



A Premier Planned Community in West Hanover Township, PA

BEPOA SIGN POLICY

Effective: 01 May, 2024

This Policy clarifies Declaration Article V - RESTRICTIONS ON USE, OCCUPANCY, AND ALIENATION, Section 10.

“No sign of any kind shall be displayed to public view on any Unit or improvement thereon except for (i) directional signs, (ii) a one-family name sign of not more than 144 square inches, and (iii) temporary REALTOR signs advertising the property for sale.”

CLARIFICATION:

- **COMMERCIAL or ADVERTISING:** No commercial or advertising signs, such as home remodeling, landscapers, business advertisements, etc., are to be placed within the community, including all common areas.
- **POLITICAL:** No political signs will be posted within the community's common areas. A unit owner may post one (1) single sign on their property no earlier than 30 days before the election and must be removed at most 3 days after the election. For safety reasons, these signs may not be posted between the sidewalk and the street but may be posted between the residence and the sidewalk.
- **REAL ESTATE:** For sale/rent signs may be posted on the residential property that is for sale/rent only. Signs may be posted on corners with approval from corresponding homeowners. Signs posted on the individual property may be in the front window or installed temporarily in the front of the unit between the sidewalk and the residence's front door.
- **SECURITY SIGNS** Commercial home monitoring security signs may be posted in the front window or installed in the front flowerbed.
- **YARD SALE:** Yard sale signs may be placed temporarily in the corners of the common areas as long as they are posted no sooner than 6 AM on the day of the sale, and all must be removed by 3 PM on the day of sale.

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- **STUDENT ACHIEVEMENT SIGNS:** Student achievement signs may be posted on the residential property. A unit owner may post one (1) sign on their property through the season and must be removed seven (7) days after the season ends. For safety reasons, these signs may not be posted between the sidewalk and the street but may be posted between the residence and the sidewalk.
- **LOCATION:** Any allowable sign should be placed in an area that does not interfere with mowing, such as a flower bed or mulched area.

Violations of this section fall within the fines section of the Bradford Estates Enforcement Policy document and are subject to fines up to and including property liens for non-payment of fines.

No signs of any type are to be posted within the community's entrance circle area nor between the sidewalk and street of any townhome or single-family unit.

Version History:

Effective Date: October 1, 2008

Updated October 28, 2008, April 17, 2024