204 Attachment 1

Township of North Middleton

Table 204-13B
Area and Design Requirements
Agricultural Zone (AG)

	Lot/Land			Buildings			
Permitted Uses	**Minimum Required Lot Area Per Unit**	**Minimum Required Lot Width (feet)**	**Maximum Impervious Lot Coverage (percent)**	**Minimum Required Front Setback (feet)**	**Minimum Required Side (each) Setback (feet)**	**Minimum Required Rear Setback (feet)**	**Maximum Permitted Building Height (feet)**
Agricultural/Forestry							
All permitted uses	10 acres existing on the effective date of this chapter	200	10%	50	50	50	35
Residential[2]							
All permitted uses	43,560 sq. ft.	150 (building setback line)/ 120 (frontage)	20%	35	15	35	35
Nonresidential[2]							
All permitted uses	43,560 sq. ft.	150 (building setback line)/ 120 (frontage)	35%	35	15[1]	35	35

Permitted Uses	Lot/Land			Buildings			
	Minimum Required Lot Area Per Unit	**Minimum Required Lot Width (feet)**	**Maximum Impervious Lot Coverage (percent)**	**Minimum Required Front Setback (feet)**	**Minimum Required Side (each) Setback (feet)**	**Minimum Required Rear Setback (feet)**	**Maximum Permitted Building Height (feet)**
Accessory[2]							
Residential accessory building/structure other than specified elsewhere herein this chapter, including Articles III and IV	N/A	N/A	Included in above if on a permanent foundation	Not permitted to be located between the principal building and the street right-of-way[3]	20	10	25

N/A — Not applicable

[1] Twenty-five feet when abutting property with Residential Zones (R-1 and R-2) or any existing residential use.

[2] Additional agricultural setbacks. On any separate nonagricultural parcel, no shrub shall be planted, and no accessory structures or fences shall be placed within 10 feet of any land used for agricultural purposes. Similarly, no tree shall be planted within 30 feet of any land used for agricultural purposes.

[3] If the principal structure is set back greater than 50 feet from the street line, the minimum required front setback for an accessory building/structure is 50 feet.

204 Attachment 2

Township of North Middleton

Table 204-14B
Area and Design Requirements
Rural Resource Zone (RR)

	Lot/Land			Buildings			
Permitted Uses	**Minimum Required Lot Area Per Unit**	**Minimum Required Lot Width (feet)**	**Maximum Impervious Lot Coverage (percent)**	**Minimum Required Front Setback (feet)**	**Minimum Required Side (each) Setback (feet)**	**Minimum Required Rear Setback (feet)**	**Maximum Permitted Building Height (feet)**
Agricultural/Forestry							
All permitted uses	10 acres existing on the effective date of this chapter	200	10%	50	50	50	35
Residential[2]							
All permitted uses	43,560 sq. ft.	150 (building setback line)/ 120 (frontage)	20%	35	15	35	35
Nonresidential[2]							
All permitted uses	43,560 sq. ft.	150 (building setback line)/ 120 (frontage)	25%	35	15[1]	35	35

Permitted Uses	Lot/Land			Buildings			
	Minimum Required Lot Area Per Unit	**Minimum Required Lot Width (feet)**	**Maximum Impervious Lot Coverage (percent)**	**Minimum Required Front Setback (feet)**	**Minimum Required Side (each) Setback (feet)**	**Minimum Required Rear Setback (feet)**	**Maximum Permitted Building Height (feet)**
Accessory[2]							
Residential accessory building/structure other than specified elsewhere herein this chapter, including Articles III and IV	N/A	N/A	Included in above if on a permanent foundation	Not permitted to be located between the principal building and the street right-of-way[3]	20	10	25

N/A — Not applicable

[1] Twenty-five feet when abutting property with Residential Zones (R-1 and R-2) or any existing residential use.

[2] Additional agricultural setbacks. On any separate nonagricultural parcel, no shrub shall be planted, and no accessory structures or fences shall be placed within 10 feet of any land used for agricultural purposes. Similarly, no tree shall be planted within 30 feet of any land used for agricultural purposes.

[3] If the principal structure is set back greater than 50 feet from the street line, the minimum required front setback for an accessory building/structure is 50 feet.

