

ORDINANCE NO. 241

AN ORDINANCE OF THE TOWNSHIP SOUTH HEIDELBERG, THE TOWNSHIP OF LOWER HEIDELBERG AND THE BOROUGH OF WERNERSVILLE, BERKS COUNTY, PENNSYLVANIA, AMENDING AND SUPPLEMENTING THE SOUTHWESTERN BERKS COUNTY ZONING ORDINANCE OF 2004, AS AMENDED, BY ESTABLISHING THE "EXPANDED INDUSTRIAL USE OVERLAY DISTRICT" IN SOUTH HEIDELBERG TOWNSHIP ONLY AND BY AMENDING THE ZONING MAP TO INCLUDE THOSE PROPERTIES LOCATED IN THE I-1 LIGHT INDUSTRIAL AND I-2 GENERAL INDUSTRIAL ZONING DISTRICTS IN THE EASTERN PORTION OF SOUTH HEIDELBERG TOWNSHIP ONLY INTO SAID "EXPANDED INDUSTRIAL USE OVERLAY DISTRICT."

BE IT ENACTED AND ORDAINED, and it is hereby enacted and ordained by the Board of Supervisors of the Townships of Lower Heidelberg and South Heidelberg and the Borough Council of the Borough of Wernersville, Berks County, Pennsylvania that the Southwestern Berks County Zoning Ordinance of 2004, as amended (the "Ordinance") is hereby amended as follows:

✓ Section 1. Addition of Expanded Industrial Use Overlay District to the Zoning Districts. Section 300, entitled "Types of Zoning Districts", of Article III, entitled "Zoning Districts", of the Ordinance is hereby supplemented by adding to the Zoning Districts listed therein a new Zoning Overlay District to be known as the "Expanded Industrial Use Overlay District".

✓ Section 2. Supplement of Zoning Map. The Zoning Map of Southwestern Berks County referred to in Section 301 of the Ordinance is hereby amended and supplemented as follows:

"Supplementing the Zoning Map of Southwestern Berks County, by including those certain properties located in the I-1 Light Industrial Zoning District and the I-2 General Industrial Zoning District in the eastern portion of South Heidelberg Township only into the Expanded Industrial Use Overlay District."

✓ Section 3. Addition of the Expanded Industrial Use Overlay District to the District Regulations. Article IV, entitled "District Regulations", of the Ordinance is hereby supplemented by adding the following new Section 424, entitled "Expanded Industrial Use Overlay District" thereto:

RECEIVED

JAN 29 2014

BERKS COUNTY  
PLANNING COMMISSION

