

TOWNSHIP OF LOWER HEIDELBERG - ORDINANCE NO. 309-12
TOWNSHIP OF SOUTH HEIDELBERG - ORDINANCE NO. 236
BOROUGH OF WERNERSVILLE - ORDINANCE NO. 571

AN ORDINANCE OF THE TOWNSHIP OF LOWER HEIDELBERG, THE TOWNSHIP OF SOUTH HEIDELBERG AND THE BOROUGH OF WERNERSVILLE, BERKS COUNTY, PENNSYLVANIA, AMENDING THE SOUTHWESTERN BERKS COUNTY ZONING ORDINANCE OF 2004, AS AMENDED, BY: (1) CREATING A NEW ZONING OVERLAY DISTRICT TO BE KNOWN AS THE "MD/VC MEDIUM DENSITY/VILLAGE COMMERCIAL OVERLAY DISTRICT" AND ESTABLISHING DISTRICT REGULATIONS THEREFOR; AND (2) AMENDING THE ZONING MAP OF SOUTHWESTERN BERKS COUNTY BY (a) EXTENDING THE R-3 ZONING DISTRICT LINE IN A SOUTHWESTERLY DIRECTION ALONG THE EASTERN SIDE OF FURNACE ROAD TO THE INTERSECTION OF THE NORTH SIDE OF PRESTON ROAD, THEN CONTINUING ON PRESTON ROAD IN AN EASTERLY DIRECTION TO THE INTERSECTION OF THE WESTERN SIDE OF GALEN HALL ROAD, THEN CONTINUING ON GALEN HALL ROAD IN AN EASTERLY DIRECTION TO THE INTERSECTION OF THE WESTERN SIDE OF HILL ROAD, THEN CONTINUING ALONG THE WESTERN SIDE OF HILL ROAD IN A NORTHERLY DIRECTION TO THE EXISTING C-1 ZONING DISTRICT LINE, AND (b) ADDING THERETO THE NEW MD/VC MEDIUM DENSITY/VILLAGE COMMERCIAL OVERLAY DISTRICT TO BE LOCATED ALONG THE EASTERN SIDE OF FURNACE ROAD, BEGINNING AT THE INTERSECTION OF WALTERS AVENUE AND FURNACE ROAD, TO THE INTERSECTION OF THE NORTH SIDE OF PRESTON ROAD, THEN CONTINUING ON PRESTON ROAD IN AN EASTERLY DIRECTION TO THE INTERSECTION OF THE WESTERN SIDE OF GALEN HALL ROAD, THEN CONTINUING ON GALEN HALL ROAD IN AN EASTERLY DIRECTION TO THE INTERSECTION OF THE WESTERN SIDE OF HILL ROAD, THEN CONTINUING ALONG THE WESTERN SIDE OF HILL ROAD IN A NORTHERLY DIRECTION TO THE EXISTING C-1 ZONING DISTRICT LINE

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. 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 "MD/VC Medium Density/Village Commercial Overlay District".

