

**ORDINANCE No. 2022-A**

**AN ORDINANCE OF THE BOARD OF SUPERVISORS OF CONEWAGO TOWNSHIP, ADAMS COUNTY, PENNSYLVANIA, AMENDING THE OFFICIAL ZONING MAP OF THE TOWNSHIP BY REZONING CERTAIN PARCELS IDENTIFIED IN EXHIBIT "A" FROM "A - AGRICULTURAL" TO "R-1 - SUBURBAN RESIDENTIAL"**

**WHEREAS**, Conewago Township (the "Township") previously enacted its official Zoning Ordinance and corresponding Zoning Map, which have been amended from time to time; and

**WHEREAS**, the Township's Board of Supervisors (the "Board") is empowered to amend its Zoning Ordinance and official Zoning Map pursuant to the authority granted by the Pennsylvania Municipalities Planning Code, Article VI, 53 P.S. § 10609 and the specifications of the Conewago Township Code of Ordinances; and

**WHEREAS**, the proposed zoning map amendments align with current Conewago Township Comprehensive Plan objectives and strategies, which expressly include limiting the sprawling effect of development by concentrating development around existing neighborhoods including the McSherrystown Borough; and

**WHEREAS**, the contiguous collection of parcels currently proposed to be rezoned partially border McSherrystown Borough and are surrounded to the east, north, and west by existing residential developments; and

**WHEREAS**, all required notices to planning departments and property owners have been properly effectuated and a public hearing pursuant to public notice concerning this rezoning has been held prior to Board's vote upon enactment of this Ordinance; and

**WHEREAS**, upon consideration of all materials presented, the Board desires to rezone certain Adams County Tax Parcels within the Township that are more particularly identified herein (the "Rezoned Properties"); and

**WHEREAS**, the Board of Supervisors of Conewago Township has determined that the zoning map change for the Rezoned Properties is in the interest of the health, safety, and welfare of the Township.

**NOW THEREFORE, BE IT ORDAINED** by the Board of Supervisors of Conewago Township, Adams County, Pennsylvania, as follows:

**SECTION 1. Amendments.** The Conewago Township Zoning Map, as established and incorporated by reference within Section 155-10 of the Conewago Township Zoning Ordinance, is hereby amended as follows:

- A. The zoning designation for the Rezoned Properties shall be changed from an "A – Agricultural" designation to a "R-1 – Suburban Residential" designation.
- B. The Rezoned Properties include:
  - 1. Parcel ID 08K14-0129A--000 (known as 5955 Hanover Road)
  - 2. Parcel ID 08K15-0004--000 (known as 5955 Hanover Road)
  - 3. Parcel ID 08K15-0010--000 (known as 250 Race Horse Road)
- C. This zoning map change shall become effective when duly entered upon the Conewago Township Zoning Map (See Exhibit "A", Proposed Zoning Districts).

**SECTION 2. Repealer.** All provisions of previous ordinances or zoning maps of Conewago Township, or parts thereof, which are contrary or inconsistent to this Ordinance, are expressly repealed.

**SECTION 4. Savings Clause.** In all other respects, the provisions of the Zoning Ordinance of Conewago Township shall remain as previously enacted and ordained.

**SECTION 5. Severability.** The provisions of this Ordinance are declared to be severable, and if any section, subsection, sentence, clause or part thereof is, for any reason, held to be invalid or unconstitutional by a court of competent jurisdiction, such decision shall not affect the validity of any remaining sections, subsections, sentences, clauses or part of this Ordinance.

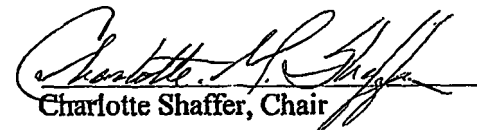
**SECTION 6. Effective Date.** This Ordinance shall take effect immediately upon its being entered on the Official Zoning Map.

**DULY ENACTED AND ORDAINED** this 19<sup>th</sup> day of September, 2022, by the Board of Supervisors of Conewago Township, Adams County, Pennsylvania.