204 Attachment 3

Township of North Middleton

Table 204-15B
Area and Design Requirements
Low/Medium Density Residential Zone (R-1)

	Lot/Land			Buildings			
Permitted Uses	**Minimum Required Lot Area Per Unit**	**Minimum Required Lot Width (feet)**	**Maximum Impervious Lot Coverage (percent)**	**Minimum Required Front Setback (feet)**	**Minimum Required Side (each) Setback (feet)**	**Minimum Required Rear Setback (feet)**	**Maximum Permitted Building Height (feet)**
Agricultural/Forestry							
All permitted uses	10 acres existing on the effective date of this chapter	200	10%	50	50	50	35
Residential							
No public water/no public sewer	43,560 sq. ft.	150 (building setback line)/ 120 (frontage)	20%	35	15	35	35
Public water/no public sewer	32,000 sq. ft.	100 (building setback line)/ 90 (frontage)	25%	35	15	35	35
No public water/public sewer	20,000 sq. ft.	100 (building setback line)/ 90 (frontage)	30%	35	10	35	35
Public water/public sewer	15,000 sq. ft.	80 (building setback line)/ 70 (frontage)	35%	35	10	35	35

Permitted Uses	Lot/Land			Buildings			
	Minimum Required Lot Area Per Unit	Minimum Required Lot Width (feet)	Maximum Impervious Lot Coverage (percent)	Minimum Required Front Setback (feet)	Minimum Required Side (each) Setback (feet)	Minimum Required Rear Setback (feet)	Maximum Permitted Building Height (feet)
Nonresidential							
No public water/no public sewer	43,560 sq. ft.	150 (building setback line)/ 120 (frontage)	20%	35	15[1]	35	35
Public water/no public sewer	32,000 sq. ft.	100 (building setback line)/ 90 (frontage)	25%	35	15[1]	35	35
No public water/public sewer	20,000 sq. ft.	100 (building setback line)/ 90 (frontage)	30%	35	10[1]	35	35
Public water/public sewer	15,000 sq. ft.	80 (building setback line)/ 70 (frontage)	35%	35	10[1]	35	35
Accessory							
Accessory building/ structure other than specified elsewhere herein this chapter including articles 3 and 4	N/A	N/A	Included in above if on a permanent foundation	Not permitted to be located between the principal building and the street right-of-way	5 (equal to or under 200 sq. ft.)/ 10 (greater than 200 sq. ft.)	5 (equal to or under 200 sq. ft.)/ 10 (greater than 200 sq. ft)	20

N/A — Not Applicable

[1] Twenty-five feet when abutting property with Residential Zones (R-1 and R-2) or any existing residential use.

204 Attachment 4

Township of North Middleton

Table 204-16B
Area and Design Requirements
Medium-/High-Density Residential Zone (R-2)

	Lot/Land			Buildings			
Permitted Uses	**Minimum Required Lot Area Per Unit**	**Minimum Required Lot Width (feet)**	**Maximum Impervious Lot Coverage (percent)**	**Minimum Required Front Setback (feet)**	**Minimum Required Side (each) Setback (feet)**	**Minimum Required Rear Setback (feet)**	**Maximum Permitted Building Height (feet)**
Agricultural/Forestry							
All permitted uses	10 acres existing on the effective date of this chapter	200	10%	50	50	50	35
Residential							
Multifamily Dwellings/Apartments							
No public water/no public sewer	Not permitted						
Public water/no public sewer	Not permitted						
No public water/public sewer	Not permitted						
Public water/public sewer	See Article IV of this chapter						

Permitted Uses	Lot/Land			Buildings			
	Minimum Required Lot Area Per Unit	**Minimum Required Lot Width (feet)**	**Maximum Impervious Lot Coverage (percent)**	**Minimum Required Front Setback (feet)**	**Minimum Required Side (each) Setback (feet)**	**Minimum Required Rear Setback (feet)**	**Maximum Permitted Building Height (feet)**
Single-Family Attached							
No public water/no public sewer	Not permitted						
Public water/no public sewer	Not permitted						
No public water/public sewer	Not permitted						
Public water/public sewer	See Article IV of this chapter						
Single-Family Detached							
No public water/no public sewer	43,560 sq. ft.	150 (building setback line)/ 120 (frontage)	20%	35	15	35	35
Public water/no public sewer	32,000 sq. ft.	100 (building setback line)/ 90 (frontage)	25%	35	15	35	35
No public water/public sewer	20,000 sq. ft.	100 (building setback line)/ 90 (frontage)	30%	35	10	35	35
Public water/public sewer	10,000 sq. ft.	80 (building setback line)/ 70 (frontage)	35%	35	10	35	35

