

ORDINANCE NO. 245

AN ORDINANCE OF THE RICHLANDTOWN BOROUGH COUNCIL AMENDING THE ZONING ORDINANCE (RICHLANDTOWN BOROUGH CODE CHAPTER 27) TO REQUIRE EXPIRATION DATES ON ZONING PERMITS

The Richlandtown Borough Council upon review by the Bucks County Planning Commission and Richlandtown Borough Planning Commission hereby enacts and ordains the following Ordinance which amends the Richlandtown Borough Zoning Ordinance (Richlandtown Borough Code of Ordinances, Chapter 27) as follows:

- I. **Section 27-1005** of the Richlandtown Borough Zoning Ordinance, Chapter 27, Richlandtown Borough Code is hereby amended to read as follows:

§27-1005. Life of a Permit

Any erection, construction, reconstruction, or alteration of a building or structure, including a sign, authorized by a zoning permit, shall be commenced within one year of the date of issuance of the permit. All construction, reconstruction or alteration associated with the zoning permit must be complete with the time limits below. Failure to complete the improvements within the schedule below shall constitute a violation of this Chapter, enforceable as set forth in §27, Part 13 of this Code.

Type of Permit	Construction Must be Complete Within
Sign Permit	3 Months of Date of Start of Construction
Construction, reconstruction or Alteration of Accessory Building or Structure	One Year of Date of Start of Construction
Construction, Reconstruction or Alteration of Principal Building or Structure <3000 Square Feet	One Year of Date of Start of Construction
Construction, Reconstruction or Alteration of Principal Building or Structure >3000 Square Feet	Two Years of Date of Start of Construction

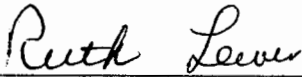
In the case of construction, reconstruction, or alteration of any building or structure, the Zoning Officer may, upon cause shown, grant an extension of the completion times set forth above, provided that the time for completion of construction shall not extend beyond three years. No permits shall be issued for a property while there exists on the property a violation for failure to commence construction within one year or to complete construction in accordance with the time limits set forth above.

- II. Should any section or provision of this Ordinance be declared by any court of competent jurisdiction to be invalid, illegal, or unconstitutional, such decision shall have no effect on the validity of this Ordinance as a whole, or any part thereof.
- III. Any Ordinance or Resolution or part of any Ordinance or Resolution inconsistent with the provisions of this Ordinance shall be repealed to the extent of such inconsistency.
- VIII. In all other respects, the Richlandtown Borough Code of Ordinances, as amended is hereby ratified and confirmed.
- IV. This Ordinance shall become effective five (5) days after its adoption.

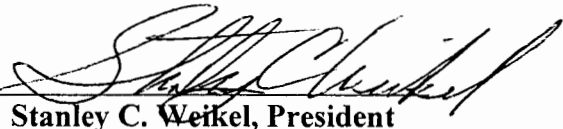
ENACTED AND ORDAINED into an Ordinance this 11 day of FEB, 2008 by the Council of Richlandtown Borough in lawful session duly assembled.

ATTEST:

**RICHLANDTOWN
BOROUGH COUNCIL**



Ruth Lewis, Administrator



Stanley C. Weikel, President