

ORDINANCE NO. 453

EAST NORRITON TOWNSHIP  
MONTGOMERY COUNTY, PENNSYLVANIA

AN ORDINANCE AMENDING THE CODE OF EAST NORRITON TOWNSHIP, SPECIFICALLY, CHAPTER 205, KNOWN AS THE EAST NORRITON TOWNSHIP ZONING ORDINANCE, AND THE ZONING MAP ATTACHED THERETO, BY CHANGING THE ZONING CLASSIFICATION OF A CERTAIN TRACT OF GROUND LOCATED ON PROPERTY IN THE TOWNSHIP OF EAST NORRITON FROM AR-RESIDENTIAL TO BR-RESIDENTIAL DISTRICT.

The Board of Supervisors of East Norriton Township, Montgomery County, Pennsylvania, under and by virtue of authority granted by the Second Class Township Code and the Municipalities Planning Code, do hereby enact and ordain:

SECTION 1. The Code of East Norriton Township, specifically, Chapter 205, known as the East Norriton Township Zoning Ordinance, and the zoning map attached thereto, is hereby amended by changing the zoning classification of the area described below from AR-Residential District to BR-Residential District.

SECTION 2. The area of the zoning map changed by this Ordinance shall be as follows:

ALL THAT CERTAIN tract of land, with the buildings and improvements thereon erected, Situate in the Township of East Norriton, County of Montgomery and Commonwealth of Pennsylvania, bounded and described in accordance with a survey thereof made in November, 1943, by Will D. Hiltner, R.E., as follows, to wit:

BEGINNING at an iron pin marking the intersection of the center line of the Germantown and Perkiomen Turnpike Road and the center line of Maple Avenue; thence extending along the center line of the Germantown and Perkiomen Turnpike Road the next three following courses and distances, to wit: North 73 degrees, 10 minutes West 522.22 feet to a point; North 82 degrees, 45 minutes West 330 feet to a point and North 71 degrees, 7 minutes West 159 feet to an iron pin a corner of land of Herbert Ballard, thence extending along said land, and land formerly of Gouldy North 35 degrees, 30 minutes East 1188 feet to a marble monument a corner of land of E. F. Brouse, thence extending along said land South 49 degrees, 45 minutes East 1030.73 feet to an iron pin set in the center line of Maple Avenue; thence extending

along the said center line of Maple Avenue South 42 degrees 45 minutes West 736.73 feet to the first mentioned point and place of beginning.

BEING known as 1005 West Germantown Pike.

CONTAINING 22.51 Acres of land, more or less.

BEING Parcel No. 33-00-03127-00-8 as set forth in the Montgomery County Board of Assessments Appeals.

SECTION 3. Severability.

If any section, subsection, sentence, clause, phrase or portion of this Ordinance is for any reason held invalid or unconstitutional by any court of competent jurisdiction, such provision shall be separate, distinct, and independent and such holding shall not affect the validity of the remaining portions of this Ordinance.

SECTION 4. Ratification.

This Ordinance shall in no other way affect, amend, or modify the said Zoning Ordinance contained in Chapter 205 of the Code of East Norriton Township.

ENACTED AND ORDAINED by the Board of Supervisors of East Norriton Township, Montgomery County, Pennsylvania, this *22nd* day of *April*, 2003.



BOARD OF SUPERVISORS  
EAST NORRITON TOWNSHIP

BY: *James H. McJannet*  
Chairman

*Helmut J. W. Bauwald*  
Secretary