Landscapes2 INDEX REPORT CARD 2014

AUGUST 2015

Landscapes2

Landscapes2 Index
page 6

Chester County Board of Commissioners

Terence Farrell
Kathi Cozzone
Michelle Kichline

Chester County Planning Commission

Matthew Hammond, P.E., Chairman, West Bradford Township

Dr. Douglas Fasick, Vice-chairman, Oxford Borough

Daniel DiMucci, RLA, ASLA, West Goshen Township

Judy L. DiFilippo, Tredyffrin Township

Kevin C. Kerr, Upper Uwchlan Township

Nancy Mohr, Newlin Township

E. Martin Shane, East Goshen Township

Joseph J. Tarantino, Tredyffrin Township

John C. Washington, III, South Coatesville Borough

Prepared by the
Chester County Planning Commission

601 Westtown Road, Suite 270
P.O. Box 2747
West Chester, PA 19380–0990

610-344-6285

www.chesco.org/planning

www.Landscapes2.org

Table of Contents

Introduction 3

Landscapes2 Index and measures 4

Highlights 5

Landscapes2 Index Report Card 2014 6

- Preserved land
  - Protected Farmland 7
  - Protected Open Space, Non-farmland 8
- Development
  - Proposed Housing Units, in Growth Areas 9
  - Proposed Non-residential Development, in Growth Areas 10
  - Sewer Infrastructure 11
- Housing
  - Housing Affordability 12
  - Residential Loans, in Urban Areas 13
  - Housing Density, in Growth Areas 14
- Transportation
  - Traffic Safety 15
  - Public Transportation Access 16
  - Travel Time 17
- Economy
  - Farm Production 18
  - Small Business Loans 19
- Resources
  - Stream Quality 20
  - Air Quality 21
- Partnership
  - Municipal Ordinance Amendments 22

Introduction

Purpose
The Landscapes2 Index measures progress being made to achieve the goals of *Landscapes2, the Chester County Comprehensive Policy Plan*. This "report card of progress" is published annually by the Chester County Planning Commission.

Background
Landscapes2, as adopted by the Board of County Commissioners, recommits the county to the vision of preserving and enhancing the unique character of Chester County's landscapes by concentrating growth in the most appropriate areas. The plan provides a framework for managing growth by encouraging sound economic development, revitalizing urban centers, and protecting open space and agricultural resources. The plan includes goals for eleven elements to guide development of policies and actions, and refinement of the Livable Landscapes Map. The plan established three initiatives for change:

- Build working partnerships
- Create sustainable communities
- Keep Chester County green

These initiatives promote the accomplishment of the principles of Landscapes2.

With the adoption of Landscapes2, the Planning Commission updated the Landscapes Index to closely reflect the new plan. The Planning Commission developed the original Landscapes Index to measure the progress toward achieving the goals of Landscapes and to keep the plan in the forefront of community discussion. The Landscapes Index measured changing conditions from 1996 to 2010. The new Landscapes2 Index continues this function. Monitoring progress toward the goals of Landscapes2 is important because it is a long-term plan.

Landscapes2 Index and measures

The Landscapes2 Index consists of sixteen measures within seven categories related to the three initiatives for change and the goals of Landscapes2. Each measure shows the status of an element of the Landscapes2 plan. Positive trends in a measure signify improvement. Negative trends reveal deficiencies that should be addressed.

The selected measures must meet several criteria. They have to be relevant to the goals of Landscapes2. The data must be understandable and clearly indicate whether the trend is positive or negative for Landscapes2. All measures are based on reliable data that is updated every year and reported in a consistent manner. An increasing value must signify a positive trend for Landscapes2.

The Landscapes2 Index serves as a barometer of many diverse trends. The index provides a snapshot of current conditions compared to conditions as they existed in 2009 when Landscapes2 was adopted. The component measures show trends for specific subjects and help to show why the index improved or regressed. Over time the trend line created by the annual index shows the degree of progress being made to achieve the goals of Landscapes2.

Calculating the index

Each of the sixteen measures has base year data to serve as a starting point for establishing a trend and developing the Landscapes2 Index. Nine of the measures have 2009 data for the base year. One measure has 2013 as the base year. The remaining six measures use 2008 for the base year because that was the latest data available at the time the index was established. Most of the measures use a three year average calculated with the base year and the two preceding years. This statistical technique minimizes short term dips or spikes that may not be typical of the trend. This establishes a more reliable base value for future comparison.

The data for each measure is converted to a base year value of 100 for the index. This provides a common initial value for each measure. Every year after the base year, the latest comparison data for each measure is divided by the base year data to calculate the new value for that measure. All measures are calculated so that an increasing value represents a positive trend and a decreasing value represents a negative trend. The Landscapes2 Index is calculated as the average of all component values.

