

Part 9
SIGNS AND STREET GRAPHICS

All applications submitted in accordance with this Part shall demonstrate compliance with all other applicable sections of this chapter.

§ 27-901. Purpose and Intent. [Ord. 1998-5, 7/20/1998; as added by Ord. 2006-8, 8/29/2006, § 9.100; and amended by Ord. 2012-3, 3/20/2012, § 2]

1. Purpose. The purpose and intent of this Part is to create and maintain an attractive and harmonious community. Signs constitute a separate and distinct land use and affect the use of adjacent streets, sidewalks, and property. This Part establishes reasonable and impartial regulations for all signs and street graphics in order to protect the general public health, safety, convenience, and welfare. It is further the purpose of this Part to:
(A) reduce traffic hazards caused by distracting and confusing signs and street graphics, and (B) minimize public safety hazards caused by signs, or parts thereof, that can become projectiles or falling objects from natural causes such as wind, ice or thermal changes; to ensure the effectiveness of public traffic signs and signals; to protect property values; to preserve the beauty and unique character of Stroud Township; to further economic development; to enable the fair and consistent enforcement of the sign regulations throughout Stroud Township; to require Stroud Township to complete and maintain a comprehensive, Township-wide, sign inventory; to require registration and photograph of all signs, and to require the repair, and/or removal of substandard signs and street graphics, outdated sign messages, and nonconforming signs and street graphics.
2. Intent. Through these regulations, a sign may be placed, established, painted, created, or maintained in Stroud Township only in conformance with the standards, procedures, exceptions and other requirements of this Part. The effect and intent of this Part as more specifically set forth herein is:
 - A. To establish a permitting system to allow a variety of sign types in the various zoning districts, subject to the standards and permit procedures of this Part.
 - B. To allow various types of signs and street graphics that are limited in size, unobtrusive, and incidental to the principal land use of the property on which the signs are located,

subject to the substantive requirements of this Part, but without a requirement for permits.

- C. To establish a monitoring system whereby unpermitted and nonconforming signs and street graphics are addressed as set forth in this Part.
- D. To ensure that all signs and street graphics shall comply with the provisions of this Part.
- E. To establish a sign committee to assess the status of nonconforming signs in Stroud Township, to prioritize identified signs for removal or replacement, and to pursue funding to further the removal or replacement of nonconforming signs by just compensation.

§ 27-902. Definitions and Interpretation. [Ord. 1998-5, 7/20/1998; as added by Ord. 2006-8, 8/29/2006, § 9.200; and amended by Ord. 2012-3, 3/20/2012, §§ 1, 3 – 7]

Words and phrases used in this Part shall have the meanings set forth in this section. Words and phrases not defined in this section but that are defined in Part 2 shall be given the meaning as set forth in Part 2. All other words and phrases shall utilize the meaning given in Webster's New World College Dictionary, Fourth Edition, located at the Township Municipal Building. Diagrams are for illustrative purposes only, are intended to supplement the definitions, and do not serve as the only example of that definition.

ADVERTISING SIGN — A sign used to advertise or announce a business. For the purpose of this Part, advertising signs shall include awning, canopy, ground, location, marquee, neon, projecting, blade, vehicular directory, shopping cart corral, pedestrian information sign plaza, wall, and window and door signs.

ANCILLARY SECONDARY ENTRANCE WALL SIGN — A type of wall sign (other than the principal wall sign designating the nonresidential building or use in question) used to identify a secondary or ancillary entrance to a building that has multiple entrances so as to identify goods or services provided in the area of the secondary or ancillary entrance, such as "garden center," "indoor lumber yard," "pharmacy," "drive-through entrance," "drive-through pharmacy," "food mart," "one-hour photo," etc. An ancillary wall sign may be used in any retail building, office building, or industrial building that has multiple entrances.

ANCILLARY USE WALL SIGN — A type of wall sign used to identify a significant secondary or ancillary use, uses, or products within a

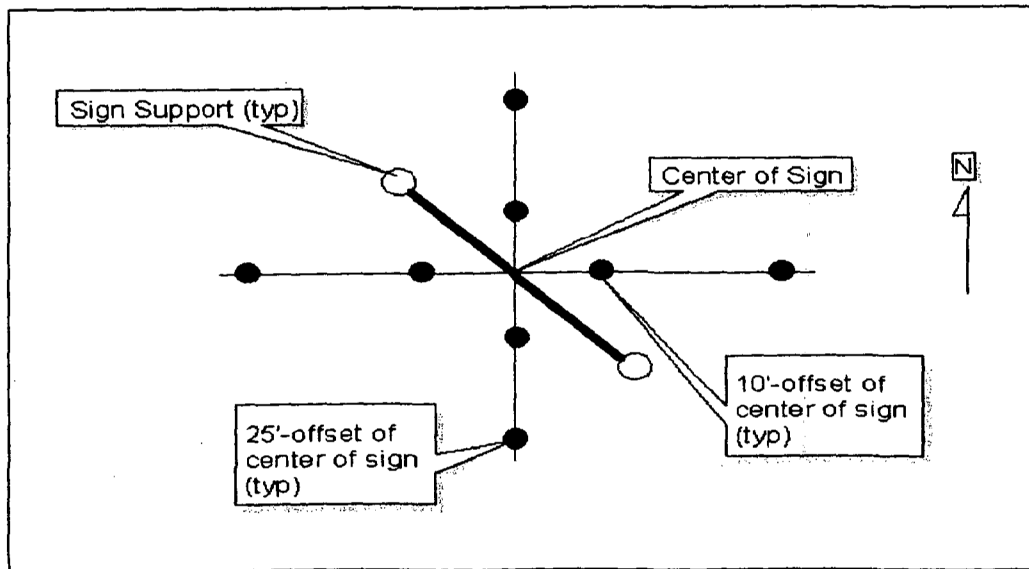
nonresidential building. The ancillary use wall sign may identify the ancillary or secondary use or product offered or sold by name, logo, trademark, or other identifying symbol or any combination of name, logo, trademark, or other identifying symbol of the secondary use, uses, or products.

ANIMATED SIGN — Any sign that uses movement or change of lighting to depict action or create a special effect or scene; any sign that utilizes mechanical movement.

AUTO DEALER VEHICLE SIGN — An incidental sign specific to new and used automobile dealerships which contains information specific to that particular vehicle (i.e., price, warranty, etc.).

AVERAGE GRADE LEVEL — The elevation calculated by averaging the elevation at all sign structure supports and the elevations at a distance often 10 feet and 25 feet from the center of the sign in all four compass point directions (See Figure 27-9-1).

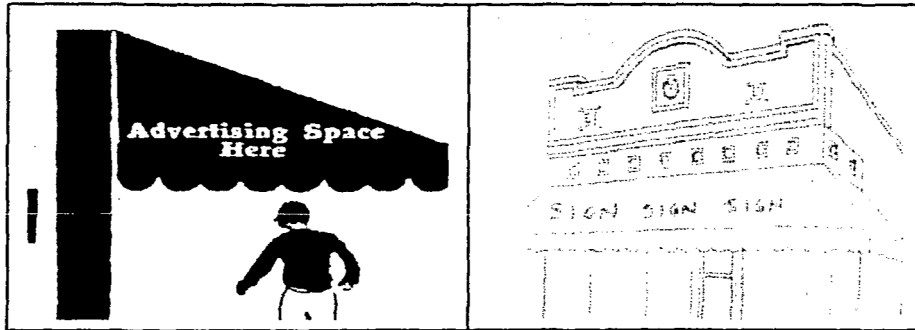
Figure 27-9-1
Average Grade Level



AWNING — Any non-rigid material such as fabric or flexible plastic that is supported by or stretched over a frame that is attached to the exterior of a building.

AWNING SIGN — Any sign that is part of or attached to an awning (See Figure 27-9-2).

Figure 27-9-2
Examples of Awning Signs



BACKLIGHTING — The use of a light source behind an awning, canopy, or other semi-transparent material to illuminate or intensify the effect of that material.

BANNER — A banner is any device intended to be hung with or without frames, possessing characters, letters, illustrations, or ornamentation applied to flexible material such as, but not limited to, paper, plastic, or fabric of any kind. National, state or Township flags shall not be considered to be banners. All banners are special event signs but not all special event signs are banners.

BARE BULB ILLUMINATION — Illumination by bulbs without shading or shields.

BEACON — Any light with one or more beams directed into the atmosphere or directed at one or more points not on the same property as the light source; any light with one or more beams that rotate or move.

BILLBOARD — An off-premises sign (See "obstructive sign").

BLADE SIGN — A sign suspended from a marquee, canopy, awning, or porch roof or ceiling that would exist without the sign.

BUILDING MARKER — An individual sign indicating the name of a building and date and incidental information about its construction, which sign is cut into a masonry surface or made of bronze or other permanent material and attached to the building.

BULLETIN BOARD — An individual sign identifying a religious institution, school, library, community center, club, or similar institution or civic organization and the announcement of its institutional or organizational services or activities.

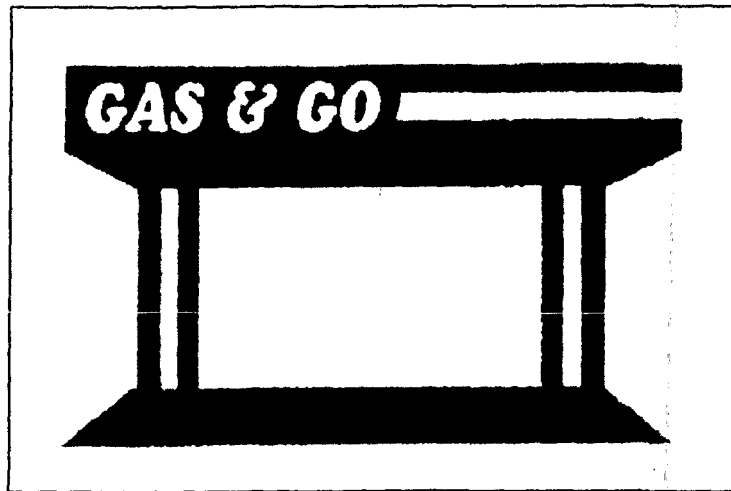
BUSINESS NAMEPLATE — An on-premises sign attached to the front facade of a nonresidential building giving the name(s) of the

individual occupants of the nonresidential building such as nameplates denoting the names of professionals in a professional office building.

CANOPY — An extension of the roof of a building or a freestanding structure that has a roof with ground support, but no walls.

CANOPY SIGN — Any sign that is part of or attached to a canopy (See Figure 27-9-3).

Figure 27-9-3 Canopy Sign



CHANGEABLE SIGN — A sign with the capability of content change by means of manual or remote input, including signs which are:

MANUALLY ACTIVATED — Changeable sign whose message copy or content can be changed manually.

ELECTRICALLY ACTIVATED — Changeable sign whose message copy or content can be changed by means of remote electrically energized on-off switching combinations of alphabetic, numeric, graphic and/or pictographic components arranged on a display surface. Illumination may be integral to the components, such as characterized by lamps or other light-emitting devices; or it may be from an external light source designed to reflect off the changeable component display. For the purpose of this Part, an electronic message sign and a multi-message sign shall be classified as electrically-activated changeable signs.

COMMERCIAL AREA — Zoning districts established as Neighborhood Mixed-Use (C-1), General Commercial (C-2), Limited Commercial (C-3), Enterprise Park I (EP-I) and Enterprise Park II (EP-2).

CONSTRUCTION SIGN — A temporary individual sign identifying an architect, contractor, subcontractor, engineer, financial institution, or material supplier involved in the construction, reconstruction, or repair of a building or buildings on a lot.

DECAL — Signs and street graphics, affixed to windows or door glass panels, indicating membership in a business group or acceptance of credit cards, and not advertising any commercial activity.

DECORATIVE FLAGS — Flags containing no commercial message or insignia and often used for holiday or seasonal decoration. All decorative flags are personal use and information signs but not all personal use and information signs are decorative flags.

DOOR SIGN — An individual sign affixed to an exterior door of a building.

ELECTRONIC MESSAGE SIGN — An electrically activated sign that can be electronically changed or programmed including, but not limited to, light emitting diode signs and all types of digital signs, such as plasma display panels, liquid crystal displays, computer monitors, and televisions.

FACADE — The exterior walls of a building exposed to public view or that wall viewed by persons not within the building.

FARM PRODUCT SIGN — A temporary individual sign used to advertise the sale of produce when used in conjunction with an approved temporary farm market or produce stand.

FLAG — Any fabric, banner, or bunting containing distinctive colors, patterns, or symbols and used as a symbol of a government, political subdivision or other governmental entity.

FLAME ILLUMINATION — Illumination using open flame as the source of the illumination.

FLASHING SIGN — Any sign which has intermittent or changing lighting or illumination.

FLOODLIGHT ILLUMINATION — Illumination using floodlights to direct light to a desired location.

FLUORESCENT SIGN — Any sign containing fluorescent colors in the text, graphic, or background.

FOR SALE SIGN — A personal use and identification sign used to announce the sale of a used product personally owned by the seller.

FUEL DISPENSING EQUIPMENT SIGN — Fuel dispensing equipment sign means a permanently installed sign affixed to, or

integrated into, an enclosure containing fuel dispensing equipment, such as a gasoline pump.

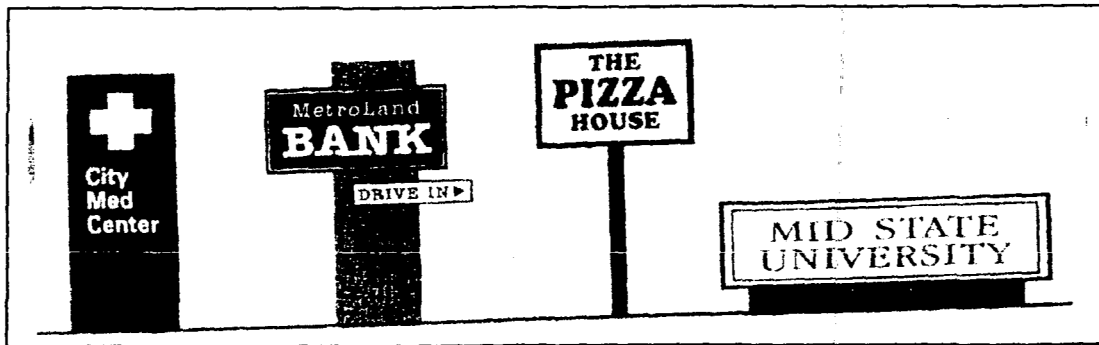
GARAGE SALE SIGN — A personal use and information sign advertising a Township approved garage or yard sale.

GRAPHIC — A lettered, numbered, symbolic, pictorial, or illuminated visual display that is visible from a public right-of-way.

GROUND SIGN — A freestanding on-premises sign supported by one or more uprights, posts, or bases placed upon or affixed in the ground and not attached to any part of a building (See Figure 27-9-4).

Figure 27-9-4

Examples of Ground Signs



HISTORICAL MARKER — An individual sign erected by a public agency and intended to mark or honor a historical site, structure, or event located on or near to the location of the sign.

HOLIDAY DECORATIONS — Any combination of lights; posters, or other material temporarily displayed on traditionally or legally accepted civic, patriotic, or religious holidays related to observance of that civic, patriotic, or religious holiday.

