

# Honesdale Borough Zoning Ordinance Draft Zoning Amendment

Be it ordained, by the Borough Council of the Borough of Honesdale, Wayne County, Pennsylvania, that the Borough of Honesdale Zoning Ordinance (Chapter 210 of the Borough of Honesdale Code) be amended as follows:

## Part I - Revise Section § 210-20 to read as follows:

**DRAFT**

### § 210-20 Sign Regulations.

#### A. Applicability.

Signs shall only be constructed, placed or maintained in the Borough subject to the standards, procedures and other requirements of this section, which:

- (1) Establish a permit system allowing a variety of signs by zoning district;
- (2) Allow certain signs that are small, unobtrusive, and incidental to principal use of lots on which they are located, subject to the substantive requirements of this section, but without a requirement for permits; and
- (3) Provide for temporary signs.

#### B. Purpose of the regulations.

- (1) Assuring all signs are safely constructed and located.
- (2) Permitting businesses to inform, identify, and communicate effectively.
- (3) Directing the general public through the use of signs.
- (4) Encouraging aesthetically attractive design, scale, and placement of signs.
- (5) Encouraging orderly placement of signs without impairing property rights.
- (6) Assuring sign information is clearly visible, conspicuous, legible and readable.
- (7) Providing flexibility as to the number and placement of signs.
- (8) Avoiding damage and injury due to sign distractions.
- (9) Promoting tourism and the free flow of traffic.
- (10) Enabling fair and consistent enforcement of sign standards.

#### C. Definitions.

The following special definitions shall apply to this section:

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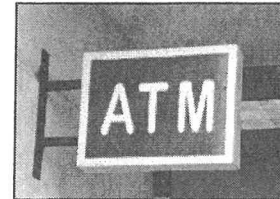
**Advertising Sign:** A sign of 40 or more square feet in surface area not otherwise defined or regulated herein that is intended to advertise products or services or deliver a message, regardless of connection to existing uses of the property. Double-faced such signs or two sign faces of the same size attached to form a single structure shall be considered a single sign, the sign area of which shall be determined by visibility from a single direction.

**Awning Sign:** A sign with its copy on a shelter made of any nonrigid material, such as fabric or flexible plastic, that is supported by or stretched over a frame and attached to an exterior wall of a building or other structure.

**Balloon Sign:** An inflated balloon, tethered in a fixed location, that has a sign with a message on its surface or attached in any manner to the balloon.

**Banner Sign:** A temporary sign with its copy on non-rigid material such as cloth, plastic, fabric or paper with no supporting framework for the sign itself. Permanent such signs shall be considered free-standing or wall signs and subject to the standards for the same.

**Blade Sign:** A blade sign is a type of projecting sign mounted on a building facade or storefront pole or attached to a surface perpendicular to the sign's surface and to the normal flow of traffic. See illustration to right.



**Bench Sign:** A sign applied or affixed to the seat or back of a bench.

**Canopy Sign:** A sign affixed to the surface(s) of an attached or freestanding canopy.

**Changeable Sign:** A sign that is designed so that its characters, letters, illustrations or other content can be changed, altered or rearranged without physically altering the permanent physical face or surface of the sign; not including electronic, other digital or illuminated signs

**Contractor Sign:** A nonpermanent sign identifying the persons, firms or business directly connected with a construction project.

**Directional/Informational Sign:** An on-premises sign for the convenience of the public giving directions, instructions, facility information or other assistance around a site, such as location of exits, entrances, parking lots, and amenities to encourage proper circulation. It may contain the logo of an enterprise but no other advertising copy.

**Directory Sign:** A sign which displays the names and/or addresses of the businesses, tenants or uses of a building.

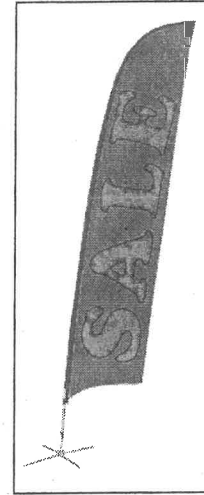
**Electronic Message/Electronic/Digital Sign:** A sign capable of displaying words, symbols, figures or images that can be electronically or mechanically changed by remote or automatic means, not including changeable or illuminated signs.

**Flag:** A cloth or plastic sign attached to a pole in the ground or building that displays the insignia

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of a unit of government or an organization or a similar sign displayed solely for non-advertising decorative purposes, not including feather signs as defined below.