**ATTEST:**

**CONEWAGO TOWNSHIP**

  
\_\_\_\_\_  
Tamara Bittle, Secretary

By:   
Charlotte Shaffer, Chair

(SEAL)

**APPROVED** this 19<sup>th</sup> day of September, 2022

**CERTIFICATION/ATTESTATION**

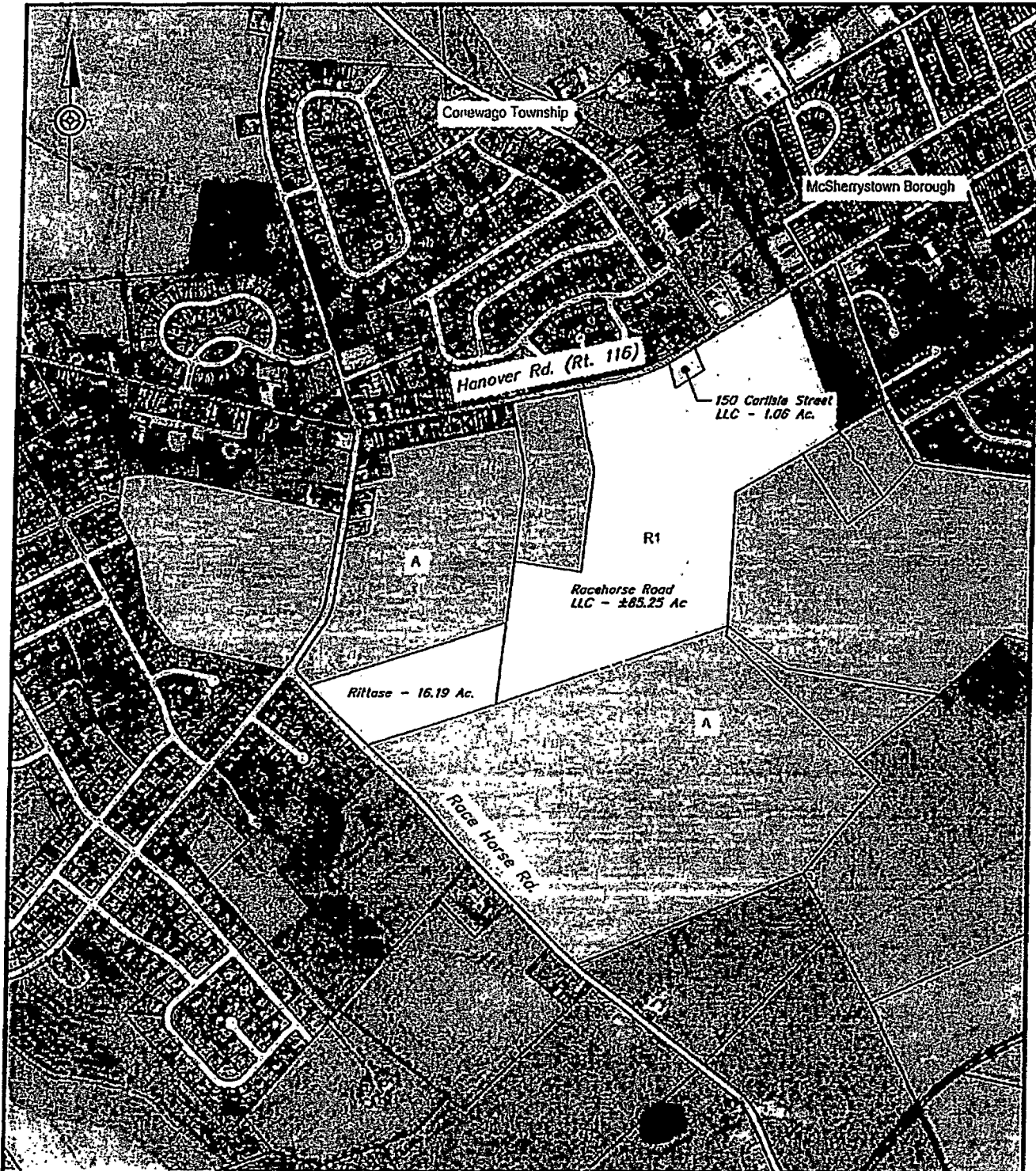
I, Tamara Bittle, Conewago Township Secretary, hereby certify and attest that the foregoing ordinance was advertised in the Gettysburg Times on August 31 & September 8 2022, a newspaper of general circulation in the Township, and was duly enacted and approved as set forth at a regular public meeting of the Board of Supervisors, following a duly advertised public hearing, both held on September 19, 2022.

By: Tamara Bittle  
Tamara Bittle, Secretary



**EXHIBIT "A"**  
Proposed Zoning District





DRAWING PREPARED BY C S DAVIDSON, INC.

