

ORDINANCE NO. 4 OF 2017

SHENANGO TOWNSHIP, LAWRENCE COUNTY, PENNSYLVANIA

AN ORDINANCE OF THE TOWNSHIP OF SHENANGO, LAWRENCE COUNTY, PENNSYLVANIA, FOR THE PURPOSE OF MAKING VARIOUS CHANGES, CLARIFICATIONS AND AMENDMENTS TO ORDINANCE NO. 1 OF 2001 TOWNSHIP OF SHENANGO ZONING ORDINANCE REVISING AND CLARIFYING REGULATION OF THE INDUSTRIAL PARK DISTRICT

WHEREAS, the Shenango Township Planning Commission, Lawrence County Planning Commission and Board of Supervisors have reviewed the proposed zoning amendment; and

WHEREAS, the Shenango Township Planning Commission, reviewed the Ordinance and made a recommendation to the Board of Supervisors on July 11 2017, 2017; and

WHEREAS, the Lawrence County Planning Commission, reviewed the Ordinance

WHEREAS, the Board of Supervisors held a public hearing on August 10, 2017 as provided by the Shenango Township Code and the Pennsylvania Municipalities Planning Code at which time testimony was received concerning the amendment; and

WHEREAS, the Board of Supervisors advertised the public hearing on July 18, 2017, and July 27, 2017, conducted a public hearing on August 10, 2017 and advertised the notice of intent to adopt the proposed amendment on July 18, 2017 and July 27, 2017 as provided by the Shenango Township Code and the Pennsylvania Second Class Township Code, notice of the public hearing and intention to adopt was posted at the Shenango Township Municipal Building, copies of the ordinance made available for public inspection at the New Castle News, the Lawrence County Library and the Shenango Township Municipal Building, and affected properties were posted; and

WHEREAS, in the judgment of the Board of Supervisors, such an amendment to the Zoning Ordinance of the Township of Shenango, Lawrence County, Pennsylvania is consistent with the overall Comprehensive Plan adopted by the Township.

WHEREAS, revisions in this document will appear as follows: struck-out for items removed and underlined for items added; and

NOW, THEREFORE, BE IT ORDAINED AND ENACTED by the Board of Supervisors of the Township of Shenango, Lawrence County, Pennsylvania that Shenango Township Zoning Ordinance No. 1 of 2001 is amended as follows:

NOW, THEREFORE, BE IT ORDAINED AND ENACTED by the Board of Supervisors of the Township of Shenango, Lawrence County, Pennsylvania that Shenango Township Zoning Ordinance No. 1 of 2001 is amended as follows:

Section 1. Article II, 'Definitions,' is hereby amended to add the following definition:

SECTION 201 PARTICULAR MEANINGS

...

COMMERCIAL SCHOOL: means a secondary or higher education facility primarily teaching usable skills that prepare students for jobs in a trade meeting the state requirements as a vocational facility and/or a post-secondary education institution authorized by the State of Pennsylvania to award associate, baccalaureate or higher degrees.

SECTION 2. Article XI, 'Industrial Park District' is hereby amended to: delete Commercial Schools and Vehicle Repair Garage from the Principal Uses in Section 1101(1) uses; and add Light Manufacturing, Manufacturing, Public Utility and Supply Yard uses to the list of Principal Uses; and to renumber the Principal Uses. The amendments will read as follows:

SECTION 1101 AUTHORIZED USES

...

1. Principal Uses

- a. Automobile Service Station
- b. Business and Professional Offices
- c. Business Services
- ~~Commercial Schools~~
- d. Contracting Business; Contractor's Yard
- e. Essential Services
- f. Limited Manufacturing
- g. Printing
- h. Repair Shop
- i. Research and Development
- j. Vehicle Rental
- ~~Vehicle Repair Garage~~
- k. Warehousing and Distribution
- l. Wholesale Business
- m. Light Manufacturing
- n. Manufacturing
- o. Public Utility
- p. Supply Yard

SECTION 3. Severability

If any chapter, section, subsection, paragraph, sentence or phrase of this ordinance is for any reason declared invalid by a court of competent jurisdiction, such decision shall not affect the validity of the ordinance as a whole or any section or part thereof other than the section or part thereof so declared to be invalid.

SECTION 4. Repealer.

Any ordinance, chapter, section, subsection, paragraph, sentence or phrase of any ordinance conflicting with the provisions of this ordinance shall and the same hereby repealed to the extent of such conflict.

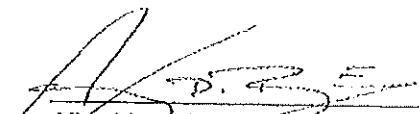
SECTION 5. Effective Date.


This Ordinance shall take effect five (5) days following the said date of enactment.

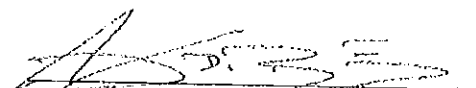
Ordained and Enacted this 10th day of August, 2017.

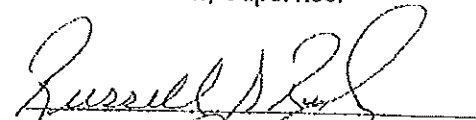
Attest:

TOWNSHIP OF SHENANGO


Albert Burick III, Secretary


Frank Augustine, Chairman


Albert Burick III, Supervisor


Russel Riley, Supervisor