Key features of the index:

- Value of each measure = (Current year/Base year) x 100
- The base year value is 100.
- In each following year:
  - Above 100 shows improvement
  - Below 100 shows decline
- Landscapes2 Index = average of all 16 measures

The Index is the average of 16 measures within 7 categories related to the 3 initiatives for change and the goals of Landscapes2.

Highlights

Summary of Findings from the 2014 index

The 2014 Landscapes2 Index remained at 100 as in 2013. This means there has been no overall change in conditions since the base years. However, there have been important changes within the specific subjects measured by the index. Eight measures were above 100, indicating improvement. Seven measures were below 100, indicating declining conditions. Considering the change in the past year, five measures improved, eight measures declined, and two remained the same.

One measure, Farm Production, could not be determined because annually reported data on this topic are no longer available. Five year data are still reported by the Census of Agriculture, but they are not in a format which can be used as an indicator. Some measures, like Stream Quality, Air Quality, and Traffic Safety all showed a decrease in 2014, but these changes are part of a long term fluctuations in which an indicator repeatedly rises above, then falls below the base year level.

Measures showing noteworthy progress include:

- **Protected Farmland:** 2,607 acres of farmland were placed under easement in 2014. This amount of protected acreage is higher than in recent years. However, there has been a multi-year lull in farmland protection. Thus, the 2014 increase should be regarded as a return to levels that were common during the last few decades.

- **Proposed Housing Units:** Proposed housing units in designated growth areas rose to 94%, well above the base level. In 2014, the percentage of new housing units in the rural resources area dropped to 6%, the lowest since the index was complied. The implication is that urbanized areas are viewed as more desirable by developers, due to such factors as housing costs, access to employment, availability of existing infrastructure, and an increasing desire to live in walkable communities.

Measures raising concerns include:

- **Proposed Non-residential Development:** The percentage of square feet of proposed non-residential development within the county's growth areas decreased modestly from 93% in 2013 to 88% in 2014. The non-residential development that did occur in 2014 was primarily in the suburban landscapes and suburban centers, suggesting these locations continue to be attractive to developers. Concurrently with this trend, there was a modest rise in the percentage of non-residential development in non-growth areas. This change is part of a three year trend, which suggests that non-residential development is still primarily being proposed in growth areas, but there continues to be interest in locating some new development in non-growth areas.

- **Housing Density:** Housing density in growth areas decreased for the third straight year after reaching a peak in 2011. There are many potential reasons for such a decline. However, the general implication is that new houses on larger lots are selling again in larger numbers, which could well be the result of the improving economy over the last few years. While there has been a continual increase in urban center development, the overall impact to the housing density figure was not greatly influenced.

The 2014 Landscapes2 Index returned to **100**, meaning there has been no overall improvement or decline in conditions since the base years.

Landscapes2 Index Report Card 2014

The *Landscapes2 Index Report Card 2014* measures progress that has been made to achieve the goals of *Landscapes2, the Chester County Comprehensive Policy Plan*.

Click on each measure for detailed information.

Category	Measure	2013	2014
Preserved land	Protected Farmland	120	**134**
	Protected Open Space, Non-farmland	105	**106**
Development	Proposed Housing Units, in Growth Areas	114	**127**
	Proposed Non-residential Development, in Growth Areas	125	**119**
	Sewer Infrastructure	102	**122**
Housing	Housing Affordability	99	**99**
	Residential Loans, in Urban Areas	84	**84**
	Housing Density, in Growth Areas	117	**107**
Transportation	Traffic Safety	103	**98**
	Public Transportation Access	76	**77**
	Travel Time	91	**101**
Economy	Farm Production	NA	**NA**
	Small Business Loans	47	**44**
Resources	Stream Quality	103	**95**
	Air Quality	106	**88**
Partnership	Municipal Ordinance Amendments	108	**104**

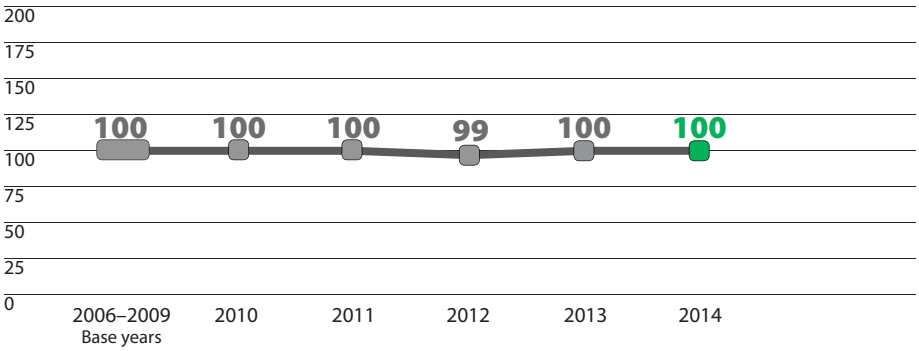
NA: Data not available due to discontinuation of data source.

