
**FAIRVIEW TOWNSHIP, YORK COUNTY
PENNSYLVANIA**

ORDINANCE NO. 2023- 03

**AN ORDINANCE AMENDING THE FAIRVIEW TOWNSHIP CODE OF
ORDINANCES, CHAPTER 300, ZONING ORDINANCE AS AMENDED**

BE IT ENACTED AND ORDAINED, by the Board of Supervisors of Fairview Township, York County, Pennsylvania, that Chapter 300, Zoning, of the Code of Ordinances of Fairview Township shall be amended as follows:

SECTION 1: § 300-11 (Definitions) shall be amended to insert a definition for “monument sign” between the existing definitions for “marquee sign” and “movable sign,” which are located under the existing definition of “Sign Terms and Phrases.”

- H. **MARQUEE SIGN** – A sign attached to or hung from a marquee, canopy or other covered structure projecting from and supported by the building and extending beyond the building wall, building line or street right-of-way line.
- I. **MONUMENT SIGN** – A ground level, freestanding sign, with little to no open space between the sign and the ground, that is constructed of weather-resistant, durable materials and contains business information such as the name, logo, and business address.
- J. **MOVABLE SIGN** – A sign which is so constructed or mounted as to facilitate moving from place to place.

SECTION 2: § 300-68 (Specific sign uses) shall be amended to permit limited use of monument signs in business parks.

- C. Shopping center and business park. In addition to the general provisions of this Article IX of this chapter, the following regulations shall apply to shopping centers and business parks:
 - (1) One multiple-use ground sign stating the name of the shopping center or business park, name of tenants and the name of entertainment and rating thereof if any, and advertising matter, shall be permitted. The area of the sign shall be determined independently from the sign area allowed under this Article IX of this chapter relating to general provisions for all signs, for building frontage, and shall be one square foot for each lineal foot of

building frontage or not more than 500 square feet overall, whichever is smaller. The sign may be double-faced. If the shopping center of business park has a frontage on more than one street, one such sign shall be allowed for each frontage. The height of such sign shall not exceed 50 feet from grade at the base of the sign.

- (2) Such signs may be illuminated.
- (3) All other signs identifying each individual business shall be in accordance with the provisions of this Article IX, except that each individual business shall be permitted not less than one identification sign which shall not exceed 80 square feet in sign area, shall not exceed four feet in height and shall not exceed 20 feet in width. No ground sign shall be permitted for any business.
 - (a) Shopping Center – No monument signs shall be permitted for any business within a shopping center.
 - (b) Business Park – Individual uses within a business park may erect one (1) monument sign per lot within a business park. This monument sign may be located at the entrance of the parking lot of the business, subject to the applicable setbacks under this Article IX of this chapter. The monument sign may not exceed eighty (80) square feet in sign area, shall not exceed ten (10) feet in height, and shall not exceed twenty (20) feet in width. The monument sign may be illuminated. A permit for the monument sign shall be obtained from the Zoning Officer, subject to Article XII of this chapter.

SECTION 3: Repealer. The passage of this Ordinance amending in part the Fairview Township Zoning Ordinance, as amended, shall in no way be deemed to invalidate or repeal any provisions of said Ordinance, except as specifically provided for herein.

SECTION 4. Severability. Should any section of provision of this Ordinance be declared by the Courts to be unconstitutional or invalid, such decisions shall not affect the validity of the Ordinance as a whole or any part thereof other than the part so declared to be unconstitutional or invalid.

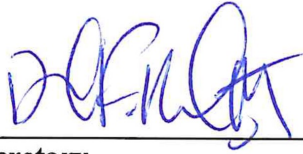
SECTION 5. Effective Date. This Ordinance shall be effective five (5) days after its enactment by the Board of Supervisors of Fairview Township, York County, Pennsylvania.

[see following page for signatures]

ORDAINED AND ENACTED, this 24th day of April, 2023.

Attest:

**TOWNSHIP OF FAIRVIEW
YORK COUNTY, PENNSYLVANIA**

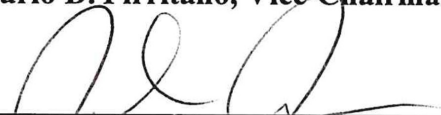


Secretary


By: _____
Dr. Larry Cox, Chairman



Mario D. Pirritano, Vice Chairman



John W. Jones, Supervisor



Christopher L. Allen, Supervisor

Matthew J. Cox, Supervisor

(SEAL)