

TILDEN TOWNSHIP

ORDINANCE NO. 114, 1997

AN ORDINANCE AMENDING THE TILDEN TOWNSHIP ZONING ORDINANCE OF 1973, AS AMENDED, TO REMOVE MOBILE HOME PARK DEVELOPMENT AS A PERMITTED USE IN THE R-4 MULTI-FAMILY RESIDENTIAL DISTRICT AND TO CHANGE CERTAIN PORTIONS OF THE R-4 MULTI-FAMILY RESIDENTIAL DISTRICT TO R-2 RESIDENTIAL AND CERTAIN PORTIONS OF THE R-4 DISTRICT TO R-3 RESIDENTIAL USE.

The Board of Supervisors of Tilden Township, Berks County, Pennsylvania, hereby adopts and enacts the following ordinance under authority of the Pennsylvania Municipalities Planning Code.

1. The Tilden Township zoning ordinance of 1973, as amended, is hereby further amended as follows:

Section 602: Use Regulations, is amended to read as follows: Detached, semi-detached, or attached groups of attached, clustered or multi-storage structures may be erected or used for single or multi-family dwelling units. A variety of housing types such as townhouses, garden apartments and clustered free-standing dwellings is encouraged. Except to the extent as may be required by law pursuant to the Municipalities Planning Code and Section 1402.2 of this Ordinance, pertaining to extension of non-conforming uses, no further development of mobile home parks will be permitted in the R-4 district.

The zoning map, as amended, is further amended as set forth on the attached drawing to change the existing portion of the R-4 district, not included in the mobile home park as configured as of March 15, 1997, and adjacent to Ash Road, from R-4 to R-2; the existing portion of R-4 along Bern Road, not included in the mobile home park as configured as of March 15, 1997 and extending to a line parallel to and 500 feet east of the back lines of the lots on the east side of Lincoln Drive from R-4 to R-3; and the existing portion of R-4 south of Hill Road and west of the Schuylkill River and not

EXHIBIT "A"

included in the existing mobile home park as of March 15, 1997, from R-4 to R-2 and a strip of land between the R-3 line south of West State Street to a line approximately parallel to and 500 feet south of the back line of the lots on the south side of West State Street from R-4 to R-3.

2. In all other respects, the Tilden Township zoning ordinance and zoning map, as previously amended, where not inconsistent herewith, are hereby ratified and confirmed.

3. This ordinance shall become effective five (5) days after adoption.

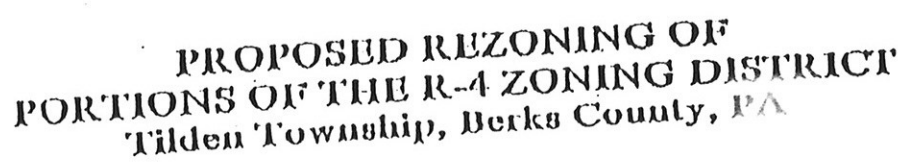
ORDAINED AND ENACTED THIS 3rd day of June, 1997.

TILDEN TOWNSHIP  
BOARD OF SUPERVISORS

Roy W. Borky  
James W. Halyo

Attest:

Anna M. Shollenberger  
Anna M. Shollenberger, CMC



**CTIONS OF THE R-4 ZONING**  
Tilden Township, Berks County, PA

RESOLUTION NO. 13, 1997

Upon a motion duly made by Roy Borkey, seconded by James Halye it was moved as follows:

Whereas, The Board of Supervisors, after public hearings held on 5-6-97 and 6-3-97, intended to enact a certain ordinance to amend the Tilden Township Zoning Ordinance to change the uses permitted in the R-4 Zoning District and changing the boundaries of the R-4, R-3, and R-2 districts, by motion made and carried on 6-3-97; and

Whereas, the Board did enact an ordinance by motion made on 6-3-97, which motion was made based upon the understanding of the supervisors that the ordinance was in the form as attached hereto as exhibit "A", which is the precise form as was advertised and noticed prior to the 6-3-97 meeting; and

