

BOROUGH OF MOUNT POCONO  
MONROE COUNTY, PENNSYLVANIA

ORDINANCE NO. 4 OF 2018

**AN ORDINANCE AMENDING THE ZONING ORDINANCE, CHAPTER 215 OF THE CODE OF THE BOROUGH OF MOUNT POCONO, MONROE COUNTY, PENNSYLVANIA, TO UPDATE SIGN STANDARDS FOR PLANNED COMMERCIAL DEVELOPMENTS AND/OR PLANNED INDUSTRIAL DEVELOPMENTS.**

**BE IT HEREBY ORDAINED AND ENACTED** by the Borough Council of the Borough of Mount Pocono, Monroe County, Pennsylvania, by the authority of and pursuant to the provisions of Act of July 31, 1968, P.L. 805, No. 247 of the General Assembly of the Commonwealth of Pennsylvania, as reenacted and amended, known and cited as the *Pennsylvania Municipalities Code*; that the Borough of Mount Pocono's Zoning Ordinance Chapter 215 of the Code of the Borough of Mount Pocono is amended as follows:

**ITEM 1**

**Chapter 215 Zoning, Section § 215-97 is hereby amended to add the following:**

E. Alternative Freestanding Sign Option for Certain Planned Commercial Developments.

Planned Commercial Developments may, in lieu of the freestanding signs permitted in §§ 215-97.A & B, elect to install freestanding signs as follows: (i) one freestanding sign that identifies the development name; logo; developer; management; development location; address; and/or individual businesses within the development ("Directory Sign"); and (ii) one additional freestanding sign for each qualifying building not associated with a gas station identifying business(es) within such building(s) ("Freestanding Building Sign").

(1) Directory Sign Regulations. A Directory Sign permitted above shall comply with the following:

- (a) Sign Area. The sign area shall not exceed 200 square feet;
- (b) Sign Height. The sign height shall not exceed 25 feet.
- (c) Individual Business Listing Size. The sign may include individual listings of businesses within the Planned Commercial Development. No individual business listing on the Directory Sign shall utilize letters, words and/or symbols less than 4 inches in height.

(2) Freestanding Building Sign Regulations. Freestanding Building Signs permitted above shall comply with the following regulations:

- (a) Sign Area. The sign area shall not exceed 50 square feet.
- (b) Sign Height. The sign height shall not exceed 20 feet.

(3) General Regulations for Directory and Freestanding Business Signs.

(a) Gas Station Signage. The freestanding signage permitted under this § 215-97.E shall be in addition to any freestanding signage permitted for any gas station within the Planned Commercial Development, provided however, that any gas station that is a part of a Planned Commercial Development that elects to proceed with freestanding signage in accordance with this § 215-97.E shall not be entitled to an additional freestanding sign otherwise permitted under § 215-92.B (company pole sign).

(b) Landscaping. Landscaping shall be provided for freestanding signage permitted under this § 215-97.E as required by § 215-81.A(6).

(c) Illumination. If illuminated, the freestanding signage permitted under this § 215-97.E shall be internally illuminated.

#### **Severability**

Should any section, subsection, clause, provision or other portion of this Ordinance be declared invalid by any court of competent jurisdiction, such decision shall not affect the validity of the remainder of this Ordinance; the Board of Supervisors having adopted this Ordinance as if such invalid portions had not been included therein.

#### **Interpretation**

The object of interpretation and construction of this Ordinance and/or the provisions thereof shall be, if possible, to give effect to all of its provisions. Wherever a provision of this Ordinance shall be in conflict with another provision in the same section or another part of this Ordinance or another Ordinance or part thereof, the two (2) shall be construed, if possible, so that the effect may be given to both.

#### **Effective Date**

This Ordinance shall become effective immediately upon adoption.


#### **Adoption**

ORDINANCE ORDAINED AND ENACTED this 1<sup>st</sup> day of October, 2018, by the Borough Council of the Borough of Mount Pocono, Monroe County, Pennsylvania, to be effective immediately.


#### **BOROUGH OF MOUNT POCONO**

By:   
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Claudette Williams, Council President

#### **ATTEST:**

  
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Lori Noonan, Borough Secretary

APPROVED this 1<sup>st</sup> day of October, 2018.

By:   
\_\_\_\_\_  
Michael Penn, Mayor