

I Principal Use

	Front Yard* (feet)	Side Yards One (feet)	Both (feet)	Rear Yard (feet)
All uses	60	50	100	50

* The depth at which the minimum lot width shall be measured.

§ 200-21. Appalachian Trail Corridor Overlay District

The Appalachian Trail Corridor Overlay District is hereby created to be defined by the area within one thousand (1,000) feet on each side of the centerline of the Appalachian Trail as it is designated by the Appalachian Trail Conference. The intent of the District is to provide a buffer from incompatible uses along the Trail while recognizing that the Trail crosses private lands where reasonable uses must be permitted. In addition to all other applicable standards of this Zoning Ordinance, the following requirements shall apply:

A. Buffer - Structures shall be prohibited within one hundred (100) feet of the Trail corridor owned by the National Park Service. Any structure permitted by variance within the buffer shall be screened in accordance with § 200-29.L of this Zoning Ordinance.

B. Existing Vegetation - Vegetation in the buffer shall not be disturbed except for maintenance purposes, the correction of hazardous conditions or the removal of invasive species, or as otherwise approved by the Township as part of a landscape or open space plan. Trees may be harvested to the extent that the basal area of trees in the buffer area shall not be reduced below fifty (50) percent of the basal area present before cutting or below sixty-five (65) square feet per acre, whichever is higher. Basal area is the area in square feet per acre occupied by tree stems at four and one-half (4.5) feet above the ground, normally measured by a calibrated prism or angle gauge.

C. Conditional Use - With the exception of forestry enterprises, any nonresidential use which is not otherwise classified as a conditional use, special exception or accessory use, and which is located within one thousand (1,000) feet of the centerline of the Trail, shall be considered a conditional use. All such uses shall be considered in terms of effects on the Trail and the Board of Supervisors shall attach such conditions deemed reasonable and necessary to afford protection to the trail.