ILLEGAL SIGN — A sign which does not meet the requirements of this Part or which is not a registered nonconforming sign. This specifically includes a sign that remains standing when the time limits set by the permit are exceeded and any sign not removed after notification from the Zoning Officer to remove the sign.

INCIDENTAL SIGN — An on-premise sign for the convenience of the public giving directions, instructions, facility information, or other assistance around the site, such as location of exits, entrances, one-way signs, parking lots, driveways, delivery or service area entrances, specific locations within a specific nonresidential development, lot or site, group of nonresidential buildings, and housing units, to provide

direction and/or orientation to pedestrians and/or vehicles to assist in proper circulation.

INDIRECT ILLUMINATION — A light source not seen directly.

INDIVIDUAL SIGN — A sign or street graphic allowed for a specific purpose and subject to standards allowing the purpose and intent of the sign to be fulfilled without adversely impacting the public health, safety, or welfare. Individual signs include, but are not necessarily limited to, auto dealer vehicle signs, bulletin boards, construction signs, farm product signs, flags, incidental signs, murals, nonprofit special event Signs, personal use and information signs, political signs, business nameplate signs, real estate signs, special event signs, subdivision identification signs, and vending machine signs.

INDUSTRIAL AREA — Zoning districts established as General Industrial (M-1).

INFLATABLE SIGN — An inflated balloon or other device 18 inches or greater in diameter or length used to attract attention to a business or activity.

INTERIOR SIGN — A sign which is fully located within the interior of any building or stadium or within an enclosed lobby or court of any building and which provides information relevant only to the interior of the building and/or provides information which can only be read from inside the building.

INTERNAL ILLUMINATION — A light source concealed or contained within the sign and which becomes visible in darkness through a translucent surface.

ITEM OF INFORMATION — A word, abbreviation, logo, symbols not part of a numeric graphic, a single digit by itself if not part of a group of numbers, two or more numbers grouped together including attendant symbols, or other graphic displayed on a sign face.

LED SIGN — A sign made or illuminated, in whole or in part, with light emitting diodes.

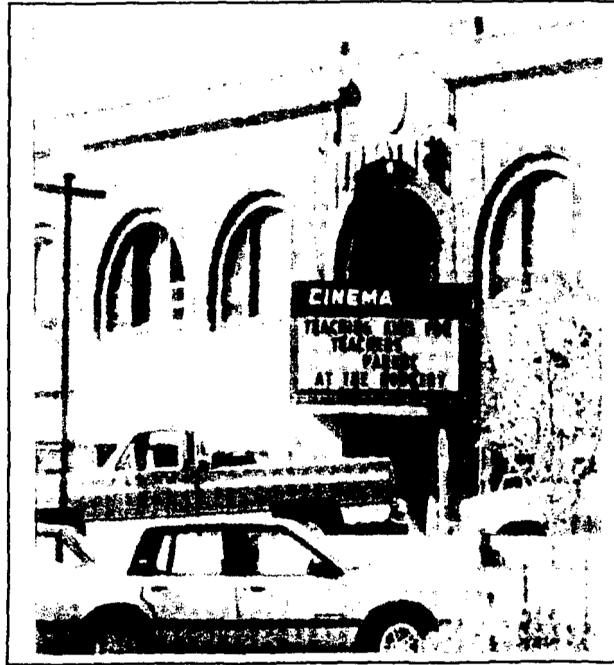
LOCATION SIGN — An on-premises sign designating a nonresidential, multi-use or multi-tenant building, lot, site, or development. All location signs are ground signs but not all ground signs are location signs.

MARQUEE — A roofed structure comprising not more than 25% of the building facade and projecting at least three feet, which is supported by a building and erected over a doorway or doorways as protection from the weather, such as at a theatre.

MARQUEE SIGN — Any sign that is part of or attached to a marquee (See Fig 27-9-5).

Figure 27-9-5

Marquee Sign



MASTER SIGN PLAN — A site plan and accompanying documentation that identifies all existing and proposed signage for a nonresidential development, lot, site, structure or use(s).

MECHANICAL MOVEMENT — Refers to animation, revolution, vertical and/or horizontal movement.

MEMORIAL SIGN — Memorial plaques or tablets, grave markers, statutory, or other remembrances of persons or events that are noncommercial in nature.

MENU BOARD — Menu board means a permanently installed sign affixed to a pole, post or column, or to a wall of a principal building or accessory structure, consisting of a list of products and/or services offered for sale and/or pictorial display of product offered for sale which may include the price of products and/or services, which list and/or pictorial display is posted on the premises of a business near the point of ordering. For the purpose of this Part, menu boards consist of the following types:

- A. **PARKING STALL MENU BOARD** — Parking stall menu board means a menu board located immediately adjacent to a vehicle

parking stall on the premises of a business utilizing drive-in parking stalls where customers remain seated in a vehicle.

- B. PEDESTRIAN MENU BOARD — Pedestrian menu board means a menu board permanently installed on a principal building or accessory structure for the purpose of providing product and/or service information to pedestrian patrons of a business. For the purpose of this Part, a fuel dispensing equipment sign, such as gas pump signage, which is not an incidental sign, shall be classified as a pedestrian menu board.
- C. DRIVE-THROUGH MENU BOARD — Drive-through menu board means a menu board used solely for drive-through service at a business where customers remain seated in a vehicle occupying a drive-through service lane to the point of a drive-through service window or other service area of a business.
- D. PREVIEW MENU BOARD — Preview menu board means a menu board which contains a limited list of products and/or services and/or pictorial display of products offered on a drive-through menu board of a business. A preview menu board abuts a drive-through service lane and precedes the drive-through menu board for the purpose of expediting the ordering of products and/or services from the drive-through menu board.

MULTIFAMILY COMPLEX SIGN — See "subdivision identification sign."

MULTI-MESSAGE SIGN — An off-premise electrically-activated changeable sign that uses mechanical movement to allow for the display of more than one sign copy, usually, but not necessarily, by rotation or revolution of sign components and may be referred to as trivision or variable message signs.

MURAL — A picture painted directly on a wall.

NEON SIGN — Any sign using neon tube illumination bent to form letters, symbols, or other shapes.

NEON TUBE ILLUMINATION — Illumination caused by electrically-charged gases within a glass or plastic tube, specifically including cold cathode and other similar light sources but not fluorescent light sources.

NONCONFORMING SIGN — A sign, sign structure, or any part thereof that does not comply with the provisions of this Part where such sign or sign structure lawfully existed prior to the effective date of this Part.

NONPROFIT SPECIAL EVENT SIGN — A sign allowed by the Stroud Township Board of Supervisors and advertising a special event for a nonprofit organization.

NUISANCE SIGN — Any sign or sign structure that has been damaged and which has not been repaired within 45 days.

OBSTRUCTIVE SIGN — Any sign erected or maintained at the intersection of roads in such a manner as to obstruct free and clear vision of the intersection; any sign located in a sight triangle.

OFF-PREMISES SIGN — A sign advertising a land use or promoting a commercial or noncommercial message unrelated to the activity conducted on the lot, development or site where the sign is located; a sign which directs attention to a business, commodity, service, entertainment, or attraction sold, offered, or existing elsewhere than on the same lot, development or site where the sign is located.

ON-PREMISES SIGN — Signs and street graphics accessory to commercial, industrial, or institutional activities, the purpose of which is to sell or index a product, service, or activity or to provide information regarding a commercial, industrial, or institutional facility. On-premises signs are located on the same lot, development or site as the advertised use.

PEDESTRIAN INFORMATION SIGN PLAZA — A freestanding on-premises sign that is not attached to the exterior of a building that lists the tenants or occupants of a group of nonresidential buildings which may indicate the tenant's or occupant's business activities, profession, or use within any of said buildings which is used to direct pedestrians to the location of the tenant's or occupant's place of business in the group of nonresidential buildings in question. A pedestrian information sign plaza may also include a map depicting various locations within the group of nonresidential buildings and appurtenant premises in question.

PENNANT — Any lightweight plastic, fabric, or otherwise flexible or reflective material, whether or not containing a message of any kind, suspended from a rope, wire, or string, usually in series, designed to move in the wind.

PERSON — Any individual, association, company, corporation, firm, organization, or partnership, singular or plural, of any kind.

PERSONAL USE AND INFORMATION SIGN — An individual sign installed on a personal and private residential property by the owner of that property for informational purposes. Personal use and information signs and street graphics include but are not limited to street addresses, nameplates, private street signs, home occupation

signs, property names, for sale signs, warning signs, garage sale signs, and alarm company signs.

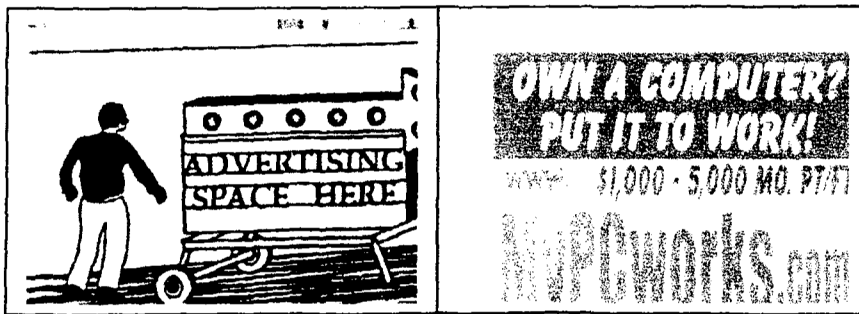
POLE SIGN — A sign that is mounted on a freestanding pole(s), post(s) or column(s).

POLITICAL SIGN — Any and all political signs and graphics used or intended to be used for the display of any announcement, advertisement, or notice of any individual or slate of candidates for any public office, erected by a person or entity other than by a property owner or tenant of a property in question.

PORTABLE SIGN — Any sign, magnetic or otherwise, not permanently attached to the ground or other permanent structure; a sign designed to be transported, including, but not limited to: signs designed to be transported by means of wheels, signs converted to A- or T-frames, menu and sandwich board signs, balloons used as signs, and umbrellas used for advertising (See Figure 27-9-6).

Figure 27-9-6

Examples of Portable Signs

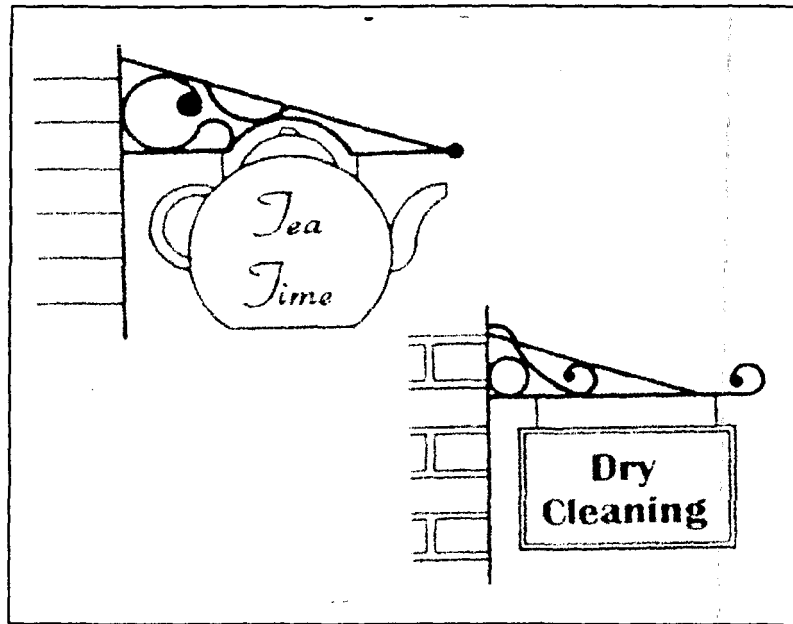


PREMISES — A lot, parcel, tract, or plot of land together with the buildings and structures thereon.

PRIVATE DRIVE — A personal use and identification sign located at the entrance of a private drive and denoting that access as private.

PROJECTING SIGN — A sign, any portion of which extends perpendicular to a facade (See Figure 27-9-7).

Figure 27-9-7
Examples of Projecting Signs



PUBLIC NOTIFICATION SIGN — A temporary public use and information sign installed by a government employee that provides public notice of a government event.

PUBLIC USE AND INFORMATION SIGN — Signs and street graphics installed by an authorized representative of Stroud Township, Commonwealth of Pennsylvania or agency thereof, or United States Federal Government or agency thereof. Public use and information signs include, but are not limited to, street signs, traffic control signs, public notification signs, and any other sign required by the Township to provide services to its residents. Public use and information signs also include, but are not limited to, off-premises signs located in the public right-of-way that are constructed and erected by a governmental agency stated in this definition at the request of an advertiser to direct motorists or pedestrians to a specific location.

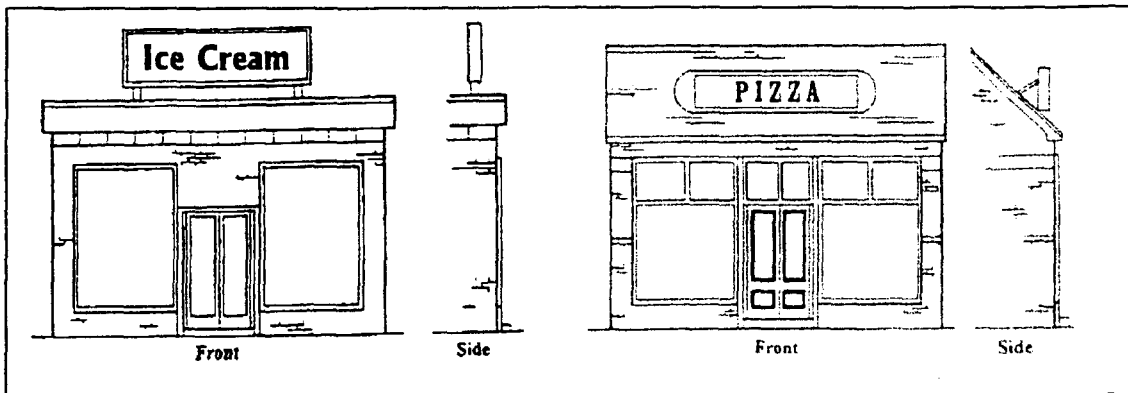
REAL ESTATE SIGN — A temporary individual sign announcing the proposed sale or lease of a building or real property.

RESIDENTIAL AREA — Zoning districts established as Low Density Residential (R-1), Low-Medium Density Residential (R-2), and Medium Density Residential (R-3).

ROOF EAVES — The projecting lower edges of a roof overhanging the wall of a building.

ROOF SIGN — A sign that is mounted on the roof of a building or that is wholly dependant upon a building for support and that projects above the top walk or edge of a building with a flat root the eave line of a building with a gambrel, gable, or hip roof, or the deck line of a building with a mansard roof (See Figure 27-9-8).

Figure 27-9-8
Examples of Roof Signs



RURAL AREA — Zoning districts established as Open Space and Preservation (O-1) and Special Use and Recreational (S-1).

SECURITY SIGN — Signs and street graphics listed in Title 18, Pa.C.S.A., the Pennsylvania Crimes Code, and Title 75, Pa.C.S.A., the Pennsylvania Vehicle Code. Includes: no trespassing, no soliciting, beware of dog, no parking, no dumping, no hunting, no fishing, etc. All security signs are personal use and information signs but not all personal use and information signs are security signs.

