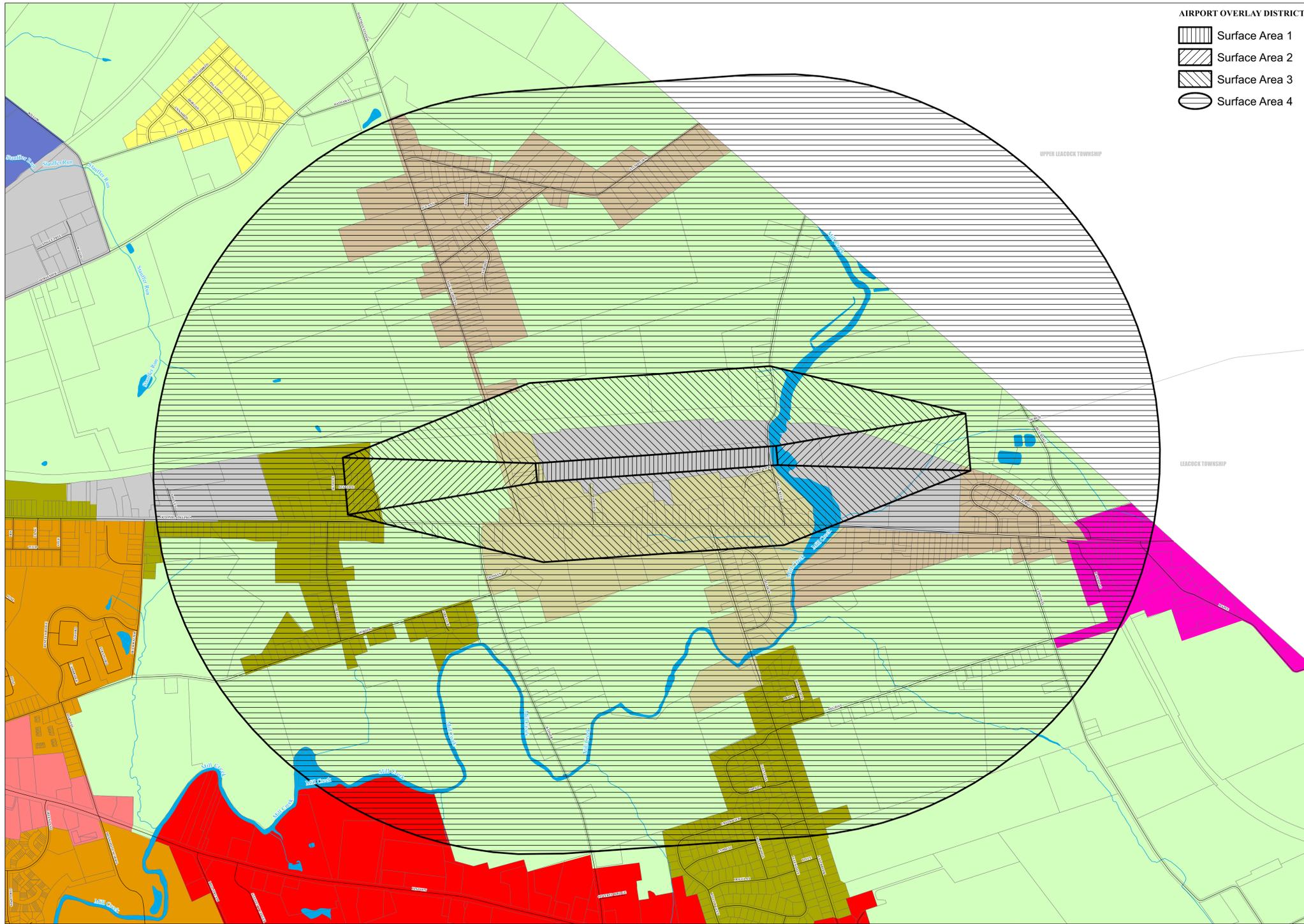


OFFICIAL ZONING MAP OF EAST LAMPETER TOWNSHIP

LANCASTER COUNTY, PENNSYLVANIA

Zoning District Boundaries: Unless otherwise specified within the East Lampeter Zoning Ordinance, the following rules and guidelines shall apply to the interpretation of the district boundaries depicted on the Zoning Map:

1. Where district boundaries are indicated as approximately coinciding with the centerlines of streets, highways, lanes, alleys, railroad tracks, rivers or creeks, such centerline shall be construed to be such boundaries.
2. Where district boundaries are indicated as approximately coinciding with lot lines or deed lines, which were in effect at the date of the Zoning Ordinance, such lines shall be construed to be such boundaries.
3. Where district boundaries are indicated as approximately coinciding with municipal boundary lines, such lines shall be construed to be such boundaries.
4. Where district boundaries are indicated as being approximately parallel to the center lines, or rights-of-way, of streets or highways, lanes, alleys, railroad tracks, rivers or creeks, such district boundaries shall be construed as being parallel to the center or right-of-way lines at such distance as is indicated on the Zoning Map.
5. Where district boundaries are indicated as being approximately perpendicular to the right-of-way lines of a street, such district boundaries shall be construed as being perpendicular to the right-of-way lines.
6. Where district boundaries are referenced by a distance or measurement from a specific feature, such distance shall be measured in feet and the district boundaries shall follow the specified setback. Where distances or measurements are not specifically referenced on the Zoning Map, the scale of the Zoning Map shall determine the unspecified setback.
7. Where a district boundary line divides a lot which was in single ownership at the effective date of this Ordinance, at the election of the property owner, the regulations of either zoning district may be extended a distance of not more than fifty (50) feet beyond the district boundary line onto the remaining portion of the lot.
8. Where physical or cultural features existing on the ground are inconsistent with those indicated on the Zoning Map, or when circumstances not covered within the context of this Section apply, the Zoning Hearing Board shall interpret the district boundaries.
9. The information pertaining to the Airport Overlay District depicted on this Zoning Map is also depicted on the Lancaster Airport Height Limitation Map and the Smoketown Airport Height Limitation Map, which have been prepared by the Pennsylvania Department of Transportation, Bureau of Aviation.
10. The term "Airport Overlay District" shall also be synonymous with the term "Airport Hazard Area", which is recognized and regulated by the Pennsylvania Department of Transportation and the Federal Aviation Administration. The provisions of the Airport Overlay District are further specified under Section 21030 (Airport Overlay District) of this Zoning Ordinance.



- AIRPORT OVERLAY DISTRICT**
- Surface Area 1
 - Surface Area 2
 - Surface Area 3
 - Surface Area 4

ORD. NO.	DATE	DESCRIPTION
323	4/12/2017	Zoning Changes Per Township
330	8/21/2017	Zoning Changes Per Ordinance Adoption
335	4/2/2018	Zoning Changes Per Township
351	6/7/2021	Zoning Changes Per Township
382	8/15/2025	Zoning Changes Per Township
385	3/2/2026	Zoning Changes Per Township

LEGEND

- Parcels
- Roads / Streets
- Water Features
- Municipal Boundaries

ZONING DISTRICTS

- (AG) AGRICULTURAL
- (R-1) LOW DENSITY RESIDENTIAL
- (R-2) MEDIUM DENSITY RESIDENTIAL
- (R-3) HIGH DENSITY RESIDENTIAL
- (C-1) NEIGHBORHOOD COMMERCIAL
- (C-2) GENERAL COMMERCIAL
- (C-3) REGIONAL COMMERCIAL
- (I-1) LIGHT INDUSTRIAL
- (I-2) GENERAL INDUSTRIAL
- (BP) BUSINESS PARK
- (MU) MIXED USE
- (VG) VILLAGE GENERAL
- (VC) VILLAGE COMMERCIAL
- (VR) VILLAGE RESIDENTIAL
- (BH) BIRD-IN-HAND

THIS IS TO CERTIFY THAT THIS IS THE ZONING MAP OF EAST LAMPETER TOWNSHIP, LANCASTER COUNTY, PENNSYLVANIA, AS ADOPTED BY THE EAST LAMPETER TOWNSHIP BOARD OF SUPERVISORS ON _____, AS PART OF THE EAST LAMPETER TOWNSHIP ZONING ORDINANCE OF 20__.

EAST LAMPETER TOWNSHIP BOARD OF SUPERVISORS

