BOROUGH OF ARCHBALD
LACKAWANNA COUNTY
COMMONWEALTH OF PENNSYLVANIA

ORDINANCE NO. _____

AN ORDINANCE AMENDING THE BOROUGH OF ARCHBALD ZONING MAP

WHEREAS, the Legislature of the Commonwealth of Pennsylvania enacted the Borough Code as Amended, authorizing Boroughs to enact such regulations as may be necessary for the health, safety, morals and general welfare of the Borough; and

WHEREAS, the Legislature of the Commonwealth of Pennsylvania enacted the Pennsylvania Municipalities Code, 53 P.S. § 10101 et seq. as amended, which pursuant to 53 P.S. § 10601 (Entitled "General Powers") and 53 P.S. § 10609 (Entitled "Enactment of Zoning Ordinance Amendments") and P.S. § 10501 (Entitled "Grant of Power") authorizes the Borough's Council to enact and amend zoning ordinances and subdivision and land development ordinances;

WHEREAS, certain lots and tracts of real property within the Borough of Archbald are underutilized and have potential for development that would benefit the community;

THEREFORE, the Borough of Archbald desires to create flexible and appropriate regulations for the development of land; and

THEREFORE, the Borough Council of the Borough of Archbald does herby **ENACT** and **ORDAIN** as follows:

SECTION I. AMENDMENT OF THE ARCHBALD BOROUGH ZONING MAP

The Borough of Archbald's Zoning Map is hereby amended in accordance with the Zoning Map attached hereto and made a part hereof as Exhibit "A".

SECTION II. REPEALER

All Ordinances and Borough of Archbald Zoning Maps, or parts of Ordinances and Borough of Archbald Zoning Maps, which are inconsistent herewith are hereby repealed, it being understood and intended that all Ordinances of the Borough of Archbald, such as are not otherwise specifically in conflict or inconsistent with this Ordinance, shall remain in full force and effect, the same being reaffirmed hereby

SECTION III. SEVERABILITY

If any provision, sentence, clause, section, term, phrase or part of this Ordinance is for any reason found to be unconstitutional, illegal or invalid, such unconstitutionality, illegality or invalidity shall not affect or impair any of the remaining provisions, sentences, clauses, sections, term, phrases, or part of this Ordinance. It is hereby declared as the intent of the Borough Council of the Borough of Archbald that this Ordinance would have been adopted had such an unconstitutional, illegal or invalid provision, sentence, clause, section, term, phrase or part there of not been included herein.

SECTION IV. EFFECTIVE DATE

This amendment shall become effective five (5) days after date of enactment.

ORDAINED AND ENACTED THIS ____ day of _____, of 2026.