Permitted Uses	Lot/Land			Buildings			
	Minimum Required Lot Area Per Unit	**Minimum Required Lot Width (feet)**	**Maximum Impervious Lot Coverage (percent)**	**Minimum Required Front Setback (feet)**	**Minimum Required Side (each) Setback (feet)**	**Minimum Required Rear Setback (feet)**	**Maximum Permitted Building Height (feet)**
Single-Family Semidetached							
No public water/no public sewer	Not permitted						
Public water/no public sewer	Not permitted						
No public water/public sewer	Not permitted						
Public water/public sewer	5,000 sq. ft.	40 (building setback line)/ 40 (frontage)	50%	35	0 (attached)/10 (end unit)	35	35
Two-Family							
No public water/no public sewer	Not permitted						
Public water/no public sewer	Not permitted						
No public water/public sewer	Not permitted						
Public water/public sewer	5,000 sq. ft.	40 (building setback line)/ 40 (frontage)	50%	35	10	35	35

Permitted Uses	Lot/Land			Buildings			
	Minimum Required Lot Area Per Unit	**Minimum Required Lot Width (feet)**	**Maximum Impervious Lot Coverage (percent)**	**Minimum Required Front Setback (feet)**	**Minimum Required Side (each) Setback (feet)**	**Minimum Required Rear Setback (feet)**	**Maximum Permitted Building Height (feet)**
Nonresidential							
No public water/no public sewer	43,560 sq. ft.	150 (building setback line)/ 120 (frontage)	20%	35	15[1]	35	35
Public water/no public sewer	32,000 sq. ft.	100 (building setback line)/ 90 (frontage)	25%	35	15[1]	35	35
No public water/public sewer	20,000 sq. ft.	100 (building setback line)/ 90 (frontage)	30%	35	10[1]	35	35
Public water/public sewer	10,000 sq. ft.	80 (building setback line)/ 70 (frontage)	35%	35	10[1]	35	35
Accessory							
Residential accessory building/structure other than specified elsewhere herein this chapter, including Articles III and IV	N/A	N/A	Included in above if on a permanent foundation	Not permitted to be located between the principal building and the street right-of-way	5[2]	5	20

N/A — Not Applicable

[1] Twenty-five feet when abutting property with Residential Zones (R-1 and R-2) or any existing residential use.

[2] The minimum required side setback for residential accessory/building structures on single-family attached dwellings is two feet.

204 Attachment 5

Township of North Middleton

Table 204-17B
Area and Design Requirements
Village Mixed-Use Zone (VMU)

Permitted Uses	Lot/Land			Buildings			
	Minimum Required Lot Area Per Unit	**Minimum Required Lot Width (feet)**	**Maximum Impervious Lot Coverage (percent)**	**Minimum Required Front Setback[2] (feet)**	**Minimum Required Side (each) Setback (feet)**	**Minimum Required Rear Setback (feet)**	**Maximum Permitted Building Height (feet)**
Agricultural/Forestry							
All permitted uses	10 acres existing on the effective date of this chapter	200	10%	50	50	50	35
Residential							
Multifamily Dwellings/Apartments							
No public water/no public sewer	Not permitted						
Public water/no public sewer	Not permitted						
No public water/public sewer	Not permitted						
Public water/public sewer	See Article IV of this chapter						
Single-Family Attached							
No public water/no public sewer	Not permitted						

Permitted Uses	Lot/Land			Buildings			
	Minimum Required Lot Area Per Unit	**Minimum Required Lot Width (feet)**	**Maximum Impervious Lot Coverage (percent)**	**Minimum Required Front Setback[2] (feet)**	**Minimum Required Side (each) Setback (feet)**	**Minimum Required Rear Setback (feet)**	**Maximum Permitted Building Height (feet)**
Public water/no public sewer	Not permitted						
No public water/public sewer	Not permitted						
Public water/public sewer	See Article IV of this chapter						
Single-Family Detached							
No public water/no public sewer	43,560 sq. ft.	150 (building setback line)/ 120 (frontage)	20%	35	15	35	35
Public water/no public sewer	32,000 sq. ft.	100 (building setback line)/ 90 (frontage)	25%	35	15	35	35
No public water/public sewer	20,000 sq. ft.	100 (building setback line)/ 90 (frontage)	30%	35	10	35	35
Public water/public sewer	7,500 sq. ft.	60 (building setback line)/ 50 (frontage)	45%	35	10	35	35
Single-Family Semidetached							
No public water/no public sewer	Not permitted						
Public water/no public sewer	Not permitted						
No public water/public sewer	Not permitted						