**Feather Sign:** A temporary flexible sign with no stable supporting structure that is intended to attract attention through wind-caused fluttering or other movement; not including flags as defined above. Such signs are prohibited. See illustration to the right.



**Freestanding Sign:** A sign principally supported by one or more columns, poles, or braces placed in or upon the ground and is not attached to a building or any other structure.

**Ground Sign:** A freestanding sign, rising from a ground foundation and not over eight (8) feet in height from average ground level to the top of the sign. The entire bottom of a ground sign is generally in contact with or close to the ground.

**Pole Sign:** A freestanding sign supported by a pole, pylon or a similar support structure.

**Identification Sign:** A sign within a community identifying individual or groups of units.

**Illuminated Sign:** A sign illuminated in any manner by an artificial light source, whether internally or externally lit, including but not limited to neon signs and any sign which has characters, letters, figures, designs or outlines illuminated by artificial lighting, not including electronic signs.

**Marquee Sign:** Any sign painted on or attached to or supported by a marquee.

**Mural:** A picture or painting on an exterior surface of a structure that is not predominately related by language, logo, or pictorial depiction to the advertisement of any product, service or business.

~~**Mural (Commercial):** A mural placed on a business or other commercial structure.~~

~~**Mural (Non-Commercial):** A mural placed on a public, semi-public or other non-commercial structure.~~

**Nonconforming Sign:** A sign that met all legal requirements when constructed but is not in compliance with current sign regulations.

**Portable Sign:** A sign, graphic or display which can be readily moved from place to place and which is not affixed to a building, to another permanent structure or to the ground.

**Projecting Sign:** A sign affixed to any part of a building or structure which extends beyond the building face.

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**Real Estate Sign:** A temporary sign advertising the sale, lease, or rental of the property or premises upon which it is located.

**Revolving Sign:** A sign that is mechanically moved three hundred and sixty degrees (360°) about an axis.

**Roof Sign:** A sign erected, constructed, and maintained on or above the roof of a building.

**Sandwich Board:** Any temporary or moveable sign placed in the pedestrian right of way for purposes of identifying special meals or services that are changed on a regular basis.

**Sign:** An emblem, display or device affixed to, printed on, or represented directly or indirectly upon a building, structure, continuously placed vehicle or parcel of land; visible or specifically intended to be visible from a public place for purposes of messaging; and, which directs or calls attention to an activity, person, place, product, business, organization, message or service.

**Sign Area:** The area of sign face; computed by means of the area that will encompass the extreme limits of the writing, representation, emblem, or other display; together with any material or color forming an integral part of the background of the display, not including any supporting framework. Double-faced signs or multiple sign faces of the same size attached to form a single structure with faces focused in different directions shall be considered a single sign, the sign area of which shall be determined by visibility from a single direction.

**Sign Height:** The distance from the base of the sign at normal grade, or the crown of an adjoining street if the edge of right-of-way is within 30 feet, whichever is higher, to the top of the highest attached component of the sign.

~~**Roof Sign:** A sign erected, constructed, and maintained on or above the roof of a building.~~

~~**Sandwich Board:** Any temporary or moveable sign placed in the pedestrian right of way for purposes of identifying special meals or services that are changed on a regular basis.~~

**Temporary Sign:** A sign displayed for a fixed, terminable length of time. Temporary signs are intended to be removed after the temporary purpose has been served. Included are for sale, for lease or for rent signs, political signs, service signs, special-event signs, construction signs, directional signs to special or temporary events and signs of a similar nature.

**Vehicle Sign:** Any sign permanently or temporarily attached to or placed on a vehicle or trailer or wheels.

**Wall Sign:** A sign attached to, painted upon, placed against, or supported by the exterior surface of any building by any means, including but not limited to painting, cladding or raised images of any kind.

**Warning Sign:** A sign containing no advertising material but which warns the public of the

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existence of danger.

**Wayfinding Sign:** A sign, frequently off-premise, specifically designed to provide directional or destination information.

