

ORDINANCE NO. 2022-02

AN ORDINANCE TO AMEND CHAPTER 165, ARTICLE IX, SECTION 165-64, GENERAL COMMERCIAL DISTRICT, OF THE CODE OF THE TOWN OF MYERSVILLE, TO ENSURE AESTHETICALLY PLEASING DEVELOPMENT COMPATIBLE WITH ADJACENT OR NEIGHBORING BUILDINGS WITHIN THE DISTRICT.

SECTION I. BE IT ENACTED AND ORDAINED, by the Mayor and Council of the Town of Myersville that Chapter 165 "Zoning", Article IX, Section 165-64 of the Code of the Town of Myersville be, and hereby is, amended as hereinafter provided. New language is designated by being **IN BOLD CAPITAL LETTERS**, and deletions are designated by being ~~{in brackets and stricken through}~~.

Chapter 165 – Zoning

Article IX – General Commercial District

§ 165-64 Site improvement plans required.

- A. Whenever any use is to be established within a **GENERAL COMMERCIAL (GC)** District, a site improvement plan of development must be submitted to the Planning Commission and approved by it. Said site improvement plan shall show the proposed building location and use, driveways, parking and loading areas, landscaping, water and sewer facilities, storm drainage facilities and street lighting, all showing relationships to adjacent development. **NEW PRINCIPAL STRUCTURES IN THE GC DISTRICT SHALL BE COMPATIBLE WITH THE MASSING, SIZE, SCALE, MATERIALS, AND ARCHITECTURAL FEATURES OF NEARBY BUILDINGS, SO AS TO PRESENT AN AESTHETICALLY PLEASING AND FINISHED APPEARANCE AS VIEWED FROM ALL SIDES. LOADING DOCKS, SERVICE AREAS OR OTHER SIMILAR FEATURES SHALL BE SCREENED FROM VIEW FROM ALL PUBLIC STREET AND ADJOINING RESIDENTIAL DISTRICTS. TO ENSURE AESTHETICALLY PLEASING DEVELOPMENT COMPATIBLE WITH ADJACENT OR NEIGHBORING BUILDINGS, ALL APPLICATIONS FOR SITE PLAN APPROVAL SHALL INCLUDE ARCHITECTURAL PLANS, ELEVATIONS, AND ARCHITECTURAL RENDERINGS OR OTHER INFORMATION CONCERNING THE DESIGN AND MATERIALS OF THE PROPOSED BUILDING.**

B. – D. *{Unchanged}*

INTRODUCED on the 10<sup>th</sup> day of May, 2022.

ENACTED AND APPROVED this 14<sup>th</sup> day of June, 2022 by a vote of 5  
for, 0 against, 0 absent and 0 abstaining.

ATTEST:

Kathy Gaver  
Kathy Gaver, Town Clerk

MAYOR AND COUNCIL OF THE  
TOWN OF MYERSVILLE

By: [Signature] (SEAL)  
Mark Hinkle, Mayor