

**LONDONDERRY TOWNSHIP
DAUPHIN COUNTY, PENNSYLVANIA**

Ordinance 2021-03

AN ORDINANCE OF THE BOARD OF SUPERVISORS OF LONDONDERRY TOWNSHIP, DAUPHIN COUNTY, PENNSYLVANIA AMENDING THE LONDONDERRY TOWNSHIP ZONING MAP BY AMENDING CHAPTER 27 (ZONING), SECTION 202 (ZONING MAP) AND THE ZONING MAP TO REZONE THE PARCEL IDENTIFIED AS DAUPHIN COUNTY PROPERTY IDENTIFICATION NO. 34-011-087-000-0000, WITH AN ADDRESS OF 122 S. GEYERS CHURCH ROAD, FROM THE R-1 RESIDENTIAL DISTRICT (SINGLE FAMILY - COUNTRY) TO THE R-2 RESIDENTIAL DISTRICT (MULTIFAMILY - SUBURBAN); TO PROVIDE DIRECTIVES TO THE TOWNSHIP ZONING OFFICER; TO PROVIDE FOR THE REPEAL OF PRIOR INCONSISTENT ORDINANCE PROVISIONS; TO PROVIDE FOR THE SEVERABILITY OF THE PROVISIONS THEREOF; AND TO PROVIDE FOR THE EFFECTIVE DATE THEREOF.

WHEREAS, the Londonderry Township Board of Supervisors previously duly enacted a zoning map as part of The Zoning Ordinance of Londonderry Township, Dauphin County, Pennsylvania ("Zoning Ordinance"), pursuant to its statutory authority under the Pennsylvania Municipalities Planning Code ("MPC"), Act 247 of 1968, as amended (53 P.S. § 10101 et seq.); which Zoning Ordinance, including the Zoning Map, was codified as Chapter 27 of the Code of Ordinances of Londonderry Township;

WHEREAS, since its adoption, the Board of Supervisors has from time to time amended the Zoning Map; and

WHEREAS, the Board of Supervisors has met the procedural requirements of the MPC and of the Township's ordinances for the adoption of the proposed ordinance, including notice, review, posting and holding a public hearing; and

WHEREAS, there is a property that is entirely within the R-1 Residential District (Single Family - Country) which is located: south and west of the centerline of the right-of-way of Foxianna Road; northwest of the parcel known as Dauphin County Property Identification No. 34-011-100-000-0000 with an address of 2698 Foxianna Road; north of the parcel known as Dauphin County Property Identification No. 34-011-088-000-0000 with an address of 254 S. Geyers Church Road; and east of the centerline of the right-of-way of S. Geyers Church Road. Present zoning, reflected in the current Zoning Map, is attached hereto as Exhibit A; and

WHEREAS, it has been proposed that this property be rezoned from the R-1 Residential District (Single Family - Country) to the R-2 Residential District (Multifamily - Suburban) as reflected in the proposed Zoning Map attached hereto as Exhibit B; and

WHEREAS, the Board of Supervisors, after due consideration of the proposed Ordinance and Zoning Map amendment, at a duly advertised public hearing, has determined that the health, safety, and general welfare of the residents of Londonderry Township will be served by the proposed ordinance amendment.

NOW THEREFORE, it is hereby ordained by the Board of Supervisors of Londonderry Township, Dauphin County, Pennsylvania, that the Code of Ordinances of the Township of Londonderry, including the Zoning Map, is amended as follows:

Section 1: ZONING MAP CHANGE

The R-2 Residential District (Multifamily - Suburban) zoning district shall include the parcel identified as Dauphin County Property Identification No. 34-011-087-000-0000 with an address of 122 S. Geyers Church Road and the contiguous area that is depicted in Exhibit B. The zoning district shall be bounded and described as follows:

BEGINNING at a point in the cross road near the home of Rosa Byers; thence south seventy-two (72) degrees east, three hundred fifty-nine and seventy one-hundredths (359.70) feet in the public road along the property of John Conrad to a point; thence south thirty-one and one-half ($31 \frac{1}{2}$) degrees east, five hundred eleven and fifty one-hundredths (511.50) feet in said road along the property of Dewey Cox to a point; thence south twenty-nine and one half ($29 \frac{1}{2}$) degrees west, one hundred forty-seven (147) feet along the land of Glen Earhart to the corner of land of Simon Hershey; thence north seventy-four (74) degrees forty-five (45) minutes west, six hundred fifty-four (654) feet along the land of the aforesaid Simon Hershey to a point in the public road and thence north ten (10) degrees thirty (30) minutes east, five hundred thirteen and eight hundred seventy-five one-thousandth (513.875) feet in said public road along land of Rosa Byers to the place of BEGINNING. Such tract of land to be rezoned shall contain eight (8) acres.

Expanding the R-2 Residential District (Multifamily - Suburban) zoning district, as described herein, will correspondingly decrease the R-1 Residential District (Single Family - Country) within the Township.