100

Landscapes2 Index 2014

The index is the average of all 16 measures.

Landscapes2 Index



Return to Landscapes2 Index

Protected Farmland

134

Index Value

Purpose Statement

Preservation of farmland is important to maintain the agricultural industry, productive soils, and cultural heritage of Chester County. The amount of eased farmland is an indication of the commitment of property owners and the public sector to preserve land for agricultural production.

Description

Cumulative acres of farmland protected by easement purchases.

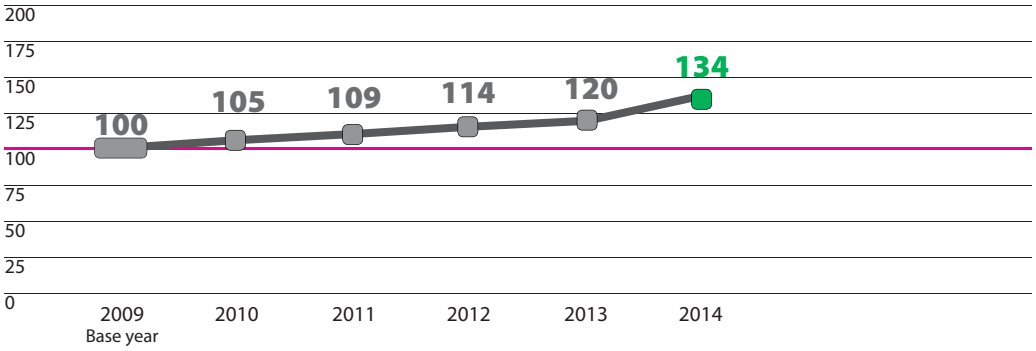
Base year	2009	26,710	Acres
	2010	28,140	
	2011	29,020	
	2012	30,560	
	2013	32,050	
	2014	35,658	

Data Source: Chester County Department of Open Space Preservation

Index value formula:

Acres Current year		Base year				Index value
(35,658	÷	26,710)	X	100	=	134

Index trend line



Interpretation

There were 2,607 acres placed under easement protection in 2014 through the state and Chester County farmland easement grant programs. These programs include municipal funding, also. The number of acres eased in 2014 represents a steady growth in farmland protection. All but one of the past five years since the 2009 base year added over 1,500 acres of eased farmland. The number of eased acres in 2014 was the largest in ten years. Farmland easement purchase programs have been successfully protecting Chester County farmland since 1990.

Return to Landscapes2 Index

Protected Open Space, Non-farmland

106

Index Value

Purpose Statement

Open space protection is necessary to maintain the balance between growth and preservation. Open space protects natural resources, provides land for recreation, and enhances the quality of life. The amount of protected land is an indication of the commitment of the public sector, organizations, and land owners to preserve open space.

Description

Cumulative acres of open space protected by public ownership, land trusts, or home owners associations (excluding agricultural conservation easements).

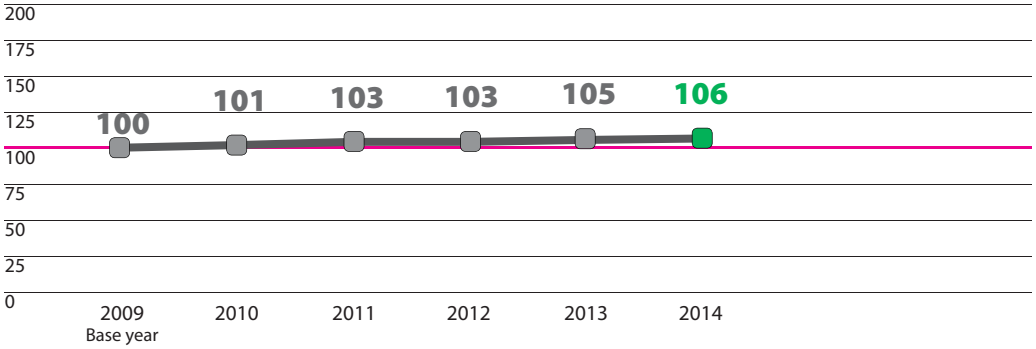
Base year	2009	87,520	Acres
	2010	88,690	
	2011	89,980	
	2012	90,520	
	2013	91,690	
	2014	92,590	

Data Source: Chester County Planning Commission, annual open space inventory

Index value formula:

Acres Current year		Base year				Index value
(92,590	÷	87,520)	X	100	=	106

Index trend line



Interpretation

The amount of land protected as non-farm open space increased by 900 acres in 2014. This is comparable to the increases in acreage in recent years but is somewhat less than last year when 1,170 additional acres were protected. The amount of protected open space in Chester County is 92,590 acres (not including farmland).