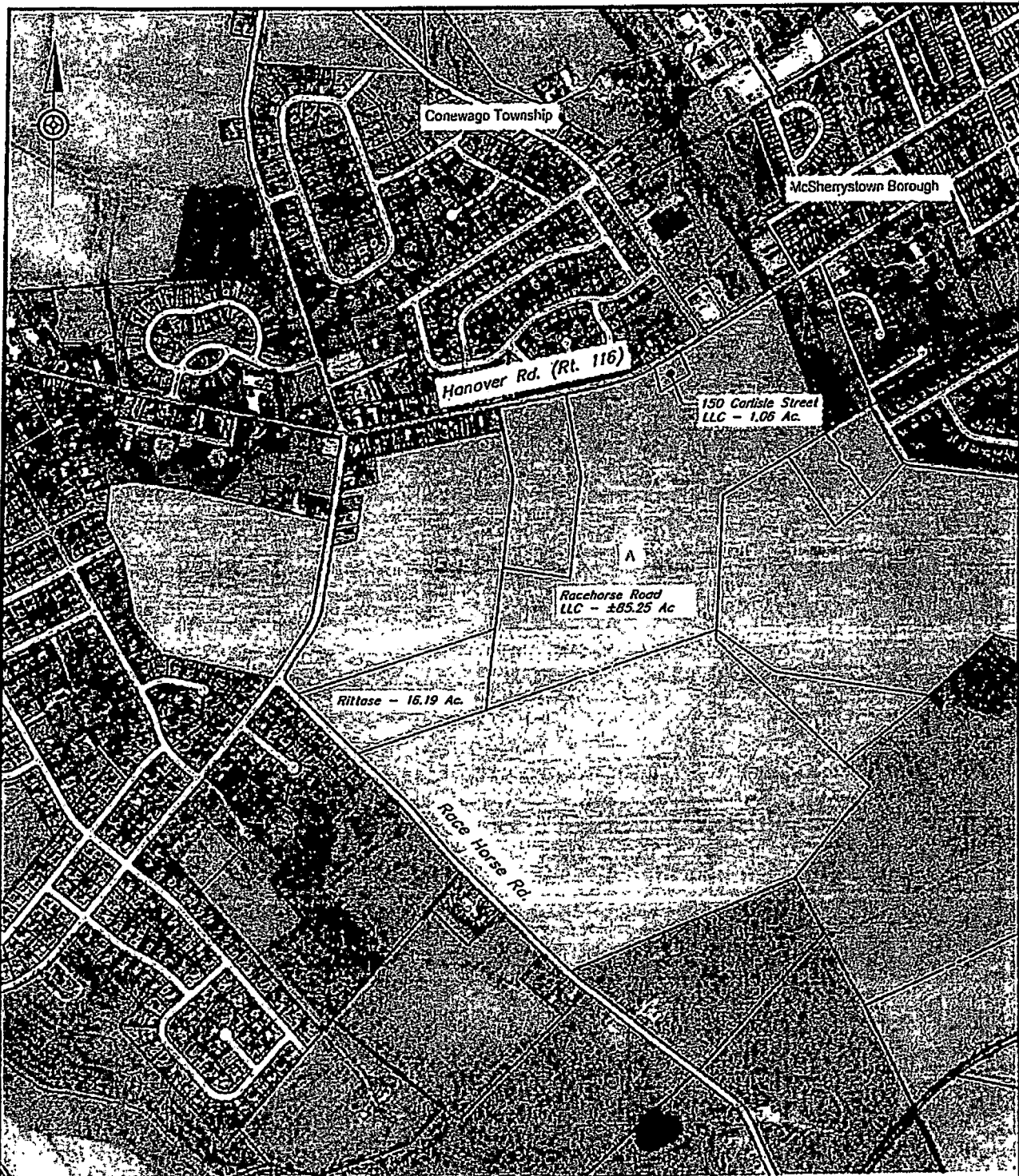
2022 ZONING CHANGES

DATE. 7/26/2022

# CONEWAGO TOWNSHIP PROPOSED ZONING DISTRICTS

CONEWAGO TOWNSHIP

ADAMS COUNTY, PENNSYLVANIA



DRAWING PREPARED BY C S. DAVIDSON, INC

2022 ZONING CHANGES

DATE: 7/26/2022

# CONEWAGO TOWNSHIP EXISTING ZONING DISTRICTS

CONEWAGO TOWNSHIP

ADAMS COUNTY, PENNSYLVANIA