

WESTFALL TOWNSHIP
PIKE COUNTY, PENNSYLVANIA

ORDINANCE NO. 172

AN ORDINANCE OF THE TOWNSHIP OF WESTFALL, PIKE COUNTY AMENDING ORDINANCE NO. 124 KNOWN AS THE "WESTFALL TOWNSHIP ZONING ORDINANCE" OF 2005 TO CHANGE THE ZONING DISTRICT IN WHICH A 5.31 ACRE PORTION OF THE PROPERTY, BE THE SAME MORE OR LESS, IDENTIFIED ON THE PIKE COUNTY TAX MAPS AS TAX PARCEL 099.07-01-01 FROM THE LOW DENSITY RESIDENTIAL DISTRICT ("R-1") TO THE GENERAL COMMERCIAL DISTRICT ("C-2").

BE IT ORDAINED by the Board of Supervisors of the Township of Westfall, Pike County, Pennsylvania as follows:

Section 1: Amendment: The official Zoning Map of the Township of Westfall, Pike County, Pennsylvania duly adopted on September 6, 2005, pursuant to Article 3, Section 303A of Ordinance 124, the Westfall Township Zoning Ordinance No. 124, the Westfall Township Zoning Ordinance of 2005 is hereby changed and amended to change the zoning district in which the 5.31 acre portion of the property, be the same more or less, identified on the Pike County Tax Maps as Tax Parcel 099.07-01-01 from the Low Density Residential District ("R-1") to the General Commercial District ("C-2"), a map, plat or plan of the aforesaid portion of the said Tax Parcel being attached to this Ordinance as Exhibit "A" and incorporated herein by reference thereto as fully as if the same was here set forth at length.

Section 2: Official Zoning Map Change: After the effective date of this Ordinance the official Zoning Map shall be amended and changed to set forth thereon the changed zoning boundary set forth in Section 1 hereof, and to have noted on the official Zoning Map the date of the changed zoning boundary and a brief description of the nature of the change.

Section 3: Repealer: Any Ordinance or part of any Ordinance in conflict with this Ordinance be, and the same is hereby repealed insofar as the same is inconsistent with this Ordinance.

Section 4: Effective Date: This Ordinance shall become

effective five (5) days after the date of its adoption by the Board of Supervisors.

THIS ORDINANCE is duly ordained and enacted into law this 6th day of August, 2018, at a duly and legally convened meeting of the Board of Supervisors of the Township of Westfall, after a duly noticed and convened public hearing having been held thereon on the 6th day of August, 2018.