Return to Landscapes2 Index

Proposed Housing Units, in Growth Areas

127

Index Value

Purpose Statement

The Livable Landscapes map is divided into two core areas, growth areas and rural resource areas. The growth areas consist of the urban and suburban landscapes and suburban centers. The county encourages future development to be concentrated in these landscapes. Proposed housing development is an indication of whether new residential development is located in the appropriate areas.

Description

Percent of total proposed housing units in designated growth areas.

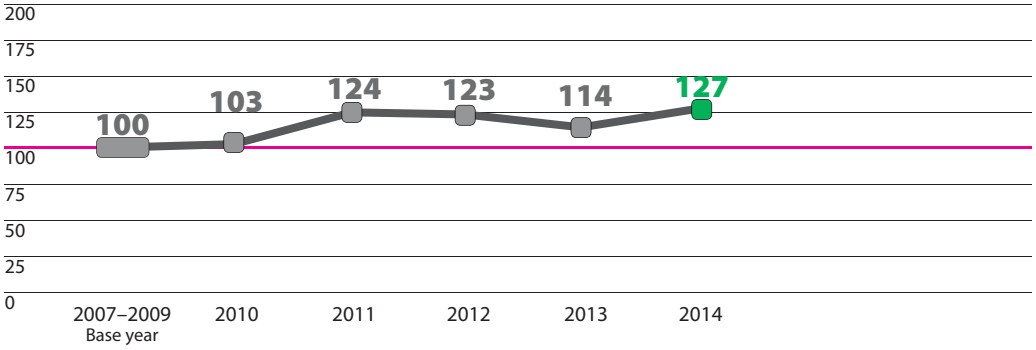
Base years	2007–2009	74%	of housing units in growth areas
	2010	76%	
	2011	91%	
	2012	91%	
	2013	84%	
	2014	94%	

Data Source: Chester County Planning Commission reviews of subdivision and land development plans

Index value formula: Percent in growth areas

Current year		Base year				Index value
(94%	÷	74%	)	X	100	= 127

Index trend line



Interpretation

The percentage of proposed housing units in the growth areas rose to 94% in 2014. Over the long term there continues to be a high percentage in the growth areas and well above the base level. The percentage of new housing units in the rural resources areas dropped to 6%, the lowest since this index value was compiled.

Return to Landscapes2 Index

Proposed Non-residential Development, in Growth Areas

119

Index Value

Purpose Statement

The Livable Landscapes map is divided into two core areas, growth areas and rural resource areas. The growth areas consist of the urban and suburban landscapes and suburban centers. The county encourages future development to be concentrated in these landscapes. The location of proposed non-residential development is an indication of whether new development is occurring in the appropriate areas.

Description

Percent of total proposed non-residential structure square feet in designated growth areas.

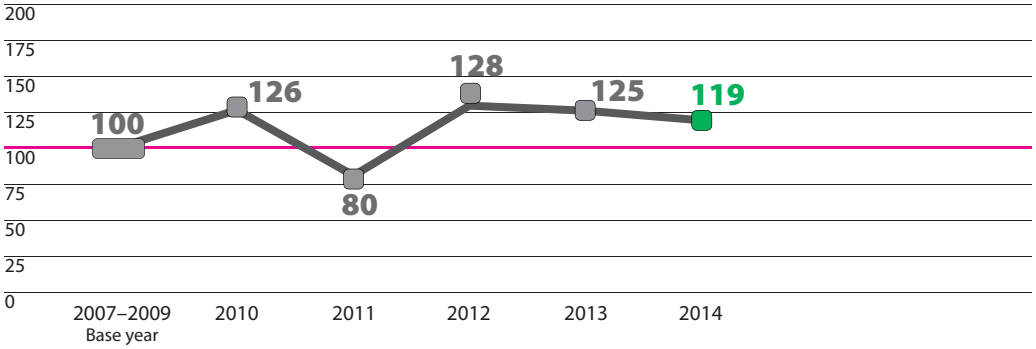
Base years	2007–2009	74%	of non-residential development in growth areas
	2010	93%	
	2011	59%	
	2012	95%	
	2013	93%	
	2014	88%	

Data Source: Chester County Planning Commission reviews of subdivision and land development plans

Index value formula: Percent in growth areas

Current year		Base year				Index value
(88%	÷	74%	)	X	100	= 119

Index trend line



Interpretation

The percentage of square feet of proposed non-residential space in the growth areas was 88% in 2014, a modest decrease from 93% in 2013. This level of development in growth areas is consistent with Landscapes2. Except for 2011, over 80% of non-residential development has been located in growth areas since the base level years. Non-residential development was primarily proposed in suburban landscapes (46%) and suburban centers (29%).

Return to Landscapes2 Index

Sewer Infrastructure

122

Index Value

Purpose Statement

Concentrating development in designated growth areas and limiting it in rural resource areas is essential to balancing growth and preservation. Public sewer systems support concentrated development in growth areas. Wastewater facilities protect groundwater, other natural resources, and public health. Planned sewer projects consistent with Landscapes2 indicate coordination between wastewater and land use planning.

