

ORDINANCE NO.2-89
TOWNSHIP OF MIDDLESEX
Cumberland County, Pennsylvania

AN ORDINANCE OF THE TOWNSHIP OF MIDDLESEX,
CUMBERLAND COUNTY, PENNSYLVANIA, AMENDING
ORDINANCE NO. 15-70 PASSED AND APPROVED ON
AUGUST 5, 1970 ("MIDDLESEX TOWNSHIP ZONING
ORDINANCE") AS PREVIOUSLY AMENDED, WITH
RESPECT TO ARTICLE III, SECTION 3.02 TO
AMEND, MODIFY AND CHANGE THE BOUNDARIES OF
THE EXISTING ZONING MAP BY DELETING A
PORTION OF THE EXISTING RESIDENTIAL COUNTRY
("RC") DISTRICT AND BY INCREASING THE
ADJOINING EXISTING COMMERCIAL HIGHWAY
("CH") DISTRICT AND BY INCREASING THE OPEN
SPACE ("OS") DISTRICT

IT IS HEREBY ENACTED AND ORDAINED by the Supervisors of
Middlesex Township, Cumberland County, Pennsylvania, as follows:

ARTICLE I: Section 3.02 of Article III of "Middlesex
Township Zoning Ordinance" enacted and ordained as Ordinance No.
15-70 on August 5, 1970 as amended by Ordinance enacted and
ordained on January 7, 1972, and as subsequently amended, is
hereby further amended by adding thereto the following subsection:

3.02(B) - CHANGE OF ZONING DISTRICTS

- (1) The Residential Country ("RC") District as shown on the Middlesex Township Zoning Map is hereby decreased by deleting therefrom all that certain tract of land more fully described in Paragraph (3) below, said tract of land hereby being designated and rezoned to be included and added to the adjoining Commercial Highway ("CH") District and the Open Space ("OS") District.
- (2) The Commercial Highway ("CH") District is hereby increased by adding thereto and including therein all that certain tract of land more fully described in Paragraph (3)

below, except only for the Open Space ("OS") District also noted in said Paragraph.

- (3) The following described tract of land situated in the Township of Middlesex, Cumberland County, Pennsylvania, is hereby rezoned from a portion of Residential Country ("RC") District to Commercial Highway ("CH") District, and, as noted, a portion thereof is rezoned as Open Space ("OS"):

BEGINNING at an iron pin set in lands now of Carlos R. Leffler, Inc., said pin being located at a distance of 112.20 feet measured from a railroad spike in Mill Road (T-501) on a course of North 15 degrees 27 minutes 42 seconds West [said spike being located at a point reached via the following three courses and distances: Beginning at a p.k. nail on the northern right-of-way line of Harrisburg Pike, L.R. 34, at its intersection with the approximate center line of Mill Road, T-501; thence in and through said Mill Road, the following courses and distances: (a) North 25 degrees 21 minutes 42 seconds West, 238.46 feet to a p.k. nail; (b) North 42 degrees 57 minutes 42 seconds West, 179.85 feet to a railroad spike; and (c) North 71 degrees 12 minutes 42 seconds West, 23.10 feet to the subject railroad spike]; thence in and through said lands of Carlos R. Leffler, Inc., the following two courses and distances: (1) North 70 degrees 32 minutes 18 seconds East, a distance of 361.35 feet to an iron pin; and (2) North 17 degrees 46 minutes 3 seconds East, a distance of 250.17 feet to a 36-inch diameter basswood tree on the southern side of the Conodoguinet Creek; thence along said southern side of the Conodoguinet Creek, the following two (2) courses and distances: (1) South 53 degrees 33 seconds West, a distance of 90.75 feet to a point; and (2) South 61 degrees 24 minutes 20 seconds West, a distance of 274.45 feet, more or less, to a point; thence in and through said lands of Carlos R. Leffler, Inc., South 15 degrees 27 minutes 42 seconds

East, a distance of 180 feet, more or less,
to an iron pin, the place of BEGINNING.

Of the foregoing tract, the following
described strip of land is hereby excepted
from the Commercial Highway ("CH") zoning
district classification and is rezoned and
hereby designated and classified to be in
the Open Space ("OS") zoning district:

A strip of land parallel with the
southern side of the Conodoguinet Creek
having a width extending from said
side of the Creek to a line 15 feet
south of the top of the bank along
said Creek and extending in length the
entire frontage of said tract of land
above described along said Creek.

ARTICLE II. Except only as amended, modified and changed
hereby, the Middlesex Township Zoning Ordinance as originally
enacted and as previously amended shall remain in all other
respects in full force and effect.

ARTICLE III: The Township Engineer is hereby directed to
modify the Zoning Map to reflect the change of zoning districts
affected by this Ordinance.

DULY ENACTED AND ORDAINED this 7th day of June ,
1989, by the Board of Township Supervisors of the Township of
Middlesex, Cumberland County, Pennsylvania.

TOWNSHIP OF MIDDLESEX

By Robert M. Shaver
Chairman, Board of Township
Supervisors

ATTEST:

G. E. Preston
Township Secretary

(Township Seal)