

ORDINANCE NO. 2023-04

AN ORDINANCE OF LOWER PAXTON TOWNSHIP, DAUPHIN COUNTY, COMMONWEALTH OF PENNSYLVANIA, AMENDING THE CODE OF THE TOWNSHIP OF LOWER PAXTON, CHAPTER 203 (ZONING ORDINANCE), SECTION 306 (Allowed Uses) AND SECTION 403 (Additional requirements for Accessory uses)

BE IT ENACTED AND ORDAINED by the Board of Supervisors of Lower Paxton Township, Dauphin County, Pennsylvania, and it is hereby enacted and ordained by authority of the same as follows:

Section 306 (Table of Allowed Uses in Each Zoning District) and Section 403.D.O (Additional Requirements for Accessory uses) of the Zoning Ordinance are hereby amended as follows:

§ 306.B.2.f – is amended to add the following accessory use as an accessory use permitted by Special Exception in the CN Zoning District:

“Auto Fueling Station as part of a Retail Grocery Store Use (S.403)”

§ 403 is amended to include the following accessory use:

§ 403.D.0 Auto Fueling Station:

- a. The Auto Fueling Station shall be on the same lot as a permitted Retail Grocery Store.
- b. The Retail Grocery Store shall contain a minimum of 30,000 sq.ft. of retail floor area.
- c. The Auto Fueling Station shall be branded and managed as part of the Retail Grocery Store.
- d. Access driveways to the Auto Fueling Station shall be at least 30’ from the intersection of any public streets.
- e. Gasoline pumps at the Auto Fueling Station shall be located at least 30 ft. from the edge of the R.O.W. of a public street.
- f. Ingress and egress at the Auto Fueling Station shall not create hazardous conditions or undue traffic congestion.
- g. Air towers and water outlets may be located outside an enclosed building, provided that all facilities associated with the Auto Fueling Station shall be setback a minimum of 10’ from any property lines.
- h. All supplies and merchandise shall be stored within a building except automotive supplies on display for sale.

SECTION 3: All other ordinances and parts of ordinances inconsistent herewith are hereby repealed.

SECTION 4: The provisions of this Ordinance are severable and if any of its sections, clauses or sentences shall be held illegal, invalid, or unconstitutional, such provision shall not affect or impair any other remaining sections, clauses, or sentences of the same.

SECTION 5: This Ordinance shall become effective five (5) days after enactment.

DULY ORDAINED and ENACTED as Ordinance 23-04 on this 20th day of June , by the Board of Supervisors of Lower Paxton Township, Dauphin County, Pennsylvania, in lawful session duly assembled.

ATTEST:

BOARD OF SUPERVISORS

LOWER PAXTON TOWNSHIP

Secretary

By: _____

Chairman

(SEAL

Vice-Chairman

Supervisor

Supervisor

Supervisor