



Township of Concord

DELAWARE COUNTY

*COUNCIL: Dominic A. Pileggi, John J. Gillespie, Elizabeth A. Salvucci,
Thomas J. Mahoney, Margaret S. Franke, Joshua Twersky, John L. Crossan*

ORDINANCE NO. 388

AN ORDINANCE OF CONCORD TOWNSHIP RESCINDING AND REPEALING ORDINANCE NO. 346 OF 2013 WHICH AMENDED CHAPTER 210 ZONING, ARTICLE XIV, C-2 PLANNED BUSINESS & COMMERCIAL DISTRICT §210-127 USE REGULATIONS, SUBSECTION D, CONDITIONAL USES SUBJECT TO THE PROVISIONS OF CHAPTER 210, ARTICLE XXVII, TO PERMIT, BY CONDITIONAL USE, SINGLE -FAMILY ATTACHED DWELLING UNITS ON TRACTS OF AT LEAST 4 ACRES WHICH HAD FRONTAGE ON A PRINCIPLE ARTERIAL HIGHWAY AND 3 OTHER PUBLIC ROADWAYS

WHEREAS, the Concord Township Code and Concord Township Home Rule Charter authorize Concord Township Council to regulate, among other things, conditional uses, parking, landscaping, signage and other requirements for the benefit of the public welfare; and

WHEREAS, Concord Township Ordinance No. 346, effective February 24, 2013, permitted by conditional use, single-family attached dwelling units on tracts of at least 4 acres which had frontage on a principle arterial highway and 3 other public roadways; and

WHEREAS, Section 210-127 (D) was added to the Concord Township Zoning Code pursuant to Ordinance No. 346; and

WHEREAS, in order to provide for a comprehensive and consistent regulation of zoning districts, the Township of Concord has decided to repeal and rescind Ordinance No. 346 of 2013 and remove Section 210-127 (D), allowing a residential use in the C-2 District; and

WHEREAS, the Council finds that Ordinance No. 388, repealing Ordinance No. 346 of 2013, is necessary to further protect the public's health, safety and welfare.

NOW, THEREFORE, THIS 3rd DAY OF September 2019, THE COUNCIL OF CONCORD TOWNSHIP HEREBY ENACTS AND ORDAINS THE FOLLOWING:

SECTION I:

Section 210-127(D) of the Code of the Township of Concord is hereby repealed in its entirety.

SECTION II. REPEALER.

All Township ordinances and parts of ordinances inconsistent with the provisions hereof, are hereby repealed and rescinded to the extent of any inconsistency or conflict.

SECTION II. SEVERABILITY.

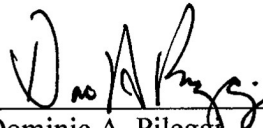
If any sentence, clause, section or part of this Ordinance is for any reason found to be unconstitutional, illegal or invalid, such unconstitutionality, illegality or invalidity shall not affect or impair any remaining provisions, sentences, clauses, sections, or parts of this Ordinance. It is hereby declared as the intent of the Council of Concord Township that such remainder shall be and shall remain in full force and effect.

SECTION IV. EFFECTIVE DATE.

This Ordinance shall take effect five (5) days after the date of its enactment by the Council of Concord Township.


ENACTED and ORDAINED this 3rd day of September, 2019.

CONCORD TOWNSHIP COUNCIL



Dominic A. Pileggi

Attest:



Amanda Serock, Township Manager