

ORDINANCE No. 99

AN ORDINANCE OF COOLSPRING TOWNSHIP, MERCER COUNTY, PENNSYLVANIA, AMENDING THE COOLSPRING TOWNSHIP ZONING ORDINANCE BY REVISING SECTION 500 (PERMITTED PRINCIPAL USE TABLE) AND SECTION 613.02 (ENERGY GENERATION FACILITIES) TO PROVIDE THAT ENERGY GENERATION FACILITIES (EGF) SHALL BE PERMITTED AS A CONDITIONAL USE IN THE INDUSTRIAL (I) AND COMMERCIAL (C) ZONING DISTRICTS, CONSISTENT WITH THE PENNSYLVANIA MUNICIPALITIES PLANNING CODE AND APPLICABLE CASE LAW.

WHEREAS, The Board of Supervisors of Coolspring Township hereby finds and affirms as follows:

A. The Pennsylvania Municipalities Planning Code (53 P.S. §10101 et seq.) ("MPC") authorizes municipalities to enact and amend zoning ordinances to promote the public health, safety, morals, and general welfare;

B. The Board of Supervisors finds that permitting Energy Generation Facilities as a Conditional Use within the Industrial (I) and Commercial (C) Zoning Districts allows for appropriate review of site-specific impacts while ensuring such facilities are accommodated within the Township;

C. This amendment is intended to maintain consistency with the MPC, provide clear standards for review, and protect the public health, safety, and welfare.

NOW, THEREFORE, BE IT ORDAINED AND ENACTED by the Board of Supervisors of Coolspring Township, Mercer County, Pennsylvania, and it is hereby ordained and enacted as follows:

Section 1.

Section 500 – Permitted Principal Use Table of the Coolspring Township Zoning Ordinance is hereby amended by revising the table to read as follows:

Energy Generation Facility (EGF): The designation of Conditional Use (CU) is hereby removed from Agriculture (AG), Residential (R-1), and Residential (R-2). Energy Generation Facilities shall be permitted as a Conditional Use (CU) only within the Industrial (I) and Commercial (C) Zoning Districts.

All other provisions of Section 500 remain unchanged.

Section 613.02 Where Permitted is hereby amended to read:

A. An EGF shall be permitted as a Conditional Use in the Industrial (I) and Commercial (C) Zoning Districts.

All other provisions of Section 613 remain unchanged

Section 2. SEVERABILITY

If any provision, section, sentence, clause, or part of this Ordinance shall be held invalid or unconstitutional by a court of competent jurisdiction, such determination shall not affect the validity of the remaining provisions of this Ordinance.

Section 3. REPEALER

All ordinances or parts of ordinances inconsistent herewith are hereby repealed to the extent of such inconsistency.

Section 4. EFFECTIVE DATE

This Ordinance shall take effect five (5) days after enactment according to law.

ENACTED AND ORDAINED

this 3rd day of AUGUST, 2026, by the Board of Supervisors of Coolspring Township, Mercer County, Pennsylvania, in lawful session duly assembled.

COOLSPRING TOWNSHIP Board of Supervisors



Terri Ligo, Sec. Attest Signatures

Kenneth Struthers

Corwin Masson

Drew Shaffer