Description

Percent of Act 537 sewer project reviews consistent with Landscapes2 map and policies.

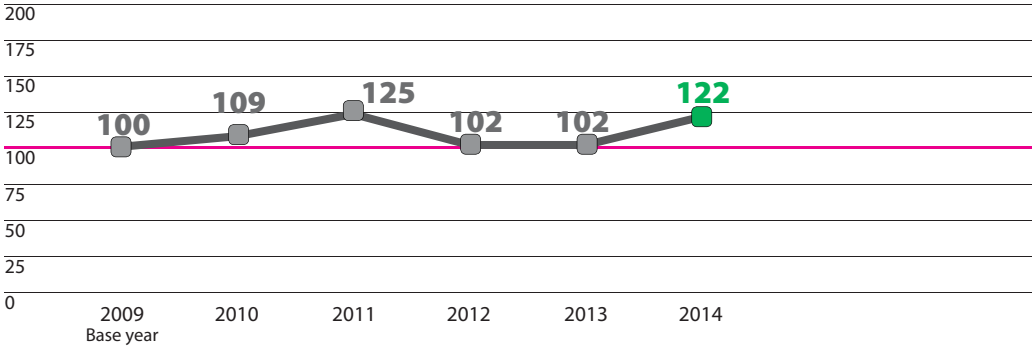
Base year	2009	77%	of sewer projects consistent with Landscapes2
	2010	84%	
	2011	96%	
	2012	79%	
	2013	79%	
	2014	95%	

Data Source: Chester County Planning Commission, Act 537 reviews

Index value formula: Percent of sewer projects consistent with Landscapes2

Current year		Base year				Index value
(95%	÷	77%	)	X	100	= 122

Index trend line



Interpretation

The percentage of sewer projects consistent with Landscapes2 rose to 95% in 2014. Thirty-eight of the forty reviews were deemed consistent with Landscapes2. This was one of the highest percentages since the base year, 2009. A higher percentage of consistency showing more coordination between sewer infrastructure and the growth pattern proposed by Landscapes2 is a desirable outcome.

Return to Landscapes2 Index

Housing Affordability

99

Index Value

Purpose Statement

Landscapes2 identified affordable housing as one of the most important issues facing Chester County. A good indicator of housing affordability is monthly housing costs as a percentage of household income. Housing is generally considered affordable if the household is paying less than 30% of its income for monthly housing costs. These households are not considered to have a cost burden.

Description

Percent of households paying less than 30% of monthly household income for housing costs. Households include owners with a mortgage, owners without a mortgage, and renters. The most recent data available for this index is 2013.

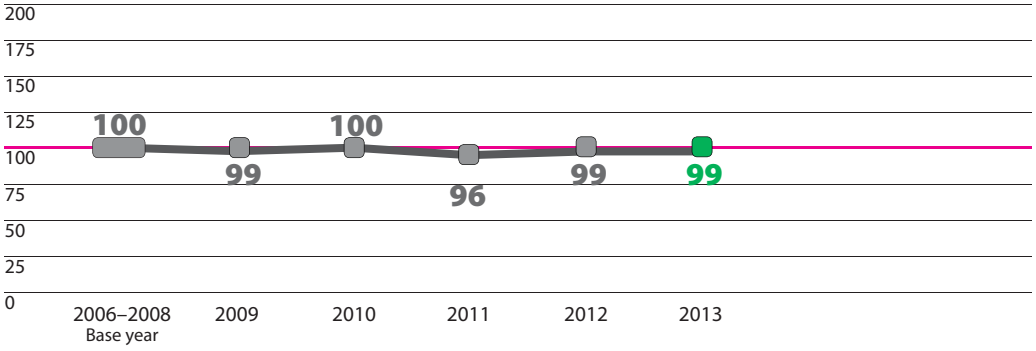
Base Years	2006–2008	67.0%	of households paid less than 30% of income for housing costs
	2009	66.4%	
	2010	66.8%	
	2011	64.0%	
	2012	66.0%	
	2013	66.6%	

Data Source: U.S. Census Bureau, American Community Survey, Chester County 1-yr. estimates

Index value formula: Percent of households in affordable housing

Current year		Base year				Index value
(66.6%	÷	67.0%)	X	100	=	99

Index trend line



Interpretation

In 2014, the percentage of households paying less than 30% of their income for housing costs nearly matched the 2013 percentage. The percentage has stabilized to nearly the base period average after decreasing in 2011. The total number of households that paid less than 30% of income for housing cost was 121,770 which is similar to the last three years.

Return to Landscapes2 Index

Residential Loans, in Urban Areas

84

Index Value

Purpose Statement

Maintenance and revitalization of urban areas is important to achieving the vision of Landscapes2. Investment to rehabilitate existing housing, construct new housing, and preserve historic homes is crucial to accomplish that goal. This measure indicates the proportion of residential loans that are committed to houses in urban areas.

