

AN ORDINANCE OF THE MUNICIPALITY OF MONROEVILLE
AMENDING ORDINANCE NO. 1091 KNOWN AS THE REVISED
AND CONSOLIDATED ZONING ORDINANCE OF THE MUNICI-
PALITY OF MONROEVILLE

BE IT ORDAINED AND ENACTED, by the Municipality of Monroeville, in Council assembled as follows:

Section 1. Article XV, Section 1561.14 of Ordinance No. 1091 is hereby amended with the addition of the following:

1501.14 Unit Group Development in All Districts

d. DENSITY TRANSFER OPTION:

1. In any residential unit group development lot sizes may be reduced as herein provided to preserve open space and to better adapt the residential plan to topographic conditions:

2. The average lot area per family of the development shall not be decreased below the requirements of the district in which it is sited and shall be calculated by dividing the sum of the area of reserved lands and the aggregate area of the lots by the total number of dwelling units.

3. Reserved land shall be suitably protected so that it shall not be subsequently developed, subdivided or used except as a conservation area, nature preserve or recreation area.

4. No side yards shall be required for interior units in town house developments.

ORDAINED and ENACTED this 14th day of June, 1983.

(SEAL)

ATTEST:

MUNICIPALITY OF MONROEVILLE

S/ Marshall W. Bond
Municipal Manager

S/ John Vicinski
Deputy Mayor