

1954-6

ORDINANCE NO. 6

WORCESTER TOWNSHIP

1954

AN ORDINANCE

(TO BE KNOWN AS ZONING REVISION NO. 2)

Amending the Worcester Township Zoning Ordinance as enacted March 23, 1953, and as amended, by creating a new residential district and reclassifying an area near Fairview Village into the new district, and changing the Zoning Map accordingly:

Whereas, after due public notice and public hearing on said and the second class township code, The Board of Supervisors of Worcester Township, Montgomery County, Pennsylvania, do hereby enact and ordain:

SECTION 1. For the purposes of zoning in Worcester Township, a fourth district is hereby created, and shall be known as R-125 Residential District to which all the provisions and regulations pertaining to R-150 District shall apply, excepting that the minimum lot frontage shall be 125 feet, and the minimum lot area shall be 25,000 square feet, and excepting that in a proposed subdivision plan where due to conditions pertaining to size and shape of the plot to be sub-divided a hardship might ensue in the 125 feet frontage requirement, the township supervisors may approve such subdivision plan with lots of a lesser frontage provided the average area of the lots in the subdivision plan is in excess of 28,000 square feet and provided that the proposed subdivision conforms to the rules, regulations and standards as outlined in "The Montgomery County Subdivision Regulation of 1950." and provided that the proposed subdivision has the approval of the Montgomery County Planning Commission. The lots in such subdivision after the approval of the Montgomery County Planning Commission and after the approval of the Worcester Township Supervisors shall be considered conforming lots for zoning purposes.

SECTION 2. That area in Worcester Township, near Fairview Village, and bounded as follows shall hereafter be R-125 Residential District for zoning purposes: Beginning at a point in the centerline of Trooper Road (a township line road) at a distance of 1,000 feet measured in a northeasterly direction from the centerpoint of the intersection of Germantown Pike and Trooper Road, thence along a line parallel with the centerline of Germantown Pike in a northwesterly direction to the intersection of the boundary line of R-100 District, thence along the boundary of R-100 District in a southwesterly direction to a point 250 feet from the centerline of Germantown Pike, thence along a line parallel with the centerline of Germantown Pike in a southeasterly direction to the centerline of Trooper Road, thence along the centerline of Trooper Road in northeasterly direction to the place of beginning.

**SECTION 3.** The proper offices are authorized and directed to amend the Zoning Map to conform to the change herein ordained.

Enacted and ordained this thirtieth day of July, a.d. 1954 and effective ten days thereafter.

WORCESTER TOWNSHIP SUPERVISORS

L. A. DETWILER  
CLAUDE H. BEYER  
RUSSELL H. PLACE

WORCESTER TOWNSHIP

1954

AN ORDINANCE  
(TO BE KNOWN AS ZONING REVISION NO. 3)

AMENDING THE WORCESTER TOWNSHIP ZONING ORDINANCE as enacted March 23, 1953 and as amended, by reclassifying an area near Fairview Village into R-125 Residential District and changing the Zoning Map accordingly:

WHEREAS, after due public notice and public hearing on said ZONING ORDINANCE and Map change, as provided by the zoning ordinance and the second class township code, THE BOARD OF SUPERVISORS OF WORCESTER TOWNSHIP, MONTGOMERY COUNTY, PENNSYLVANIA, do hereby enact and ordain:

SECTION 1: That area in Worcester Township, near Fairview Village, and bounded as follows shall hereafter be R-125 Residential District for zoning purposes:

Beginning at a point in the center-line of Mill Road at a distance of about two thousand feet measured in a south-easterly direction from the center-point of the intersection of Grange Avenue with Mill Road, thence along a line at right angles to Mill Road in a south-westerly direction, said line being the boundary line between the Charles Johnson and Samuel Detwiler properties, to a point one thousand one hundred and thirty-five feet from the center-line of Mill Road, thence along a line parallel with the center-line of Mill Road in a north-westerly direction for a distance of seven hundred fifty-six feet to a point, thence along a straight line in an easterly direction to a point in the center-line of Mill Road four hundred eighty feet from the place of beginning, thence along the center-line of Mill Road in a south-easterly direction to the place of beginning.

SECTION 2. The proper officers are authorized and directed to amend the Zoning Map to conform to the change herein ordained.

Enacted and ordained this first day of October A.D. 1954 and effective ten days thereafter.

WORCESTER TOWNSHIP SUPERVISORS

L.A. Detwiler  
Claude H. Beyer  
Russell H. Place