Section 2. DIRECTIVES

The Township Zoning Officer is directed to review the Zoning Map in accordance with this Ordinance, and to cause the list of Zoning Reclassifications in Article B of Part 2 of the Zoning Ordinance to be updated to reflect such changes.

Section 3. REPEALER

All ordinances or parts of ordinances inconsistent herewith or in conflict with any of the specific terms enacted hereby, to the extent of said inconsistencies or conflicts, are hereby specifically repealed. Other sections, parts and provisions of the Code of Ordinances of the Township of Londonderry that are not in conflict or inconsistent with this Zoning Ordinance Map Amendment shall remain in full force and effect as previously enacted and amended.

Section 4. REVISIONS

The Board of Supervisors does hereby reserve the right, from time to time, to adopt modifications of, supplements to, or amendments of its zoning map and ordinance, including this provision.

Section 5. SEVERABILITY

The provisions of this Ordinance are declared to be severable. If any provision of this Ordinance is determined by a court of competent jurisdiction to be invalid or unconstitutional, such determination shall have no effect on any portions of the Zoning Map.

Section 6. EFFECTIVE DATE

This Ordinance and Zoning Map Amendment shall take effect and be in force five (5) days after its enactment by the Board of Supervisors of Londonderry Township as provided by law.

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DULY ORDAINED AND ENACTED as an Ordinance this 16th day of March, 2021, by the Board of Supervisors of the Township of Londonderry, Dauphin County, Pennsylvania, in lawful session duly assembled.

ATTEST:



Steve Letavic, Secretary

**BOARD OF SUPERVISORS
LONDONDERRY TOWNSHIP**

By: 