SHOPPING CART CORRAL SIGN — A sign fastened to a shopping cart corral structure designating the structure for the return of shopping carts. The message portion of a shopping cart corral sign may contain copy such as the name of the retailer and other copy incidental to the use of the corral; however, in no case shall the copy contain any other advertising message.

SIGN — Any device, fixture, placard, or structure that uses any color, form, graphic, illumination, symbol, or writing to advertise, announce the purpose of, or identify the purpose of a person or entity, or to communicate information of any kind to the public.

SIGN ALTERATION — Any change to any feature of a sign, including, but not necessarily limited to, location, area, height, or physical design features excluding, however:

- A. Changes in copy and/or the advertising message.

B. Regular maintenance of the sign, including electrical, repainting, or cleaning of a sign.

C. The repair of a sign.

SPECIAL EVENT SIGN — Individual signs and street graphics announcing special events, including, but not limited to, auctions, grand openings, new management, going out of business, and events sponsored by religious, charitable, or public service groups.

STREET ACCESS — Access to a publicly owned road by a permitted driveway.

STREET SIGN — A public use and information sign identifying the name of a street or road.

SUBDIVISION IDENTIFICATION SIGN — A sign located at the entrance of a Township approved subdivision or multifamily complex and identifying the name of the development. A subdivision identification sign is not a location sign. All subdivision identification signs are ground signs but not all ground signs are subdivision identification signs.

TIME AND TEMPERATURE SIGN — An on-premises sign accessory to a wall or ground sign that serves the purpose of announcing time and/or temperature.

TRAFFIC CONTROL SIGN — A public use and information sign used to direct traffic, control direction or speed, or warn pedestrians and motorists of hazards or unusual road conditions.

VEHICULAR DIRECTORY SIGN — A sign containing one or two sides which displays smaller signs, often of equal size, to provide directions to motorists within a nonresidential lot, development or site.

VEHICULAR SIGN — Any sign displayed on a parked vehicle or transported by vehicle, where the primary purpose of such vehicle or transported sign is to advertise a product or business or to direct people to a business or activity. Where the primary purpose of such vehicle or transported sign is not to advertise a product or business or to direct people to a business or activity, such vehicle shall be parked in a side or rear yard adjacent to a principal building.

VENDING MACHINE SIGN — An individual sign that was incorporated into the design of a vending machine and cannot be removed from the machine. These signs advertise either the distributor that stocks the machine or the major supplier of the machine's contents.

WALL SIGN — A sign fastened to or painted on the wall of a building or structure in such a manner that the wall becomes the supporting structure for, or forms the background surface of the sign.

WARNING SIGN — See "security sign."

WINDOW SIGN — A sign painted or attached to a window pane which can be read from outside the building and which advertises or provides information to any person standing outside the building.

YARD SALE SIGN — See "garage sale sign."

§ 27-903. Administration. [Ord. 1998-5, 7/20/1998; as added by Ord. 2006-8, 8/29/2006, § 9.300]

The Administrator of this Part shall be the Zoning Officer or other Supervisors' designee. The Zoning Officer shall have the responsibility and authority to administer and enforce all provisions of this Part, except those provisions with powers specifically reserved to the Board of Supervisors or the Zoning Hearing Board. The Zoning Officer also shall administer this chapter in accordance with the literal terms and shall not have the power to permit any construction or any use or change of use which does not conform to this chapter. The Zoning Officer shall be authorized to institute civil enforcement proceedings as a means of enforcement when acting within the scope of his/her employment.

§ 27-904. Permit Procedures. [Ord. 1998-5, 7/20/1998; as added by Ord. 2006-8, 8/29/2006, § 9.400; and amended by A.O.]

1. No sign shall be erected, displayed, altered, relocated, or replaced, until the Township issues a sign permit, except as provided in § 27-905, Exempt Signs, § 27-907, Signs Not Requiring a Permit, and § 27-915, Nonconforming Signs.

A. Master Sign Plan Requirements. A master sign plan shall be submitted to the Zoning Officer for all nonresidential developments, lots, sites or structures of three or more uses that utilize or will utilize five or more signs requiring a zoning permit after the effective date of this Part. All signs requiring a zoning permit in a nonresidential development, lot, site, structure or use requiring a master sign plan shall comply with the master sign plan.

(1) A master sign plan containing the below listed items shall be submitted to the Zoning Officer prior to the issuance of a zoning permit for a sign(s) for each use in a

nonresidential development, lot, site, or structure requiring a master sign plan:

- (a) Two copies of a site plan, or approved and recorded land development plan, of the lot or site clearly and legibly drawn at a scale of one inch being equal to 50 feet or less, showing the location of all existing, proposed and future sign of any type, whether requiring a zoning permit or not, except that incidental signs need not be shown, and their dimensioned setbacks from the front and nearest side property line.
- (b) Two copies of building elevations drawn to scale of each side of the building on which a sign is located or will be placed showing the sign dimensions and proportions, location of each existing and proposed sign on the building, material, color scheme, lettering or graphic style, and lighting, if any.
- (c) Two sets of drawings of the planned signs clearly indicating the dimensions of all signs including height above finished grade, lettering, logos and other graphics, colors, materials, texture and method of illumination, if any.
- (d) Two copies of the type and total number of signs proposed, plus any existing signs that will remain, and a computation of the maximum total sign area and the maximum area for individual signs compared to the signage allowed.
- (e) Two copies of the landscaping plan pertaining to ground signs.
- (f) The master sign plan may contain other standards and criteria not regulated by the Township as the property owner or developer may require, such as uniform sign standards.
- (g) Additional submittals or amendments to the master sign plan will be necessary as changes to a sign(s) in a qualifying nonresidential development, lot, site, structure or use(s) occur. Any amendments to a master sign plan must be signed and approved by the property owner(s) and Zoning Officer before such amendment will become effective.

- (2) Where a master sign plan is required, no zoning permit shall be issued for a sign requiring a zoning permit and no sign shall be erected unless and until a master sign plan, or amendment thereto, for the nonresidential development, lot, site, structure or use on which a sign will be erected has been submitted to, and approved by, the Zoning Officer.
 - (3) A master sign plan shall be submitted as part of a final land development plan for a nonresidential land development, in whole or in part, that is governed by this paragraph with respect to all existing, proposed, or future signs known at the time of final land development plan submission.
- B. Permit Application. Applications for sign permits shall be submitted on forms provided by the Township, completed as required, and shall, at a minimum, have attached the following information in either written or graphic form.
- (1) Location of the sign on the premises in relation to any lot lines, buildings, sidewalks, streets, public rights-of-way, street intersections, wooded areas, trees greater than 24 inches diameter breast height (dbh), wetlands, watercourses, or other signs located on the property. In addition, sufficient detail to similar features on adjacent properties should be provided to determine conformance with the requirements contained in this chapter.
 - (2) Type of sign (i.e., ground, wall) and general description of structural design and construction materials.
 - (3) Drawing(s) of the proposed sign which shall contain specifications indicating height, perimeter, area, dimensions, type of lettering, text, color, means of support, method of illumination, and any other significant characteristics of the proposed sign.
 - (4) Letter acknowledging and approving the construction and use of the sign by the property owner.
 - (5) Any other information requested by the Zoning Officer in order to carry out the purpose and intent of this Part.
 - (6) The required sign permit fee as established under separate resolution by the Stroud Township Board of Supervisors. Permit fees will cover the cost for

administering this Part for compliance with its purpose and intent.

- (7) A landscaping plan in conformance with § 27-603, Subsection 5, of this chapter.
- C. Permit Review and Action. The Zoning Officer shall review the sign permit application and issue or deny the permit in conformance with this Part and this chapter.
- (1) Official Date. The official date of submission shall be the day the Zoning Officer determines the completed application with all required or necessary data has been properly prepared and submitted.
 - (2) Time to Decide. The Zoning Officer shall determine whether the proposed sign will or will not be in compliance with the requirements of this Part, and shall, within 30 days of the official date of submission, issue or deny the sign permit.
 - (3) Photograph. When the sign installation has been completed the applicant shall photograph the completed sign and forward the photograph to the Zoning Officer with a request for a certificate of occupancy. The Zoning Officer shall then inspect the sign. The photograph shall be in a format specified by the Zoning Officer.
 - (4) Inspection for Compliance. Upon request of the application for a certificate of occupancy, the Zoning Officer shall perform a final inspection of any approved sign. Where the sign has been constructed in accordance with the permit, the Zoning Officer shall issue a certificate of occupancy. The final dimensions of the sign will be noted by the Zoning Officer on the certificate of occupancy and a photograph of the sign shall be attached to the certificate of occupancy.
 - (5) Discrepancies. When there is a discrepancy between an approved sign permit and the sign as constructed, the Zoning Officer shall notify the owner in writing that a discrepancy has been identified and the owner shall cease and desist from performing additional work on the sign. If the discrepancy is not corrected within 20 days from the date of written notice, the sign shall be ordered removed by the Zoning Officer and at the expense of the owner.

- (6) Complaints. The Zoning Officer shall investigate complaints of alleged violations of these regulations and may revoke any permit if there is any violation of these regulations or if there was any misrepresentation of any material fact in either the sign permit application or the plans.
- D. Expiration of Sign Permits. If the sign authorized by any sign permit has not been erected or completed within one year from the date of issuance of that permit, the sign permit shall be deemed expired and a new application must be submitted.
- E. Revocation of a Sign Permit. All rights and privileges acquired under the provisions of this Part are revocable for failure to comply with this chapter. All permits issued pursuant to this Part are hereby subject to this provision.
- F. Maintenance of Signs. Signs and street graphics must be properly maintained, be properly painted, and be kept free from all hazards including, but not limited to, faulty wiring, loose fastenings, being in an unsafe condition, or being detrimental to the public health, safety, or general welfare. In the event of a violation of any of the foregoing provisions, the Zoning Officer shall give written notice and the sign owner shall comply with that notice as explained in Subsection 1G, Enforcement.
- G. Enforcement. When a violation of this Part of this chapter has occurred, the Zoning Officer shall initiate enforcement action through issuance of an enforcement notice.
- (1) Violations. The following signs shall be in violation of this Part of this chapter and shall be subject to enforcement action as allowed by this Part and this chapter:
- (a) Any sign not properly registered as required by this Part.
 - (b) Any nonconforming sign which has not been properly registered.
 - (c) Any sign which presents immediate peril to persons or property.
 - (d) Any nuisance sign as defined by this Part.

- (e) Any sign other than a public use and information sign located in a public right-of-way and not specifically authorized by the Board of Supervisors.
 - (f) Any other sign not in conformance with any section of this Part or with this chapter.
- (2) Enforcement Notice. The enforcement notice shall be sent to the property owner of record of the parcel on which the sign is located, to the sign owner, to any advertisers on the sign, to any person who has filed a written request to receive enforcement notices regarding that parcel, and to any other person requested in writing by the owner of record. An enforcement notice shall state at least the:
- (a) Name of the owner of record and any other person against whom the Township intends to take action.
 - (b) The location of the property in violation.
 - (c) The specific violation with a description of the requirements which have not been met, citing in each instance the applicable provisions of this chapter.
 - (d) The date before which the steps for compliance must be commenced and the date before the steps must be completed.
 - (e) The recipient of the notice has the right to appeal to the Zoning Hearing Board within a prescribed period of time in accordance with procedures set forth in this chapter.
 - (f) Failure to comply with the notice within the time specified, unless extended by appeal to the Zoning Hearing Board, constitutes a violation, with possible sanctions clearly described.
- (3) Enforcement Remedies. When an enforcement notice has been issued and an appeal to the Zoning Hearing Board has not been filed or the Zoning Hearing Board has found in favor of the Township, the Township may use any combination of the following remedies to resolve the violation:
- (a) Submission of a civil complaint to the magisterial district judge.

- (b) Removal of the sign with the costs of removal being charged to the sign and/or property owner.
- (c) Any other means legally available to the Township.

§ 27-905. Exempt Signs and Street Graphics. [Ord. 1998-5, 7/20/1998; as added by Ord. 2006-8, 8/29/2006, § 9.500]

1. The following signs and street graphics are exempt from this Part:
 - A. Any sign required by law.
 - B. Business nameplates not exceeding one square foot in area and less than eight feet in height and where more than one business nameplate is used the aggregate sign area of such business nameplates shall be less than 25 square feet in area.
 - C. Building markers not exceeding four square feet and not exceeding four feet in height.
 - D. Decals not exceeding an aggregate of two square feet per building entrance.
 - E. Historical markers erected by a historical agency or association and approved by majority vote of the Stroud Township Board of Supervisors at a regular meeting.
 - F. Interior signs.
 - G. Memorial signs located in an approved cemetery.
 - H. Public notification signs for hearings to be held by a Stroud Township Board.
 - I. Public use and information signs.

§ 27-906. Prohibited Signs and Street Graphics. [Ord. 1998-5, 7/20/1998; as added by Ord. 2006-8, 8/29/2006, § 9.600; and amended by Ord. 2012-3, 3/20/2012, § 8]

1. Any sign or street graphic not specifically exempt through § 27-905, Exempt Signs, or expressly permitted by § 27-907, Signs Not Requiring a Permit, or § 27-908, Signs Requiring a Permit, are hereby prohibited.
 - A. Other Prohibited Signs and Street Graphics. The following signs and street graphics are also prohibited:

- (1) Pole signs greater than four feet in height, except for accessibility signs required by applicable construction codes adopted by the Township.
- (2) Ground and wall signs which display a product, or a replica of a product, unless a product is displayed as a graphic.
- (3) Electrically-activated changeable signs and flashing signs, except as otherwise provided in this Part.
- (4) Manually-activated changeable signs, except for bulletin boards and ground signs for fuel service stations and movie theaters, projecting signs, and businesses utilizing one or more drive-through service lanes or drive-in parking stalls where menu boards are installed at the point of ordering.

§ 27-907. Signs and Street Graphics Not Requiring a Permit. [Ord. 1998-5, 7/20/1998; as added by Ord. 2006-8, 8/29/2006, § 9.700]

- 1. The following signs and street graphics do not require a permit provided that the sign is permitted in the Zoning District in which it is to be located as shown in Schedule 27-VII of this chapter, and meets the Township's sign regulations:
 - A. Auto dealer vehicle signs.
 - B. Construction signs less than or equal to four square feet in area.
 - C. Flags.
 - D. Incidental signs.
 - E. Personal use and information signs.
 - F. Real estate signs.
 - G. Vending machine signs.
 - H. Business nameplate signs which do not exceed the dimensions set forth in § 27-905, Subsection 1B.

§ 27-908. Permitted Signs and Street Graphics. [Ord. 1998-5, 7/20/1998; as added by Ord. 2006-8, 8/29/2006, § 9.800; and amended by Ord. 2012-3, 3/20/2012, § 9]

1. The following signs and street graphics require a permit and are permitted where allowed by Schedule 27-VII of this Part when the sign conforms to any and all regulations set forth in this Part:
 - A. Ancillary secondary entrance wall signs.
 - B. Ancillary use wall signs.
 - C. Awning signs.
 - D. Blade signs.
 - E. Bulletin board.
 - F. Business nameplate signs which exceed the dimensions set forth in § 27-905, Subsection 1B.
 - G. Canopy signs.
 - H. Construction signs greater than four square feet.
 - I. Farm product sign.
 - J. Ground signs.
 - K. Individual sign, unless otherwise provided herein.
 - L. Location sign.
 - M. Marquee signs.
 - N. Murals.
 - O. Neon and LED signs.
 - P. Nonprofit special event signs.
 - Q. Off-premises signs.
 - R. On-premises signs.
 - S. Pedestrian information sign plazas.
 - T. Political signs.
 - U. Projecting signs.
 - V. Shopping cart corral signs.
 - W. Special event signs.
 - X. Subdivision identification signs.
 - Y. Vehicular directory signs.

