

ZONING

287 Attachment 4

APPENDIX III Permitted Signs

Borough of Downingtown

[Amended 9-3-1997 by Ord. No. 97-8; 6-3-1998 by Ord. No. 98-3; 3-27-2002 by Ord. No. 2002-6]

Sign Type	Zoning District						Central Business District Overlay
	Residential	Industrial 1 & 2	Industrial 3	Commercial 1	Commercial 2	Commercial 3	
A-frame	Y	Y	N/P	Y			Y/R
Maximum area (square feet)							12 or 3 feet by 4 feet
							The position of these signs must allow for a minimum clearance of 36 inches so that pedestrians and handicapped individuals can pass unobstructed
Animated	Y	Y/R	N/P	N/P			N/P
Maximum area (square feet)		32					
Awning	Y/R	Y	Y	Y			Y
Maximum area (square feet)	Conditional use	Y	25% awning area Maximum 200 square feet				12% or 30 square feet of the facade
Banner	N/P	Y/R	Y/R 30-day maximum	Y/R 30-day maximum			Y/R 30-day maximum
Maximum area (square feet)		25% of facia area		25% of facia area 20% of facia area for banner over state highway			
Billboard	N/P	Y/R	N/P	N/P			N/P
Maximum area (square feet)		200 (except by conditional use, 672)					
Changeable copy	N	Y/R	N/P	Y/R			Y/R
Maximum area (square feet)		32		32			10
Directional/incidental	Y/R						Y/R
Maximum area (square feet)	2	6	6	6	3	6	3

N/P = Not permitted

N = No

Y = Yes

Y/R = Yes with restrictions

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Sign Type	Zoning District						Central Business District Overlay
	Residential	Industrial 1 & 2	Industrial 3	Commercial 1	Commercial 2	Commercial 3	
Directory	N/P	Needs to be addressed	Y/R	See Central Business District Overlay			Y/R
Maximum area			24 square feet set on horizontal plain 5 feet from ground to top				12% of facia or 30 square feet, whichever is less
Electric message board	N/P	Y	Y/R	Y	Y	Y	N/P
Facia/wall sign	See "wall sign"						
Freestanding permanent	Y	Y	N/P	Y	Y/R	Y	Y/R
Maximum area (square feet)	2	See Appendix I, Table 1		See Appendix I, Table 1			24, with 8 feet height maximum
Freestanding temporary	Y	Y	N/P	Y	Y/R	Y	N/P
Maximum area (square feet)	2	See Appendix I, Table 1		See Appendix I, Table 1			
Freeway	See "Billboards"						
Interior signs	Y						Y
Canopy sign	Y	Y	Y	Y/R			Y/R
Maximum sign (square feet)	Conditional use		See Table 2	25% of total area			20% of canopy area
Marquee sign	Y	Y	Y	Y/R			Y/R
	Conditional use		See Table 2	25% of total area			25% of marquee area
On-premises	Y	Y/R	Y	Y/R			Y/R
Maximum area (square feet)	5	200	See Table 2	200			20% of a front wall area or 15 square feet, whichever is less; otherwise Council approval
Off-premises	N/P	Y/R	N/P	Y/R			N/P
Maximum area (square feet)	See Appendix I, Table 1						

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	Residential	Industrial 1 & 2	Industrial 3	Commercial 1	Commercial 2	Commercial 3	Central Business District Overlay
Political	Y	Y	N/P	Y			Y
Maximum area (square feet)	5	20		4	1.5	4	5
	N/P = Not permitted		N = No	Y = Yes	Y/R = Yes with restrictions		
Portable	N	Y	N/P	Y	Y/R	Y	N/P
Maximum area (square feet)		20		12	Conditional use	12	
Projecting	Y	Y/R	Y/R	Y	Y/R	Y	Y
Maximum area (square feet)	2	20	20	12	Conditional use	12	12
Real estate	Y						Y
Maximum area (square feet)	4	64	64	20			20
Revolving	N/P						N/P
Roof sign	N/P	Y/R	N/P	N/P	N/P	Y/R	Y
Additional criteria							Maximum height shall not exceed 16 feet measured from the ground adjacent to the building to the top of the sign
Maximum area (square feet)		Conditional use – 150				Conditional use	50
Temporary	NP	Y					Y
Maximum area (square feet)		32	32	4			4
Time/temperature sign	Y/R						Y – analog
Maximum area (square feet)	Borough Council approval						Combined maximum will not exceed 12 square feet
Under canopy	N	Y	Y	Y/R			N/P
Maximum area (square feet)				25% of overall square feet of canopy			
Vehicular sign	N/P						N/P
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Sign Type	Zoning District						
	Residential	Industrial 1 & 2	Industrial 3	Commercial 1	Commercial 2	Commercial 3	Central Business District Overlay
Wall/facia sign	Y/R	Y/R	Y/R	Y/R			Y/R
Maximum area (square feet)	Conditional use	See Appendix I, Table 1	See Table 2	25% of facia or 200 square feet, whichever is less			12% or 30 square feet, whichever is less
Permanent window sign	Y						Y
Maximum area (square feet)	S						50% of total window area or 50% of any single window
Visually projected sign							Y/R
Maximum area (square feet)							Conditional use

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