**Window Sign:** A sign on the inside of a window with its message intended to be visible to the exterior environment.

**Yard Sale Sign:** a temporary sign for a short term sale usually in a non-retail setting.

## D. Procedures.

### (1) Requirement of permit.

A sign permit shall be required before the erection, re-erection, construction, alteration, placing, or installation of all signs identified on the Schedule of Sign Regulations as "Allowed with Permits from Zoning Officer." Permits shall not be required for routine maintenance or changing of the parts or copy of a sign, provided the maintenance or change of parts or copy does not alter the sign surface area or height, or otherwise render the sign non-conforming.

### (2) Permit application.

Applications for sign permits shall be submitted to the Zoning Officer. The applicant shall pay the required application fee with the application. Two copies of plans and specifications shall be submitted with each application. One copy shall be returned to the applicant at the time the permit is granted. The application and plans shall, at a minimum, include:

- (a) The names, addresses, and telephone numbers of the applicant, the owner of the property on which the sign is to be erected or affixed, the owner of the sign, the person preparing the plans and specifications, and the person to be erecting or affixing the sign.
- (b) The location of the building, structure, or zoning lot on which the sign is to be erected or affixed.
- (c) A sketch plan of the property involved, showing accurate placement thereon of the proposed sign.
- (d) Two (2) sets of plans for the sign to be erected or affixed, along with specifications for the method of construction or attachment to the building and sign dimensions, color, lighting type and location (if any), materials and weight.
- (e) In the case of advertising and electronic signs, such engineering data as required to ascertain compliance with the standards herein for ~~such~~ such

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signs.

- (f) The written consent of the owner of the structure or property on which the sign is to be erected or affixed.
- (g) Such other information as the Zoning Officer may require to determine compliance with this section.

### (3) Issuance of permits.

Upon the filing of an application for a sign permit, the Zoning Officer shall examine the plans, specifications, and other application data and the premises upon which the sign is proposed to be erected or affixed. If the proposed sign will comply with all the requirements of this section and other applicable Borough regulations and the appropriate permit fee has been paid, the Zoning Officer shall issue a permit for the proposed sign.

### (4) Expiration.

If the work authorized under a sign permit has not been completed within ninety (90) days after the date of issuance, the permit shall become null and void, unless otherwise extended by the Zoning Officer for a single additional ninety (90) day period.

### (5) Permit fees.

Each sign requiring a sign permit shall pay a fee as established from a schedule adopted by resolution of the Borough Council.

### (6) Inspections.

All signs for which a permit is required shall be subject to the following inspections:

- (a) Footer inspection on all free standing signs. However, the Zoning Officer may waive the required inspection for signs of twelve (12) feet or less in height or thirty-two (32) square feet or less in area.
- (b) A final site inspection to ensure the sign has been constructed according to the approved application.

## E. General requirements.

### (1) Prohibited signs.

All signs not expressly permitted or exempted under this Section from regulation are prohibited in the Borough. This includes roof signs and commercial signs intended to resemble official highway signs or uniform traffic control devices. Feather signs are

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specifically prohibited due to pedestrian and other hazards.

## (2) Signs allowed without permits.

Certain signs, although subject to the standards of this Section, shall be exempt from its permit requirements. A listing of such signs by zoning district may be found on the attached Schedule of Sign Regulations.

## (3) Construction requirements.

All signs permitted by this Section shall be constructed in accord with the Pennsylvania Building Code, if regulated by the Code, and the following standards.

- (a) No sign shall be erected, constructed, or maintained so as to obstruct any fire escape, required exit, window, door opening, or wall opening intended as a means of ingress or egress.
- (b) No sign shall be erected, constructed, or maintained so as to interfere with any opening required for ventilation.
- (c) All signs shall be located in such a way that they maintain horizontal and vertical clearance of all electrical power lines and communication lines in accordance with the applicable provisions of the National Electrical Code.
- (d) All signs and supporting structures shall maintain clearance and avoid interference with all surface and underground facilities and conduits for storm drainage, water, sewage, gas, electricity, or communications.
- (e) No obstruction to any existing warning or instructional sign. No sign shall be erected, constructed, or maintained so as to interfere with any existing warning or instructional sign.
- (f) No sign shall be erected so as to interfere with or to confuse traffic, to present any traffic hazard, or to obstruct the vision of motorists, and all signs shall comply with the clear sight triangle requirements of this section.

## (4) Maintenance.

Each sign shall be maintained in good order and repair at all times so that it does not constitute any danger or hazard to public safety, and is free of peeling paint, major cracks, or loose and dangling materials.