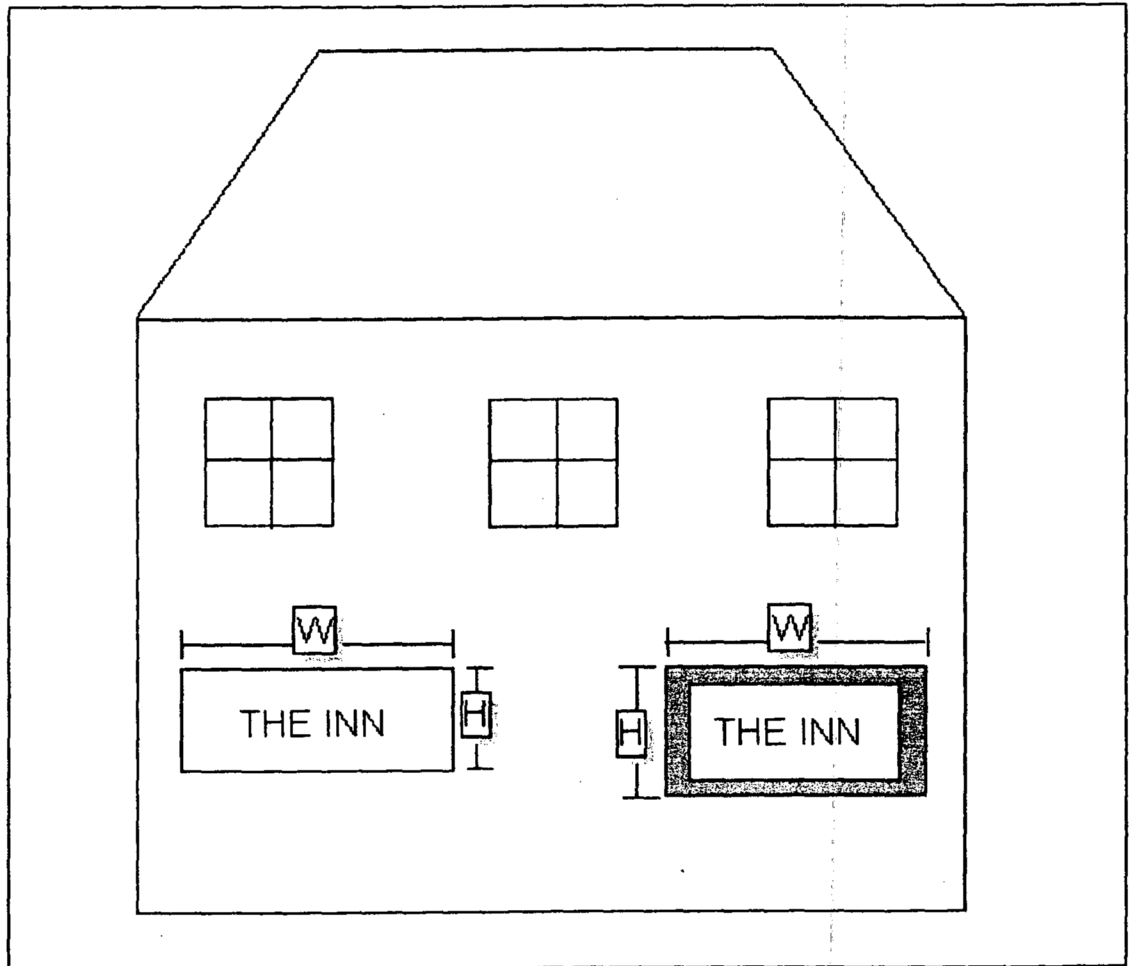
Z. Wall signs.

AA. Window/door signs.

§ 27-909. General Standards and Criteria for Signs and Street Graphics. [Ord. 1998-5, 7/20/1998; as added by Ord. 2006-8, 8/29/2006, § 9.900]

1. The regulations of this section specify the area and heights of signs and street graphics that are allowed within Stroud Township and which require a permit.
 - A. Determination of Sign Area. The following criteria shall be used to determine the area of a sign:
 - (1) The entire face of the sign (one side only) including all lettering, wording, and accompanying designs and symbols, together with the background, whether open or closed and any framing, bracing, or wall work incidental to its decoration shall be included (See Figure 27-9-9).

Figure 27-9-9
Determining Sign Area



- (2) Where a sign structure has more than one sign face, one sign face shall be used to calculate the sign area. Where sign faces on the same sign structure differ in size, the largest sign face shall be used to determine the sign area.
- (3) Where the sign face consists of individual raised and/or recessed letters, logos, symbols, and/or graphics, the sign area shall be the area of the smallest rectangle that can encompass those letters, logos, symbols, and/or graphics (Figure 27-9-10). Where the sign consists of a sign face of irregular shape, the sign area shall be the area of the smallest rectangle that can encompass the sign face, background, and frame (Figure 27-9-11).

Figure 27-9-10
Determining Sign Area II

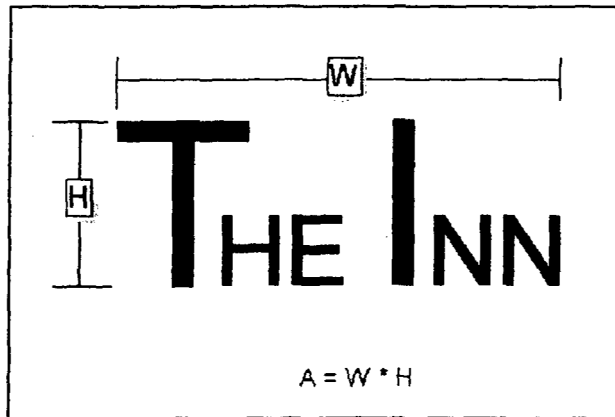
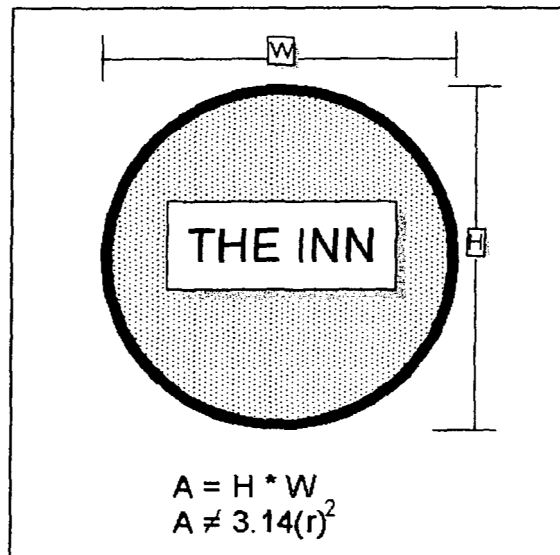
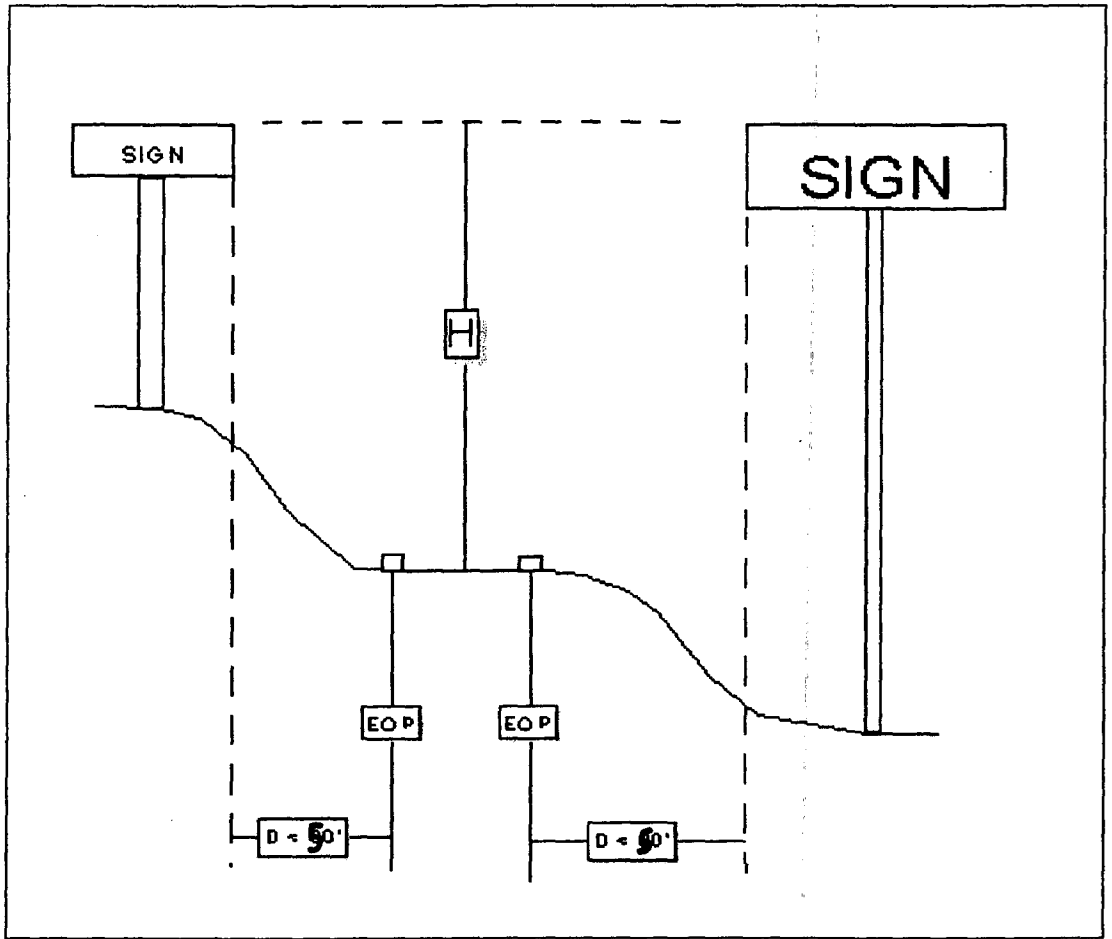


Figure 27-9-11
Determining Sign Area III



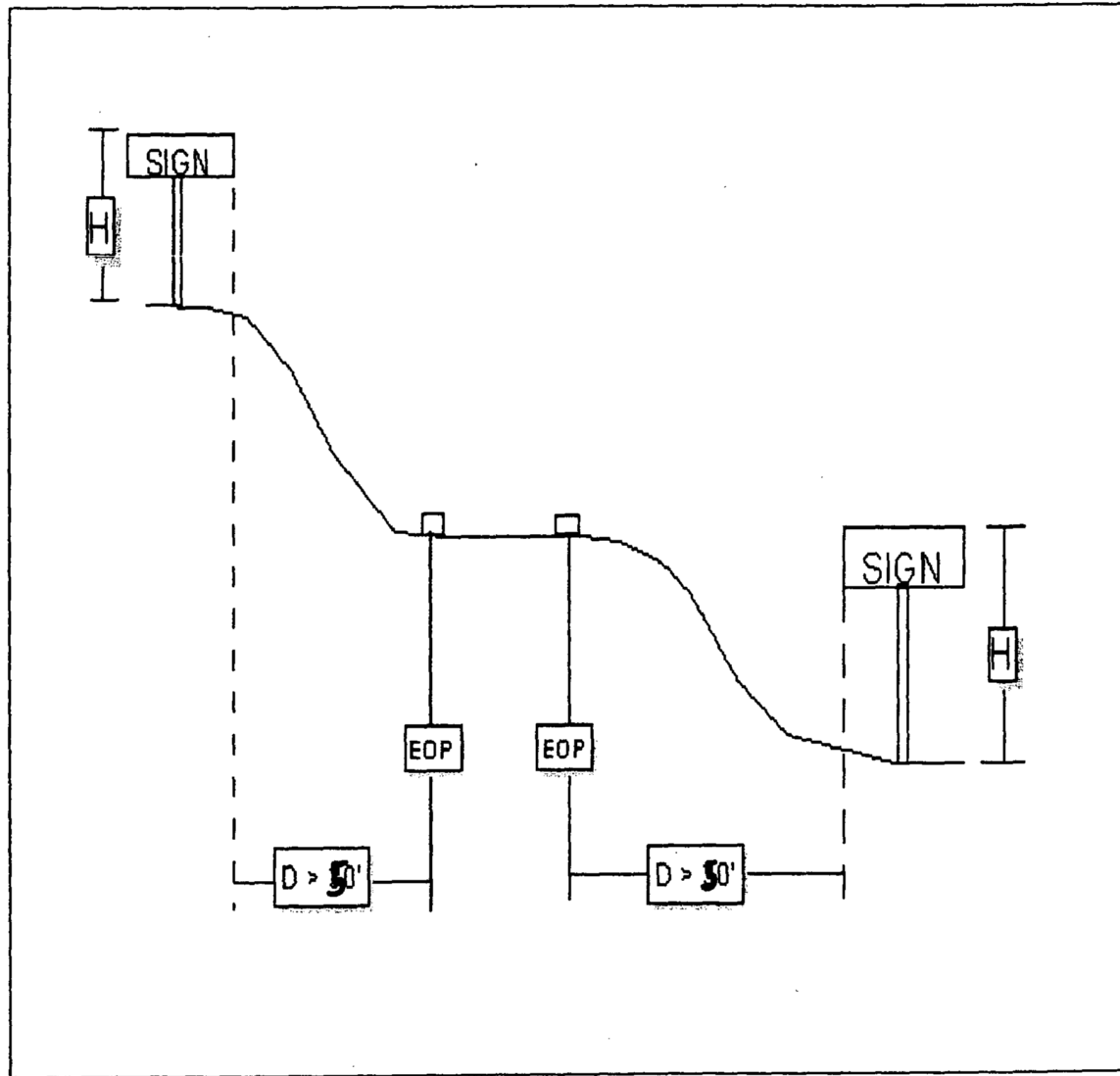
- B. Determination of Sign Height. Except as otherwise expressly set forth in this Part, the following criteria shall be used to determine the height of a sign:
- (1) The height of a sign erected within 50 feet from a right-of-way shall be measured from the grade level of the nearest street to the top of the sign (See Figure 27-9-12).

Figure 27-9-12
Determining Sign Height



- (2) The height of a sign located more than 50 feet from a right-of-way shall be measured from average grade level where the sign is erected to the top of the sign (See Figure 27-9-13).

**Figure 27-9-13
Determining Sign Height II**



§ 27-910. General Sign Requirements. [Ord. 1998-5, 7/20/1998; as added by Ord. 2006-8, 8/29/2006, § 9.1000; and amended by Ord. 2012-3, 3/20/2012, § 11]

1. All signs and street graphics erected within Stroud Township shall conform with the applicable building and zoning codes and with the following general requirements:
 - A. Sign Materials and Construction. Except as otherwise allowed herein, all signs and street graphics shall be constructed in accordance with the applicable construction code(s) adopted by Stroud Township from time to time. All

signs and street graphics shall be made a harmonious part of the architectural design.

