

TOWNSHIP OF EPHRATA
LANCASTER COUNTY, PENNSYLVANIA

ORDINANCE NO. 280

AN ORDINANCE OF THE TOWNSHIP OF EPHRATA, LANCASTER COUNTY, PENNSYLVANIA, TO AMEND THE ZONING ORDINANCE OF EPHRATA TOWNSHIP, AS AMENDED, TO REQUIRE SIGNS FOR PUBLIC RECREATION AREAS, SCHOOLS, COLLEGES, CHURCHES, OR OTHER SIMILAR PUBLIC INSTITUTIONS IN THE COMMERCIAL AND INDUSTRIAL ZONING DISTRICTS TO COMPLY WITH THE BUSINESS SIGN REQUIREMENTS IN THE UNDERLYING ZONING DISTRICT.

WHEREAS, Ephrata Township has conducted a public hearing to consider an amendment to the Zoning Ordinance of Ephrata Township, as amended (the "Zoning Ordinance"); and

WHEREAS, prior to the public hearing, the proposed amendment was provided to the Ephrata Township Planning Commission and to the Lancaster County Planning Department for comments as provided by law; and

WHEREAS, after a public hearing and after consideration of all information, comments and questions, members of the Board of Supervisors of Ephrata Township have deemed it beneficial to the residents of Ephrata Township and to the promotion of the health, safety, morals, convenience, order and welfare of present and future inhabitants of Ephrata Township to amend the Zoning Ordinance as hereinafter set forth.

NOW, THEREFORE, BE IT ORDAINED AND ENACTED, by the Board of Supervisors of Ephrata Township, Lancaster County, Pennsylvania, as follows:

SECTION 1: The Zoning Ordinance of Ephrata Township, as amended, Article V, Section 507.A.5 shall be deleted in its entirety and replaced with the following language:

5. Signs for public recreation areas, schools, colleges, churches, or other similar public institutions or uses, provided that:
 - a. Within the AH, A, RLD, RMD and RHD zones, the area on one (1) side of any such sign shall not exceed twenty (20) square feet.
 - b. Within the C, C-2, I, and I-2 zones, building and freestanding signs shall comply with the requirements of Section 507.A.10 of this Ordinance.

- c. Within all zoning districts, not more than one (1) sign may be erected on each street frontage.

SECTION 2: All other provisions of the Zoning Ordinance of Ephrata Township, as amended, not amended or changed shall remain in full force and effect.

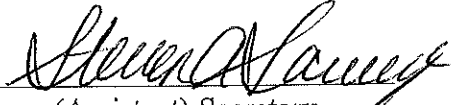
SECTION 3: In the event any provision, section, sentence, clause or part of this Ordinance shall be held to be invalid, illegal or unconstitutional by a court of competent jurisdiction, such invalidity, illegality or unconstitutionality shall not affect or impair the remaining provisions, sections, sentences, clauses or parts of this Ordinance, it being the intent of the Board of Supervisors that the remainder of the Ordinance shall be and shall remain in full force and effect.

SECTION 4: This Ordinance shall take effect and be in force from and after its enactment as provided by law.

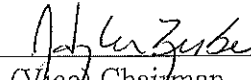
DULY ORDAINED AND ENACTED this 7th day of March, 2023,
by the Board of Supervisors of Ephrata Township, Lancaster County, Pennsylvania, in lawful session duly assembled.

TOWNSHIP OF EPHRATA
Lancaster County, Pennsylvania

ATTEST:


(Assistant) Secretary

BY:


(Vice) Chairman
Board of Supervisors

CERTIFICATE

I, the undersigned, (Assistant) Secretary of the Township of Ephrata, Lancaster County, Pennsylvania ("Township") certify that: The foregoing is a true and correct copy of an Ordinance of the Board of Supervisors of the Township which duly was enacted by affirmative vote of a majority of the members of the Board of Supervisors of the Township of Ephrata at a meeting duly held on the 7th day of March, 2023; that such Ordinance has been duly recorded in the Ordinance Book of the Township; such Ordinance has been duly published as required by law; and such Ordinance remains in effect, unaltered and unamended, as of the date of this Certificate.

I further certify that the Board of Supervisors of the Township of Ephrata met the advance notice and public comment requirements of the Sunshine Act, 65 Pa.C.S. §701 et seq., as amended, by advertising the date of said meeting, by posting prominently a notice of said meeting at the principal office of the Township of Ephrata or at the public building in which said meeting was held, and by providing a reasonable opportunity for public comment at said meeting prior to enacting such Ordinance.

IN WITNESS WHEREOF, I set my hand and affix the official seal of the Township of Ephrata, this 7th day of March, 2023.


(Assistant) Secretary

[TOWNSHIP SEAL]