

ORDINANCE NO. 21

AN ORDINANCE FURTHER AMENDING ZONING ORDINANCE NO. 1 OF THE BOROUGH OF MONROEVILLE, AS HERETOFORE AMENDED, SAID ORDINANCE BEING ENTITLED, "AN ORDINANCE OF THE BOROUGH OF MONROEVILLE REGULATING AND RESTRICTING THE ERECTION, CONSTRUCTION, ALTERATION, REPAIR, LOCATION AND THE USE OF BUILDINGS AND OTHER STRUCTURES AND THE PERCENTAGE OF LOT THAT MAY BE OCCUPIED, THE SIZE OF YARDS, COURTS AND OTHER OPEN SPACES, THE DENSITY OF POPULATION AND THE LOCATION AND USE OF BUILDINGS, STRUCTURES AND LAND FOR TRADE, INDUSTRY OR OTHER PURPOSES AND ESTABLISHING BUILD-LINES UPON ALL PUBLIC STREETS, ROADS, HIGHWAYS, LANES AND ALLEYS AND THE AREA OF LOTS; CONFERRING UPON THE BOROUGH SECRETARY OR SUCH OTHER OFFICIAL AS THE BOROUGH COUNCIL MAY DESIGNATE CERTAIN POWERS FOR THE ENFORCEMENT THEREOF; PROVIDING FOR A BOARD OF ADJUSTMENT AND THE POWERS AND DUTIES THEREOF, AND PROVIDING PENALTIES FOR THE VIOLATION OF THE TERMS AND CONDITIONS OF THIS ORDINANCE.", BY RECLASSIFYING, EXEMPTING AND EXCLUDING CERTAIN LOTS OF GROUND, PRESENTLY WITHIN THE 300 FOOT AREA DESIGNATED AS COMMERCIAL, C-1 AND C-2 UNDER PRIOR ORDINANCE NO. 17, SO AS TO REINSTATE SAID LOTS IN A RESIDENTIAL DISTRICT. THE LOTS AND PROPERTY INTENDED TO BE CHANGED, EXEMPTED AND EXCLUDED, BEING LOTS NUMBERED 3-4-5, 27 to 32 INCLUSIVE, 59-60 AND 61, FRONTING ON McMASTERS DRIVE, IN THE McMASTERS GROVE PLAN NO. 1; ALSO LOTS NUMBERED 66-67-68-98-99 AND 100, FRONTING ON SUNSET DRIVE, IN THE McMASTERS GROVE PLAN NO. 2, AND THOSE LOTS FRONTING ON NORTHERN PIKE WITHIN 300 FEET WEST FROM HAYMAKER ROAD.

WHEREAS, the Council of the Borough of Monroeville upon its own initiative and upon consideration of its own motion, made and duly adopted at its meeting held on July 13, 1953, suggesting and recommending the re-zoning of certain property herein described, directed and authorized the preparation and filing of an Ordinance to Amend the Zoning Ordinance of the Borough of Monroeville, known as Ordinance No. 1, by supplementing, re-classifying and changing certain real property, as hereinafter described to be in a new classification or zoned district. That the proposed amending Ordinance is intended to exempt and exclude the hereinafter described property, which presently is within the 300 foot area, designated as Commercial, C-1 and C-2, under Ordinance No. 17, heretofore enacted, so as to reinstate said property to Residential District Classification. That the proposed Amending Ordinance as submitted to the Borough Council, was directed to be advertised according to law, at least fifteen (15) days prior to the hearing upon the same and that at least ten (10) written notices be posted in conspicuous places in the community and area affected and that a public hearing be held thereon by Council, on August 31, 1953, at 8:00 o'clock P.M., D.S.T., at the Monroeville Junior High School, in said Borough.

WHEREAS, it was the considered judgment of Council, that the reclassifying and changing of the hereinafter described property is necessary for the public convenience, progress and general welfare of the Borough and its residents.

NOW, THEREFORE, The Council of the Borough of Monroeville does hereby ordain and enact the following Ordinance.

SECTION 1. That Ordinance No. 1 of the Borough of Monroeville, as heretofore enacted and amended, be and the same is hereby further amended as hereinafter set forth.

SECTION 2. That Article III, Section 5 of the said Zoning Ordinance No. 1, as heretofore amended by Ordinance No. 17, adopted on April 13, 1953, is hereby further amended and changed by adding thereto the following, but that, its provisions in all other respects shall be and remain the same as heretofore.

That the following described properties are hereby reclassified, exempted and excluded from the Commercial C-1 and Commercial C-2 Districts, as defined by Ordinance No. 17, Sections 2 (1), Section 2 (6), Section 3 (1) and the said following properties are hereby designated to be changed from Commercial C-1, and Commercial C-2, Districts to Residential District areas, in said Borough.

(a). All those certain lots of ground being Lots numbered 3-4-5, 27 to 32 inclusive, 59-60- and 61, fronting on McMasters Drive, in the McMasters Grove Plan No. 1, as recorded in the Recorder's Office of Allegheny County in Plan Book Vol. 40 page 158.

(b). Also, all those certain lots of ground, being numbered 66-67-68-98-99 and 100, fronting on Sunset Drive in the McMasters Grove Plan No. 2, and recorded as aforesaid in Plan Book Vol. 46, page 18.

(c). Also, all those lots or pieces of ground, fronting on the Northern Pike, West from the present Haymaker Road which are within the 300 foot area West of the westerly property line of said Haymaker Road.

SECTION 3. That the area use districts as contained and shown on the Zoning Map, be amended by changing and adding thereto the aforesaid properties to be marked and designated within the Residential District as heretofore created and established and as created and established by this Ordinance.

SECTION 4. That all Ordinances or parts of Ordinances heretofore enacted, which conflict with any of the provisions of this Ordinance, be and the same are hereby repealed, insofar as the same are in conflict or inconsistent with the provisions of this Ordinance.

ORDAINED AND ENACTED this 8th day of September, 1953.

BOROUGH OF MONROEVILLE

ATTEST:

(Signed) Edyth J. Amalong
Borough Secretary

By (Signed) Wm. J. Caughey
President of Council

EXAMINED AND APPROVED this 14th day of September, 1953.

(Signed) Samuel Jenkins
Burgess

C E R T I F I C A T I O N

I, Edyth M. Amalong, do hereby certyfy that I am the Secretary of the Borough of Monroeville and that the foregoing is a true and correct copy of the Ordinance duly enacted by a legal quorum of Council at its regular meeting held September 8th, 1953, and duly advertised according to law.

(Signed) Edyth J. Amalong
Borough Secretary