- B. Maintenance. Every sign, including those specifically exempt from permitting and permitting fees, shall be maintained in good repair and in a safe, clean, and attractive condition.
- C. Design. Except as otherwise allowed herein, no part of a sign shall contain or consist of banners, posters, pennants, ribbons, streamers, spinners, or other similar moving, fluttering, or revolving devices. None of these devices, nor any strings of lights, shall be used for the purpose of advertising or getting attention when not part of a sign, except as allowed by this Part. No sign shall utilize mechanical movement or sequin or sparkle effects unless otherwise allowed herein.
 - (1) Sign, Colors. Signs shall be limited to any four colors, excluding black and white.
 - (2) Fluorescent Signs. No sign shall be permitted with fluorescent colors in the text, graphic, or background.
 - (3) Sign Emissions. No sign which emits smoke, visible vapors, particles, sound, or odor shall be permitted.
 - (4) Sign Protections. Except as otherwise permitted by this Part, signs shall have no projecting elements greater than three inches.
 - (5) Mirrors. No mirror type device shall be used as a part of a sign.
 - (6) Holographic Images. Signs shall contain no parts that are holographic or that are able to produce any holographic image.
 - (7) Clear Sight Triangle. No sign shall be located within a clear sight triangle or shall otherwise create a traffic visibility hazard.
 - (8) Items of Information. All signs are entitled to display up to 10 items of information per sign face. Notwithstanding the foregoing: (a) if the name of the use occupying the building and its premises contains more than 10 items, the name and one use within the nonresidential building may be displayed on each sign face; and (b) the restrictions set forth in this section shall not apply to

pedestrian information sign plazas, vehicular directory signs, parking stall menu boards, pedestrian menu boards, preview menu boards, drive-through menu boards, interior signs, shopping cart corral signs, electrically-activated changeable bulletin boards, and construction signs for nonresidential developments, lots or sites for three or more tenants where the gross leasable area is 10,000 square feet or greater.

- D. Signs and Street Graphics in the Right-Of-Way. Except as otherwise permitted by this chapter, all signs and street graphics shall be set back at least 10 feet from the property line. Only public use and information signs or signs approved by the Stroud Township Board of Supervisors or the Pennsylvania Department of Transportation shall be located within the public right-of-way. All privately owned signs shall be located outside of the public right-of-way. No sign shall project into the public right-of-way and no person shall post any sign of any kind upon public property without written permission from the Township or the Pennsylvania Department of Transportation, whichever has jurisdiction over the property in question.
- E. Sign and Street Graphics on Private Property. No person shall post any sign of any kind upon private property without written permission from the property owner.
- F. Signs and Street Graphics and Traffic Safety. All signs and street graphics shall meet the following minimum traffic safety standards:
 - (1) No sign shall be erected so as to obstruct free and clear sight triangle vision of any intersection, traffic control sign, or signal.
 - (2) No signs or street graphics shall by color, location, or design resemble or conflict with traffic control signs or signals and are prohibited.
- G. Multiple Sign, Use. Except as otherwise permitted in this Part, there shall be no other activity associated with a sign (i.e., broadcasting) unless authorized by the Township.

§ 27-911. Off-Premises Signs and Street Graphics. [Ord. 1998-5, 7/20/1998; as added by Ord. 2006-8, 8/29/2006, § 9.1100; and amended by Ord. 2012-3, 3/20/2012, § 20]

1. Regulations.

- A. An off-premises sign or graphic shall be considered a principal use of a lot.
- B. One off-premises sign may be erected, constructed, or maintained on any parcel as allowed by Schedule 27-VII of this Part provided that:
 - (1) The property contains no other structure or use.
 - (2) The applicant obtains a conditional use approval from the Stroud Township Board of Supervisors.
 - (3) The property is a conforming lot.

2. Special Conditions.

- A. In addition to meeting the requirements described in § 27-407 for conditional use approval, the following special conditions shall be met before the Board of Supervisors grants a conditional use for an off-premises sign:
 - (1) The sign shall be located in accordance with the yard setbacks for principal structures located in the district in which the sign is proposed.
 - (2) All off-premises signs shall comply with the general design requirements set forth in § 27-901.
 - (3) Off-premises signs and street graphics adjacent to Interstate 80, Route 33, or Highway Route 209 shall not exceed the following size requirements:
 - (a) Maximum area: 288 square feet (see § 27-909, Subsection 1A).
 - (b) Maximum height: 16 feet (See § 27-909, Subsection 1B).
 - (4) Off-premises signs and street graphics adjacent to any other street shall not exceed the following size requirements:
 - (a) Maximum area: 72 square feet (see § 27-909, Subsection 1A).
 - (b) Maximum height: 10 feet (see § 27-909, Subsection 1B).

- (5) Off-premises signs may contain a maximum of two faces unless otherwise allowed herein.
- (6) No off-premises sign shall be located within a 2,640 foot (1/2 mile) radius of any other off-premises sign. This section shall not apply to multiple sign copy located on one support structure.
- (7) No off-premises sign shall be located within a 250 foot radius of any on-premises sign.
- (8) No off-premises sign shall be located within a 300 foot radius of any residence.
- (9) Extensions or add-ons beyond the rectangular perimeter of the sign are prohibited.
- (10) No off-premises sign shall be located along a scenic street or highway as designated by the Township, county, or other regulatory agency.
- (11) Illumination of off-premises signs is prohibited between midnight and 6:00 a.m. on roads other than Interstate 80, Route 33, and 4-lane highway Route 209.
- (12) A site plan meeting the standards for a sketch plan as set forth by the Subdivision and Land Development Ordinance [Chapter 22] shall accompany an application for an off-premises sign.
- (13) Wood and beam frame structures are prohibited. All sign support structures shall be constructed of steel.
- (14) An engineering certification shall accompany any application for an off-premises sign. The certification shall indicate under seal of a professional engineer licensed in the Commonwealth of Pennsylvania that the sign has been designed in accordance with acceptable engineering practices.
- (15) Off-premises signs shall be landscaped in accordance with § 27-603.
- (16) Trees greater than four inches in diameter (dbh) removed for construction of the sign shall be replaced on-site at a ratio of one replacement tree for each removed tree using native species no less than four inches in diameter.

3. Multi-Message Signs. Multi-message signs may be developed as an off-premises sign provided that:
 - A. All regulations and special conditions for an off-premises sign are met.
 - B. Multi-message signs are limited to three signs.
 - C. Multi-message signs may only be approved through a consolidation of existing off-premises signs, with one existing off-premises sign being removed for each message on the multi-message sign.
 - D. Multi-message signs shall not be permitted to: (1) change more than three times per minute, (2) completely change from one message to the next in more than 2 seconds, (3) change between entire sign faces less than simultaneously, (4) contain flashing, intermittent or moving lights, (5) be animated or produce motion or the illusion of motion, (6) operate by wind, thermal changes or other natural environmental input, (7) be backlit or internally illuminated, (8) have unshielded external lights which cause glare or emit light beyond the perimeter of the sign face, (9) be without a mechanism that will stop the sign in one position if a malfunction occurs and (10) be LED signs, any type of digital sign including, but not limited to, plasma display panels, liquid crystal displays, computer monitors, and televisions and/or be electrically-activated other than the mechanical system which turns or rotates the sign faces.
4. Landscaping for Off-Premises Signs. All off-premises signs affixed to a sign structure in contact with the ground shall include quality landscaping in compliance with § 27-912, Subsection 1C of this Part.

§ 27-912. On-Premises Signs and Street Graphics. [Ord. 1998-5, 7/20/1998; as added by Ord. 2006-8, 8/29/2006, § 9.1200; and amended by Ord. 2012-3, 3/20/2012, §§ 13-18, 20]

1. All on-premises signs and street graphics shall meet all general sign requirements in § 27-910 and are subject to the following specific regulations:
 - A. Blade Signs. Except as otherwise provided herein, where blade signs are permitted as set forth in Schedule 27-VII of this Part, any nonresidential use permitted by the Township

as defined by the Standard Industrial Classification Code System under Schedule 27-V of this chapter, as may be amended, may display one blade sign in front of the main entrance building facade provided that:

- (1) The minimum height of a blade sign shall be eight feet and the maximum height of blade sign shall be 10 feet measured from the walking surface below the sign to the bottom of the sign.
- (2) The maximum sign area for each face of a blade sign shall not exceed six square feet.
- (3) Blade signs shall not be illuminated.
- (4) Blade signs shall contain the name of the tenant occupying the demised or divided area in question and shall be mounted perpendicular to the building entrance.

B. Ground Signs. Except as otherwise provided herein, where ground signs are permitted as allowed in Schedule 27-VII of this Part, any development, lot or site may display one ground sign toward a street to which it has permitted access, provided that:

- (1) The maximum height of the sign is 12 feet (see § 27-909, Subsection 1B).
- (2) The maximum area of the sign is 32 square feet (see § 27-909, Subsection 1A) and the ratio of a ground sign structure area to the sign area shall not exceed a ratio of 1 1/2 to 1. For the purposes of this Part, the area of a ground sign structure shall be the sum of the area (height times width measured to the perimeter edge of the supporting surfaces) of the supporting surfaces of all sign faces.
- (3) The maximum letter height on the sign shall not exceed 18 inches.
- (4) No more than two nonresidential tenant or user names, and no more than 10 items of information in total per sign face, shall be displayed on a ground sign. Where a development, lot or site contains three or more nonresidential uses as defined by the Standard Industrial Classification Code system, as may be amended, one main entrance location sign, and, if applicable, one secondary entrance location sign shall be permitted; individual

tenants or users shall not be permitted to have separate individual ground signs.

- (5) The activity is accessible by automobile and has off-street parking on the premises.
- (6) Where the property's street frontage on any one street is 100 feet or less, a ground sign shall not exceed six square feet.
- (7) All ground signs shall include quality landscaping subject to § 27- 603, Subsection 5, Landscape Plan, and § 27-603, Subsection 6, Landscape Maintenance, of this chapter and Subsection 1C, Landscaping for Ground and Location Signs and Off-Premises Signs, of this section, except as otherwise provided herein.
- (8) Ground signs may be illuminated pursuant to § 27-914 of this Part.
- (9) Except as otherwise provided in this Part, ground signs greater than six square feet may be attached to two columns as set forth below:
 - (a) The maximum height of each column shall not exceed seven feet.
 - (b) The minimum diameter of each column shall be no less 30 inches.
 - (c) Each column shall be similarly constructed of brick, natural or synthetic stone, stucco and/or exterior insulation and finish systems (EIFS).
 - (d) No more than three feet of each sign face shall extend above the top of each column.
- (10) Except as otherwise provided in this Part, two ground signs shall be permitted on a lot, parcel or development where three or more principal public school buildings are located. The two ground signs shall meet the requirements for ground signs under this Part, except as follows for one of the ground signs and except as otherwise provided in this Part:
 - (a) The regulations under Subsection 1B(9) shall apply.

(b) If a bulletin board is utilized, the requirements of § 27-913, Subsection 3A, Bulletin Board, shall apply, except as follows:

- 1) The bulletin board area shall not exceed 10 square feet.
- 2) The bulletin board area shall be permitted to be an electrically-activated changeable LED sign provided that:
 - a) Alphanumeric graphics only shall only be displayed and shall only be displayed between 6:00 a.m. and 9:00 p.m.
 - b) Alphanumeric graphics displayed shall be no greater than eight inches in height and shall be displayed in one color.
 - c) Alphanumeric graphics shall not be permitted to: (i) change more than three times per minute, (ii) completely change from one message to the next less than simultaneously, (iii) be animated or produce motion or the illusion of motion, and (iv) contain intermittent or moving lights or flash, except in the event of an emergency, the alphanumeric graphics may change more than three times per minute, and may become a flashing sign in which content changes and/or flashes to alert the public and security or law enforcement personnel to such emergency.

C. Landscaping for Ground and Location Signs and Off-Premises Signs. All ground and location signs and off-premises signs affixed to a sign structure in contact with the ground shall include quality landscaping as follows:

- (1) The ground sign structure as defined by Subsection 1B(2) above shall be surrounded by a landscaped area equal to not less than 50% of the area of the ground sign structure which landscape area shall be a minimum of four feet from the base of the ground sign structure (See Subsection 1B(2) above to determine ground sign area).
- (2) The minimum number of planting units for the landscaped area of a ground sign shall be equal to not

less than one planting unit per four square feet of landscaped area. Planting units shall include a mixture of annuals, perennials, ornamental grasses, shrubs, evergreen and/or shade trees. No less than 50% of the total number of planting units shall be a mixture of perennials, shrubs, evergreen and/or shade trees.

- (3) The perimeter of the landscaped island shall be formed from materials such as, but not limited to, stone, brick, or landscape timbers.
- (4) The area of the landscaped island shall be mulched and maintained as necessary to keep it free of weeds, brush, and deteriorating material.
- (5) The proposed landscape plan shall be approved by the Zoning Officer or his designee:

D. Vehicular Directory Signs. Except as otherwise provided herein, where vehicular directory signs are permitted as set forth in Schedule 27-VII of this Part a nonresidential lot, development or site may display one vehicular directory sign adjacent to intersecting interior driveways or an interior driveway nearest the principal building or buildings provided that:

- (1) The vehicular directory sign does not exceed a height of eight feet (see § 27-909, Subsection 1B).
- (2) The vehicular directory sign does not exceed an area of 35 square feet (see § 27-909, Subsection 1A).
- (3) Where the property contains only one business, the vehicular directory sign may contain incidental and directional information associated with that business.
- (4) Where the property contains more than one business, the vehicular directory sign may contain incidental and directional information associated with the uses and businesses on the property in question.
- (5) All vehicular directory signs shall be set back at least 10 feet from any vehicular right-of-way.
- (6) All vehicular directory signs shall include quality landscaping subject to compliance with the landscaping requirements of this chapter. All vehicular directory signs shall include quality landscaping subject to compliance

with § 27-603, Subsection 5, Landscape Plan, and Subsection 6, Landscape Maintenance, of this chapter, and Subsection 1C, Landscaping for Ground and Location Signs and Off -Premises Signs, of this section.

E. Location Signs. Where a development, lot or site contains three or more nonresidential uses as defined by the Standard Industrial Classification Code System under Schedule 27-V of this chapter, as may be amended, the lot, development, or site in question shall be permitted to have one main entrance location sign and, if applicable, one secondary entrance location sign subject to the following regulations:

(1) Main Entrance Location Sign. A main entrance location sign shall be located within 100 feet of the main vehicle entrance to the nonresidential lot, development, or site in question and shall conform to the following regulations. For the purposes of this Part, the main vehicle entrance shall be the entrance where the majority of vehicles enter and exit the lot, development or site in question:

(a) The maximum sign area and letter/logo size of a main entrance location sign shall be determined in accordance with the Schedule 27-VIII of this chapter. The maximum sign area shall include the sign area of any and all tenant names displayed pursuant to Subsection 1E(1)(c), below.

