ORDINANCE NO. 544

AN ORDINANCE OF BENTLEYVILLE BOROUGH, WASHINGTON COUNTY, PENNSYLVANIA, AMENDING THE ZONING ORDINANCE NO. 496 AND ZONING MAP OF THE BOROUGH OF BENTLEYVILLE TO REFLECT THE REZONING OF APPROXIMATELY ONE (1) ACRE, MORE OR LESS, OF REAL PROPERTY GENERALLY LOCATED NEAR GIBSON ROAD, BEING PARCEL NOS. 040-028-00-00-0001-00, 040-028-00-00-0002-00, 040-028-00-00-0003-00 AND 040-028-00-00-0004-00, FROM R-2 RESIDENTIAL TO IDD INTERCHANGE DEVELOPMENT DISTRICT.

WHEREAS, Joseph Ross, Lillian Ross and David Ross applied for a change of zoning for real property along Gibson Road in the Borough of Bentleyville; and

WHEREAS, Ross seeks to re-zone approximately one (1) acre of property, more or less, from R-2 Residential to IDD Interchange Development District; and

WHEREAS, a public meeting was held before the Borough Planning Commission on September 27, 2010 wherein the Planning Commission voted unanimously to recommend approval of said zoning change; and

WHEREAS, a public hearing was held before Borough Council on December 7, 2010, wherein Council voted to approve said zoning change.

NOW, THEREFORE, BE IT HEREBY ORDAINED AND ENACTED by the Council of the Borough of Bentleyville, and the same is hereby ordained and enacted as follows:

Section 1. The Zoning Ordinance and Zoning Map of the Borough of Bentleyville are hereby amended as follows:

Re-Zone from R-2 Residential to IDD Interchange Development District the following real property as described herein and on the attached drawing:

Section 2. All Ordinances or part of Ordinances conflicting with the provisions of this Ordinance are repealed to the extent of such conflict.

Section 3. All other provisions of the Borough Zoning Ordinance and Zoning Map, to the extent applicable, remain in full force and effect.

Section 4. This Ordinance shall become effective upon passage or as otherwise provided by law.

DULY ENACTED AND ORDAINED on this 4th day of January, 2011, by the Borough Council of Bentleyville Borough, Washington County, Pennsylvania.

ATTEST: BENTLEYVILLE BOROUGH

_____ BY: _____

Sheryl M. Hreha/Secretary-Treasurer Joseph R. Kurilko/PRESIDENT

EXAMINED AND APPROVED the day and year as set forth above.

BY: _____

Thomas Brown/MAYOR