Bart Shellenhamer, Chairman

EXHIBIT A

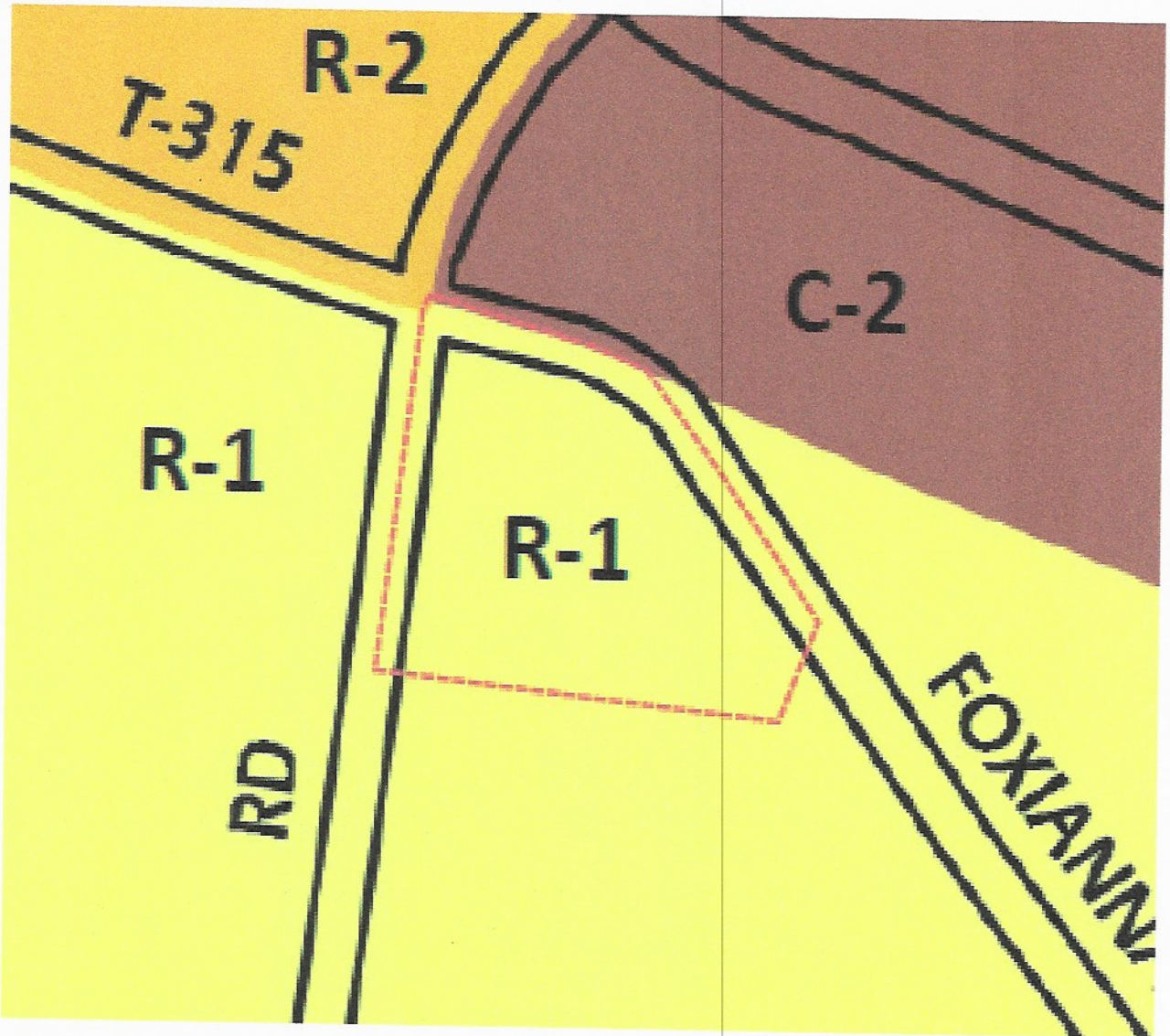
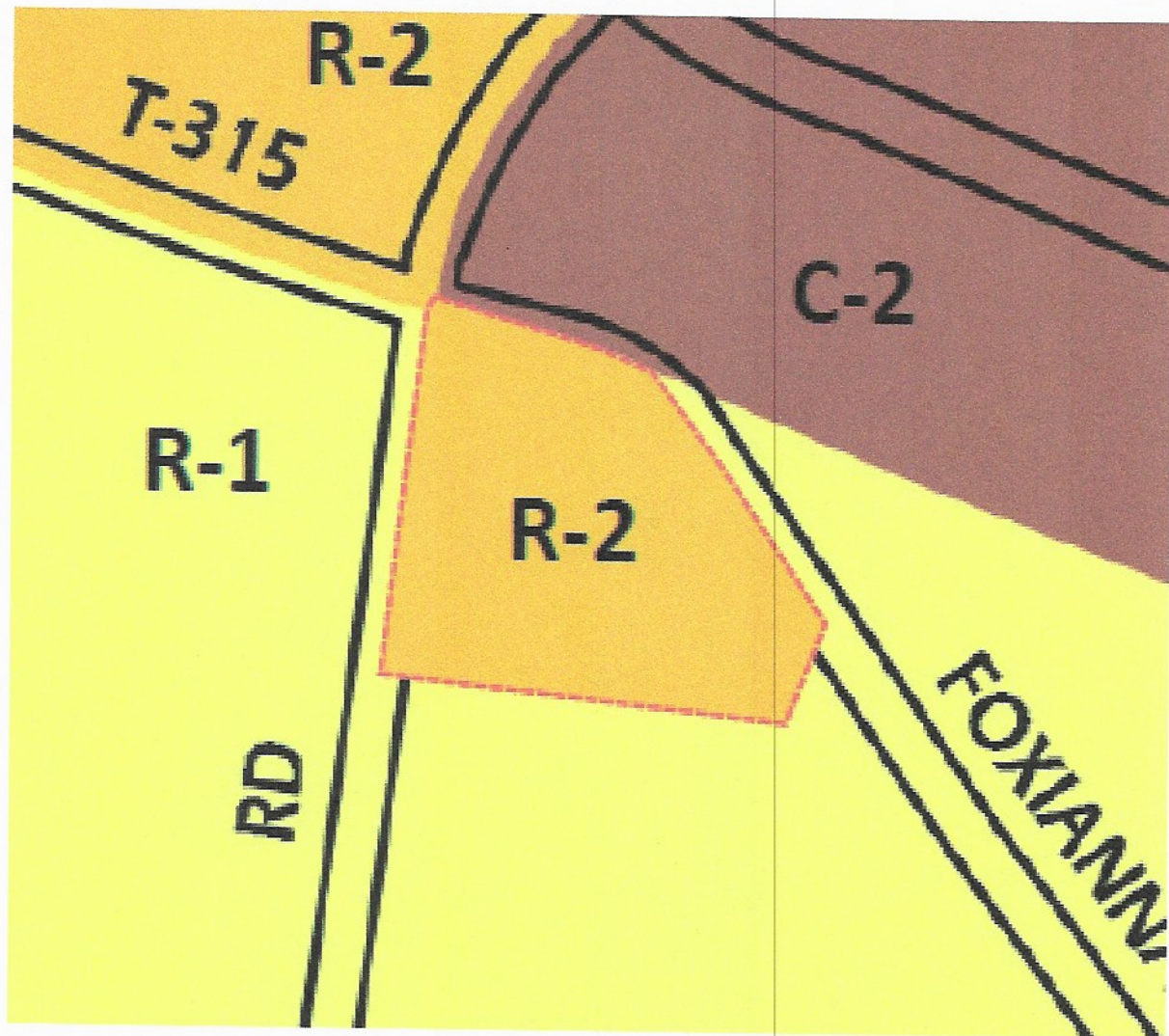


EXHIBIT B



CERTIFIED COPY

CERTIFICATION: This is a true and correct copy of the original Ordinance that was passed by the Londonderry Township Board of Supervisors on March 16, 2021. The Ordinance was signed by the Chair of the Board of Supervisors, Bart Shellenhamer.



Steve Letavic
Secretary