(b) A main entrance location sign shall be permitted to have up to three sign faces where the sign is located on the lot, development or site in question at the intersection of two or more state roads or federal highways where each sign face is visible from each of said intersecting roads or highways, otherwise, the maximum number of sign faces permitted shall be two.

(c) Each sign face of a main entrance location sign may designate the name of the nonresidential development, lot or site in question and may include the name, logo and/or symbol of tenants or users on the lot, development or site up to the maximum number of tenants set forth on Schedule 27-VIII of this chapter. The sign area for four tenant or user signs on a main entrance location sign shall not exceed 50% of the total sign area on each face of the

main entrance location sign in question. The sign area for less than four tenant or user signs on a main entrance location sign shall not exceed 33% of the total sign area on each face of the main entrance location sign in question.

- (d) The main entrance location sign may be illuminated internally and/or externally. If internally illuminated, only the individual letters, logos and/or symbols shall be illuminated. If externally illuminated, the illumination of said sign shall comply with § 27-914 of this Part.
- (e) The main entrance location sign shall be set back at least 15 feet from the road right-of-way and shall not obstruct the clear sight triangle vision at any intersection, traffic control sign or traffic control signal, nor shall any main entrance location sign project into a public right-of-way.
- (f) A main entrance location sign shall be set forth on the land development plan for the nonresidential development, lot or site in question and shall comply with Subsection 1B(7) above.
- (g) A main entrance location sign shall comply with all applicable Pennsylvania Department of Transportation rules and regulations.
- (h) The height of a main entrance location sign shall not exceed 60% of the width of the main entrance location sign and the ratio of said sign structure area to sign area shall not exceed the ratio set forth in Subsection 1B(2) of this Part. [1 1 1/2 to 1]. Notwithstanding the foregoing, the height of a main entrance location sign face and structure shall not exceed 12 feet. For purposes of this section the height of a main entrance location sign face and structure shall be measured from the grade at the base of the main entrance location sign.
- (i) A main entrance location sign structure may contain an interior storage compartment or area that shall only be utilized for the storage of sign fixtures, letters, sign equipment, replacement lamps, replacement bulbs, and grounds keeping equipment provided that: 1) the size of the storage area or

compartment shall not exceed 50% of the aggregate sign area; 2) the storage area or compartment is integrated in an architecturally harmonious and unified manner with the structure of the sign; and 3) the storage area or compartment is fully enclosed.

- (j) The exterior finish(es) of a main entrance location sign shall be constructed of brick, natural or synthetic stone, stucco and/or exterior insulation and finish systems (EIFS). Sign letters, logos and symbols shall be made of like materials and/or channel letters.
- (2) Secondary Entrance Location Sign. In addition to the main entrance location sign, a nonresidential development, lot or site served by more than one permitted vehicle entrance shall be allowed one secondary entrance location sign within 100 feet of each secondary vehicular entrance into the nonresidential development, lot or site in question from a state road or federal highway. The secondary entrance location sign shall conform to the following standards:
- (a) The maximum width of a secondary entrance location sign shall not exceed eight feet. The maximum height of a secondary entrance location sign shall not exceed five feet. For purposes of this section, the height of a secondary entrance location sign shall be measured from the grade at the base of the secondary entrance location sign.
 - (b) The maximum sign area of a secondary entrance location sign shall not exceed 20 square feet per sign face.
 - (c) Only the name and logo, if applicable, of the nonresidential development, lot or site in question shall be depicted on a secondary entrance location sign. The maximum letter and/or logo height shall be 18 inches.
 - (d) The exterior finish(es) of a secondary entrance location sign shall be constructed of brick, natural or synthetic stone, stucco and/or exterior insulation and finish systems (EIFS). Sign letters, logos and symbols shall be made of like materials and/or channel letters. The sign architecture shall be the same as the main entrance location sign.

- (e) Two faces per secondary entrance location sign shall be permitted.
 - (f) Each secondary entrance location sign may be illuminated internally and/or externally. If internally illuminated, only the individual letters, logos and symbols shall be illuminated. If externally illuminated, the sign illumination shall comply with § 27-914 of this Part.
 - (g) The secondary entrance location sign shall be set back at least 15 feet from the road right-of-way and shall not obstruct the clear sight triangle vision at any intersection, traffic control sign or traffic control signal, nor shall any secondary entrance location sign project into a public right-of-way.
 - (h) A secondary entrance location sign shall comply with Subsection 1B(7) above and shall be set forth on the land development plan for the nonresidential development, lot or site in question.
- F. Projecting Signs. Except as otherwise provided herein, where projecting signs are permitted as set forth in Schedule 27-VII of this Part, any nonresidential use permitted by the Township as defined by the Standard Industrial Classification Code System under Schedule 27-V of this chapter, as may be amended may display one projecting sign on the main entrance building facade provided that:
- (1) The sign is counted toward the lot's, development's or site's wall sign area limit as set forth in Schedule 27-IX of this Part.
 - (2) The projecting sign conforms to the wall sign regulations set forth in Subsection 1H, hereof.
 - (3) The minimum height of a projecting sign shall be eight feet and the maximum height of a projecting sign shall be 12 feet measured from the walking surface below the sign to the bottom of the sign. The maximum sign area per sign face shall not exceed 12 square feet.
 - (4) The sign shall not project into any public or private right-of-way and shall not be illuminated.
 - (5) The projecting sign shall not project more than four feet from the wall to which it is attached.

- (6) A projecting sign, or the items of information on a projecting sign, can be changed manually no more than three times in a twenty-four-hour period.
- G. Shopping Cart Corral Signage. Where shopping cart corrals are approved in a final land development plan or otherwise approved by the Township, each shopping cart corral may have affixed to it a shopping cart corral sign conforming to the following standards:
- (1) The maximum height of a shopping cart corral sign shall not exceed seven feet.
 - (2) The maximum sign area for each face of a shopping cart corral sign shall not exceed four square feet.
 - (3) Shopping cart corral signs shall not be illuminated but may be manufactured from reflective vinyl or other reflective materials.
- H. Wall Sign Regulations. Wall signs are permitted as allowed by Schedule 27-VII of this Part. Any nonresidential uses permitted by the Township as defined by the Standard Industrial Classification Code System under Schedule 27-V of this chapter, as may be amended, may display wall signs provided that wall signs are constructed and installed in accordance with the following regulations:
- (1) The height of a wall sign shall not exceed the height of the building facade to which it is attached; however, in no case shall a wall sign exceed 30 feet in height. Wall signs shall be compatible with the architectural motif of the building to which they are attached. No wall sign shall cover or interrupt major architectural features.
 - (2) Awning, canopy, and marquis signs are permitted as set forth in Schedule 27-VII of this Part and shall be treated as a wall sign and subject to the wall sign regulations herein set forth provided that an awning, canopy, or marquis sign shall not project higher than the top of the awning, canopy, or marquis on which the sign is located or the height of the building facade to which attached, whichever is greater.
 - (a) A canopy over drive-through service lane(s) where customers remain seated in a vehicle shall be permitted to have electrically-activated changeable signs provided that:

- 1) No electrically-activated changeable sign on said canopy shall exceed one square foot in area (see § 27-909, Subsection 1A).
 - 2) No electrically-activated changeable sign on said canopy shall exceed 12 feet in height (see § 27-909, Subsection 1B).
 - 3) The maximum letter height on an electrically-activated changeable sign on said canopy shall not exceed four inches.
 - 4) No more than four electrically-activated changeable signs shall be located on said canopy.
 - 5) Electrically-activated changeable sign(s) on said canopy shall be illuminated internally (e.g., light emitting diodes); shall not change items of information and color more than two times in twenty-four-hour period except as otherwise provided herein; and shall be an architecturally designed and integrated component of said canopy structure which does not extend above the top or below the bottom of said canopy structure.
 - 6) In the event of a crime or imminent criminal activity, an electrically-activated changeable sign(s) on said canopy may change items of information more than two times in a twenty-four-hour period and may become a flashing sign in which content changes and/or flashes to alert the public and security or law enforcement personnel to said crime or criminal activity, such as CALL 911, SOS or HELP.
- (3) Wall signs may be internally or externally illuminated pursuant to § 27-914 of this Part.
 - (4) Wall sign items of information and/or the background surface, if any, to which they are attached other than the wall or facade, shall be attached to or pinned away from the wall or facade but may project from the wall by such distance as is necessary to accommodate the ballasts, raceway, electrical components, and cabinetry of the sign in question provided that the wall sign shall not project from the wall by more than 18 inches.

- (5) Wall signs shall be erected on a main entrance building facade, a building facade facing a state or federal road, and/or a building facade facing an interior driveway of a nonresidential development, lot, or site. For the purposes of this Part, the main entrance building facade shall be the facade of the building where the majority of occupants enter and exit the building.
- (6) The length of a wall sign shall not exceed the lesser of 50 feet or 60% of the width of the facade to which the wall sign is affixed. In the case of a nonresidential building with multiple separate demised or divided areas between tenants, the width of the facade to which a wall sign is affixed shall be the portion of the facade used by each separate demised or divided area determined by the intersection of exterior or interior walls, as applicable, of each separate demised or divided area with the facade used by each separate area.
- (7) The maximum aggregate sign area for all wall signs shall be determined in accordance with Schedule 27-IX of this chapter. The maximum aggregate sign area for all wall signs shall be determined by using the main entrance facade area. The area of the main entrance facade shall be calculated using the lesser of the actual area of the main entrance facade or an area determined by the width of the main entrance facade multiplied by 35 feet (regardless of whether the actual height of the facade exceeds 35 feet). The area of the main entrance facade includes all windows, door areas, and cornices on the facade to which the wall sign(s) is (are) affixed. Where a nonresidential building has multiple separate demised or divided areas the width of the main entrance facade shall be determined as set forth in Subsection 1H(6), above.

The maximum wall sign area for all wall signs on a single nonresidential building shall not exceed 500 square feet in the aggregate except where a main entrance facade contains separately demised or divided areas for multiple uses such as multiple stores in a single shopping center building, in which case the maximum wall sign area for each such demised or divided area for each separate use shall be based upon the main entrance facade area of the particular separate use or demised or divided area determined as set forth in this section, even though the aggregate Wall Sign area on a single nonresidential

building for all of said separate uses exceeds the 500 square foot area maximum set forth in this section.

In the event the maximum area of wall signs on a main entrance facade calculated in accordance with Schedule 27-IX of this chapter is less than 32 square feet, the owner or tenant of the building in question may erect a wall sign containing up to 32 square feet of wall sign area.

- (8) The maximum letter height for wall signs shall be based upon:
 - (a) The distance the facade to which the wall sign is affixed is set back from the cartway of an expressway, arterial street, collector street, local street or main entrance driveway of the nonresidential lot, development or site in question, whichever the facade in question faces, in accordance with Schedule 27-X of this chapter. If a building facade in question faces both a public road described above and main entrance driveway, the facade distance to the cartway of the public road shall apply.
 - (b) An average of the vertical height of each letter of the wall sign calculated by adding the vertical height of each letter, dividing the resulting sum by the number of letters on the wall sign in question, and the resulting sum shall be the average letter height which shall not exceed the maximum average letter height set forth on Schedule 27-X of this chapter. In the case of more than one row of letters, where a row of letters is above or below another row of letters, the combined height of the stacked letters shall be used to determine the maximum average letter height.
- (9) Ancillary Secondary Entrance Wall Signs. Ancillary secondary entrance wall signs are permitted as allowed by Schedule 27-VII of this Part. Ancillary secondary entrance wall signs shall be constructed and installed in accordance with the following regulations:
 - (a) The height of the ancillary secondary entrance wall sign shall not exceed the height of the principal wall sign above the main entrance to the building facade to which attached. The maximum height of an ancillary secondary entrance wall sign shall be 16

feet if it is attached to a building facade other than the main entrance building facade.

- (b) The ancillary secondary entrance wall sign shall be compatible with the architectural motif of the building to which it is attached.
- (c) Ancillary secondary entrance wall signs may be internally or externally illuminated in accordance with § 27-914 of this Part.
- (d) The maximum sign area for an ancillary secondary entrance wall sign shall not exceed 100 square feet when attached to the main entrance building facade with the principal wall sign. The maximum sign area for an ancillary secondary entrance wall sign shall not exceed 40 square feet when attached to a building facade other than the main entrance facade. The ancillary secondary entrance wall sign area shall be included within the maximum aggregate sign area of all wall signs permitted by Schedule 27-IX of this chapter.
- (e) The maximum number of ancillary secondary entrance wall signs on a single nonresidential building shall be determined based upon the following table, notwithstanding the fact that the actual number of entrances on a single nonresidential building exceed the number of ancillary secondary entrance wall signs permitted in the following table:

Area of Facade in Question Calculated in Accordance with Subsections 1H(6) and (7)	Maximum Number of Ancillary Secondary Entrance Wall Signs
0-1,500 square feet	0
1,501-2,500 square feet	1
2,501 and above square feet	2

- (f) Ancillary secondary entrance wall signs shall be attached flat to or pinned away from the wall or facade.

- (g) No ancillary secondary entrance wall sign shall cover or interrupt major architectural features.
 - (h) The ancillary secondary entrance wall sign shall be erected on a wall with street frontage or frontage on an internal driveway serving the building to which attached notwithstanding the provisions of Subsection 1H(5).
 - (i) The maximum aggregate number of ancillary secondary entrance wall signs and ancillary use wall signs on a single nonresidential building (determined in accordance with the provisions of Subsections 1H(6) and (7), above) shall not exceed 3.
- I. Ancillary Use Wall Signs. Ancillary use wall signs are permitted as allowed by Schedule 27-VII of this Part. Ancillary use wall signs shall be constructed and installed in accordance with the following regulations:
- (1) The height of the ancillary use wall sign shall not exceed the height of the principal wall sign above the main entrance building facade to which attached or the height of an ancillary secondary entrance wall sign on the same facade.
 - (2) The ancillary use wall sign shall be compatible with the architectural motif of the building to which it is attached.
 - (3) Ancillary use wall signs may be internally or externally illuminated in accordance with § 27-914 of this Part.
 - (4) The maximum sign area for an ancillary use wall sign shall not exceed 40 square feet and shall be included within the maximum aggregate sign area of all wall signs permitted by Schedule 27-IX of this Part.
 - (5) The maximum number of ancillary use wall signs on a single nonresidential building shall be determined based upon the following table:

Area of facade in question calculated in accordance with Subsections 1H(6) and (7)	Maximum Number of Ancillary Use Wall Signs
0-1,500 square feet	0
1,501-2,500 square feet	1
2,501 and above square feet	2

- (6) Ancillary use wall signs shall be attached flat to or pinned away from the wall or facade.
- (7) No ancillary use wall sign shall cover or interrupt major architectural features.
- (8) The ancillary use wall sign shall be erected on a wall pursuant to Subsection 1H(6).
- (9) The maximum aggregate number of ancillary secondary entrance wall signs and ancillary use wall signs on a single nonresidential building (determined in accordance with the provisions of Subsections 1H(6) and (7), above) shall not exceed 3.

J. Window/Door Signs. Except as otherwise provided herein, where window and door signs are permitted as set forth in Schedule 27-VII window and door signs may not exceed more than 10% of the area of the window or door in which they are displayed.