Description

The percentage of residential loans located in urban areas relative to the percentage of housing units located in urban areas. A value over 1 means the share of loans in urban areas is greater than the share of housing units in urban areas. The most recent data available for this index is 2013.

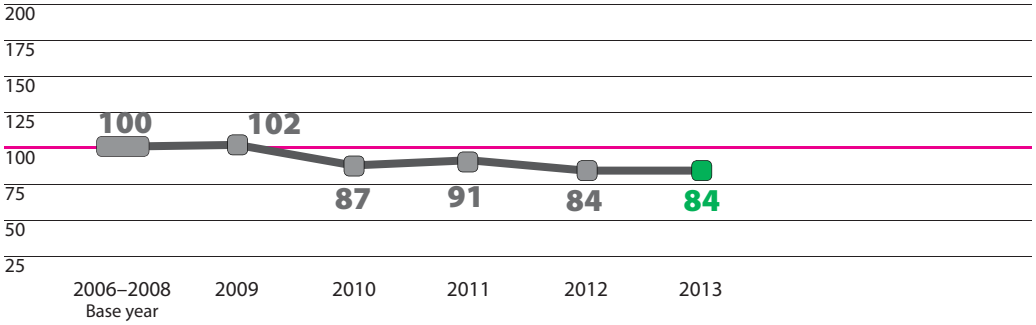
Base years	2006–2008	0.88	(ratio of percentage of urban loans to percentage of urban housing units)
	2009	0.89	
	2010	0.77	
	2011	0.79	
	2012	0.74	
	2013	0.74	

Data Source: Home Mortgage Disclosure Act (HMDA) Aggregate Report, provided by Federal Financial Institutions Examination Council (FFIEC)

Index value formula: Ratio of urban loans to urban housing units

Current year		Base year				Index value
(0.74	÷	0.88	)	X	100	= 84

Index trend line



Interpretation

The total number of housing loans in the county increased in 2013, continuing a two year trend. The proportion of loans in urban areas decreased. The urban areas are receiving a similar share of the total investment in housing as in 2012, but a smaller share than in previous years.

Return to Landscapes2 Index

Housing Density, in Growth Areas

107

Index Value

Purpose Statement

Landscapes2 encourages compact development in designated growth areas to reduce sprawl. Increased density of new housing units in the growth areas is an indication of development on smaller lots in the appropriate areas.

Description

Average density (units/acre) of new single-family housing units (attached and detached) located in growth areas.

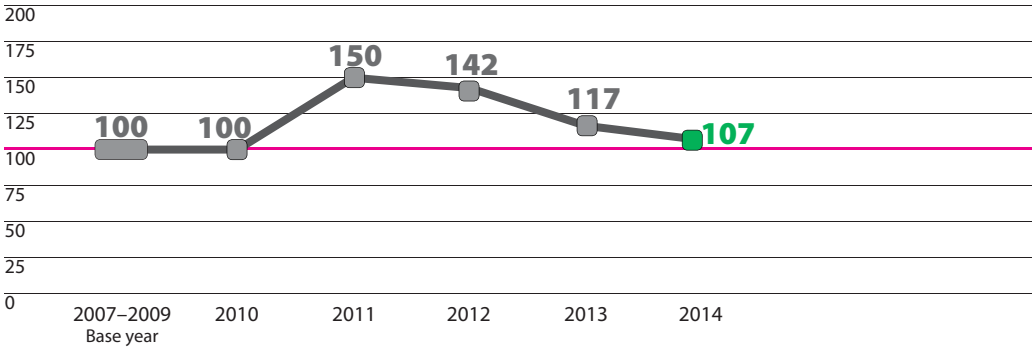
Base Years	2007–2009	1.64	housing units per acre
	2010	1.64	
	2011	2.47	
	2012	2.33	
	2013	1.92	
	2014	1.75	

Data Source: New housing unit data from the Chester County Department of Assessment

Index value formula: Housing units per acre

Current year		Base year					Index value
(1.75	÷	1.64	)	X	100	=	107

Index trend line



Interpretation

The average density for new single-family housing units in the growth areas decreased in 2014 for the third straight year. The average density was slightly below two units per acre and is now quite similar to the base period density. Approximately 60% of the new single-family housing units were detached units, which have lower density than attached units. The average density of the detached units decreased slightly from 1.4 units per acre in 2013 to 1.2 units in 2014, but was still higher than previous years.

Return to Landscapes2 Index

Traffic Safety

98

Index Value

Purpose Statement

The safety of the transportation system for all users is a concern of Landscapes2. The number of crashes with property damage, injuries or fatalities is an indication of the safety of the transportation system.