Permitted Uses	Lot/Land			Buildings			
	Minimum Required Lot Area Per Unit	**Minimum Required Lot Width (feet)**	**Maximum Impervious Lot Coverage (percent)**	**Minimum Required Front Setback[2] (feet)**	**Minimum Required Side (each) Setback (feet)**	**Minimum Required Rear Setback (feet)**	**Maximum Permitted Building Height (feet)**
Public water/public sewer	3,250 sq. ft.	30 (building setback line)/ 30 (frontage)	55%	35	0 (attached)/ 10 (end unit)	35	35
Two-Family							
No public water/no public sewer	Not permitted						
Public water/no public sewer	Not permitted						
No public water/public sewer	Not permitted						
Public water/public sewer	3,250 sq. ft.	30 (building setback line)/ 30 (frontage)	55%	35	10	35	35
Nonresidential							
No public water/no public sewer	43,560 sq. ft.	150 (building setback line)/ 120 (frontage)	20%	35	15[1]	35	35
Public water/no public sewer	32,000 sq. ft.	100 (building setback line)/ 90 (frontage)	25%	35	15[1]	35	35
No public water/public sewer	20,000 sq. ft.	100 (building setback line)/ 90 (frontage)	30%	35	10[1]	35	35

Permitted Uses	Lot/Land			Buildings			
	Minimum Required Lot Area Per Unit	**Minimum Required Lot Width (feet)**	**Maximum Impervious Lot Coverage (percent)**	**Minimum Required Front Setback[2] (feet)**	**Minimum Required Side (each) Setback (feet)**	**Minimum Required Rear Setback (feet)**	**Maximum Permitted Building Height (feet)**
Public water/public sewer	7,500 sq. ft.	60 (building setback line)/ 50 (frontage)	45%	35	10[1]	35	35
Accessory							
Residential accessory building/structure other than specified elsewhere herein this chapter, including Articles III and IV	N/A	N/A	Included in above if on a permanent foundation	Not permitted to be located between the principal building and the street right-of-way	5	5	20

N/A — Not Applicable

[1] Fifteen feet when abutting property with Residential Zones (R-1 and R-2) or any existing residential use.

[2] If abutting lots are developed, See § 204-17C(1) of this chapter. Otherwise, use minimum required front setback in Table 204-17B.

204 Attachment 6

Township of North Middleton

Table 204-18B
Area and Design Requirements
Neighborhood Commercial Zone (NC)

Permitted Uses	Lot/Land			Buildings			
	Minimum Required Lot Area per unit	**Minimum Required Lot Width (feet)**	**Maximum Impervious Lot Coverage (percent)**	**Minimum Required Front Setback (feet)**	**Minimum Required Side (each) Setback (feet)**	**Minimum Required Rear Setback (feet)**	**Maximum Permitted Building Height (feet)**
Agricultural/Forestry							
All permitted uses	10 acres existing on the effective date of this chapter	200	10%	50	50	50	35
Residential							
Multifamily Dwellings/Apartments							
No public water/no public sewer	Not permitted						
Public water/no public sewer	Not permitted						
No public water/public sewer	Not permitted						
Public water/public sewer	See Article IV of this chapter						

Permitted Uses	Lot/Land			Buildings			
	Minimum Required Lot Area per unit	**Minimum Required Lot Width (feet)**	**Maximum Impervious Lot Coverage (percent)**	**Minimum Required Front Setback (feet)**	**Minimum Required Side (each) Setback (feet)**	**Minimum Required Rear Setback (feet)**	**Maximum Permitted Building Height (feet)**
Single-Family Attached							
No public water/no public sewer	Not permitted						
Public water/no public sewer	Not permitted						
No public water/public sewer	Not permitted						
Public water/public sewer	See Article IV of this Chapter						
Single-Family Detached							
No public water/no public sewer	43,560 square feet	150 (building setback line)/ 120 (frontage)	20%	35	15	35	35
Public water/no public sewer	32,000 square feet	100 (building setback line)/ 90 (frontage)	25%	35	15	35	35
No public water/public sewer	20,000 square feet	100 (building setback line)/ 90 (frontage)	30%	35	10	35	35
Public water/no public sewer	7,500 square feet	60 (building setback line)/ 50 (frontage)	45%	35	10	35	35