K. Neon and LED Signs. Except as otherwise provided herein, where neon and LED signs are permitted as set forth in Schedule 27-VII, any nonresidential use permitted by the Township as defined by the Standard Industrial Classification Code System under Schedule 27-V of this chapter, as may be amended, may display one neon sign or one LED sign toward any street toward which it has frontage provided that:

- (1) The sign area of the neon or LED sign shall be included within the maximum sign area of wall signs permitted by Schedule 27-IX of this chapter.
- (2) The sign in question is located in a window or door.

- (3) The sign in question does not exceed a height of eight feet.
 - (4) The sign in question does not exceed an area of two square feet.
 - (5) The items of information on the neon or LED sign shall not change in any manner at any time except for when the sign in question is replaced in its entirety.
- L. Pedestrian Information Sign Plazas. Except as otherwise provided herein, pedestrian information signs plazas are permitted as allowed in Schedule 27-VII of this Part, provided that:
- (1) The maximum height of each pedestrian information sign plaza shall not exceed seven feet.
 - (2) The maximum sign area for each face of a pedestrian information sign plaza not displaying a map of the nonresidential lot, development or site shall not exceed 24 square feet. The maximum sign area for each face of a pedestrian information sign plaza displaying a map of the nonresidential lot, development or site shall not exceed 32 square feet.
 - (3) If illuminated, pedestrian information sign plazas shall comply with § 27-914 of this Part.
 - (4) Pedestrian information sign plazas shall be located at central pedestrian intersecting points inside a nonresidential development, lot or site; however, in no case shall said sign plaza be located along a public street.
 - (5) Pedestrian information sign plazas shall be subject to Subsection 1B(7) of this Part.
- M. Menu Boards. The following types of menu boards are permitted as allowed by Schedule 27-VII of this chapter. A menu board shall only be legible by patrons of the business to which the menu board applies. The location of all menu boards shall be depicted on the land development plan or on the zoning permit application site plan if a land development plan is not required. Menu boards installed as pole signs may exceed the height limitation of four feet as regulated by § 27-906, Subsection 1A(1), and shall be constructed and installed in accordance with the following regulations:

- (1) Parking Stall Menu Board.
 - (a) A parking stall menu board may contain up to two faces installed in a manner so that one face is visible from the driver's side window view from a vehicle and the other face is visible from the passengers' side window view from a vehicle in an adjoining parking stall. Items of information shall only be legible by vehicle occupants within a parking stall.
 - (b) A parking stall menu board shall not exceed eight square feet in area per menu board face excluding the area of communications equipment and point-of-sale devices, if any. A parking stall menu board shall not exceed 6 1/2 feet in height.
 - (c) A parking stall menu board shall not directly face any public or private street other than an interior driveway of a parking area serving the drive-in business in question and shall not contain any signage facing a public or private street. Parking stall menu boards located within 60 feet of a public right-of-way, or adjoining residential use and/or R1, R-2, R-3, C-4, S-1 or O-1 District, shall be screened in accordance with § 27-603, Subsection 3B, of this chapter, except for the height of the evergreens and/or deciduous shrubs which shall be initially installed or grown to, and maintained at, the height of the parking stall menu boards of the business in question.
 - (d) A parking stall menu board may be internally or externally illuminated in accordance with § 27-914 of this chapter and may be equipped with communication and/or point-of-sale equipment.
- (2) Pedestrian Menu Boards. The area of a pedestrian menu board shall not exceed eight square feet per menu board face excluding the area of communications equipment and point-of-sale devices, if any. The height of a pedestrian menu board shall not exceed eight feet. One pedestrian menu board with no more than two sign faces shall be permitted for each point-of-sale service location of a business in question. Pedestrian menu boards may be internally or externally illuminated in accordance with § 27-914 of this chapter and may be equipped with communication and/or point-of-sale equipment.

(3) Drive-Through Menu Boards.

- (a) A drive-through menu board shall not exceed a height of eight feet and shall not exceed an area of 35 square feet.
- (b) A drive-through menu board may be located less than 10 feet from a drive-through lane, however, in no case shall said sign be located in such a way as to cause a safety hazard.
- (c) A drive-through menu board shall not be located where it causes vehicles to stack onto a public right-of-way. If vehicle stacking onto a public right-of-way occurs after installation of a drive-through menu board, the drive-through menu board in question shall be removed or relocated to prevent vehicle stacking onto a public right-of-way.
- (d) A drive-through menu board shall be landscaped in accordance with Subsection 1C of this section, except the landscaped area need not be four feet from its base.
- (e) A drive-through menu board may be equipped with communication and/or point-of-sale equipment.

(4) Preview Menu Boards.

- (a) A preview menu board shall be permitted where a drive-through menu board is permitted; however, a preview menu board cannot be installed separate and apart from a drive-through menu board but a drive-through menu board can be installed separate and apart from a preview menu board.
- (b) A preview menu board shall not exceed a height of six feet and shall not exceed an area of 16 square feet.
- (c) A preview menu board may be located less than 10 feet from a drive-through lane, however, in no case shall said sign be located in such a way as to cause a safety hazard.
- (d) A preview menu board shall not be located where it causes vehicle stacking onto a public right-of-way. If vehicle stacking onto a public right-of-way occurs after installation of a preview menu board, the

preview menu board in question shall be removed or relocated to prevent vehicle stacking onto a public right-of-way.

(e) A preview menu board shall be landscaped in accordance with Subsection 1C of this section, except the landscaped area need not be four feet from its base.

(5) Wall-Mounted Menu Boards. In the event a parking stall menu board, pedestrian menu board, preview menu board, and/or drive-through menu board is/are installed as a wall sign, the area(s) of a wall-mounted menu board(s) shall apply to the maximum aggregate sign area for all wall signs per Schedule 27-IX of this chapter. For the purpose of this Part, a menu board installed on a window near the point of ordering shall be classified as a wall-mounted menu board, which may exceed 10% of the area of the window in question as regulated by Subsection 1J, up to the maximum allowable sign area permitted for a parking stall menu board, pedestrian menu board, preview menu board, and/or drive-through menu board, as applicable.

N. Fuel Dispensing Equipment Sign. Except as otherwise provided in this Part, fuel dispensing equipment signs are permitted as allowed in Schedule 27-VII of this chapter; provided, that:

(1) No fuel dispensing equipment sign shall exceed eight square feet in area (see § 27-909, Subsection 1A).

(2) No fuel dispensing equipment sign shall exceed five feet in height (see § 27-909, Subsection 1B).

(3) The maximum letter height on a fuel dispensing equipment sign shall not exceed six inches.

(4) No more than two fuel dispensing equipment signs shall be located on an enclosure containing fuel dispensing equipment.

(5) Fuel dispensing equipment signs shall not be illuminated other than by exterior lighting below a roof or canopy over the fuel dispensing equipment in question.

O. Township Property Signs. Prior to installing any sign on Township property, a person or entity shall first obtain

approval to do so by the Board of Supervisors. Such signage shall be installed and removed at the discretion and direction of the Board of Supervisors.

§ 27-913. Individual Sign and Street Graphics. [Ord. 1998-5, 7/20/1998; as added by Ord. 2006-8, 8/29/2006, § 9.1300; and amended by Ord. 2012-3, 3/20/2012, § 19]

1. Individual signs and graphics shall be permitted as allowed in Schedule 27-VII of this Part.
2. Individual signs and street graphics not requiring a permit are subject to the following special regulations:
 - A. Automobile Dealer Vehicle Sign. Unless otherwise noted herein, automobile dealer vehicle signs are permitted as allowed in Schedule 27-VII of this Part provided that:
 - (1) The sign shall be attached to the vehicle's door or window.
 - (2) No vehicle shall display more than three automobile dealer vehicle signs.
 - (3) No automobile dealer vehicle sign shall exceed two square feet in area.
 - B. Construction Sign. See Subsection 3B, below.
 - C. Farm Product Sign. See Subsection 3C, below.
 - D. Flag. Except as otherwise provided herein, flags are permitted as allowed in Schedule 27-VII of this Part; provided that:
 - (1) No single flag that is flown shall exceed 40 square feet in area and no single lot, development or site shall fly more than six flags.
 - (2) Flagpoles shall not exceed 40 feet in height (see § 27-909, Subsection 1B).
 - (3) Wall-mounted flags shall be limited to one per lot, development or site and shall not exceed 40 square feet in area or 12 feet in height (see § 27-909, Subsections 1A and B, respectively).

E. Incidental Sign. Except as otherwise provided herein, incidental signs are permitted as allowed in Schedule 27-VII of this Part provided that:

- (1) Except as otherwise specifically provided herein, no incidental sign shall exceed an area of three square feet.
- (2) Except as otherwise specifically provided herein, no incidental sign shall exceed a height of four feet if attached to a pole or post, or eight feet if attached to a building wall except as otherwise provided herein.
- (3) Except as otherwise specifically provided herein, no incidental sign shall contain advertising for the business to which it is associated, nor shall incidental signs be located along a public street, except as follow:
 - (a) One incidental entrance sign is permitted where an entrance driveway to a nonresidential development, lot, or site intersects a public street. Said sign shall also identify the site's address for the purpose of being located by emergency service providers.
 - (b) One incidental exit sign is permitted where an exit driveway to a nonresidential development, lot or site intersects a public street. Said sign shall also identify the site's address for the purpose of being located by emergency service providers.
 - (c) One incidental sign that identifies the site's address is permitted where a main entrance driveway to a nonresidential development, lot or site intersects a public street if the site's address is not affixed to a ground sign.
- (4) Incidental signs may be illuminated in accordance with § 27-914 of this Part or the sign letters, logos, symbols and/or other graphics may be manufactured from reflective vinyl or other reflective materials.
- (5) Incidental signs which designate an aisle in a parking facility of a nonresidential development, lot or site and which are mounted on parking facility light poles shall not exceed 12 feet in height.
- (6) Incidental signs may designate the name and location of one or more tenants in a nonresidential building by name and/or logo.

- F. Personal Use and Information Signs and Graphics. Except as otherwise provided herein, personal use and information signs and graphics are permitted as allowed in Schedule 27-VII of this Part provided that:
- (1) No personal use and information sign may exceed two square feet in area (see § 27-909, Subsection 1A).
 - (2) The aggregate area of all personal use and information signs on a building and lot shall not exceed eight square feet.
 - (3) No personal use and information sign may exceed five feet in height (see § 27-909, Subsection 1B).
 - (4) No commercial message shall be allowed, except where pertaining to an approved home occupation.
 - (5) Personal use and Information signs may not include information pertaining to an off-site activity unless otherwise noted herein.
- G. Business Nameplate Signs. Except as otherwise provided herein, business nameplate signs are permitted as allowed in Schedule 27-VII of this Part provided that:
- (1) Business nameplate signs that exceed the regulations set forth in § 27-905, Subsection 1B, shall require a permit and shall not exceed 25 square feet in aggregate sign area. No business nameplate sign shall exceed eight feet in height.
 - (2) Business nameplate signs shall not include information pertaining to an off-site activity unless otherwise noted herein.
- H. Real Estate Signs. Except as otherwise provided herein, real estate signs indicating the availability of real property for lease or sale are permitted as allowed in Schedule 27-VII of this Part provided that:
- (1) The real estate sign must be located on the premises being leased or sold.
 - (2) Display of real estate signs shall be limited to one per street frontage.
 - (3) No real estate sign shall exceed five feet in height (see § 27-909, Subsection 1B).

- (4) No real estate sign shall exceed six square feet in area (see § 27-909, Subsection 1A).
 - (5) All real estate signs shall be removed within three days of settlement, lease of the property, or expiration of the listing term.
- I. Vending Machine Sign. Except as otherwise provided herein, vending machine signs are permitted as allowed in Schedule 27-VII of this Part, provided that:
 - (1) The sign does not extend in height or area beyond the vending machine.
 - (2) The sign is an integral part of a vending machine and cannot be used apart from the vending machine.
3. Individual signs and street graphics requiring a permit are subject to the following special regulations:
 - A. Bulletin Board. Except as otherwise provided herein, bulletin boards are permitted as allowed in Schedule 27-VII of this Part, provided that:
 - (1) No bulletin board shall exceed 50% of the sign area of a ground or wall sign, or 16 square feet in area, whichever is less.
 - (2) No bulletin board shall exceed six feet in height.
 - (3) No bulletin board shall be permitted on a main entrance location sign, secondary entrance location sign, ancillary use or secondary entrance wall signs, and ground and wall signs greater than 32 square feet.
 - (4) Bulletin boards may be illuminated pursuant to § 27-914 of this Part.
 - B. Construction Sign.
 - (1) Except as otherwise provided herein, one temporary, non-illuminated, sign may be placed on any lot, development or site where construction, repair, or renovation is in progress, provided that:
 - (a) Construction signs shall not be erected in advance of the issuance of required zoning and building permit and shall be removed immediately following the issuance of zoning and building occupancy permits.

- (b) Construction signs shall not exceed four square feet in area in a residential or rural area or 16 square feet in area in a commercial or industrial area except as otherwise provided herein.
 - (c) Construction signs shall not exceed four feet in height in a residential or rural area or six feet in height in a commercial or industrial area except as otherwise provided herein.
- (2) Notwithstanding the foregoing provisions of this paragraph, construction signs for nonresidential developments, lots or sites in excess of 10,000 square feet of gross leasable area shall be governed and controlled by the following regulations:
- (a) Construction signs shall only face a state road, federal highway, or the Township road which serves as the principal means of access to the nonresidential lot, development or site in question.
 - (b) One construction sign for the nonresidential lot, development or site in question may be permitted at any one time and may contain copy designating the name of the complex, development, or nonresidential building to be constructed, the name, logo, trademark, or other identifying symbol of one or more tenants who have executed leases in the nonresidential building in question, the name of the developer of the nonresidential building in question, together with addresses, phone numbers, and other contact information with respect to the foregoing.
 - (c) The maximum height of such construction sign shall not exceed 12 feet and shall not contain a sign area greater than 50 square feet per sign face. Each such construction sign may have up to two sign faces each of which shall be attached to the same support structure but may be separated from the other by up to a 90° angle. For purposes of this section, the height of a construction sign shall be measured from the grade at the base of the support structure of the construction sign.
 - (d) Construction signs shall be set back at least 15 feet from the road right-of-way and shall not obstruct the sight triangle vision at any intersection, traffic control

sign or traffic control signal, nor shall any construction sign project into a public right-of-way.

- (e) Construction signs shall comply with all applicable Pennsylvania Department of Transportation rules and regulations.
- (f) Construction signs shall not be illuminated; shall not be subject to § 27-914; and shall not be subject to § 27-910, Subsection 1C(8), Items of Information.
- (g) Construction signs shall only be permitted after final land development plan approval for the nonresidential land development in question and all other approvals necessary for the construction of the nonresidential land development in question have been issued including, without limitation, the execution and delivery to the Township of a development agreement, any performance guarantee required to be delivered to the Township pursuant to the terms of the development agreement for the nonresidential land development in question and the issuance of required zoning and building permits.
- (h) Construction signs shall be removed upon the first to occur of the following: 1) the issuance of temporary or permanent zoning and building certificates of occupancy for the nonresidential land development in question; or 2) the issuance of temporary or permanent zoning and building certificates of occupancy for the main entrance location sign. Where a construction sign has designated the name, logo, trademark, or other identifying symbol of a tenant in a nonresidential building denoted on the construction sign, the tenant's name shall be removed from the construction sign in question upon the first to occur of: a) the issuance of temporary or permanent zoning and building certificates of occupancy for the tenant's permanent signage in question; or b) the issuance of temporary or permanent zoning and building certificates of occupancy for the tenant's use and demised area in question.
- (i) The construction sign for the nonresidential land development in question shall be removed if construction of the nonresidential land development

in question does not commence within 90 days of the installation of said construction sign.