Description

Total number of reportable crashes relative to vehicle miles traveled (VMT). This measure is expressed as VMT per crash. It is calculated by dividing the total VMT by the total number of crashes. An increase in the measure means there are fewer crashes relative to total miles of travel, a positive trend. The most recent data available for this index is 2013.

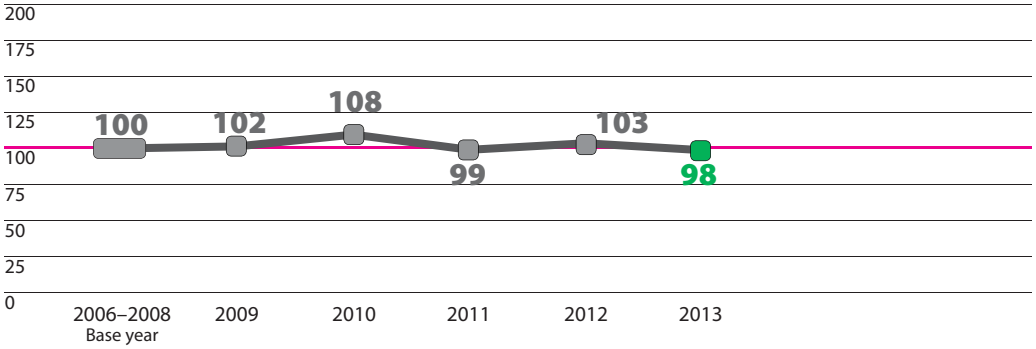
Base Years	2006–2008	2,605	vehicle miles traveled per crash
	2009	2,666	
	2010	2,805	
	2011	2,575	
	2012	2,690	
	2013	2,558	

Data Source: Pennsylvania Department of Transportation, Pennsylvania Crash Facts and Statistics, and Pennsylvania Department of Transportation, Pennsylvania Highway Statistics

Index value formula: Vehicle miles traveled per crash

Current year		Base year				Index value
(2,558	÷	2,605)	X	100	=	98

Index trend line



Interpretation

The total number of crashes increased by 5% in 2013, including an increase in fatal crashes from 29 to 33. The total number of daily vehicle miles traveled remained nearly the same. This resulted in a decrease in the total number of miles traveled per crash and a return to a measure below the base level indicating moderately less safe travel.

Return to Landscapes2 Index

Public Transportation Access

76

Index Value

Purpose Statement

Expanding transportation opportunities, including alternatives to automobile travel, is a priority of Landscapes2. Public transportation can expand mobility, support appropriate land use diversity, and alleviate congestion. Access to public transportation service is an indication of existing alternative transportation options.

Description

Total weekday daily vehicle route miles of all transit routes in the county in December of each year.

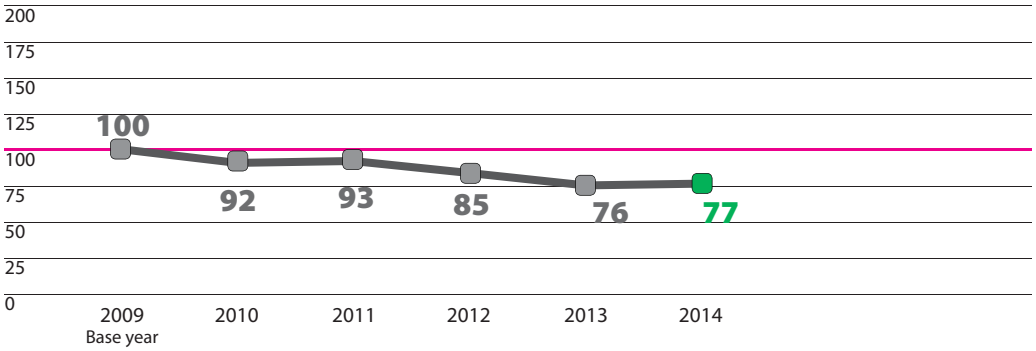
Base Years	2009	8,951	daily route miles
	2010	8,244	
	2011	8,298	
	2012	7,641	
	2013	6,787	
	2013	6,787	
	2014	6,911	

Data Source: Chester County Planning Commission

Index value formula:

Daily route miles Current year		Base year				Index value
(6,911	÷	8,951)	X	100	=	77

Index trend line



Interpretation

The number of route miles decreased only 1.8% in 2014 reflecting a plateau in service after several years of continued decline. Rail service remained about the same. Bus service underwent slight route modifications with no significant increase or decrease of service.

Return to Landscapes2 Index

Travel Time

101

Index Value

Purpose Statement

Traffic congestion was a leading issue identified by the survey and focus groups during the development of Landscapes2. Travel time is an indication of traffic congestion and factors affecting congestion, such as travel alternatives and transportation/land use connections.

