

Ordinance 86-7

Zoning Map

11/18/86

ORDINANCE NO. 86-7 , 1986

AN ORDINANCE OF THE TOWNSHIP OF HOPEWELL
AMENDING THE OFFICIAL ZONING MAP OF THE
HOPEWELL TOWNSHIP ZONING ORDINANCE NO. 85-5

WHEREAS, the Board of Commissioners of the Township of Hopewell did receive an application for an amendment to the Hopewell Township Zoning Ordinance from the Metro Development Company in connection with a parcel of land consisting of approximately 40.8 acres and lying within the Independence Square Subdivision in the Township of Hopewell and titled in the name of Ryan Homes, Inc. and bearing tax parcel number 65-203-158.2. Said application requesting that the parcel be rezoned from M-U, Mixed Use, to R-4, Residential-4. The exact location of said parcel is indicated in Exhibit "A" which is attached hereto and made a part of the within Ordinance; and

WHEREAS, the Hopewell Township Planning Commission at their regularly scheduled monthly meeting held October 7, 1986, unanimously recommended approval of said amendment; and

WHEREAS, a public hearing was held by the Hopewell Township Board of Commissioners on September 3, 1986 at 8:00 P.M., pursuant to public notice, in connection with the proposed Zoning Map Amendment; and

WHEREAS, after due and careful consideration of the recommendations made by both the Hopewell Township Planning Commission and the Beaver County Planning Commission, and a review of the Stenographic record made of the public hearing on September 3, 1986, the Board of Commissioners of the Township of Hopewell hereby enact the following amendment:

BE IT ENACTED AND THE SAME IS HEREBY ENACTED THAT:

1. The Official Zoning Map of the Township of Hopewell Zoning Ordinance is hereby amended to change M-U, Mixed Use to R-4, Residential-4 with reference to those parcels or parts of parcels of land lying along Gringo-Independence Road owned by Ryan Homes, Inc. and containing approximately 40.8 acres. An identification of the affected parcels, by tax parcel numbers is marked Exhibit "A" and attached hereto and made a part hereof. The area of the Official Zoning Map being amended as aforesaid is marked Exhibit "B" and is attached hereto and made a part hereof.

Adopted this 18th day of November, 1986, pursuant to the authority contained in the Hopewell Township Zoning Ordinance, the First Class Township Code, and the Municipalities Planning Code, as amended (Act 247).

TOWNSHIP OF HOPEWELL:

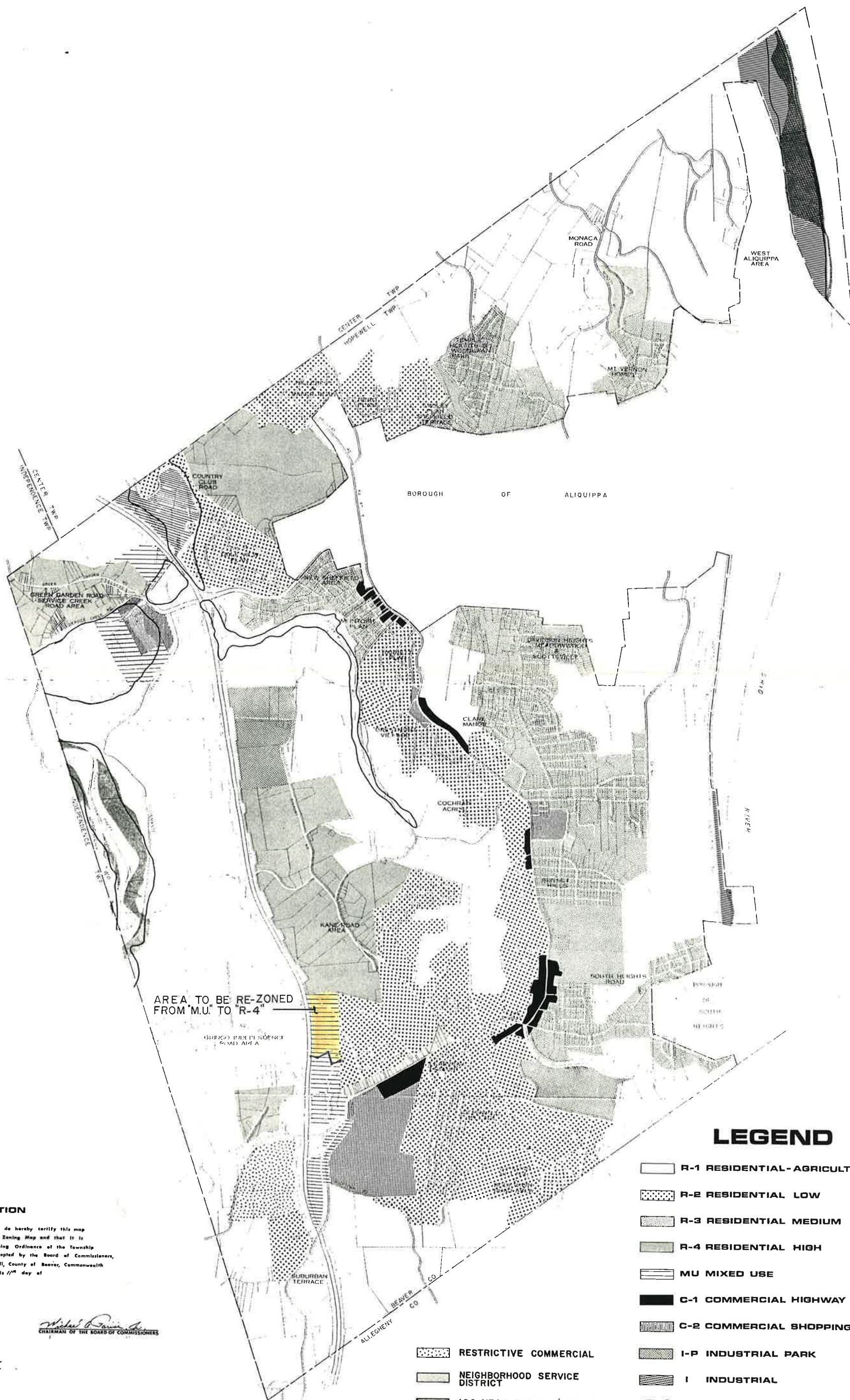


James Albert, President of Hopewell Township
Board of Commissioners

November 18, 1986
Date



Patricia L. Barnabi, Acting Secretary



AREA TO BE RE-ZONED
FROM "M.U." TO "R-4"

GREEN GARDEN ROAD AREA

SUBURBAN TERRACE

BEAVER CO

ALLEGANY

LEGEND

- R-1 RESIDENTIAL-AGRICULTURAL
- R-2 RESIDENTIAL LOW
- R-3 RESIDENTIAL MEDIUM
- R-4 RESIDENTIAL HIGH
- MU MIXED USE
- C-1 COMMERCIAL HIGHWAY
- C-2 COMMERCIAL SHOPPING CENTER
- I-P INDUSTRIAL PARK
- I INDUSTRIAL
- FLOOD PLAINS

- RESTRICTIVE COMMERCIAL
- NEIGHBORHOOD SERVICE DISTRICT
- 100 YEAR FLOOD BOUNDARY

CERTIFICATION

We the undersigned do hereby certify this map to be the Official Zoning Map and that it is a part of the Zoning Ordinance of the Township of Hopewell as adopted by the Board of Commissioners, Township of Hopewell, County of Beaver, Commonwealth of Pennsylvania, this 11th day of January, 1977.

Michael J. Baker, Jr.
CHAIRMAN OF THE BOARD OF COMMISSIONERS

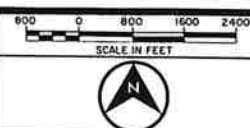
ATTEST:

Joseph J. Baker
SECRETARY

HOPEWELL TOWNSHIP

BEAVER COUNTY,

PENNSYLVANIA



OFFICIAL
ZONING MAP

PREPARED FOR
HOPEWELL TOWNSHIP PLANNING COMMISSION
BY
MICHAEL BAKER JR., INC.
CONSULTING ENGINEERS AND PLANNERS
BEAVER, PENNSYLVANIA
MAY, 1976

THE PREPARATION OF THIS MAP WAS FINANCED IN PART THROUGH A PLANNING GRANT FROM THE DEPARTMENT OF COMMUNITY AFFAIRS UNDER THE PROVISIONS OF ACT 8-3, APPROVED JUNE 30, 1975, AS ADMINISTERED BY THE BUREAU OF PLANNING, PENNSYLVANIA DEPARTMENT OF COMMUNITY AFFAIRS.