- (j) No construction sign shall be erected for more than 18 consecutive months from the date of issuance of a zoning permit for the installation of the construction sign.

C. Farm Product Sign. Except as otherwise provided herein, signs announcing the availability of seasonal farm products are permitted as allowed in Schedule 27-VII of this Part, provided that:

- (1) The number of farm product signs shall not exceed 2.
- (2) The total area of all farm product signs shall not exceed 20 square feet (see § 27-909, Subsection 1A).
- (3) No single farm product sign shall exceed 12 square feet.
- (4) No farm product sign shall exceed five feet in height (see § 27-909, Subsection 1B).
- (5) The farm product signs shall not be erected more than 15 days in advance of the harvest.
- (6) All farm product signs shall be removed within five days of the end of harvest.
- (7) The sign shall be located on the same property as the sale of the seasonal farm product.

D. Mural. Except as otherwise provided herein, murals are permitted as allowed in Schedule 27-VII of this Part, provided that:

- (1) No mural shall cover any windows, doors, or other architectural features.
- (2) No mural shall exceed a height of 15 feet.
- (3) No mural shall exceed an area of 32 square feet and no more than one mural shall be permitted on a building.
- (4) The mural shall be attractive and harmonious to the building and surrounding area.
- (5) No mural shall contain a commercial message or shall advertise a use located in the building on which the mural is located.

- (6) The area of a mural shall be included within the maximum sign area of wall signs permitted by Schedule 27-IX of this chapter.
- E. Nonprofit Special Event Signs on or above a Public Right-of-Way. Except as otherwise provided herein, signs or graphics related to any single nonprofit event are permitted as allowed in Schedule 27-VII of this Part provided that:
- (1) The bottom of the sign and any supports shall be at least 15 feet above the street surface.
 - (2) The sign surface shall not be higher than 18 inches.
 - (3) The total sign area shall not be more than 75 square feet (see § 27-909, Subsection 1A).
 - (4) The sign may be double-faced with 75 square feet on each face (see § 27-909, Subsection 1A).
 - (5) PennDOT approval and a certificate of insurance shall be supplied to the Township.
- F. Political Signs. Except as otherwise provided herein, political signs, as defined in this Part, are permitted as allowed in Schedule 27-VII provided that:
- (1) No political sign shall be erected more than 30 days in advance of the election to which they pertain.
 - (2) No person or entity shall erect any political sign on another property owner's parcel without a zoning permit. All political signs erected by a person or entity other than by a property owner shall be removed within three days following the election for which they were posted. Failure to remove such signs within said three-day period will subject said person or entity to enforcement remedies under this chapter.
 - (3) The maximum number of political signs located in Stroud Township for each candidate shall be 50.
 - (4) The maximum size of anyone political sign shall be three square feet (see § 27-909, Subsection 1A).
 - (5) A maximum of one political sign for each candidate may be placed on any lot.

- (6) No political sign for any candidate may be located within 50 feet of any other sign for the same candidate.
- G. Special Event Sign. Except as otherwise provided herein, signs announcing special events including, but not limited to, auctions, grand openings, new management, going out of business, and events sponsored by religious, charitable, or public service groups are permitted as allowed in Schedule 27-VII of this Part provided that:
- (1) No business, individual, or organization may display special event signs more than four times in a twelve-month period.
 - (2) A maximum of two special event signs is permitted, of which one may be a banner.
 - (3) No use shall display special event signs for a period exceeding 60 days in a twelve-month period.
 - (4) No special event sign may advertise an off-site event.
 - (5) The special event sign shall be attached to buildings or existing private sign structures.
 - (6) Banners advertising a special event shall meet the following requirements:
 - (a) Maximum area of four square feet in residential or rural areas (see § 27-909, Subsection 1A).
 - (b) Maximum area of eight square feet in all other areas (see § 27-909, Subsection 1B).
 - (c) Maximum sign height of 12 feet (see § 27-909, Subsection 1B).
 - (7) Other signs advertising a special event shall meet the following requirements.
 - (a) Maximum area of 10 square feet (see § 27-909, Subsection 1A).
 - (b) Maximum sign height of five feet (see § 27-909, Subsection 1B).
- H. Subdivision Identification Sign. Unless otherwise noted herein, subdivision identification signs are permitted as allowed in Schedule 27-VII of this Part provided that:

- (1) The subdivision contains a minimum of six lots.
- (2) The subdivision has received preliminary plan approval from the Stroud Township Board of Supervisors.
- (3) The subdivision identification signs are located on-premises.
- (4) The subdivision identification sign must be landscaped in accordance with § 27-603 of this chapter and § 27-912, Subsection 1C, Landscaping for Ground and Location Signs, of this Part.
- (5) There is a maximum of two one-sided subdivision identification signs or one two-sided subdivision identification sign at each entrance to the subdivision.
- (6) The maximum aggregate square footage of subdivision identification signage allowed for each subdivision shall be 32 square feet (see § 27-909, Subsection 1A).
- (7) The maximum height for a subdivision identification sign shall be five feet (see § 27-909, Subsection 1B).

§ 27-914. Sign Illumination. [Ord. 1998-5, 7/20/1998; as added by Ord. 2006-8, 8/29/2006, § 9.1400]

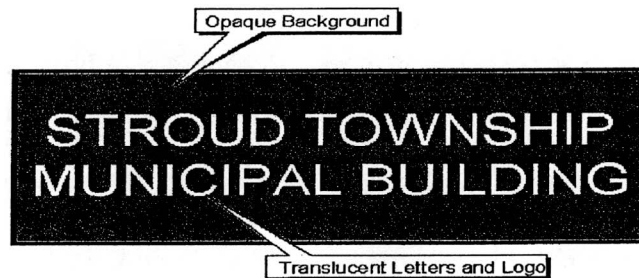
1. Sign illumination applies to all signs and street graphics and shall be subject to the following regulations:
 - A. Color of Light. Signs may display colored light as follows:
 - (1) Any sign may display white light in:
 - (a) Residential areas.
 - (b) Rural areas.
 - (c) Commercial areas.
 - (d) Industrial areas.
 - (2) Signs may display colored light in the following locations:
 - (a) Such signs for commercial activities shall be located at least 200 feet from the property line of an existing residence.
 - (b) Such signs for industrial activities shall be located at least 500 feet from the property line of an existing residence.

B. Types of Sign Illumination.

- (1) The following types of sign and graphic illumination are prohibited in all areas:
 - (a) Bare bulb illumination.
 - (b) Flame illumination.
 - (c) Backlighting of canopies, marquees, and awnings.
 - (d) Beacons.
- (2) Indirect Illumination. Indirect illumination of signs is permitted in all areas.
- (3) Internal Illumination. Internal illumination of signs is permitted in all areas but residential when:
 - (a) Only the letters, logos, and/or symbols are illuminated (Figure 27-9-14).

Figure 27-9-14

Internal Illumination



- (b) Illuminated channel letters, logos, and/or symbols are utilized (See Figure 27-9-15).

Figure 27-9-15

Internal Illumination II

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- (4) Floodlight Illumination. Floodlight illumination is permitted in all areas but residential.

C. Illumination Regulations.

- (1) Lighting shall be aimed and shielded so that no light shines on adjoining properties.
- (2) Lighting shall be aimed and shielded so that no light shines in the eyes of motorists or pedestrians.
- (3) The light shall not be located more than 15 feet from the sign.
- (4) Shielding shall be provided to prevent glare. All sign illumination must comply with § 27-604, Subsection 1G, of this chapter regarding glare.
- (5) On-premises signs may be illuminated whenever a business is open plus 1/2 hour prior to opening and 1/2 hour after closing, provided, however, there shall be no restriction on illumination necessary for the security and/or safety of the facility in question and its premises.

§ 27-915. Nonconforming Signs and Street Graphics. [Ord. 1998-5, 7/20/1998; as added by Ord. 2006-8, 8/29/2006, § 9.1500]

1. Registration of Nonconforming Signs and Street Graphics. All nonconforming signs and street graphics shall be registered in accordance with § 27-904, Subsection 1C.
 - A. Loss of Nonconforming Sign, Registration. A nonconforming sign registration shall become void if a lawful nonconforming sign has been discontinued for one year or more: it shall be presumed to be abandoned, and any subsequent use of such sign shall be in conformity with the regulations of this Part applicable to the district in which it is located.
2. Removal of Nonconforming Signs and Street Graphics. A nonconforming sign, together with its panel cabinet, supports, braces, anchors, and electrical equipment, shall be removed or brought into compliance at the expense of the owner within 60 days of notice from the Township to the owner:
 - A. When a nonconforming sign registration is revoked in accordance with Subsection 1A.
 - B. When the sign becomes a nuisance sign as defined by § 27-902.
 - C. When a nonconforming sign is destroyed or damaged more than 50% of its current value.

3. Alteration of Nonconforming Signs and Street Graphics. Any sign lawfully existing or under construction on the effective date of this Part and which does not conform to one or more provisions of this Part may be continued in operation and maintained indefinitely as a legal nonconforming sign subject to compliance with the provisions of this section and the following requirements:
 - A. Maintenance. Maintenance of legal nonconforming signs including, without limitation, Sign alterations shall be permitted.
 - B. Area. The total area of a nonconforming sign shall not be increased nor shall a nonconforming sign be moved or relocated, except as expressly permitted herein.
4. Nonconforming Franchise Signs. A franchisee of a national or regional franchise business with nonconforming franchise signage shall have the right to replace nonconforming franchise signage with new franchise signage provided that the new franchise signage does not add a nonconformity or increase the degree of nonconformity and provided that the new franchise signage meets the applicable regulations of this Part.
5. Replacement. Nonconforming signage may be replaced in its entirety provided that there is no additional nonconformity or increase in the degree of nonconformity of the replacement signage.
6. Temporary Removal. The temporary removal of nonconforming signage from a structure or property for purposes of maintaining or repairing the property, structure, or repairing or maintaining the nonconforming signage shall be permitted provided that the period of temporary removal does not exceed 180 consecutive days without good cause, nonconforming signage may also be temporarily removed from the property, or structure to which it is affixed for a period not to exceed 180 consecutive days (without good cause) to effect repairs, maintenance, and modernization of the nonconforming signage or structure. A nonconforming sign may be removed, altered or replaced to effect repairs, maintenance, and modernization of the nonconforming sign including, without limitation, repair or restoration of damage to a nonconforming sign, provided that the damage does not exceed more than 50% of the current value of the nonconforming sign.
7. Moving. A nonconforming sign shall not be moved to another position on a structure or property except where an immaterial

and insubstantial change in location occurs following repairs, maintenance, or modernization of the structure or sign in question.

8. Nonconforming Signs and Street Graphics in Substandard Condition. All nonconforming signs and/or sign structures in substandard condition shall be identified by the Zoning and/or Code Enforcement Officer. The Zoning and/or Code Enforcement Officer shall notify the property owner of the sign's condition. The owner shall repair or remove the sign within 60 days of receipt of notification from the Township. If no response is received and the sign is not repaired or removed within 60 days of notification from the Township, the Township may remove, or order the removal of, the sign at the expense of the owner.
9. Voluntary Removal or Replacement of Nonconforming Signs.
 - A. The application fee for any sign permit application that would replace a nonconforming sign with a conforming sign shall be waived.
 - B. It is the intent of the Township to encourage sign owners to remove nonconforming signs, replace nonconforming sign with conforming signs, and remove nonconforming sign elements. Nonconforming signs and sign elements shall be identified and prioritized as follows:
 - (1) Nonconforming signs that pose a public hazard.
 - (2) Nonconforming off-premises signs.
 - (3) Signs that are nonconforming due to location, quantity, height, or area.

Schedule 27-VIII			
Main Entrance Location Sign Maximum Sign Area and Letter/Logo/Symbol Size Standards			
Gross Leasable Area of Nonresidential Lot, Development or Site (square feet)	Maximum Sign Area of Main Entrance Location Sign Per Sign, Face (square feet)	Maximum Letter/ Logo/ Symbol Size (inches)	Maximum Number of Tenants that May Be Depicted on Each Face of a Main Entrance Location Sign
0 to 10,000	32 per face	18	2
10,001 to 25,000	40 per face	18	2
25,001 to 50,000	60 per face	24	2
50,001 to 100,000	80 per face	24	4

Schedule 27-VIII			
Main Entrance Location Sign Maximum Sign Area and Letter/Logo/Symbol Size Standards			
Gross Leasable Area of Nonresidential Lot, Development or Site (square feet)	Maximum Sign Area of Main Entrance Location Sign Per Sign, Face (square feet)	Maximum Letter/Logo/ Symbol Size (inches)	Maximum Number of Tenants that May Be Depicted on Each Face of a Main Entrance Location Sign
100,001 to 150,000	120 per face	30	4
150,001 and above	160 per face	36	4

Schedule 27-IX	
Maximum Wall Sign Area Standards	
The maximum aggregate sign area for all wall signs on a single nonresidential building determined in accordance with the regulations of § 27-912, Subsection 1H(7), shall be calculated in accordance with the following table:	
Main Entrance Building Facade Area Calculated in Accordance with § 27-912, Subsection 1H(7)	Maximum Wall Sign Area
0 to 5,000 square feet of facade	The lesser of 8% of the building facade including window and door area and cornices to which the wall sign is to be affixed or 300 square feet. ¹
5,001 square feet of facade or greater	The lesser of 6% of the building facade including window and door area and cornices to which the wall sign is to be affixed or 500 square feet.

1. In accordance with § 27-912, Subsection 1H(7), in the event the maximum area of a wall sign on a single facade calculated in accordance with this schedule is less than 32 square feet, the owner or user of the building in question may erect a wall sign containing up to 32 square feet of wall sign area.

Schedule 27-X	
Maximum Letter Size Regulations	
<p>The maximum letter height for wall signs shall be based upon: (A) the distance the facade to which the wall sign is affixed is set back from the cartway of an expressway, arterial street, collector street, local street or main entrance driveway of the nonresidential lot, development or site in question, whichever the facade in question faces. If a building facade in question faces both a public road described above and main entrance driveway, the facade distance to the cartway of the public road shall apply; (B) an average of the vertical height of each letter on the wall sign in question calculated in accordance with § 27-912, Subsection 1H(8), of this chapter; and (C) in accordance with the following table:</p>	
Distance Building Facade Is Setback from Cartway of an Expressway, Arterial, Collector, or Local Street or Main Entrance Driveway² (feet)	Maximum Average Letter Height (inches)
0 to 25	12
26 to 50	18
51 to 75	24
76 to 100	30
101 to 150	36
151 to 200	42
201 to 250	48
251 to 300	54
301 to 350	60
351 to 550	72
551 to 700	78
701 and above	84

2. The terms "expressway," arterial street," "collector street," and "local street" shall have the same meaning and definition as set forth in the Stroud Township Subdivision and Land Development Ordinance [Chapter 22] as amended from time to time.