Whereas, after enacting the ordinance in the form as set forth at Exhibit "A", the supervisors and Secretary inadvertently signed a document, entitled "Ordinance 114", which document includes the same sketch of area to be rezoned which document is the same in effect as Exhibit "A" but does not include more detailed language verbally describing the area to be rezoned as does Exhibit "A" and as do the notices and advertisements as preceded the hearing of 6-3-97; and

Whereas, the Board of Supervisors, desiring to more accurately reflect the business of the Board as conducted at that meeting, do hereby resolve as follows:

The Board of Supervisors, after public hearings held on 5-6-97 and 6-3-97, hereby reaffirms, ratifies and adopts as in the form as attached hereto as Exhibit "A", and direct that the Supervisors and Secretary will execute such document in the same fashion as the document entitled "Ordinance 114" had been executed on 6-3-97.

2. The minutes of the meeting of 6-3-97 are hereby amended to replace the document affixed to those minutes and entitled "Ordinance 114", by affixing, instead, a document in the form of Exhibit "A" and that such document be entitled "Ordinance 114";

3. The Ordinance book of the Township be annotated to reflect the corrections and clarifications made by this resolution.

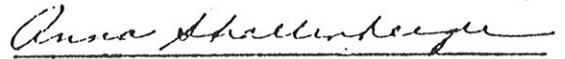
4. The document entitled "Ordinance 114", as attached as Exhibit "A", be forwarded to the Berks County Planning Commission with instructions that the document that had previously been sent to the Berks County Planning Commission be replaced by such document in the form of Exhibit "A" and that such document be considered as the memorialization of the ordinance as was adopted on 6-3-97.

Upon roll call, Borkey voted yes, Halye voted yes and Saylor abstained.

CERTIFICATION

I hereby certify that the above is a true and correct copy of the foregoing resolution adopted by the Board of Supervisors of the Township of Tilden duly convened according to law on September 2, 1997.

ATTEST:

  
Anna Shollenberger, CGS, CMC  
Secretary

# TOWNSHIP OF TILDEN

BOARD OF SUPERVISORS

772 HEX HIGHWAY

HAMBURG, PA 19526

FAX NO.  
(610) 562-5490

PHONE  
(610) 562-7410

MANAGER/SECRETARY  
ANNA SHOLLENBERGER, CMC

September 8, 1997

Ms. Nancy Pachullo  
Kozloff, Diener, Payne & Fegley  
P O Box 6286  
Wyomissing, PA 19610


Dear Ms. Pachullo:

Enclosed please find for your file, "Ordinance 114, 1997, in the form of Exhibit "A", which replaces the document that was mailed to you on June 10, 1997. This is the same document that was advertised preceding the hearing on June 3, 1997.

The Township Supervisors and secretary inadvertently signed a document, entitled "Ordinance No. 114, 1997, which includes the same sketch of area to be rezoned which document is the same, but does not include the more detailed language verbally describing the area to be rezoned.

If you have any questions, please do not hesitate to contact me.

Sincerely,  
Township of Tilden

  
Anna Shollenberger, CGS, CMC  
Township Manager/Secretary

Enclosure

TILDEN TOWNSHIP

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2. In all other respects, the Tilden Township zoning ordinance and zoning map, as previously amended, where not inconsistent herewith, are hereby ratified and confirmed.

3. This ordinance shall become effective five (5) days after adoption.

ORDAINED AND ENACTED THIS 3rd day of June, 1997.

