

**OFFICIAL  
PETERS TOWNSHIP  
WASHINGTON COUNTY, PENNSYLVANIA**

**ORDINANCE NO. 915**

AN ORDINANCE OF PETERS TOWNSHIP, WASHINGTON COUNTY, PENNSYLVANIA, AMENDING THE PETERS TOWNSHIP CODE OF ORDINANCES CHAPTER 440 ZONING, SECTION 400: DISTRICT CLASSIFICATIONS, FIGURE 400.1 “CURRENT PETERS TOWNSHIP ZONING DISTRICT MAP” BY REMOVING THE MIXED RESIDENTIAL OVERLAY ZONING DISTRICT DESIGNATION FROM PARCELS 540-007-02-00-0067-00, 540-007-02-00-0068-00, 540-007-02-00-0068-01, 540-007-05-02-0023-00, 540-007-05-02-0024-00, 540-007-05-02-0025-00, 540-007-05-02-0026-00, 540-007-05-02-0027-00, 540-007-05-02-0028-00, 540-007-05-03-0001-00, 540-007-05-03-0001-01, 540-007-05-03-0002-00, 540-007-05-03-0003-00, 540-007-05-03-0004-00 AS DEPICTED IN EXHIBIT A, LEAVING SAID PARCELS AS BEING ZONED LOW DENSITY RESIDENTIAL ON THE PETERS TOWNSHIP ZONING MAP.

**WHEREAS**, the Pennsylvania Municipalities Planning Code, Article VI – Zoning, Section 601; General Powers, grants municipalities the authority to enact, amend, and repeal Zoning Regulations to implement the adopted Comprehensive Plan and to accomplish the intent of the Zoning Ordinance; and

**WHEREAS**, Peters Township Council adopted Resolution No. 12-01-13 Plan Peters 2022 Comprehensive Plan to accomplish the coordinated growth and development of the Township and to guide the use of land and structures; and

**WHEREAS**, the Peters Township Planning Commission reviewed the proposed Zoning Ordinance amendment and determined the proposed amendment is consistent with the adopted Comprehensive Plan at their Aug 14, 2025 meeting; and

**WHEREAS**, the Peters Township Council held a Public Hearing on Sept 8, 2025, and determined the proposed Zoning Ordinance amendments to be in compliance with the adopted Comprehensive Plan, and is in the best interest of Peters Township; and

**NOW THEREFORE**, it is hereby ordained and enacted by the Peters Township Council, County of Washington, Commonwealth of Pennsylvania, as follows:

The Peters Township Code of Ordinances Chapter 440 Zoning, Section 400: District Classification, Figure 400.1 “Current Peters Township Zoning District Map” is amended by removing the Mixed Residential Overlay District Zoning District designation from parcels 540-007-02-00-0067-00, 540-007-02-00-0068-00, 540-007-02-00-0068-01, 540-007-05-02-0023-00, 540-007-05-02-0024-00, 540-007-05-02-0025-00, 540-007-05-02-0026-00, 540-007-05-02-0027-00, 540-007-05-02-0028-00, 540-007-05-03-0001-00, 540-007-05-03-0001-01, 540-007-05-03-0002-00, 540-007-05-03-0003-00, 540-007-05-03-0004-00 as depicted in Exhibit A, leaving said parcels as being zoned Low Density Residential on the Peters Township Zoning Map.

Any ordinance or part of any ordinance conflicting with the provisions contained within this ordinance amendment by and the same are hereby repealed to the extent of such conflict.  
This ordinance shall take effect upon enactment.

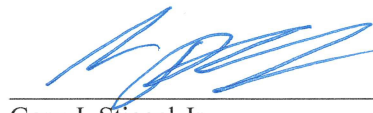
ORDAINED AND ENACTED this 8th day of September 2025.

ATTEST:

PETERS TOWNSHIP



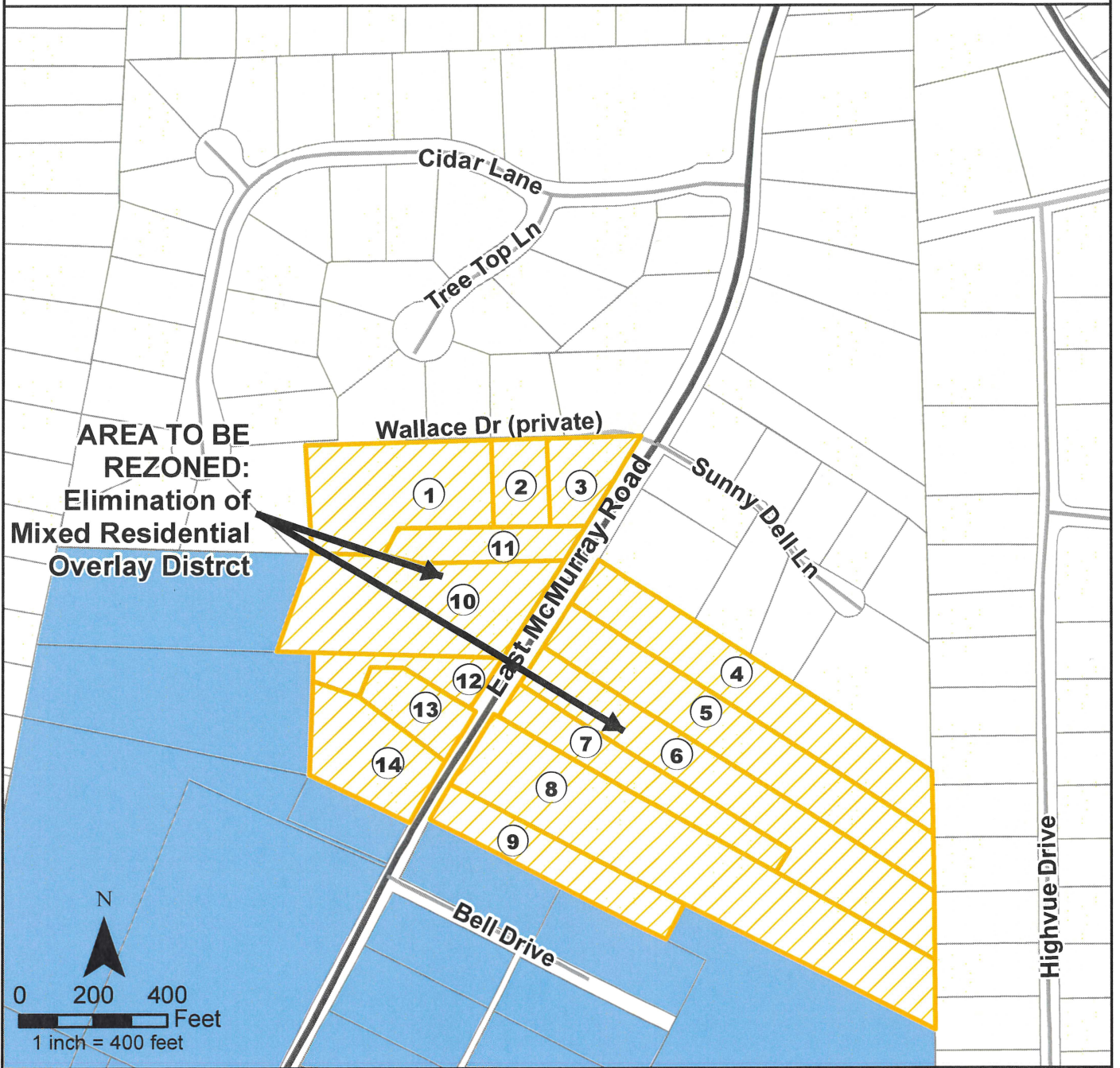
Paul F. Lauer  
Township Manager



Gary J. Stiegel Jr.  
Chairman of Council

# EXHIBIT A

## Mixed Residential Overlay Rezoning Ordinance



### PROPERTIES TO BE REZONED

MAP ID	TAX ID NUMBER	ADDRESS	MAP ID	TAX ID NUMBER	ADDRESS
1	540-007-02-00-0067-00	115 WALLACE DR	8	540-007-05-02-0027-00	638 E MCMURRAY RD
2	540-007-02-00-0068-00	107 WALLACE DR	9	540-007-05-02-0028-00	636 E MCMURRAY RD
3	540-007-02-00-0068-01	105 WALLACE DR	10	540-007-05-03-0001-00	641 E MCMURRAY RD
4	540-007-05-02-0023-00	646 E MCMURRAY RD	11	540-007-05-03-0001-01	643 E MCMURRAY RD
5	540-007-05-02-0024-00	644 E MCMURRAY RD	12	540-007-05-03-0002-00	639 E MCMURRAY RD
6	540-007-05-02-0025-00	642 E MCMURRAY RD	13	540-007-05-03-0003-00	637 E MCMURRAY RD
7	540-007-05-02-0026-00	640 E MCMURRAY RD	14	540-007-05-03-0004-00	635 E MCMURRAY RD