

Ordinance No. 2 of 2019

AN AMENDMENT TO THE DEFINITION OF "LAND DEVELOPMENT"
CONTAINED IN SECTION 710 OF THE PENN FOREST SUBDIVISION AND LAND
DEVELOPMENT ORDINANCE OF 2014

Under the authority and procedures of the Pennsylvania Municipalities Planning Code, as amended, the Board of Supervisors of Penn Forest Township, Carbon County, Pennsylvania hereby approve the following amendment to the Penn Forest Subdivision and Land Development Ordinance of 2014 ("SALDO"):

Part One. Subsection (F) of the definition of "Land Development" contained in section 710 of the SALDO shall be eliminated in its entirety and replaced by the following:

F. The following activities are excluded from the definition of land development unless the proposal involves the construction described in subparagraphs C, D and E above:

1. The addition of an accessory farm building subordinate to an existing principal farm building.
2. The addition of an accessory residential building subordinate to an existing principal residential building.
3. The addition of an accessory nonresidential building subordinate to an existing principal nonresidential building; provided, only one such accessory nonresidential building shall be permitted under this exclusion and the total floor area (as defined in the Penn Forest Township Zoning Ordinance) of that one accessory nonresidential building shall not exceed 1,000 square feet.
4. The conversion of an existing single-family detached dwelling into not more than three (3) residential units unless such units are intended to be in the condominium form of ownership.

Part Two. Repealer. All ordinances or parts thereof inconsistent with the provisions of this ordinance amendment are hereby repealed to the extent of the inconsistency.

Part Three. Severability. The provisions of this ordinance amendment are declared to be severable. If any provision of this ordinance amendment is declared by a court of competent jurisdiction to be invalid or unconstitutional, such determination shall have no effect on the remaining provisions of this ordinance amendment or other sections of the SALDO.

Effective Date. This ordinance shall be effective five calendar days following its enactment.

This Ordinance is hereby ENACTED and ORDAINED this 3rd day of September, 2019.

**BOARD OF SUPERVISORS OF
PENN FOREST TOWNSHIP**

W. J. R. R. R.

James M. M.

Thomas W. W.

Scott M. M.

ATTEST:

Diana Vitale
Township Secretary