

**CHELTENHAM TOWNSHIP
MONTGOMERY COUNTY, PENNSYLVANIA**

ORDINANCE NO. ____-19

**AN ORDINANCE OF THE BOARD OF COMMISSIONERS
OF CHELTENHAM TOWNSHIP, MONTGOMERY
COUNTY, PENNSYLVANIA PURSUANT TO THE FIRST
CLASS TOWNSHIP CODE AND THE PENNSYLVANIA
MUNICIPALITIES PLANNING CODE AMENDING
CHAPTER 295, ZONING, OF THE CHELTENHAM
TOWNSHIP CODE OF ORDINANCES, TO AMEND THE
PERMITTED USES IN THE C1 COMMERCIAL ZONING
DISTRICT TO INCLUDE SELF-SERVICE STORAGE
FACILITIES BY SPECIAL EXCEPTION.**

WHEREAS, the intent of the C1 Commercial District is to encourage a broad range of commercial uses in the Township that will serve residents and complement existing businesses; and

WHEREAS, the intent of the C1 Commercial District is to provide appropriate locations in the Township for large-scale commercial developments such as shopping centers, chain stores, and other uses that traditionally rely on vehicular access and parking; and

WHEREAS, the Board of Commissioners of Cheltenham Township have determined that it would benefit the health and welfare of the Township to allow self-service storage facilities in the C1 Commercial Zoning District.

NOW THEREFORE, BE IT ENACTED and ORDAINED that the Board of Commissioners of Cheltenham Township, hereby ordains:

SECTION 1: Amendment to Article XI C1 Commercial District. Section 295-1101 Permitted Uses, subparagraph A.(31) “Uses permitted by special exception.” is hereby amended to permit the following use by special exception: (c) Use B-33: Storage Facility (Self-Service); and the remaining subparagraphs 31(c), 31(d), and 31(e) are relettered as 31(d), 31(e), and 31(f), respectively.

SECTION 2: Severability. The provisions of this Ordinance are severable, and if any section, sentence, clause, part or provision hereof shall be held illegal, invalid or unconstitutional by any court of competent jurisdiction, such decision of the court shall not affect or impair the remaining sections, sentences, clauses, parts or provisions of this Ordinance. It is hereby declared to be the intent of the Board that this Ordinance would have been adopted even if such illegal, invalid or unconstitutional section, sentence, clause, part or provision had not been included herein.

SECTION 3: Failure to Enforce Not a Waiver. The failure of the Township to enforce any provision of this Ordinance shall not constitute a waiver by the Township of its rights of future enforcement hereunder.

SECTION 4: Effective Date. This Ordinance shall take effect and be in force from and after its approval as required by the law.

SECTION 5: Repealer. All other ordinances and resolutions or parts thereof insofar as they are inconsistent with this Ordinance are hereby repealed.

ORDAINED and ENACTED by the Board of Commissioners of Cheltenham Township, Montgomery County, Pennsylvania, in lawful session duly assembled this **23rd** day of **October, 2019**.

ATTEST:

**TOWNSHIP OF CHELTENHAM
BOARD OF COMMISSIONERS**

Bryan T. Havir
Township Manager and Secretary

By: _____
Daniel B. Norris, President