## (5) Illumination.

Where permitted, signs shall be illuminated only by a steady, stationary (excepting for indicators of time and temperature), shielded light source directed solely at the sign, or

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internally lighted, without causing glare for motorists, pedestrians or neighboring premises. The illumination, if produced in such place or manner as may tend to make it resemble traffic signals, shall not be green, red or orange-yellow.

### (6) Awning, canopy, and marquee signs.

Any awning, canopy, or marquee sign shall not project higher than the top of the awning, canopy, or marquee to which such sign is to be affixed. The sign shall be limited to the name of the establishment. If sign letters or logos are placed on the awning valance, no letters or logos may be placed elsewhere on the awning.

### (7) Changeable panel signs.

Nothing herein shall prevent the inclusion of a changeable letter sign, identifying special, unique, limited activities, services, products, or sale of limited duration occurring on the premises on which the changeable panel sign is located, as part of an otherwise permitted non-residential use identification or wall sign meeting side and rear yard setbacks.

### (8) Window wall signs.

Window wall signs for non-residential uses may be internally illuminated. Sign copy shall be limited to non-residential use identification purposes, or signs advertising products or services available on the premises. No signs are permitted in unglazed openings.

### (9) Flags.

Flags shall be permitted for commercial, manufacturing, industrial, public and semi-public uses. Such flags shall be strictly limited to non-residential use identification purposes. Pennsylvania and U.S. Flags shall be exempt. Garden and house flags used for decorative purposes in conjunction with residential uses shall also be exempt.

### (10) Wall signs.

Wall signs shall be securely attached to the wall and not extend above or beyond the top and ends of the wall. Projecting signs and window signs shall also be considered wall signs for purposes of maximum sign area limitations.

(11) Signs attached to any public infrastructure or utility poles, including, but not limited to light poles, electric poles, fences, street signs, stop signs or parking meters or signs placed in the public right-of-way except as may be permitted herein in the way of banners approved by the Borough shall be strictly prohibited and shall be immediately removable by the owner of the affected public or utility property.—

## F. Temporary signs.

### (1) General requirements.



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- (a) Temporary signs in association with an approved use and identifying a special, unique, or limited activity, service, product or sale of limited duration shall be located only upon the premises where the special, unique, or limited activity, service product or sale is to occur; ~~excepting that~~. Nonetheless, temporary event signs announcing a campaign, drive, activity, or event of a civic, philanthropic, educational, or religious organization that otherwise comply with the requirements of this Section, may be placed anywhere throughout the affected area of the community ~~and~~. These signs shall not be subject to the strict sign area or time limitations applicable to other temporary signs, provided no more than six (6) such signs shall be erected at any one time for any campaign, drive, activity, or event.
- (b) No such sign shall be placed for more than sixty (60 days). Temporary signs placed within a property so as to be primarily directed to the attention of on-site customers or visitors, as opposed to motorists, pedestrians passing by or adjoining properties, shall not be restricted by these regulations.

### (2) Real estate, temporary construction and contractor signs.

Temporary construction signs shall be allowed only as accessory to an approved building permit for a project or development and must be removed prior to an occupancy permit being issued or if no occupancy permit is required, the sign shall be removed upon project completion. Contractor signs shall be similarly limited. All such signs shall be removed within thirty (30) days after the property is sold or the construction is completed.

### (3) Temporary political signs.

Temporary political signs announcing political candidates seeking office, political parties, and/or political and public issues contained on a ballot shall be erected or maintained for a period not to exceed sixty (60) days prior to the date of the election to which such signs are applicable and shall be removed within seven (7) days following such election. The candidate shall be responsible for all political signs placed on the candidate's behalf if located in the public right-of-way.

### (4) Temporary yard or garage sale, open house, or auction signs.

Temporary yard sale or garage sale, open house, or auction signs advertising the sale of items and the sales location shall be erected no earlier than ~~seven (7)~~ five (5) days before the event and must be removed no later than three (3) days after the event, which event shall be limited to four days in length. No such sign shall remain erected for a period longer than ~~five (5)~~ twelve (12) days altogether. No more than three (3) such events shall take place in a calendar year.

### (5) Sandwich board signs.

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Sandwich board signs shall be weighted to withstand wind conditions and avoid collapsing. Such signs shall be removed after business hours.

(6) Temporary sign quality.

All temporary signs shall be printed on stock capable of surviving intact for the period of the activity being advertised and may be rejected by the Zoning Officer if they do not meet this standard in his discretionary judgment.

