



Township of Concord

DELAWARE COUNTY

*COUNCIL: Dominic A. Pileggi, John J. Gillespie, John L. Crossan,
Dana M. Rankin, Colleen P. Morrone, Vinita Deshmukh, Larry Mutschler*

ORDINANCE NO. 402 -2023

AN ORDINANCE OF CONCORD TOWNSHIP, DELAWARE COUNTY PENNSYLVANIA, TO AMEND THE ZONING CODE AS HERETOFORE AMENDED BY AMENDING THE ZONING MAP OF CONCORD TOWNSHIP TO RE-ZONE CERTAIN LANDS

The Concord Township Council of Delaware County, Pennsylvania, under and by virtue of the Concord Township Home Rule Charter and the authority of the Second Class Township Code (53 P.S. § 65101 et seq.), the Pennsylvania Municipalities Planning Code (53 P.S. § 10101 et seq.) the Concord Township Comprehensive Plan, and the Code of Concord Township, does hereby enact and ordain the following amendments to the Township Zoning Ordinance, as heretofore amended.

SECTION 1: Section 210-6, Zoning Maps, of the Zoning Code of Concord Township is hereby amended to designate a change in the zoning classification for the following properties as set forth below.

The following properties are proposed to be zoned Municipal Institutional (“M/I”):

Property Address	Tax Map Parcel Number	Folio Number	Previous Zoning	Map Exhibit Number
245 Bethel Road	13-36 -054	13-00-00121-05	R2 & M/I	18A & 18B
275 Bethel Road	13-28 -092	13-00-00119-00	R2	18C

SECTION 2. The zoning district classification and location of parcels of land identified in Section 1 above are designated on the official zoning map on file in the Township office.

SECTION 3. The Township Engineer or his designee is hereby authorized and directed to amend the official zoning map to carry out the intent and purpose of this Ordinance amendment.

SECTION 4. 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 of the remaining provisions, sentences, clauses, sections or parts hereof. It is hereby declared as the intent of the Concord Township Council that this Ordinance would have been adopted had such unconstitutional, illegal, or invalid sentence, clause, section or part thereof had not been included.

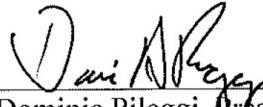
SECTION 5. REPEALER. All Township Ordinances or parts of Ordinances inconsistent with the provision of this Ordinance are hereby repealed and rescinded to the extent of any inconsistency or conflict.

SECTION 6. EFFECTIVE DATE.

This Ordinance shall become effective five (5) days after its enactment as provided by law.

Enacted and Ordained this 8th day of November, 2023

TOWNSHIP COUNCIL:



Dominic Pileggi, President
Concord Township Council

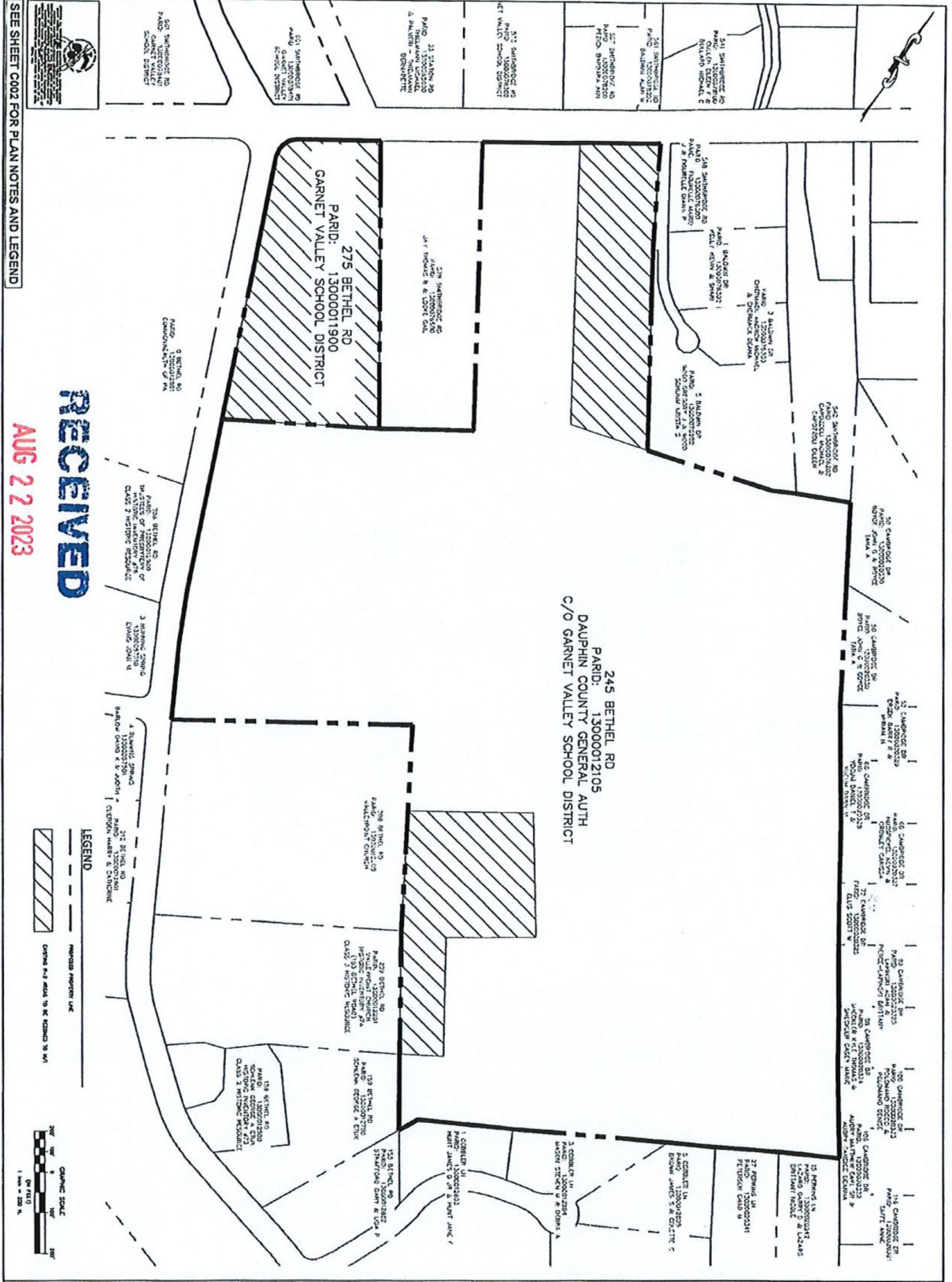
ATTEST:



Amanda Serock, Township Manger

SCHEDULE 1
Zoning Map

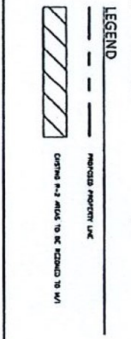
PROJECT INFORMATION
 PLAN NO. 1300001900
 DATE 12/15/2022
 DRAWN BY: JEN
 CHECKED BY: JEN



SEE SHEET C003 FOR PLAN NOTES AND LEGEND

RECEIVED
 AUG 22 2023

TOWNSHIP OF CONCORD
 TOWNSHIP MANAGER



<p>CONCORD TOWNSHIP PLANNING DEPARTMENT 1000 HUNTERS DRIVE, SUITE 100 CONCORD, ONTARIO L4M 1L4 TEL: (905) 305-2200 FAX: (905) 305-2201 WWW.CONCORDON.TOWNSHIP.OG</p>	<p>PRELIMINARY LAND DEVELOPMENT PLANS GARNET VALLEY HIGH SCHOOL CAMPUSES IMPROVEMENTS REZONING PLAN COPIED TO TOWNSHIP OF CONCORD FROM PLAN 1300001900</p>	<p>CHRISTOPHER W. JENSEN, PE LICENSED PROFESSIONAL ENGINEER 2022-2023 1000 HUNTERS DRIVE, SUITE 100 CONCORD, ONTARIO L4M 1L4 TEL: (905) 305-2200 FAX: (905) 305-2201 WWW.CONCORDON.TOWNSHIP.OG</p>	<table border="1"> <tr> <th>NO.</th> <th>DATE</th> <th>REVISIONS</th> <th>BY</th> <th>CHKD</th> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> </tr> </table>	NO.	DATE	REVISIONS	BY	CHKD															
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