

Please be advised that on Monday, July 27, 2020, at 7:00 P.M. prevailing time, the Pocopson Township Board of Supervisors, by the virtual meeting platform, Go-to-Meeting, will conduct public hearings to consider, and immediately thereafter during its regular meeting decide whether or not to adopt, four ordinances. Members of the public may attend the meeting using the following link: <https://global.gotomeeting.com/join/565625133> or by telephone: 18668994679, access code 565-625-133. The first ordinance is titled: AN ORDINANCE OF THE TOWNSHIP OF POCOPSON, CHESTER COUNTY, PENNSYLVANIA, AMENDING CHAPTER 250 OF THE POCOPSON TOWNSHIP CODE, ENTITLED “ZONING” SECTION 250-6 TITLED, “DEFINITIONS AND WORD USAGE” TO AMEND THE DEFINITIONS OF “MAJOR HOME OCCUPATION” AND “MINOR HOME OCCUPATION” AND TO ADD A DEFINITION FOR “HOME-RELATED BUSINESS”; SECTION 250-15.A(12) TO ALLOW A MINOR HOME OCCUPATION AND MAJOR HOME OCCUPATION BY RIGHT IN THE RA DISTRICT; SECTION 250-15.A TO ADD A NEW SUBPARAGRAPH (16) TO ALLOW A HOME-RELATED BUSINESS BY RIGHT IN THE RA DISTRICT; SECTION 250-15.C(6) TO DELETE MAJOR HOME OCCUPATION AS A CONDITIONAL USE IN THE RA DISTRICT; SECTION 250-89 TITLED “HOME OCCUPATION STANDARDS” TO AMEND THE REGULATIONS FOR MINOR AND MAJOR HOME OCCUPATIONS AND TO ADD A NEW SECTION 250-89.1 TO ADOPT REGULATIONS FOR HOME-RELATED BUSINESSES. Section 1 amends the definitions in §250-6 for major and minor home occupations. Section 2 adds a definition for home-related business to §250-6. Section 3 amends §250-15.A(12) to provide for major and minor home occupations and home-related businesses. Section 4 deletes and marks as “Reserved” §250-15.C(6). Section 5 amends the standards for home occupations at §250-89. Section 6 creates a new §250-89.1 to provide for standards for home-related businesses. Section 7 provides for severability. Section 8 repeals all conflicting ordinances or parts of ordinances. Section 9 permits General Code to make nonsubstantive formatting and numbering changes. Section 10 provides for an effective date. The second ordinance is titled: AN ORDINANCE OF THE TOWNSHIP OF POCOPSON, CHESTER COUNTY, PENNSYLVANIA, AMENDING CHAPTER 158 OF THE POCOPSON TOWNSHIP CODE, ENTITLED “RENTAL UNITS” TO ADOPT REGULATIONS GOVERNING SHORT TERM RENTAL UNITS. Section 1 amends Chapter 158 to amend Article I to provide for short term rentals and create new Article II, “Short Term Rental Units” which provides for applicability, definitions, short term rental permit required, short term rental permit requirements, short term rental unit standards, fees, and violations and penalties. Section 2 provides for severability. Section 3 repeals all conflicting ordinances or parts of ordinances. Section 4 permits General Code to make nonsubstantive formatting and numbering changes. Section 5 provides for an effective date. The third ordinance is titled: AN ORDINANCE OF THE TOWNSHIP OF POCOPSON, CHESTER COUNTY, PENNSYLVANIA, AMENDING CHAPTER 250 OF THE POCOPSON TOWNSHIP CODE, ENTITLED “ZONING” SECTION 250-6 TITLED, “DEFINITIONS AND WORD USAGE” TO ADD A NEW DEFINITION FOR “SHORT TERM RENTAL UNIT”; SECTION 250-15 TITLED “USE REGULATIONS” TO ALLOW SHORT TERM RENTAL UNITS AS AN ACCESSORY USE TO A DWELLING UNIT AS A BY RIGHT USE IN THE RESIDENTIAL AND AGRICULTURAL DISTRICT; SECTION 250-88.A TO REQUIRE ONE OFF STREET PARKING SPACE PER BEDROOM IN A SHORT TERM RENTAL UNIT; SECTION 250-43.B(11) TO PROVIDE FOR ADDITIONAL USES; AND MISCELLANEOUS OTHER PROVISIONS CONTAINED HEREIN. Section 1 amends §250-6 to provide for a definition for “short term rental unit (STR)”. Section 2 creates new §250-15.A(16) to permit short term rental units. Section 3 creates §250-88.A(5) to provide

for parking requirements. Section 4, amends §250-43.B(11) to provide for uses not otherwise provided for in the Zoning Chapter. Section 5 provides for severability. Section 6 repeals all conflicting ordinances or parts of ordinances. Section 7 permits General Code to make nosubstantive formatting and numbering changes. Section 8 provides for an effective date. The fourth ordinance is titled: AN ORDINANCE OF THE TOWNSHIP OF POCOPSON, CHESTER COUNTY, PENNSYLVANIA, ELECTING TO AMEND ITS NON-UNIFORM PENSION PLAN ADMINISTERED BY THE PENNSYLVANIA MUNICIPAL RETIREMENT SYSTEM PURSUANT TO ARTICLE IV OF THE PENNSYLVANIA MUNICIPAL RETIREMENT LAW; AGREEING TO BE BOUND BY ALL PROVISIONS OF THE PENNSYLVANIA MUNICIPAL RETIREMENT LAW AS AMENDED AND AS APPLICABLE TO MEMBER MUNICIPALITIES. Section 1 agrees to be bound by the legal requirements for non-uniform pension plans. Section 2 agrees to administer and provide benefits as required by the contract. Section 3 accepts the contract. Section 4 agrees to payments are required by the contract and by law. Section 5 sets forth an effective date. Section 6 requires filing. A complete copy of the proposed Ordinances may be examined and copies obtained (for the cost of reproducing same) at the Township Building, Monday through Friday, 9:00 A.M. to 12:00 P.M.. In addition, attested copies of the Ordinances are on file at the Daily Local News, 390 Eagleview Blvd., Exton, PA 19341 and the Chester County Law Library, 201 W. Market Street, Suite 2400, West Chester, PA 19380 where the same can be examined without charge. If any person wishing to attend the meeting has a disability and/or requires an auxiliary aid, service or other accommodation, he or she should contact the Township at 610-793-2151, to discuss how those needs may be accommodated.

Unruh, Turner, Burke & Frees
Township Solicitor