Permitted Uses	Lot/Land			Buildings			
	Minimum Required Lot Area per unit	**Minimum Required Lot Width (feet)**	**Maximum Impervious Lot Coverage (percent)**	**Minimum Required Front Setback (feet)**	**Minimum Required Side (each) Setback (feet)**	**Minimum Required Rear Setback (feet)**	**Maximum Permitted Building Height (feet)**
Single-Family Semidetached							
No public water/no public sewer	Not permitted						
Public water/no public sewer	Not permitted						
No public water/public sewer	Not permitted						
Public water/public sewer	3,250 square feet	30 (building setback line)/ 30 (frontage)	55%	35	0 (attached)/ 10 (end unit)	35	35
Two-Family							
No public water/no public sewer	Not permitted						
Public water/no public sewer	Not permitted						
No public water/public sewer	Not permitted						
Public water/public sewer	3,250 sq. ft.	30 (building setback line)/ 30 (frontage)	55%	35	10	35	35
Nonresidential							
No public water/no public sewer	43,560 sq. ft.	150 (building setback line)/ 120 (frontage)	20%	35	15[1]	35	35

Permitted Uses	Lot/Land			Buildings			
	Minimum Required Lot Area per unit	**Minimum Required Lot Width (feet)**	**Maximum Impervious Lot Coverage (percent)**	**Minimum Required Front Setback (feet)**	**Minimum Required Side (each) Setback (feet)**	**Minimum Required Rear Setback (feet)**	**Maximum Permitted Building Height (feet)**
Public water/no public sewer	32,000 sq. ft.	100 (building setback line)/ 90 (frontage)	25%	35	15[1]	35	35
No public water/public sewer	20,000 sq. ft.	100 (building setback line)/ 90 (frontage)	30%	35	10[1]	35	35
Public water/public sewer	7,500 sq. ft.	60 (building setback line)/ 50 (frontage)	45%	35	10[1]	35	35
Accessory							
Residential accessory building/structure other than specified elsewhere herein this chapter, including Articles III and IV	N/A	N/A	Included in above if on a permanent foundation	Not permitted to be located between the principal building and the street right-of-way	0 to 200 sq. ft.: 5 ft. Over 200 sq. ft.: 10 ft.	5	20
Other accessory building/structure other than specified elsewhere herein this chapter, including Articles III and IV	N/A	N/A	Included in above if on a permanent foundation	Not permitted to be located between the principal building and the street right-of-way	Same as principal building/ structure		

N/A — Not applicable

[1] Twenty-five feet when abutting property with Residential Zones (R-1 and R-2) or any existing residential use.

204 Attachment 7

Township of North Middleton

Table 204-19B
Area and Design Requirements
Commercial/Light Industrial Zone (C/LI)

	Lot/Land			Buildings			
Permitted Uses	**Minimum Required Lot Area Per Unit**	**Minimum Required Lot Width (feet)**	**Maximum Impervious Lot Coverage (percent)**	**Minimum Required Front Setback (feet)**	**Minimum Required Side (each) Setback (feet)**	**Minimum Required Rear Setback (feet)**	**Maximum Permitted Building Height[2] (feet)**
Agricultural/Forestry							
All permitted uses	10 acres existing on the effective date of this chapter	200	10%	50	50	50	50, provided each structure is set back a distance at least equal to its height from each property line
Nonresidential							
All permitted uses	43,560 sq. ft.	80 (building setback line)/ 70 (frontage)	60%	35	10[1]	35	50, provided each structure is set back a distance at least equal to its height from each property line

Permitted Uses	Lot/Land			Buildings			
	Minimum Required Lot Area Per Unit	Minimum Required Lot Width (feet)	Maximum Impervious Lot Coverage (percent)	Minimum Required Front Setback (feet)	Minimum Required Side (each) Setback (feet)	Minimum Required Rear Setback (feet)	Maximum Permitted Building Height[2] (feet)
Accessory							
Accessory building/ structure other than specified elsewhere herein this chapter, including Articles III and IV	N/A	N/A		Included in above if on a permanent foundation	Not permitted to be located between the principal building and the street right-of-way		Same as principal building/structure

NOTES:

[1] Forty feet when abutting property with Residential Zones (R-1 and R-2) or any existing residential use.

[2] Fifty feet, provided each structure is set back a distance at least equal to its height from each property line and approved by the Fire Chief of the company with primary service area responsibility for the site and the Township's fire consultant and/or fire consultant engineer, attesting to adequate fire protection.

