



ORDINANCE PROPOSALS

7/1/2025 to 7/31/2025

The staff reviewed proposals for:

	Total
Subdivision and Land Development Ordinance (SLDO) Amendments	1
Zoning Map Amendments	1
Zoning Ordinance Amendments	4
Zoning Ordinance Updates	1
TOTAL REVIEWS	7

MUNICIPALITY	FILE NO.	REVIEW DATE	TOPIC	LANDSCAPES3 CONSISTENCY
Downingtown Borough	ZA-06-25-18583	7/8/2025	Proposed - Zoning Ordinance Amendment MEDICAL MARIJUANA, add the definition of Convenience Store, to define E-Liquids, Electronic Cigarettes, Electronic Nicotine Delivery Systems, Hookah Bars, Significant Tobacco Retailers and Smoke Shops; to place separation requirements and establishing additional restrictions on Significant Tobacco Retailer uses in the C-1 and C-3 Commercial and Industrial Districts, and to add a new section 287-87.3 establishing additional criteria for the approval of a Significant Tobacco Retailers use	Consistent
Phoenixville Borough	ZM-06-25-18588	7/15/2025	Proposed - Zoning Map Amendment Amending and restating the zoning map to change various zoning district boundaries in the Borough.	Consistent
Phoenixville Borough	ZO-06-25-18586	7/15/2025	Proposed - Zoning Ordinance Update Update the Borough Zoning requirements, including updates to the Definition section and the addition of accessory dwelling units as a use permitted by special exception; further amending and restating Attachment 1 (District Specifications) to Chapter 27 (Zoning) to update the same.	Consistent
Upper Uwchlan Township	ZA-06-25-18566	7/2/2025	Proposed - Zoning Ordinance Amendment resubmission of ZA-05-25-18535; Signs, Commercial Vehicle Parking, Short Term Rentals.	Consistent

MUNICIPALITY	FILE NO.	REVIEW DATE	TOPIC	LANDSCAPES3 CONSISTENCY
Wallace Township	SA-06-25-18570	7/11/2025	Proposed - SLDO Amendment Amended term for: STREET, SINGLE ACCESS, amendment to Greenway Design Review Standards – Other Design Considerations, addition of Fire Company and responding ambulance companies have adequate means of access proposed for any subdivision or land development, Single Access Streets, shall be amended as: Single access streets shall not serve more than fourteen (14) dwelling units and shall not exceed 1,000 feet in length, Sidewalks and Trails are amended.	Consistent
West Brandywine Township	ZA-06-25-18564	7/2/2025	Proposed - Zoning Ordinance Amendment Add definition for "Senior Independent Living Facility", and "Directory Sign" and amend the definitions of "Planned Commercial/Institutional Development," "Tract," and "Convenience Store"; allow a senior independent living facility in the GC General Commercial Overlay District by conditional use; amend the location of access driveways for lots in the GC Overlay District; amend the setback for a gasoline canopy to 50 feet; Add regulations for signs in the GC Overlay District; Amend the regulations for billboard signs and electronic signs; and add a new Section Section 200-130.1 to add regulations for electronic signs.	Consistent
West Goshen Township	ZA-06-25-18556	7/3/2025	Proposed - Zoning Ordinance Amendment Amendment: area and bulk regulations, R-3B Flexible Design Conservation District.	Not Relevant

TOTAL NUMBER OF ORDINANCE PROPOSALS WITH RELEVANCE TO LANDSCAPES3: 6

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