constitute one of the organization's two permitted off-premise signs. Off-premises signs may only be located upon private property with the written permission of the landowner, a copy of which must be submitted to the Zoning Officer upon application for a zoning permit. No off-premises sign shall be located within the street right-of-way. Off-premises signs must be designed and located so as not to interfere with the clear sight triangle of any driveway, access drive or street. No more than two off-premises signs shall be located within 200 feet of any street intersection.

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Temporary Sign Requirements (Table 2)

Sign Type	Maximum Permitted Number	Maximum Permitted Sign Area	Maximum Height of Freestanding Signs (feet)	Maximum Height of Flat Roof and Wall Signs	Maximum Height of Roof and Wall Projecting Signs	Maximum Projection from Wall/Roof Projecting Signs	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 firm whose work is in progress	8 square feet	5	Not permitted	Not permitted	Not permitted	All	Should a sign be left on site beyond allowable time period, the Township may impound it and recover a fee from owner equal to cost of impoundment and storage	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	8 square feet per sign	5	Height of wall to which sign is attached	Not permitted	Not permitted	All	All such signs shall be removed within 5 days of final sales transaction or upon rental occupancy, or be subject to Township impoundment and a recovery fee	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	32 square feet per sign	10	Height of wall to which sign is attached	Not permitted	Not permitted	All	Same as above	Yes
Proposed development signs for residential, office, or both, complexes	1 per street frontage, maximum of 2 signs	1 square foot per unit of occupancy, not to exceed 32 square feet	10	Height of wall to which sign is attached	Not permitted	Not permitted	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 uses, industrial uses, other nonresidential, uses, or any combination thereof	1 per street frontage, maximum of 2 signs	1 square foot per 1,000 square feet of gross leasable floor area, not to exceed 64 square feet	10	Height of wall to which sign is attached	Not permitted	Not permitted	VC, HC, I and Q, 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,	1 per business per event	32 square feet if freestanding; 48 square feet if attached to wall	10	Height of wall to which sign is attached	Not permitted	Not permitted	VC, HC, I and Q	Such signs may only be used during two consecutive periods per calendar year, not	Yes

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clearance sale, holiday sale, etc.)								exceeding 30 days total	
Roadside stand signs for the sale of agricultural products upon a principal farm property	1 per farm	8 square feet	5	Height of wall to which sign is attached	Height of wall to which sign is attached	5 feet	All	Roadside stand signs shall only be displayed during seasons when products are for sale	No
Garage/yard sale signs upon properties conducting such sales	2	8 square feet per sign	5	Height of wall to which sign is attached	Not permitted	Not permitted	All	See § 155-88 for additional requirements	Yes
Political signs	Unlimited	8 square feet	5	Height of wall to which sign is attached	Not permitted	Not permitted	All	Such signs may only be displayed between 30 days prior to and 30 days after an election	No

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Planned Center Sign Requirements (Table 3)

Sign Type	Maximum Number Permitted	Maximum Permitted Sign Area	Maximum Permitted Height	Other Requirements	Zoning Permit Required
Freestanding shopping center sign	1 per street frontage with entrance or exit	1 square foot for each 4 lineal feet of frontage within the shopping center, with a maximum of 110 square feet	20 feet	This sign shall devote no less than 50% of the total sign area (per side) to the advertisement of the shopping center's name	Yes
Anchor tenant sign for one use containing more than 150 lineal 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 up to a maximum of 100 square feet. If sign is more than 300 feet from facing street, then sign can be up to a maximum of 150 square feet	Height of wall to which sign is attached	These signs shall only be provided as flat wall, wall projecting or roof signs	Yes
Storefront sign for one use containing up to 150 lineal feet of storefront	1 per principal use	2 square feet per lineal foot of storefront, up to a maximum of 75 square feet	Height of wall to which sign is attached	This sign shall only be provided as a flat wall or a wall projecting sign	Yes
Storefront under-canopy signs for all principal uses	1 per use with less than 150 lineal feet of storefront; 2 per use with more than 150 lineal feet of storefront	4 square feet	To base of canopy, or where no canopy is provided, 10 feet	No under-canopy sign shall have a vertical dimension of more than 18 inches from its lowest to highest point. The base of an under-canopy sign shall be no less than 8 feet, 6 inches above the finished grade below such sign	Yes
Outparcel signs for principal freestanding uses sharing common ingress and egress to shopping 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	These signs shall only be provided as flat wall, wall projecting or roof signs	Yes
Freestanding shopping center sign along limited-access highway	1 per shopping center	165 square feet	45 feet	This sign shall devote no less than 50% of the total sign area (per side) to the advertisement of the shopping center's name	Yes