204 Attachment 8

Township of North Middleton

Table 204-20B
Area and Design Requirements
Industrial Zone (IND)

	Lot/Land			Buildings			
Permitted Uses	**Minimum Required Lot Area per Unit**	**Minimum Required Lot Width (feet)**	**Maximum Impervious Lot Coverage (percent)**	**Minimum Required Front Setback (feet)**	**Minimum Required Side (each) Setback (feet)**	**Minimum Required Rear Setback (feet)**	**Maximum Permitted Building Height (feet)**
Agricultural/Forestry							
All permitted uses	10 acres existing on the effective date of this chapter	200	10%	50	50	50	65, provided each structure is set back a distance at least equal to its height from each property line
Nonresidential							
All permitted uses	43,560 sq. ft.	150 (building setback line)/ 150 (frontage)	70%	50	30[1]	25[1]	65, provided each structure is set back a distance at least equal to its height from each property line

Permitted Uses	Lot/Land			Buildings			
	Minimum Required Lot Area per Unit	**Minimum Required Lot Width (feet)**	**Maximum Impervious Lot Coverage (percent)**	**Minimum Required Front Setback (feet)**	**Minimum Required Side (each) Setback (feet)**	**Minimum Required Rear Setback (feet)**	**Maximum Permitted Building Height (feet)**
Accessory							
Accessory building/ structure other than specified elsewhere herein this chapter, including Articles III and IV	N/A	N/A		Included in above if on a permanent foundation	Not permitted to be located between the principal building and the street right-of-way		Same as principal building/structure

NOTES:

[1] Seventy-five feet when abutting property with Residential Zones (R-1 and R-2) or any existing residential use.

[2] Sixty-five feet, provided each structure is set back a distance at least equal to its height from each property line and approved by the Fire Chief of the company with primary service area responsibility for the site and the Township's fire consultant and/or fire consultant engineer, attesting to adequate fire protection.

204 Attachment 9

Township of North Middleton

Table 204-41 A – Permanent Sign Requirements Table

	Freestanding Signs			Wall Signs					
Sign Type	**Maximum Permitted Number**	**Maximum Permitted Sign Area**	**Maximum Height of Freestanding Signs (feet)**	**Maximum Height of Flat Wall Signs (feet)**	**Maximum Height of Wall Projecting Signs**	**Maximum Projection from Wall for Wall Projecting Signs (feet)**	**Permitted Zones**	**Other Requirements**	**Permit Required**
Signs owned and associated with uses operated by the Township; official traffic signs	Unlimited	Unlimited	Unlimited	Unlimited	Unlimited	Unlimited	All		No
Signs identifying public and semipublic uses (e.g., schools, churches, utilities, hospitals, libraries, parks, fire stations, post offices and other similar uses)	2 per principal use	64 square feet	10	Height of wall to which sign is attached	Height of wall to which sign is attached	10 but no closer than 10 feet from any lot line	All		Building
Residential nameplates identifying name of home, its occupant, or both, not including name listing on mailbox	1 per dwelling unit	2 square feet	5	10	Not permitted	Not permitted	All		No
Property control sign (e.g., "No Trespassing," "Private Property," "No Hunting or Fishing," "Posted," "Private Drive," or similar type signs)	1 per 25 linear feet of lot line	2 square feet per sign	5	10	Not permitted	Not permitted	All	Spacing at not less than 25-foot intervals	No

Sign Type	Freestanding Signs			Wall Signs					
	Maximum Permitted Number	**Maximum Permitted Sign Area**	**Maximum Height of Freestanding Signs (feet)**	**Maximum Height of Flat Wall Signs (feet)**	**Maximum Height of Wall Projecting Signs**	**Maximum Projection from Wall for Wall Projecting Signs (feet)**	**Permitted Zones**	**Other Requirements**	**Permit Required**
Residential development/ neighborhood signs; such signs shall only list the name of the neighborhood/ development and shall not list any names of contractors, realtors, or both	1 per street entrance, but no more than 2 total	1 square foot per dwelling, not to exceed 40 square feet per sign	15	Height of wall to which sign is attached	Height of wall to which sign is attached	3, but no closer than 10 feet from any lot line	AG, RR, R-1, R-2, VMU, and NC	The applicant shall submit a written description of the maintenance responsibilities in a form satisfactory to the Township Solicitor and Board of Supervisors	Building
Individual business signs identifying the name and type of business, any trademark of the business conducted on the premises, or any combination thereof; this does not include businesses contained within planned centers, as defined herein	1 per principal use	1 square foot per 5 linear feet of lot frontage, not to exceed 96 square feet per sign	15	Height of wall to which sign is attached	Height of wall to which sign is attached	20 but not closer than 10 feet from any lot line	VMU, NC, C/U, and IND	No flat wall sign nor wall projecting sign shall be larger than 15% of the wall area to which the sign is attached	Building
On-site directional, entrance, exit, rec room and other informational signs.	4 per building	2 square feet per sign	5	10	Height of wall to which sign is attached	2	All		No
Billboards	See § 204-49H								Building

