



DEPARTMENT OF LAW

City Hall | 340 North Washington Avenue | Scranton, PA 18503 | 570.348.4105

April 26, 2023

The following amendments to the proposed zoning ordinance and map were passed by Scranton City Council on April 25, 2023.

City Council intends to vote on final enactment on May 9, 2023.

SCRANTON CITY COUNCIL MOTION TO AMEND:

PROPOSED ORDINANCE TITLED "ESTABLISHING REGULATIONS AND RESTRICTIONS FOR THE LOCATION AND USE OF LOTS, LAND, BUILDINGS, AND OTHER STRUCTURES; THE HEIGHT, NUMBER OF STORIES, AND SIZE AND BULK OF BUILDINGS AND STRUCTURES; THE DENSITY OF POPULATION; OFF-STREET PARKING; AND SIMILAR ACCESSORY REGULATIONS IN THE CITY OF SCRANTON, LACKAWANNA COUNTY, PENNSYLVANIA, AND FOR SAID PURPOSES DIVIDING THE CITY OF SCRANTON INTO DISTRICTS AND ESTABLISHING THE BOUNDARIES THEREOF, PRESCRIBING CERTAIN UNIFORM REGULATIONS FOR EACH SUCH DISTRICT, AND PROVIDING FOR ADMINISTRATIVE ENFORCEMENT AND AMENDMENT OF ITS PROVISIONS IN ACCORDANCE WITH THE PENNSYLVANIA MUNICIPALITIES PLANNING CODE (MPC), 53 P.S. § 10101 ET SEQ., AS AMENDED."

WHEREAS, Scranton City Council wishes to amend the above-referenced proposed zoning ordinance ; and

WHEREAS, Scranton City Council wishes to amend the proposed Zoning ordinance as follows: Increase all setbacks under Civic Zoning from ten (10') feet to fifteen (15') feet; and

NOW THEREFORE, BE IT MOTIONED that said proposed ordinance attached hereto as Exhibit A shall be amended as follows:

Article 3 section 3.4 titled **District Quick Views** of the proposed Zoning Ordinance is hereby amended by amended as follows:

- All Setbacks permitted under Civic Zoning designation shall be fifteen (15') feet

SCRANTON CITY COUNCIL MOTION TO AMEND:

PROPOSED ORDINANCE TITLED "ESTABLISHING REGULATIONS AND RESTRICTIONS FOR THE LOCATION AND USE OF LOTS, LAND, BUILDINGS, AND OTHER STRUCTURES; THE HEIGHT, NUMBER OF STORIES, AND SIZE AND BULK OF BUILDINGS AND STRUCTURES; THE DENSITY OF POPULATION; OFF-STREET PARKING; AND SIMILAR ACCESSORY REGULATIONS IN THE CITY OF SCRANTON, LACKAWANNA COUNTY, PENNSYLVANIA, AND FOR SAID PURPOSES DIVIDING THE CITY OF SCRANTON INTO DISTRICTS AND ESTABLISHING THE BOUNDARIES THEREOF, PRESCRIBING CERTAIN UNIFORM REGULATIONS FOR EACH SUCH DISTRICT, AND PROVIDING FOR ADMINISTRATIVE ENFORCEMENT AND AMENDMENT OF ITS PROVISIONS IN ACCORDANCE WITH THE PENNSYLVANIA MUNICIPALITIES PLANNING CODE (MPC), 53 P.S. § 10101 ET SEQ., AS AMENDED."

WHEREAS, Scranton City Council wishes to amend the above-referenced proposed zoning ordinance ; and

WHEREAS, Scranton City Council wishes to amend the proposed Zoning ordinance to remove the following :

1. **Dwelling: Garden Apartments** as a special exception permitted use.
2. **Dwelling: Two-Family** as a permitted use for the R-6 Suburban Single Family Residential designation; and

NOW THEREFORE, BE IT MOTIONED that said proposed ordinance attached hereto as Exhibit A shall be amended as follows:

Article 3 section 3.4 titled **District Quick Views** of the proposed Zoning Ordinance is hereby amended by amended as follows:

-Dwelling: Garden Apartments shall be removed as a Special Exception permitted use and shall not be allowed under the R-6 Suburban Single Family Residential designation; and

- Dwelling: Two-Family shall be removed as a permitted use and shall not be allowed under the R-6 Suburban Single Family Residential designation.