### **G. Residential uses.**

Name and address signs of residential buildings and developments shall indicate only the name of the building, the name of the development in which it is located, the management thereof, and the address of the premises. The location and arrangement of all building name and address signs shall be subject to the review and approval of the Zoning Officer.

### **H. Commercial, manufacturing, public use and semi-public uses.**

- (1) The following standards shall apply to developments in which two (2) or more non-residential uses are housed in one (1) or more principal structures on a lot.
  - (a) There shall be not more than one (1) wall sign for each principal non-residential use occupant except that where a principal occupant abuts two (2) or more streets, one (1) additional such sign oriented to each abutting street shall be permitted.
  - (b) There shall not be more than one (1) freestanding non-residential use identification sign for each principal development entrance. The freestanding non-residential use identification sign shall not contain the name of any individual non-residential use occupant of the premises unless such tenant or occupant occupies thirty percent (30%) or more of the total development. Each freestanding non-residential use identification sign may, however, include a directly affixed directory listing only the names of the non-residential use occupants of the development. The area of a directory sign shall not exceed ten (10) square feet for each exposed face for each occupant in the development. The maximum sign surface area for freestanding signs shall be increased as may be necessary to accommodate the directory.
  - (c) Not more than two (2) non-residential use subdivision road entrance signs of twenty-four (24) square feet each, indicating only the name of the project, shall be permitted at each entrance to a shopping center or multiple occupant non-residential use.

(2) Common directory signs.

The intent of this section is to allow commercial, manufacturing, industrial, public and

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semi-public uses, referred to as nonresidential use in this section, to jointly erect and maintain a common directory sign to guide the public to the various uses.

- (a) There shall not be more than two (2) common directory signs at any public road intersection.
  - (b) The surface area of each sign shall not exceed one hundred fifty (150) square feet for each exposed face.
  - (c) The information on the sign shall be limited to individual signs not exceeding ten (10) square feet with the non-residential use name, logo, type, telephone, addresses and directional information of each participating non-residential use.
  - (d) Any non-residential use with an individual sign on a common directory sign shall be limited to one (1) non-residential use directional sign, and any non-residential use with an individual sign on a common directory sign shall be precluded from erecting any non-residential use directional sign.
  - (e) The application shall include documentation of the existence of an organization which will be responsible for the maintenance of the sign.
  - (f) The person making application for the erection of a the sign shall provide a written statement of permission signed by the owner of the property upon which the sign is proposed.
- (3) Historical signage.

Nothing herein shall prevent or consider as signage the placement of the year of construction or name of a builder or other historical marker data on a structure for non-advertising purposes. Likewise, nothing herein shall prevent the retention of historical signage relating to a building's previous use (e.g., the "Murrays" building) or the repurposing of existing signs, nor shall the former count against maximum signage otherwise permitted.

- (4) Murals.

Murals placed on any building, as provided on the Schedule of Sign Regulations, shall not require permits hereunder but shall comply with illumination standards. Any advertising within the mural shall be subject to otherwise applicable sign standards herein

### I. Advertising Signs

- (1) Advertising signs of 300 square feet or less in surface area shall be permitted in the C-2 Highway Commercial District as Special Exception uses, provided that any such sign within 100 feet of a R-1, R-2, R-3, R-4, R-5 or R-6 residential district shall be

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limited to 100 square feet in surface area.

- (2) Any advertising sign located along a Federal primary highway (e.g., Route 6) shall also be located no closer than 100 linear feet to another such sign along either side of such highway and otherwise comply with Pennsylvania Department of Transportation Chapter 445 regulations for Outdoor Advertising Devices.
- (3) The following additional Special Exception review criteria shall apply to advertising signs:
  - (a) The size and scale of the proposed sign shall not be disproportionate to the buildings and streetscape that exist.
  - (b) The sign shall not be so close in proximity to either residential neighborhoods or any neighborhood commercial environment as to be readily visible from the same.
  - (c) The proposed sign shall be consistent with the principles of the Borough Comprehensive Plan and the character of the streetscape environment.
  - (d) The proposed sign shall be capable of being buffered and properly separated from any other similar advertising sign.
  - (e) The sign shall otherwise comply with the provisions of the zoning ordinance.
  - (f) The sign shall, to the maximum extent practicable, blend with both the streetscape and the viewshed.