REDATED BY
MIRA CONSULTING ENGINEERS, INC.
1985

Beaver County Times

P.O. BOX 400
BEAVER, PA 15009-0400
AREA CODE 412 775-3200



TOWNSHIP OF HOPEWELL
CLARK BOULEVARD
ALIQUIPPA PA 15001

LEGAL ADVERTISING INVOICE

ACCOUNT	INVOICE DATE	DESCRIPTION	LINES	TIMES	PROOF	TOTAL CHARGES
94249600	11/21/86	INT ADOPT ORDINANCE	114	1	2.00	↓
11/17/86						129.68
DATES APPEARED						

PROOF OF PUBLICATION

The **Beaver County Times**, a daily newspaper of general circulation, published by BEAVER NEWSPAPERS, INC., a Pennsylvania corporation, 400 Fair Avenue, West Bridgewater, Beaver County, Pennsylvania, was established in 1946, and has been issued regularly, except legal holidays since said date.

The attached advertisement, which is exactly as printed and published, appeared in the regular issue on
11/17/86

BEAVER NEWSPAPERS, INC.

By

Edwin S. Metzger

STATE OF PENNSYLVANIA, }
COUNTY OF BEAVER, } SS:

Before me, a Notary Public in and for such county and state, personally

EDWIN S. METZGER
CONTROLLER

, who being duly sworn according to law says I

nor said corporation is interested in the subject matter of the attached advertisement that all of the allegations of the foregoing statement including those as to the time, character of publication are true.

Sworn to and subscribed before me
this **21ST** day of **NOVEMBER** 1986

Muriel L. Hupp

MURIEL L. HUPP, NOTARY PUBLIC
BRIDGEWATER BORO, BEAVER COUNTY
MY COMMISSION EXPIRES JAN. 29, 1989
Member, Pennsylvania Association of Notaries
BEAVER COUNTY TIMES

The costs of advertising and proof, **129.68**
has been paid.

BEAVER NEWSPAPERS,

By

P.O. BOX 400

BEAVER, PA. 15009

NOTICE OF INTENT TO ADOPT AN ORDINANCE

NOTICE is hereby given that the Hopewell Township Board of Commissioners will consider the adoption of the following Ordinance at the regular monthly meeting of the Board of Commissioners on Tuesday, November 18, 1986 at 8:00 p.m., at the Hopewell Township Municipal Building, Clark Boulevard.

ORDINANCE NO. ..., 1986
AN ORDINANCE OF THE TOWNSHIP OF HOPEWELL AMENDING THE OFFICIAL ZONING MAP OF THE HOPEWELL TOWNSHIP ZONING ORDINANCE NO. 85-5.

WHEREAS, the Board of Commissioners of the Township of Hopewell, Pennsylvania, on September 3, 1986, the Board of Commissioners of the Township of Hopewell hereby enact the following amendment:

BE IT ENACTED AND THE SAME IS HEREBY ENACTED THAT:

1. The Official Zoning Map of the Township of Hopewell Zoning Ordinance is hereby amended to change M-U, Mixed Use to R-4, Residential-4 with reference to those parcels or parts of parcels of land lying along Gringo-Independence Road owned by Ryan Homes, Inc. and containing approximately 40.8 acres. An identification of the affected parcels, by tax parcel numbers is marked Exhibit "A" and attached hereto and made a part hereof. The area of the Official Zoning Map being amended as aforesaid is marked Exhibit "B" and is attached hereto and made a part hereof.

Adopted this ... day of November, 1986, pursuant to the authority contained in the Hopewell Township Zoning Ordinance, the First Class Township Code, and the Municipalities Planning Code, as amended (Act 247).