-

SCRANTON CITY COUNCIL MOTION TO AMEND:

PROPOSED ORDINANCE TITLED "ESTABLISHING REGULATIONS AND RESTRICTIONS FOR THE LOCATION AND USE OF LOTS, LAND, BUILDINGS, AND OTHER STRUCTURES; THE HEIGHT, NUMBER OF STORIES, AND SIZE AND BULK OF BUILDINGS AND STRUCTURES; THE DENSITY OF POPULATION; OFF-STREET PARKING; AND SIMILAR ACCESSORY REGULATIONS IN THE CITY OF SCRANTON, LACKAWANNA COUNTY, PENNSYLVANIA, AND FOR SAID PURPOSES DIVIDING THE CITY OF SCRANTON INTO DISTRICTS AND ESTABLISHING THE BOUNDARIES THEREOF, PRESCRIBING CERTAIN UNIFORM REGULATIONS FOR EACH SUCH DISTRICT, AND PROVIDING FOR ADMINISTRATIVE ENFORCEMENT AND AMENDMENT OF ITS PROVISIONS IN ACCORDANCE WITH THE PENNSYLVANIA MUNICIPALITIES PLANNING CODE (MPC), 53 P.S. § 10101 ET SEQ., AS AMENDED."

WHEREAS, Scranton City Council wishes to amend the above-referenced proposed zoning ordinance; and

WHEREAS, Scranton City Council wishes to amend the proposed zoning ordinance to extend distance of the setbacks of PSES from one hundred (100') feet to three hundred (300') feet from adjacent residential districts or occupied structures; and

NOW THEREFORE, BE IT MOTIONED that said proposed ordinance attached hereto as Exhibit A shall be amended as follows:

Section 5.17 titled Ground Mounted Principal Energy Systems under subsection (B)(2)(b) titled **Setbacks** shall be amended as follows:

b. All PSES shall be set back three hundred (300') feet from adjacent residential districts or occupied structures.

All other sections under 5.17 shall remain the same.

SCRANTON CITY COUNCIL MOTION TO AMEND:

PROPOSED ORDINANCE TITLED "ESTABLISHING REGULATIONS AND RESTRICTIONS FOR THE LOCATION AND USE OF LOTS, LAND, BUILDINGS, AND OTHER STRUCTURES; THE HEIGHT, NUMBER OF STORIES, AND SIZE AND BULK OF BUILDINGS AND STRUCTURES; THE DENSITY OF POPULATION; OFF-STREET PARKING; AND SIMILAR ACCESSORY REGULATIONS IN THE CITY OF SCRANTON, LACKAWANNA COUNTY, PENNSYLVANIA, AND FOR SAID PURPOSES DIVIDING THE CITY OF SCRANTON INTO DISTRICTS AND ESTABLISHING THE BOUNDARIES THEREOF, PRESCRIBING CERTAIN UNIFORM REGULATIONS FOR EACH SUCH DISTRICT, AND PROVIDING FOR ADMINISTRATIVE ENFORCEMENT AND AMENDMENT OF ITS PROVISIONS IN ACCORDANCE WITH THE PENNSYLVANIA MUNICIPALITIES PLANNING CODE (MPC), 53 P.S. § 10101 ET SEQ., AS AMENDED."

WHEREAS, Scranton City Council wishes to amend the above-referenced proposed zoning ordinance and Zoning Map; and

WHEREAS, Scranton City Council wishes to amend the proposed zoning ordinance and map so that the odd side of 200 block of Colfax Avenue be zoned Town-City Institutional and the even side of 200 block of Colfax Avenue be zoned Town-City Single Family Residence; and

NOW THEREFORE, BE IT MOTIONED that said proposed ordinance and map attached hereto as Exhibit A shall be amended as follows:

Article 3 section 3.2 titled **Zoning Map** of the proposed Zoning Ordinance is hereby amended by amended as follows:

The odd side of the 200 block of Colfax Avenue shall be changed from a Civic zoning designation to a Town-City Institutional zoning designation; And

The even side of the 200 block of Colfax Avenue shall be changed from a Town-City Institutional zoning designation to a Town-City Single Family Residence zoning designation.