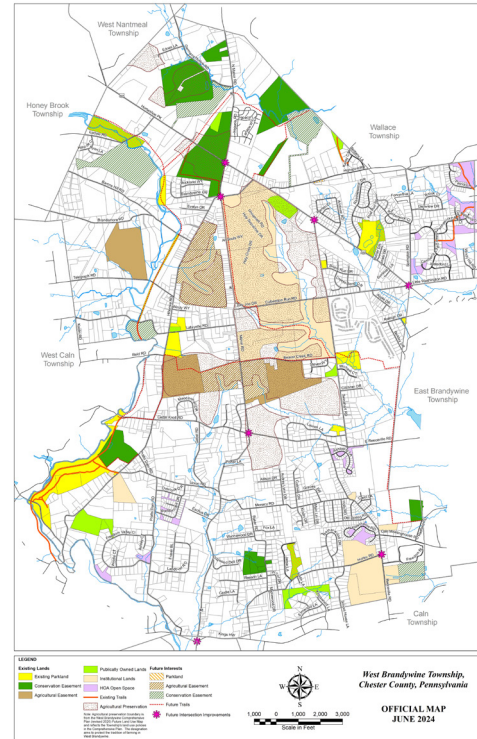


THE OFFICIAL MAP

INTRODUCTION

- Combined Map and Ordinance
- Not a zoning map.
- Planning tool authorized by the Pennsylvania Municipalities Planning Code (MPC).
- Helps fulfill Goals and Municipality’s Comprehensive Plan and other MPC sanctioned Plans.
- Expresses municipalities interest in a property or facility (trail, ROW, etc.) for public benefit or use in the future.
- The expression of intent does not affect existing property ownership; landowners still own and control their land.
- Provides an opportunity for negotiation where a public use may be beneficial before development or redevelopment.



The West Brandywine Official Map focuses on recreation, land preservation and transportation improvements.

APPLICABILITY

An official map can be used to support the following goals:

- 1. Recreation:** To prioritize land for acquisition and for potential public parks and trails.
- 2. Conservation:** To identify land as a conservation priority.
- 3. Water quality:** To protect riparian areas.
- 4. Transportation:** To identify multi-use trails corridors and improvements to the street network and road intersections.
- 5. Other public benefits:** To identify locations for community facilities like schools, firehouses, and municipal infrastructure.



IMPLEMENTATION

- Informed by the Comprehensive Plan and possibly other plans and studies, such as traffic studies, open space & recreation plans, etc.
- Draft map and ordinance developed
- Individual stakeholder outreach
- Public Meeting/Input
- 45-Day review by Municipal and County Planning Commission, neighboring municipalities, School District, and public
- Public Hearing & Adoption
- Amend Zoning and Subdivision ordinances to reference the official map



SUCCESSFUL CASE STUDIES

Chester County:

- East Bradford Township (2021)
- East Brandywine Township (2023)
- East Caln Township (2016)
- East Fallowfield Township (2018)
- Kennett Township (amended 2018)
- West Brandywine Township (2024)

Lancaster County:

- Mount Joy Township (2016)
- Warwick Township (2020)
- West Donegal Township (2010)

For more information on the Official Map and Ordinance process see the expanded technical bulletin included in this toolkit.