

**ORDINANCE NO. 1021
BOROUGH OF HATBORO
MONTGOMERY COUNTY, PENNSYLVANIA**

**AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF THE BOROUGH
OF HATBORO TO REZONE CERTAIN PARCELS AND TO REFLECT THE
ADDITION OF NEW OVERLAY DISTRICTS OD-1, OD-2, OD-3 AND OD-4
CREATED BY ORDINANCE NO. 1020**

WHEREAS, the Borough Code, 53 P.S. § 45101 *et seq.*, authorizes the Borough Council of the Borough of Hatboro ("Borough Council") to make and adopt ordinances that are consistent with the constitution and laws of the Commonwealth when necessary for the proper management, care and control of the Borough and the maintenance of peace, good government, health and welfare of the Borough and its citizens;

WHEREAS, Borough Council deems it be in the best interest and general welfare of the citizens and residents of the Borough to amend its Official Zoning Map of the Borough of Hatboro to rezone certain parcels and reflect the addition of new overlay districts OD-1, OD-2, OD-3 and OD-4 pursuant to Ordinance No. 1020;

WHEREAS, Borough Council has met and will the procedural requirements of 53 P.S. §10101, *et. seq.* of the Pennsylvania Municipalities Planning Code, for the adoption of the proposed ordinance, including holding a public hearing; and,

WHEREAS, Borough Council, after due consideration of the proposed ordinance at a duly advertised public hearing, has determined that the health, safety, and general welfare of the residents of Hatboro Borough will be served by the amendment of the Official Zoning Map of the Borough of Hatboro.

NOW, THEREFORE, BE IT ENACTED AND ORDAINED by the Borough Council of the Borough of Hatboro, Montgomery County, Pennsylvania, and it is hereby enacted and ordained by the authority of same as follows:

SECTION 1. AMENDMENT OF THE OFFICIAL ZONING MAP OF THE BOROUGH OF HATBORO

A. The Official Zoning Map of the Borough of Hatboro is hereby amended to rezone the following properties from its current zoning of "HI" Heavy Industrial District to "O" Office District, as reflected on the Hatboro Zoning Map attached hereto as Exhibit "A":

PROPERTY ADDRESS	TAX PARCEL ID	BLOCK/UNIT
322 Springdale Ave.	08-00-05575-00-6	036/009
318 Springdale Ave.	08-00-05581-00-9	036/010
320 Springdale Ave.	08-00-05578-00-3	036/022

B. The Official Zoning Map of the Borough of Hatboro is hereby amended to rezone the following properties from its current zoning of "HI-MU" Heavy Industrial-Mixed Use District to "RC-2" Retail Commercial District, as reflected on the Hatboro Zoning Map attached hereto as Exhibit "A":

PROPERTY ADDRESS	TAX PARCEL ID	BLOCK/UNIT
466 Oakdale Ave.	08-00-04744-00-9	042/004
462 Oakdale Ave.	08-00-04747-00-6	042/006
456 Oakdale Ave.	08-00-04750-00-3	042/009
454 Oakdale Ave.	08-00-04753-00-9	042/010
452 Oakdale Ave.	08-00-04756-00-6	042/011
450 Oakdale Ave.	08-00-04759-00-3	042/012
450 Oakdale Ave.	08-00-04762-00-9	042/041
N/A	N/A	042/042
N/A	N/A	042/045

C. The Official Zoning Map of the Borough of Hatboro is hereby amended to reflect the addition of Overlay District OD-1 by Ordinance No. 1020, as applied to the following properties and as shown on the Hatboro Zoning Map attached hereto as Exhibit "A":

PROPERTY ADDRESS	TAX PARCEL ID	BLOCK/UNIT
398 Jacksonville Rd.	08-00-02530-00-9	033/001
234 Jacksonville Rd.	08-00-02533-00-6	033/002
214 Tanner Ave.	08-00-05665-00-6	033/003
214 Tanner Ave.	08-00-05665-06-9	033/004
222 Tanner Ave.	08-00-05671-00-9	033/005
220 Jacksonville Rd.	08-00-02536-00-3	033/012
210 Jacksonville Rd.	08-00-02537-00-2	033/013
390 Jacksonville Rd.	08-00-02521-00-9	036/001
237 Jacksonville Rd.	08-00-02524-00-6	036/002
302 Jacksonville Rd.	08-00-02527-00-3	036/003
301 Lincoln Ave.	08-00-03208-00-6	036/004
400 Jacksonville Rd.	08-00-02518-00-3	038/003
410 Jacksonville Rd.	08-00-02512-00-9	038/019
409 Lincoln Ave.	08-00-03202-00-3	038/020
401 Lincoln Ave.	08-00-03199-00-6	038/031
403 Lincoln Ave.	08-00-03196-00-9	038/032
404 Jacksonville Rd.	08-00-02515-00-6	038/036
429 Lincoln Ave.	08-00-03193-00-3	038/037

D. The Official Zoning Map of the Borough of Hatboro is hereby amended to reflect the addition of Overlay District OD-2 by Ordinance No. 1020, as applied to the following properties and as shown on the Hatboro Zoning Map attached hereto as Exhibit "A":