TOWNSHIP OF WESTFALL

By: [Signature]
Chairman

By: [Signature]
Supervisor

By: [Signature]
Supervisor

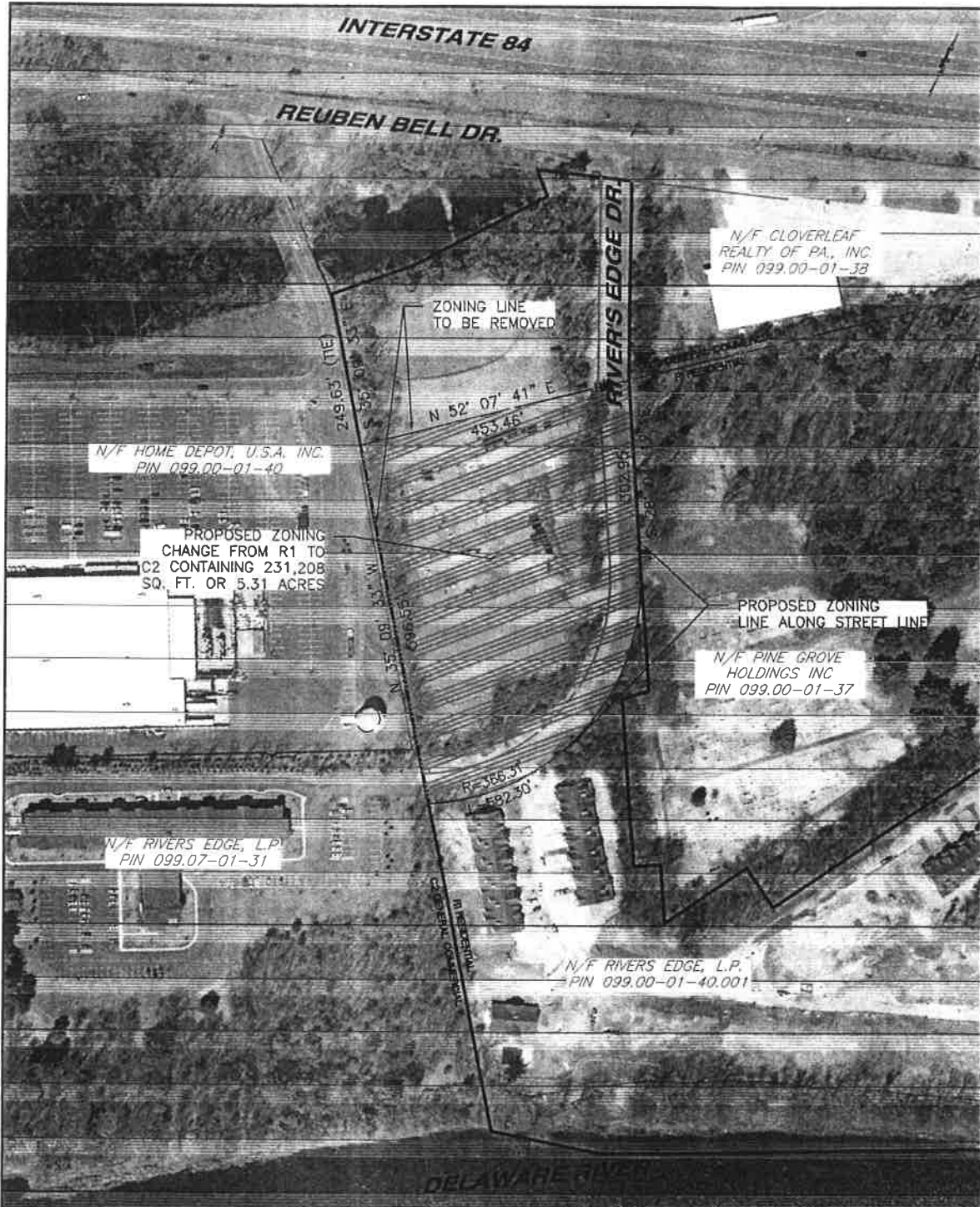
By: [Signature]
Supervisor

By: [Signature]
Supervisor

ATTEST:

[Signature]
Secretary

(SEAL)



GENERAL NOTES:

- | | |
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| <p>1. BOUNDARY INFORMATION TAKEN FROM PLANS ENTITLED "RIVER'S EDGE, LP, SENSITIVE RESOURCE MAP, SHEET EP-1" DATED 5/18/05, LAST REVISED 10/12/15 AS PREPARED BY MCGOEY, HAUSER AND EDSALL.</p> <p>2. AERIAL PHOTO PROVIDED BY PASADA, FLIGHT DATE 2008.</p> <p>3. THE PURPOSE OF THIS PLAN IS TO REZONE A PORTION OF LAND.</p> | <p>4. OWNER: RIVERS EDGE, L.P.
553 BROADWAY
MASSAPEQUA, NY 11758</p> <p>5. PARCEL DATA: MAP NUMBER 099.07-01-01
DEED BOOK 2172, PAGE 2394</p> |
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DATE	REVISION	RY	CHKD
WESTFALL SENIOR CENTER WESTFALL TOWNSHIP, PIKE COUNTY, PA		ZONING REVISION PLAN	
SENIOR HEALTH CARE SOLUTIONS, LLC 401 MOLTKE AVE. SUITE 100 SCRANTON, PA 18505		Boucher & James, Inc. CONSULTING ENGINEERS DOYLESTOWN ♦ STROUDSBURG ♦ LEHIGH VALLEY REGIONAL OFFICE: 559 MAIN STREET, SUITE 230 BETHLEHEM, PA 18018 <small>www.bjengineers.com</small>	
DR. BY: MEG	CK. BY: MEG	SCALE: 1" = 100'	DATE: 6/8/18
		JOB No. 177513L	SHEET: 1 OF 1
<small>S:\2017\177513\Dwg\Final Dwgs\Exhibits\Zoning Change.dwg Tabname :Zonach Jun 08, 2018 - 4:38pm mgoble</small>			