204 Attachment 10

Township of North Middleton

Table 204-41B – Temporary Sign Requirements Table

	Freestanding Signs			Wall Signs					
Sign Type	**Maximum Permitted Number**	**Maximum Permitted Sign Area**	**Maximum Height of Freestanding Signs (feet)**	**Maximum Height of Flat Wall Signs**	**Maximum Height of Wall Projecting Signs**	**Maximum Projection from Wall for Wall Projecting Signs (feet)**	**Permitted Zones**	**Other Requirements**	**Permit Required**
Temporary signs of contractors, architects, mechanics, landscapers, and artisans, displayed only while actual on-site work is in progress	1 per firm whose work is in progress	12 square feet	5	Not permitted	No permitted	Not permitted	All	Should a sign be left on site beyond allowable time period, the Township may impound it and recover a fee from owner equal to cost of impoundment and storage	No
Real estate sale, sold or rent signs when placed upon the property (unit) to be rented or sold, containing less than 3 acres	1 per street frontage; maximum of 2 signs	9 square feet per sign	5	Height of wall to which sign is attached	Not permitted	Not permitted	All	All such signs shall be removed within 5 days of final sales transaction or upon rental occupancy, or be subject to Township impoundment and a recovery fee	No
Real estate sale, sold or rent signs when placed upon the property (unit) to be rented or sold, containing more than 3 acres	1 per street frontage; maximum of 2 signs	32 square feet per sign	10	Height of wall to which sign is attached	Not permitted	Not permitted	All	Same as above	Zoning

Sign Type	Freestanding Signs			Wall Signs					
	Maximum Permitted Number	Maximum Permitted Sign Area	Maximum Height of Freestanding Signs (feet)	Maximum Height of Flat Wall Signs	Maximum Height of Wall Projecting Signs	Maximum Projection from Wall for Wall Projecting Signs (feet)	Permitted Zones	Other Requirements	Permit Required
Proposed development signs for residential, office, or both, complexes	1 per street frontage; maximum of 2 signs	1 square foot per unit of occupancy, not to exceed 32 square feet	10	Height of wall to which sign is attached	Not permitted	Not permitted	All, but only after final plan is approved	Such sign shall be removed upon completion of construction of final unit	Zoning
Proposed development signs for commercial uses, industrial uses, other nonresidential uses, or any combination thereof	1 per street frontage; maximum of 2 signs	1 square foot per 1,000 square feet of gross leasable floor area, not to exceed 64 square feet	10	Height of wall to which sign is attached	Not permitted	Not permitted	VMU, NC, C/U, and IND but only after final plan approval	All such signs shall be removed upon completion of building construction	Zoning
Special event signs and banners for businesses (e.g., grand openings, change of use or ownership, closeout sale, clearance sale, holiday sale, etc.)	1 per business per event	32 square feet if freestanding; 48 square feet if attached to wall	10	Height of wall to which sign is attached	Not permitted	Not permitted	VMU, NC, C/LI and IND	Such signs may only be used during two consecutive periods per calendar year, not exceeding 30 days total	Zoning
Roadside stand signs for the sale of agricultural products upon a principal farm property	1 per farm	32 square feet	5	Height of wall to which sign is attached	Height of wall to which sign is attached	5	All	Roadside stand signs shall only be displayed during seasons when products are for sale	Zoning