PROPERTY ADDRESS	TAX PARCEL ID	BLOCK/UNIT
224 Tanner Ave.	08-00-05674-00-6	033/006
230 Tanner Ave.	08-00-05677-00-3	033/007
234 Tanner Ave.	08-00-05678-00-2	033/008
240 Tanner Ave.	08-00-05680-00-9	033/009
N/A	N/A	033/010
220 Jacksonville Rd.	08-00-02536-00-3	033/012
210 Jacksonville Rd.	08-00-02537-00-2	033/013
N/A	N/A	033/047
250 Wood St.	08-00-06246-00-1	034/008
200 Tanner Ave.	08-00-05635-00-9	036/005
206 Lincoln Ave.	08-00-03275-00-2	036/006
389 Springdale Ave.	08-00-05512-00-6	036/007
390 Lincoln Ave.	08-00-03274-00-3	036/017
N/A	N/A	036/018
N/A	N/A	036/019
399 Springdale Ave.	08-00-05509-00-9	036/020
387 Springdale Ave.	08-00-05515-00-3	036/021
385 Springdale Ave.	08-00-05518-00-9	036/026
400 Lincoln Ave.	08-00-03271-00-6	038/009
N/A	N/A	038/010
402 Lincoln Ave.	08-00-03268-00-9	038/011
405 Springdale Ave.	08-00-05506-00-3	038/012

E. The Official Zoning Map of the Borough of Hatboro is hereby amended to reflect the addition of Overlay District OD-3 by Ordinance No. 1020, as applied to the following properties and as shown on the Hatboro Zoning Map attached hereto as Exhibit "A":

PROPERTY ADDRESS	TAX PARCEL ID	BLOCK/UNIT
322 Springdale Ave.	08-00-05575-00-6	036/009
318 Springdale Ave.	08-00-05581-00-9	036/010
320 Springdale Ave.	08-00-05578-00-3	036/022

F. The Official Zoning Map of the Borough of Hatboro is hereby amended to reflect the addition of Overlay District OD-4 by Ordinance No. 1020, as applied to the following properties and as shown on the Hatboro Zoning Map attached hereto as Exhibit "A":

PROPERTY ADDRESS	TAX PARCEL ID	BLOCK/UNIT
477 Jacksonville Rd.	08-00-02572-00-3	042/001
260 E County Line Rd.	08-00-00943-00-3	042/002
473 Jacksonville Rd.	08-00-02575-00-9	042/003
466 Oakdale Ave.	08-00-04744-00-9	042/004
469 Jacksonville Rd.	08-00-02578-00-6	042/005
462 Oakdale Ave.	08-00-04747-00-6	042/006
465 Jacksonville Rd.	08-00-02581-00-3	042/007

461 Jacksonville Rd.	08-00-02584-00-9	042/008
456 Oakdale Ave.	08-00-04750-00-3	042/009
454 Oakdale Ave.	08-00-04753-00-9	042/010
452 Oakdale Ave.	08-00-04756-00-6	042/011
450 Oakdale Ave.	08-00-04759-00-3	042/012
459 Jacksonville Rd.	08-00-02587-00-6	042/013
457 Jacksonville Rd.	08-00-02590-00-3	042/014
455 Jacksonville Rd.	08-00-02593-00-9	042/015
453 Jacksonville Rd.	08-00-02596-00-6	042/016
451 Jacksonville Rd.	08-00-02599-00-3	042/017
449 Jacksonville Rd.	08-00-02602-00-9	042/018
447 Jacksonville Rd.	08-00-02605-00-6	042/019
443 Jacksonville Rd.	08-00-02608-00-3	042/020
439 Jacksonville Rd.	08-00-02611-00-9	042/021
437 Jacksonville Rd.	08-00-02614-00-6	042/022
433 Jacksonville Rd.	08-00-02617-00-3	042/023
428 Oakdale Ave.	08-00-04768-00-3	042/024
426 Oakdale Ave.	08-00-04771-00-9	042/025
424 Oakdale Ave.	08-00-04774-00-6	042/026
422 Oakdale Ave.	08-00-04777-00-3	042/027
419 Jacksonville Rd.	08-00-02626-00-3	042/028
401 Jacksonville Rd.	08-00-02629-00-9	042/029
450 Oakdale Ave.	08-00-04762-00-9	042/041
N/A	N/A	042/042
425 Jacksonville Rd.	08-00-02620-00-9	042/043
N/A	N/A	042/045
423 Jacksonville Rd.	08-00-02623-00-6	042/046

SECTION 2. REPEALER

All ordinances or parts of ordinances that are inconsistent herewith, are hereby repealed, it being understood and intended that all ordinances and the Borough Code, such as are not otherwise specifically in conflict or inconsistent with this Ordinance, shall remain in full force and effect, the same being reaffirmed hereby.

SECTION 3. REVISIONS

The Council of the Borough of Hatboro does hereby reserve the right, from time to time, to adopt modifications of, supplements to, or amendments of this Ordinance, including this provision.

SECTION 4. SEVERABILITY

If any section, subsection, sentence, clause, phrase, or portion of this Ordinance is for any reason held invalid or unconstitutional, by any court of competent jurisdiction, such provisions shall be separate, distinct and independent, and such holding shall not effect the validity of the remaining portions of this Ordinance.

SECTION 5. FAILURE TO ENFORCE NOT A WAIVER

The failure of the Borough of Hatboro to enforce any provision of this Ordinance shall not constitute waiver by the Borough of its rights of future enforcement hereunder.

SECTION 6. EFFECTIVE DATE

This Ordinance shall take effect immediately and be in force from and after its enactment as provided by law.

SECTION 7. ENACTMENT

Under the authority conferred by the Borough Code, 53 P.S. § 45101 *et seq.* and other relevant statutory law, the Council of the Borough of Hatboro in the County of Montgomery, Commonwealth of Pennsylvania does hereby enact and ordain this Ordinance for the Borough of Hatboro this _____ day of _____, 2014.

Approved by the Borough Council of the Borough of Hatboro, this 14th day of April, 2014.

Attest:

BOROUGH OF HATBORO



ALFRED ZOLLERS, Secretary



JOHN ZYGMONT, Council President

Examined and approved as an Ordinance this 14th day of April, 2014.



NORM HAWKES, Mayor