### **J. Electronic messaging.**

Business, advertising and other signs may include electronic messaging subject to the following:

- (1) Electronic message signs shall not display animation, flash or blink, scroll or have intermittent or full motion video. Motion shall be limited to the transition from one message to another.
- (2) Electronic message signs shall be equipped with light sensors capable of measuring ambient light levels and dimming devices that shall lower the brightness of the sign based on the measured ambient light to minimize the brightness level required to make the sign visible. The dimming device shall minimize the illumination used to the lowest level necessary to make the sign conspicuous and visible during both daytime and nighttime hours. At no time shall the brightness level of any electronic message sign constitute glare.
- (3) No electronic message sign shall be located within 500 linear feet of any other electronic message sign on either side of a street.

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- (4) Electronic message signs shall be located at least 150 feet from any existing dwelling located in the direct line of sight of the advertising on either side of a street.
- (5) Transitions for electronic message signs shall fade and content shall not change more than once every ten (10) seconds with a transition time of not more than two (2) seconds.
- (6) All electronic message signs shall include landscaping of a ground surface area equal to not less than fifty (50%) percent of the sign area with a mixture of annuals, perennials, shrubs, evergreen and/or shade trees subject to review and approval by the Borough— Planning Commission and approval by the Zoning Hearing Board.
- (7) No electronic message signs shall display any interactive message such as a message requesting that the viewer call a number for a chance to win a prize or claim a reward. Notwithstanding the foregoing, an Amber Alert message or similar message provided by a governmental entity on an electronic message sign shall not be considered an interactive message.
- (8) Electronic message signs shall be permitted only in the C-2 Highway Commercial District and only as Special Exception uses.

### **K. Nonconforming signs.**

Any sign lawfully existing or under construction on the effective date of this Section, that does not conform to one (1) or more of the provisions of this Section, may be continued in operation and maintained as a legal non-conforming sign. Normal maintenance of such signs, including changing of copy, necessary repairs, and incidental alterations that do not extend or intensify the non-conforming features of the sign, shall be permitted. Notwithstanding this, no enlargement or extension shall be made to a legal non-conforming sign unless it will result in the elimination of the non-conforming features of the sign. If a legal non-conforming sign is damaged or destroyed by any means to the extent of fifty (50) percent or more of its replacement value at the time, the sign may not be rebuilt to its original condition.

### **L. Removal of certain signs.**

- (1) Illegal and obsolete signs.

Any sign, whether existing on or erected after the effective date of this Section, that advertises a non-residential use no longer being conducted or a product no longer being offered for sale, shall be removed within ~~one (1) year~~ ninety (90) days upon the cessation of such non-residential use or sale of such product by the owner, agent, or person having the beneficial interest in the premises on which such sign is located. If the Zoning Officer shall find any such sign advertising a non-residential use no longer being conducted or a product no longer being offered for sale has not been removed within ~~one (1) year~~ ninety (90) days upon the cessation of such non-residential use or sale of such product, he shall

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give written notices to the owner, agent, or person having the beneficial interest in the premises on which such sign is located. Removal of the sign shall be affected within ten (10) days after receipt of the notice from the Zoning Officer. Illegal signs shall be processed in the same manner.

### (2) Damaged or unsafe signs.

If the Zoning Officer shall find that any sign is damaged, in disrepair, vandalized, unsafe or insecure, he shall give written notice to the owner, agent, or person having the beneficial interest in the building or the premises on which such sign is located. Correction to the condition that caused the Zoning Officer to give such notice shall be effected within ten (10) days after receipt of the notice. Where a sign is illegally placed on Borough property the Zoning Officer may immediately remove of the same. Where a sign appears to be illegally placed on other public or utility property the Zoning Officer shall immediately notify the owner of such public or utility property and request the removal of the same.