Sign Type	Freestanding Signs			Wall Signs					
	Maximum Permitted Number	Maximum Permitted Sign Area	Maximum Height of Freestanding Signs (feet)	Maximum Height of Flat Wall Signs	Maximum Height of Wall Projecting Signs	Maximum Projection from Wall for Wall Projecting Signs (feet)	Permitted Zones	Other Requirements	Permit Required
Garage/yard sale signs upon properties conducting such sales	2	6 square feet per sign	5	Height of wall to which sign is attached	Not permitted	Not permitted	All	See § 204-41 for additional requirements	No
Political signs	Unlimited	12 square feet	5	Height of wall to which sign is attached	Not permitted	Not permitted	All	Such signs may only be displayed between 30 days prior to and 5 days after an election; should a sign be left on site beyond allowable time period, the Township may impound it and recover a fee from owner equal to cost of impoundment and storage	No

204 Attachment 11

Township of North Middleton

Table 204-41C – Signage for Planned Center Sites Containing Less than 50,000 Square Feet of Gross Leasable Floor Area

Sign Type	Maximum Number Permitted	Maximum Permitted Sign Area	Maximum Permitted Height (feet)	Maximum Permitted Letter Height (inches)	Permitted Zones	Other Requirements	Permit Required
Freestanding planned center sign	1 per planned center	64 square feet	15 feet	18	C/LI and IND	This sign shall devote no less than 50% of the total sign area (per side) to the advertisement of the planned center's name	Building
Anchor tenant sign for one use containing more than 150 linear feet of storefront	1 per side facing a street with a maximum of 2 signs	If sign is less than 300 feet from facing street, then sign can be 1 square foot per each linear foot of storefront up to a maximum of 75 square feet; if sign is more than 300 feet from facing street, then sign can be 1.5 square feet per each linear foot of storefront up to a maximum of 100 square feet	Height of wall to which sign is attached	42	C/LI and IND	These signs shall only be provided as flat wall or wall projecting signs	Building
Storefront sign for one use containing up to 150 linear feet of storefront	1 per principal use	2 square feet per linear foot of storefront, up to a maximum of 50 square feet	Height of wall to which sign is attached	20	C/LI and IND	This sign shall only be provided as a flat wall projecting sign	Building
Storefront under-canopy signs for all principal uses	1 per principal use	24 square feet	To base of canopy; or where no canopy is provided, 10	8	C/LI and IND	No under-canopy sign shall have a vertical dimension of more than 18 inches from its lowest to highest point; the base of an under-canopy sign shall be no less than 8 feet 6 inches above the finished grade below such sign	Building

204 Attachment 12

Township of North Middleton

Table 204-41D – Signage for Planned Center Sites Containing 50,000 Square Feet or More of Gross Leasable Floor Area

Sign Type	Maximum Number Permitted	Maximum Permitted Sign Area	Maximum Permitted Height (feet)	Maximum Permitted Letter Height (inches)	Permitted Zones	Other Requirements	Permit Required
Freestanding planned center sign	1 per street frontage or exit	64 square feet	15	18	C/LI and IND	This sign shall devote no less than 50% of the total sign area (per side) to the advertisement of the planned center's name	Building
Anchor tenant sign for one use containing more than 150 linear feet of storefront	1 per side facing a street with a maximum of 2 signs	If sign is less than 300 feet from facing street, then sign can be 1 square foot per each linear foot of storefront up to a maximum of 100 square feet; if sign is more than 300 feet from facing street, then sign can be 1.5 square feet per each linear foot of storefront up to a maximum of 150 square feet	Height of wall to which sign is attached	42	C/LI and IND	These signs shall only be provided as flat wall or wall projecting signs	Building
Storefront sign for one use containing up to 150 linear feet of storefront	1 per principal use	2 square feet per linear foot of storefront up to a maximum of 75 square feet	Height of wall to which sign is attached	20	C/LI and IND	This sign shall only be provided as a flat wall or a wall projecting sign	Building

Sign Type	Maximum Number Permitted	Maximum Permitted Sign Area	Maximum Permitted Height (feet)	Maximum Permitted Letter Height (inches)	Permitted Zones	Other Requirements	Permit Required
Storefront under-canopy signs for all principal uses	1 per principal use	24 square feet	To base of canopy; or where no canopy is provided, 10	8	C/LI and IND	No under-canopy sign shall have a vertical dimension of more than 18 inches from its lowest to highest point. The base of an under-canopy sign shall be no less than 8 feet 6 inches above the finished grade below such sign	Building
Outparcel signs for principal freestanding uses sharing common ingress and egress to planned center	2 per principal use, but only 1 per wall	75 square feet per sign, not exceeding 20% of wall area to which sign is attached	Height of wall to which sign is attached	28	C/LI and IND	These signs shall only be provided as flat wall or wall projecting signs	Building