

**WEST NANTMEAL TOWNSHIP**  
**CHESTER COUNTY, PENNSYLVANIA**

**ORDINANCE 4-2022**

**AN ORDINANCE OF THE TOWNSHIP OF WEST NANTMEAL, CHESTER COUNTY, PENNSYLVANIA AMENDING THE WEST NANTMEAL TOWNSHIP ZONING ORDINANCE OF 2010, AS AMENDED AND CODIFIED IN CHAPTER 215 OF THE CODE OF THE TOWNSHIP OF WEST NANTMEAL, BY AMENDING THE WEST NANTMEAL TOWNSHIP ZONING MAP WHICH IS ADOPTED IN SECTION 215-9 TO REZONE CHESTER COUNTY TAX PARCEL NO. 23-5-76.2 FROM R-2 RURAL RESIDENTIAL TO C-1 VILLAGE COMMERCIAL.**

**IT IS HEREBY ORDAINED AND ENACTED**, by the Board of Supervisors of West Nantmeal Township, that the West Nantmeal Township Zoning Ordinance of 2010, as amended, as codified in Chapter 215 of the Code of the Township of West Nantmeal (the “Code”) shall hereby be further amended as follows:

**SECTION 1.** The West Nantmeal Township Zoning Map which is adopted in Article III of the Code titled, “Zoning Map and Zoning Districts”, Section 215-9, titled, “Official Zoning Map”, shall be revised to rezone the following parcel of property from R-2 Rural Residential to C-1 Village Commercial as depicted on the revised Zoning Map which is attached hereto as Exhibit “A” and is incorporated herein by reference:


<u>Parcel No.</u>	<u>Legal Owner</u>	<u>Property Address</u>
23-5-76.2	Indian Creek 700 Real Estate LLC	807 N. Manor Road Elverson, PA 19520

**SECTION 2. Repealer.** All ordinances or parts of ordinances conflicting with any provision of this Ordinance are hereby repealed insofar as the same affects this Ordinance.

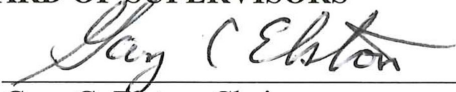
**SECTION 3. Effective Date.** This Ordinance shall become effective in five days.

ENACTED AND ADOPTED by the Board of Supervisors this 10<sup>th</sup> day of October, 2022.

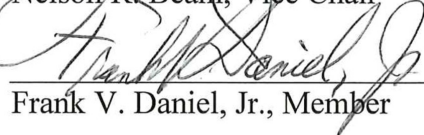
ATTEST:

  
Deborah M. Kolpak  
Township Secretary

**WEST NANTMEAL TOWNSHIP  
BOARD OF SUPERVISORS**

By:   
Gary C. Elston, Chair

By:   
Nelson R. Beam, Vice Chair

By:   
Frank V. Daniel, Jr., Member

**EXHIBIT "A"**

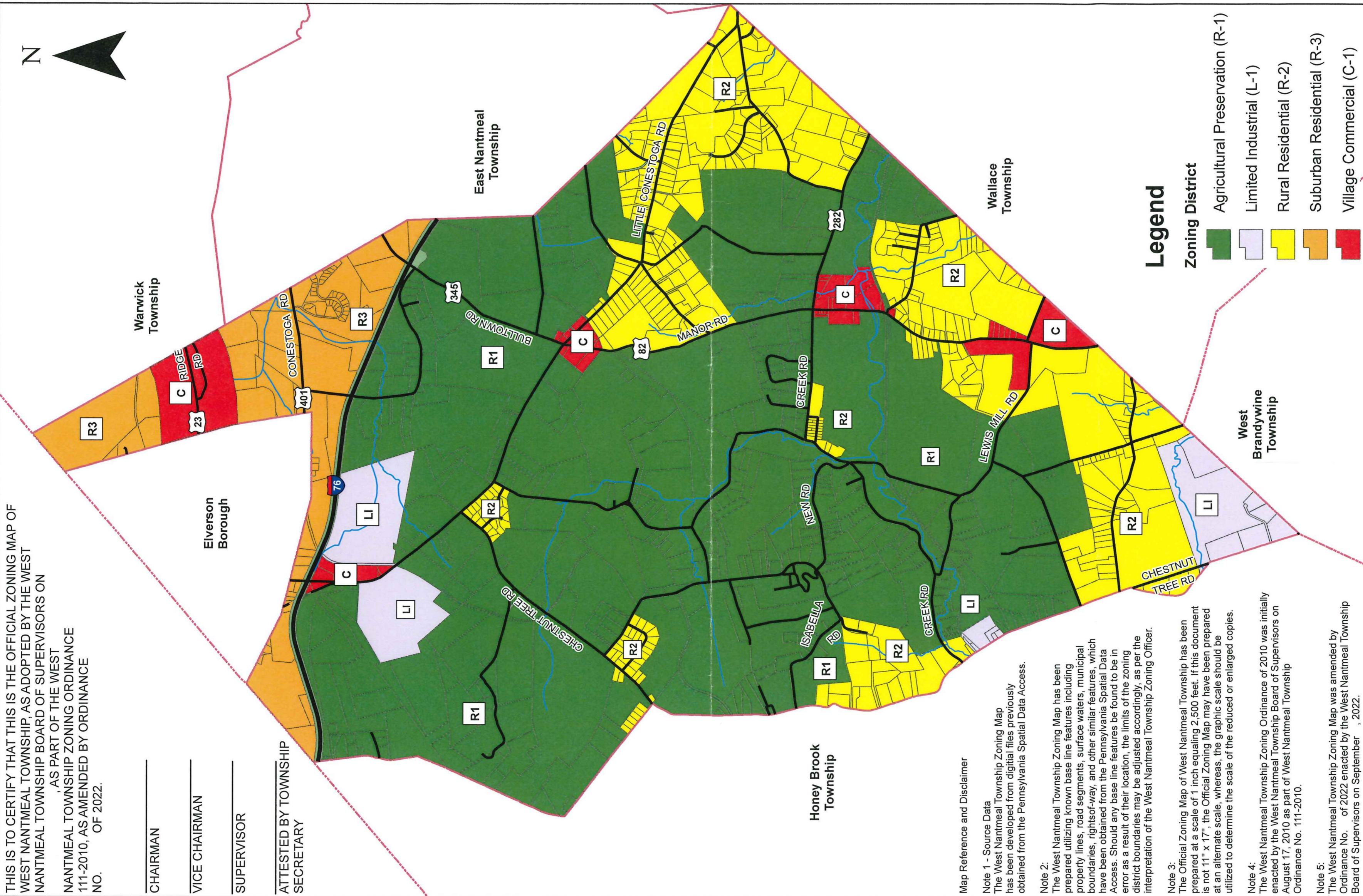
THIS IS TO CERTIFY THAT THIS IS THE OFFICIAL ZONING MAP OF WEST NANTMEAL TOWNSHIP, AS ADOPTED BY THE WEST NANTMEAL TOWNSHIP BOARD OF SUPERVISORS ON \_\_\_\_\_, AS PART OF THE WEST NANTMEAL TOWNSHIP ZONING ORDINANCE 111-2010, AS AMENDED BY ORDINANCE NO. \_\_\_\_\_ OF 2022.

CHAIRMAN \_\_\_\_\_

VICE CHAIRMAN \_\_\_\_\_

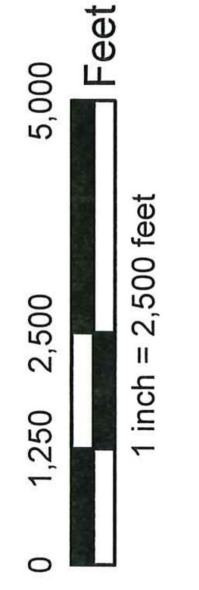
SUPERVISOR \_\_\_\_\_

ATTESTED BY TOWNSHIP SECRETARY \_\_\_\_\_



**Legend**

- Zoning District**
- Agricultural Preservation (R-1)
  - Limited Industrial (L-1)
  - Rural Residential (R-2)
  - Suburban Residential (R-3)
  - Village Commercial (C-1)



**Map Reference and Disclaimer**

**Note 1 - Source Data**  
The West Nantmeal Township Zoning Map has been developed from digital files previously obtained from the Pennsylvania Spatial Data Access.

**Note 2:**  
The West Nantmeal Township Zoning Map has been prepared utilizing known base line features including property lines, road segments, surface waters, municipal boundaries, right-of-way, and other similar features, which have been obtained from the Pennsylvania Spatial Data Access. Should any base line features be found to be in error as a result of their location, the limits of the zoning district boundaries may be adjusted accordingly, as per the interpretation of the West Nantmeal Township Zoning Officer.

**Note 3:**  
The Official Zoning Map of West Nantmeal Township has been prepared at a scale of 1 inch equaling 2,500 feet. If this document is not 11" x 17", the Official Zoning Map may have been prepared at an alternate scale, whereas, the graphic scale should be utilized to determine the scale of the reduced or enlarged copies.

**Note 4:**  
The West Nantmeal Township Zoning Ordinance of 2010 was initially enacted by the West Nantmeal Township Board of Supervisors on August 17, 2010 as part of West Nantmeal Township Ordinance No. 111-2010.

**Note 5:**  
The West Nantmeal Township Zoning Map was amended by Ordinance No. \_\_\_\_\_ of 2022 enacted by the West Nantmeal Township Board of Supervisors on September \_\_\_\_\_, 2022.

**Official Zoning Map  
West Nantmeal Township  
Chester County**