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Honesdale Borough Sign Schedule			
R-1, R-2, R-3, R-4, R-5 and R-6 Districts			
Signs Allowed Without Permits	Signs Allowed with Permits from Zoning Officer	Maximum Sign Surface Area for All Signs Permitted	
		Freestanding	Wall Signs
Building number signs of 1 sq. ft. Incidental commercial signs of 1 sq. ft. (8 sq. ft. combined)* Traffic directional signs of 2 sq. ft. Trespassing signs of 2 sq. ft. Two contractors' signs of 12 sq. ft. (maximum of 1 year) Two non-illuminated real estate signs of 12 sq. ft. (maximum of 2 years) Two yard sale signs of 12 sq. ft. (limited to 3 sales/year and 5 days for each) Hazard warning signs Non-commercial flags	One home occupation sign of 4 sq. ft. One residential development of 20 sq. ft. One freestanding sign of 20 sq. ft. for permitted or existing non-residential uses One wall sign of 20 sq. ft. for permitted or existing non-residential uses Two temporary or event advertising signs of 24 sq. ft. (limited to 4 activities/year and 30 days for each)*	1 sq. ft. per 5 total feet of lot frontage or 50 sq. ft. altogether, whichever is less. Corner lots shall only use the longest border to determine signage allowed.	Ten percent of the building facade or 50 sq. ft., whichever is less (including signs painted on any permanently placed equipment and unlicensed vehicles)
A-1 and A-2 Districts			
Building number signs of 1 sq. ft. Incidental commercial signs of 1 sq. ft. (8 sq. ft. combined)* Traffic directional signs of 2 sq. ft. Trespassing signs of 2 sq. ft. Two contractors' signs of 12 sq. ft. (maximum of 1 year) Two farm products signs of 12 sq. ft. Two non-illuminated real estate signs of 12 sq. ft. (maximum of 2 years) Two yard sale signs of 12 sq. ft. (limited to 3 sales/year and 5 days for each) Hazard warning signs Non-commercial flags Murals	One home occupation sign of 4 sq. ft. One residential development of 40 sq. ft. Two freestanding sign of 40 sq. ft. for permitted or existing non-residential uses Two wall signs of 40 sq. ft. for permitted or existing non-residential uses Two temporary or event advertising signs of 40 sq. ft. (limited to 4 activities/year and 30 days for each)* One changeable letter sign of 24 sq. ft. Window signs limited to 50% of glass area	1 sq. ft. per 5 total feet of lot frontage or 200 sq. ft. altogether, whichever is less. Corner lots shall only use the longest border to determine signage allowed.	Ten percent of the building facade or 100 sq. ft., whichever is less (including signs painted on any permanently placed equipment and unlicensed vehicles)

\* Permitted only in connection with permitted and existing legal non-conforming commercial uses

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## Honesdale Borough Sign Schedule

### C-1 District

Signs Allowed Without Permits	Signs Allowed with Permits from Zoning Officer	Maximum Sign Surface Area for All Signs Permitted	Freestanding	Wall Signs
<p>Building number signs of 1 sq. ft.</p> <p>Incidental commercial signs of 1 sq. ft. (20 sq. ft. combined)</p> <p>Traffic directional signs of 2 sq. ft.</p> <p>Trespassing signs of 2 sq. ft.</p> <p>Two contractors' signs of 32 sq. ft. (maximum of 1 year)</p> <p>Two non-illuminated real estate signs of 24 sq. ft. (maximum of 2 years)</p> <p>Two yard sale signs of 24 sq. ft. (limited to 3 sales/year and 5 days for each)</p> <p>One blade sign of 3 sq. ft. on each streetfront</p> <p>Two way-finding signs of 3 sq. ft.</p> <p>Hazard warning signs</p> <p>Non-commercial flags</p> <p>Murals</p>	<p>Two bench signs of 6 sq. ft.</p> <p>One home occupation sign of 4 sq. ft.</p> <p>One residential development of 40 sq. ft.</p> <p>Two freestanding sign of 40 sq. ft. for permitted or existing non-residential uses</p> <p>Two wall signs of 40 sq. ft. for permitted or existing non-residential uses</p> <p>Two temporary or event advertising signs of 40 sq. ft. (limited to 4 activities/year and 30 days for each)*</p> <p>Awning, canopy and marquee signs per §210.20.E(5)</p> <p>Two balloon, revolving, sandwich board and other portable signs of 10 sq. ft., removed when business closed</p> <p>One changeable letter sign of 24 sq. ft.</p> <p>Window signs limited to 50% of glass area</p> <p>Common directory signs per §210.20.H(2)</p>	<p>1 sq. ft. per 1 total feet of lot frontage or 60 sq. ft. altogether, whichever is less. Corner lots shall only use the longest border to determine signage allowed.</p>	<p>Ten percent of the building façade or 60 sq. ft., whichever is less (including signs painted on any permanently placed equipment and unlicensed vehicles)</p>	

