



Zoning Resolution

THE CITY OF NEW YORK
Zohran K. Mamdani, Mayor

CITY PLANNING COMMISSION
Sideya Sherman, Chair

22-22 - Permitted Non-illuminated Accessory Signs

File generated by <https://zr.planning.nyc.gov> on 4/19/2026

22-22 - Permitted Non-illuminated Accessory Signs

LAST AMENDED

12/5/2024

R1 R2 R3 R4 R5 R6 R7 R8 R9 R10 R11 R12

In all districts, as indicated, non-illuminated accessory signs are permitted as set forth in this Section, subject to the provisions of Section [22-24](#) (Additional Regulations).

22-221 - Nameplates or identification signs

LAST AMENDED

12/5/2024

R1 R2 R3 R4 R5 R6 R7 R8 R9 R10 R11 R12

- (a) For all buildings containing residences, one nameplate, with an area not exceeding one square foot and indicating only the name or address of the occupant or a permitted occupation, is permitted for each dwelling unit or rooming unit.
- (b) For multiple dwellings, including apartment hotels, or for permitted non-residential buildings or other structures exclusive of hospitals and related facilities, one identification sign, with an area not exceeding 12 square feet and indicating only the name of the permitted use, the name or address of the building, or the name of the management thereof, is permitted. For community facility uses, except hospitals and related facilities, a bulletin board, with an area not exceeding 16 square feet, is also permitted. For any sign on awnings or canopies, the height of letters on any side of such awnings or canopies shall not

exceed 12 inches.

- (c) For hospitals and related facilities, any number of identification or directional #signs# are permitted, provided the total #surface area# in square feet of all such #signs# shall not exceed 25 square feet on any one #street# frontage or 15 percent of such #street# frontage in feet, whichever is less. However, for #zoning lots# with more than one #building# that fronts upon the same #street#, each such #building# shall be permitted a #surface area# of 25 square feet. In addition to the aforementioned #signs#, either one directory or bulletin board, or combination thereof, is permitted, not to exceed 50 square feet.

22-222 - "For sale" or "for rent" signs

LAST AMENDED

12/5/2024

R1 R2 R3 R4 R5 R6 R7 R8 R9 R10 R11 R12

"For sale" or "for rent" #signs#, with an area not exceeding 12 square feet, are permitted. If located on vacant land, such a #sign# shall not be within 15 feet of the #street line#, nor within six feet of any other #lot line#.

22-223 - Signs for parking areas

LAST AMENDED

12/5/2024

R1 R2 R3 R4 R5 R6 R7 R8 R9 R10 R11 R12

One #sign#, with an area not exceeding two square feet, designating each entrance to or exit from an off-street parking area, open or enclosed, is permitted. No such #sign# shall be higher than seven feet above #curb level#.

In addition, an off-street parking facility that contains #car sharing vehicles# may provide #signs# that in the aggregate total no more than two square feet in area identifying organizations that have #car sharing vehicles# available at such parking area. No such #sign# shall be located higher than seven feet above #curb level#.