Borough of Archbald

By: _____
LOIUIS RAPOCH, PRESIDENT.
ARCHBALD BOROUGH COUNCIL

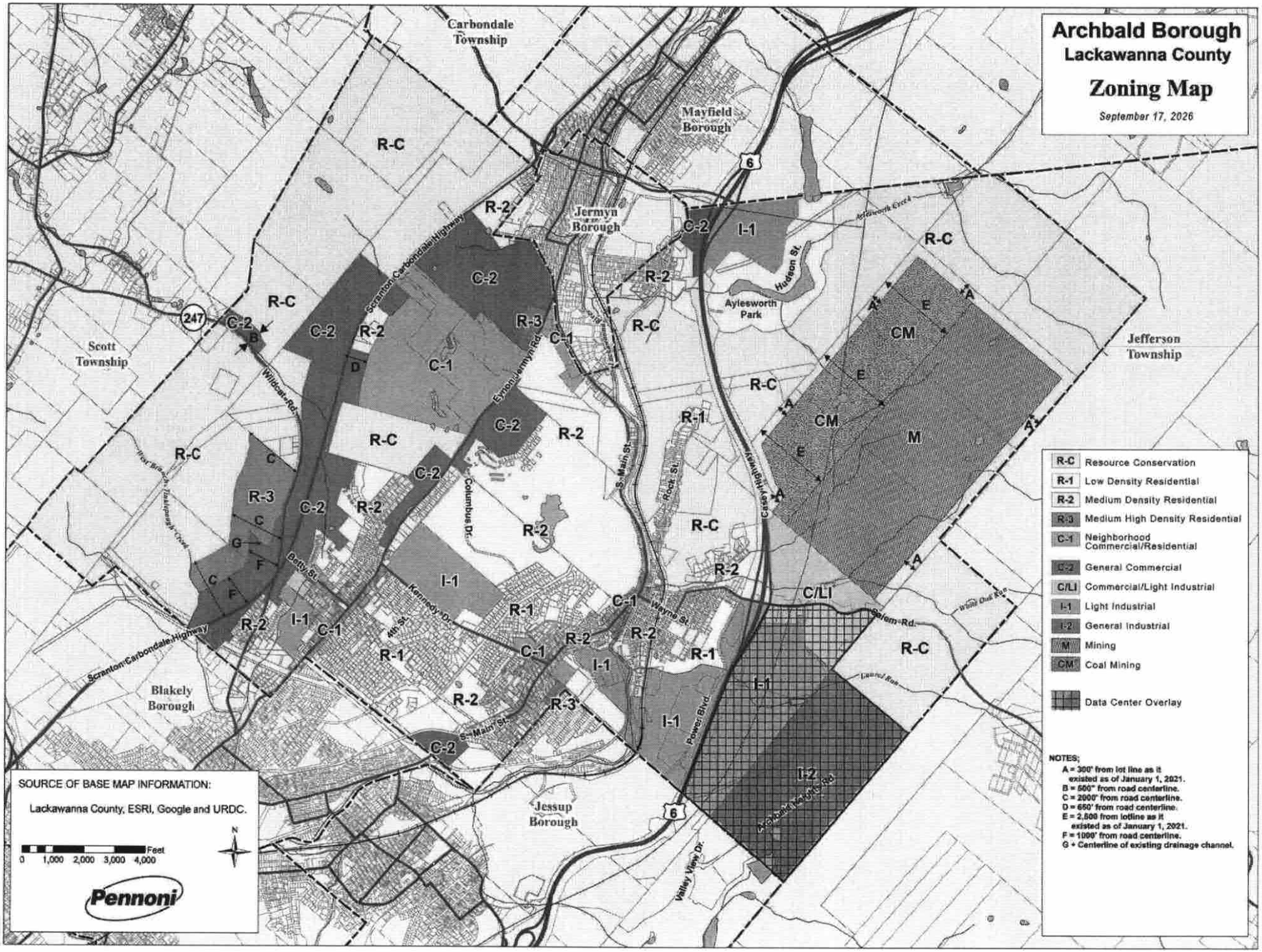
ATTEST:

_____
JAMAYCA KAVANAUGH, SECRETARY,
BOROUGH OF ARCHBALD

EXAMINED AND APPROVED this _____ day of _____ of 2026.

_____,
SHIRLEY BARRETT, MAYOR
BOROUGH OF ARCHBALD

EXHIBIT "A"


Archbald Borough
Lackawanna County
Zoning Map
September 17, 2026
Carbondale Township
Mayfield Borough
Jermyn Borough
Scott Township
Jefferson Township
Blakely Borough
Jessup Borough
Aylesworth Park
Scranton-Carbondale Highway
Wildcat Rd.
Eynon-Jermyn Rd.
S. Main St.
Rock St.
Hudson St.
Columbus Dr.
Betty St.
Kennedy Dr.
4th St.
Wayne St.
Salem Rd.
Power Blvd.
Valley View Dr.
Laurel Run
White Oak Run
R-C Resource Conservation
R-1 Low Density Residential
R-2 Medium Density Residential
R-3 Medium High Density Residential
C-1 Neighborhood Commercial/Residential
C-2 General Commercial
C/LI Commercial/Light Industrial
I-1 Light Industrial
I-2 General Industrial
M Mining
CM Coal Mining
Data Center Overlay
NOTES;
A = 300' from lot line as it existed as of January 1, 2021.
B = 500' from road centerline.
C = 2000' from road centerline.
D = 650' from road centerline.
E = 2,500 from lotline as it existed as of January 1, 2021.
F = 1000' from road centerline.
G = Centerline of existing drainage channel.
SOURCE OF BASE MAP INFORMATION:
Lackawanna County, ESRI, Google and URDC.
0 1,000 2,000 3,000 4,000 Feet
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Pennoni