### C-2 and ID Districts

<p>Building number signs of 1 sq. ft.</p> <p>Incidental commercial signs of 1 sq. ft. (8 sq. ft. combined)</p> <p>Traffic directional signs of 2 sq. ft.</p> <p>Trespassing signs of 2 sq. ft.</p> <p>Two contractors' signs of 40 sq. ft. (maximum of 1 year)</p> <p>Two non-illuminated real estate signs of 32 sq. ft. (maximum of 2 years)</p> <p>Two yard sale signs of 24 sq. ft. (limited to 3 sales/year and 5 days for each)</p> <p>One blade sign of 4 sq. ft. on each streetfront</p> <p>Two way-finding signs of 6 sq. ft.</p> <p>Hazard warning signs</p> <p>Non-commercial flags</p> <p>Murals</p>	<p>Two bench signs of 6 sq. ft.</p> <p>One home occupation sign of 4 sq. ft.</p> <p>One residential development of 40 sq. ft.</p> <p>Two freestanding sign of 60 sq. ft. for permitted or existing non-residential uses</p> <p>Two wall signs of 100 sq. ft. for permitted or existing non-residential uses</p> <p>Two temporary or event advertising signs of 60 sq. ft. (limited to 4 activities/year and 30 days for each)</p> <p>Advertising signs (C-2 only) per §210.20.I</p> <p>Awning, canopy and marquee signs per §210.20.E(5)</p> <p>Two balloon, revolving, sandwich board and other portable signs of 10 sq. ft., removed when business closed</p> <p>One changeable letter sign of 24 sq. ft.</p> <p>Window signs limited to 50% of glass area</p> <p>Common directory signs per §210.20.H(2)</p>	<p>2 sq. ft. per 1 total feet of lot frontage or 500 sq. ft. altogether, whichever is less. Corner lots shall only use the longest border to determine signage allowed.</p>	<p>Ten percent of the building façade or 200 sq. ft., whichever is less (including signs painted on any permanently placed equipment and unlicensed vehicles)</p>	
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\* Permitted only in connection with permitted and existing legal non-conforming commercial uses



# Honesdale Borough Zoning Ordinance Draft Zoning Amendment

## Part II - Revise Section § 210-40 to read as follows:

### § 210-40 Appeals and Notices.

#### A. Appeals.

An appeal of this chapter, appeal of the decision of the Zoning Officer, request for special exception or request for variance shall be made in writing to the Chairman of the Zoning Hearing Board and shall state:

- (1) The name and address of the applicant.
- (2) The name and address of the owner of the real estate to be affected by such proposed special exception, or variance.
- (3) A brief description and location of real estate to be affected by such proposed change.
- (4) A statement of the present zoning classification of the real estate in question, the improvements thereon, and the present use thereof.
- (5) A statement of the section of this chapter under which the variance, or special exception requested, may be allowed, and reasons why it should be granted.
- (6) Any reasonably accurate description of the present improvements, and the additions intended to be made under this application, indicating the size of such proposed improvements, material, and general construction thereof. In addition, there shall be attached a plot plan of the real estate to be affected, as required to accompany applications for building permits, indicating the location and size of the lot, and size of improvements now erected, and proposed to be erected thereon.

#### B. Applications Outside of Zoning Hearing Board Jurisdiction.

If the Zoning Hearing Board finds the appeal or request outside its scope of jurisdiction, it shall return the application for the same to the Zoning Officer for proper processing. Appeals shall otherwise be processed in conformance with the requirements of Article X-A of the Pennsylvania Municipalities Planning Code.

#### C. Notices of Applications for Conditional Uses, Special Exceptions and Zoning Appeals.

Notices shall be required to be given by the petitioner, in the case of all variances, special exceptions, conditional uses, zoning changes, interpretations or other appeals, to all owners of property within 200 feet of the nearest line of the property, which distance may, at the discretion of the Borough Council or Zoning Hearing Board, be increased to as much as 500 feet where the project is non-residential and is of such scope as to have potential for significant

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noise, traffic or environmental impacts beyond 200 feet. Said notice is to be given by regular mail or postcard or by personal service to each and every owner at their last known address, with a list of property owners to whom the notice has been delivered being provided in the form of a notarized affidavit. Attendance at a hearing shall be considered evidence of adequate notice.