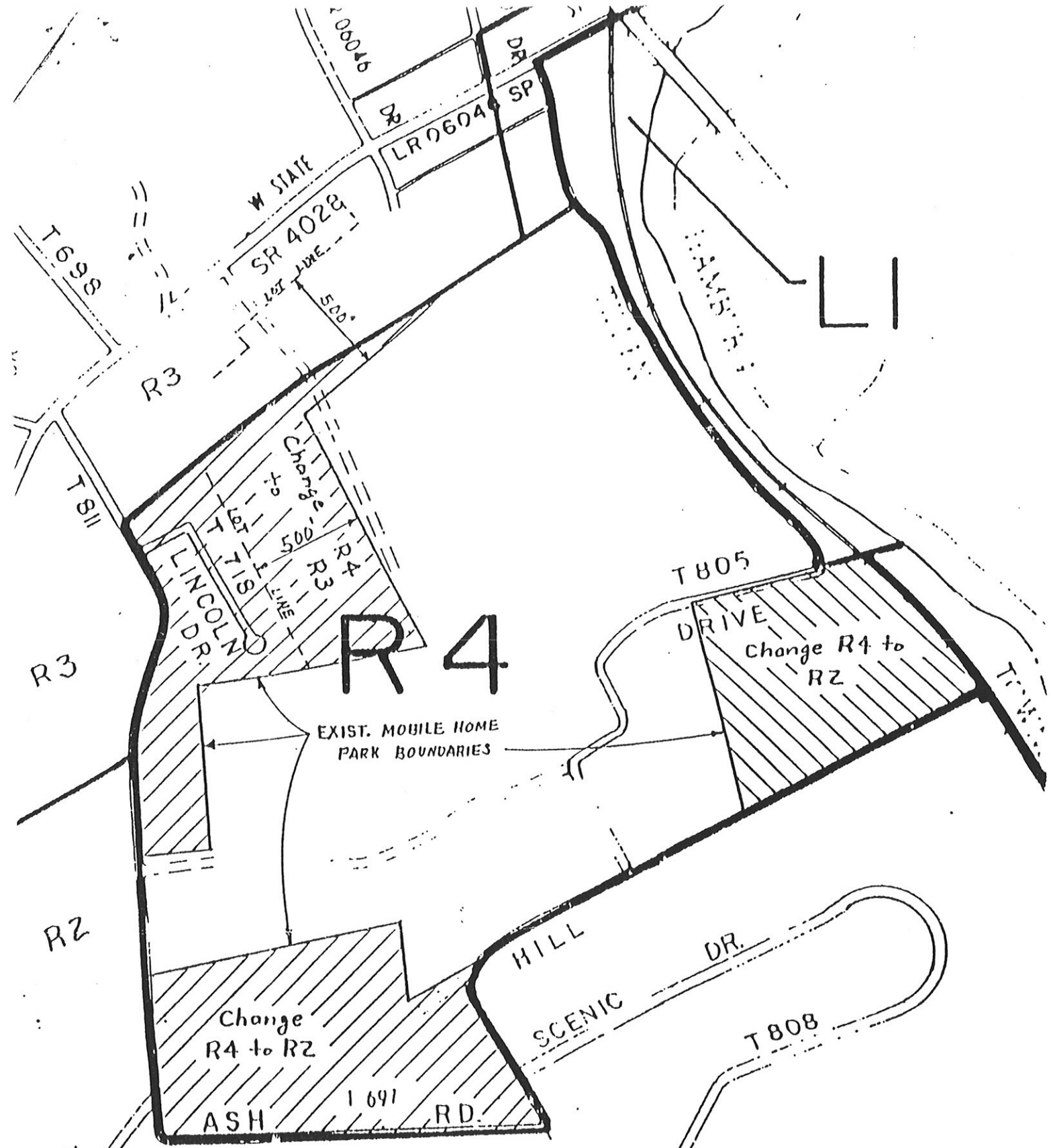
TILDEN TOWNSHIP  
BOARD OF SUPERVISORS

Roy W. Barker  
James W. Halye

Attest:

Anna M. Shollenberger  
Anna M. Shollenberger, CMC



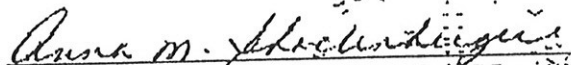


**PROPOSED REZONING OF  
PORTIONS OF THE R-4 ZONING DISTRICT  
Tilden Township, Berks County, PA**

CERTIFICATION

I hereby certify that the foregoing ordinance was advertised on May 14 and 21, 1997 in the Reading-Eagle Times, a newspaper of general circulation in the Township of Tilden, Berks County, Pennsylvania, and was duly enacted and approved as set forth at a regular scheduled meeting of the Township of Tilden on June 3, 1997, at 7:00 P.M., prevailing time, in the Tilden Elementary School, Tilden Township, Berks County, PA.

ATTEST:

  
Anna M. Shollenberger, GGS, GMC  
Secretary