Description

Average travel time on six selected highways (US 1, US 30, US 202, US 422, PA 100, and I-76) at 7:00 AM to 8:00 AM and 5:00 PM to 6:00 PM on weekdays. The average is calculated from travel throughout the entire year. This measure is expressed as average miles traveled per unit of time (30 minutes) so an increase reflects less travel time: a positive trend. As travel time on the fixed sample routes goes down, the distance traveled in 30 minutes will go up.

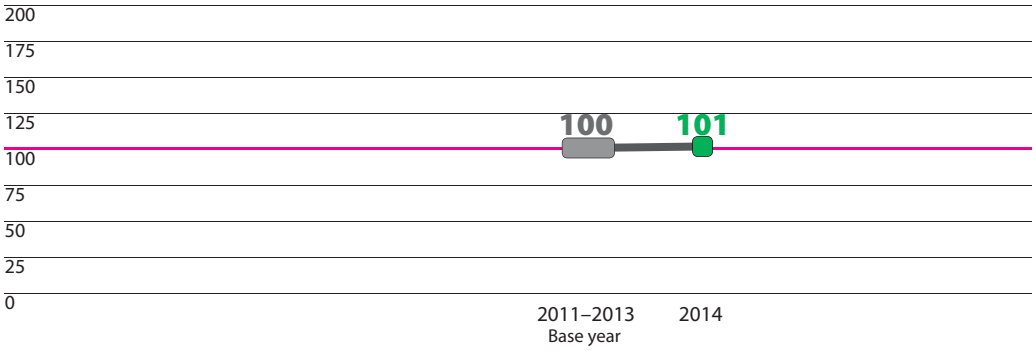
Base years	2011–2013	23.4	miles traveled in 30 minutes
	2014	24.6	

Data Source: Traffic.com, daily AM and PM peak travel time estimates for the selected routes

Index value formula:

Miles traveled in 30 minutes							
Current year		Base year					Index value
(24.6	÷	24.4	)	X	100	=	101

Index trend line



Interpretation

Travel time data sources changed in 2013 so that information is gathered relating to six highway locations instead of four. This new methodology indicates minimal change in travel time from 2013 to 2014.

Return to Landscapes2 Index

Farm Production

NOT AVAILABLE

Index Value

Purpose Statement

Maintaining agriculture as an important component of the county economy and culture is a goal of Landscapes2. The value of agricultural production in the county compared to the total state value is an indication of whether the county is maintaining its agricultural importance.

Description

Total market value of Chester County agricultural products as a percentage of total value in the state.

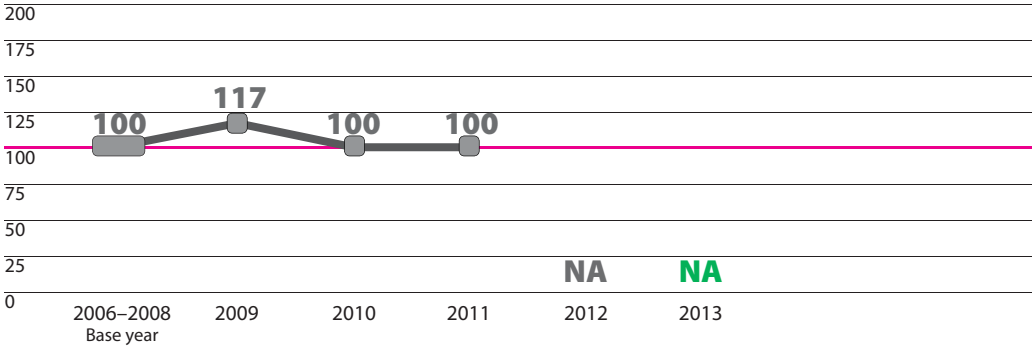
Base Years	2006–2008	8.9%	Chester County percentage of total value of agricultural products in Pennsylvania
	2009	10.5%	
	2010	9.0%	
	2011	8.9%	
	2012	NA	

Data Source: U.S. Department of Agriculture, National Agricultural Statistics Service, Pennsylvania Office, Annual Statistical Bulletin

Index value formula: Percent is produced in Chester County

Current year		Base year				Index value
(NA %	÷	8.9%	)	X	100	= NA

Index trend line



NA: data not available

The National Agricultural Statistics Service (NASS) has discontinued the estimation program for county level cash receipts by commodity. These data are now available only from the Agriculture Census in 5 year intervals, which indicate that Chester County's percentage of total value in the state was 8.6% in 1997, 8.9% in 2002, 11.4% in 2007, and 8.9% in 2012.

Return to Landscapes2 Index

Small Business Loans

44

Index Value

Purpose Statement

A strong and diverse economy, a goal of Landscapes2, is necessary to maintain the quality of life of Chester County. The health and growth of businesses is critical to the economy. Access to credit is vital to small business survival. The number of loans is a measure of the interest and ability of businesses to update and expand their operations.

Description

Total number of small business loans made to businesses in Chester County. Small business loans are business loans whose original amounts are $1 million or less. The most recent data available for this index is 2013.

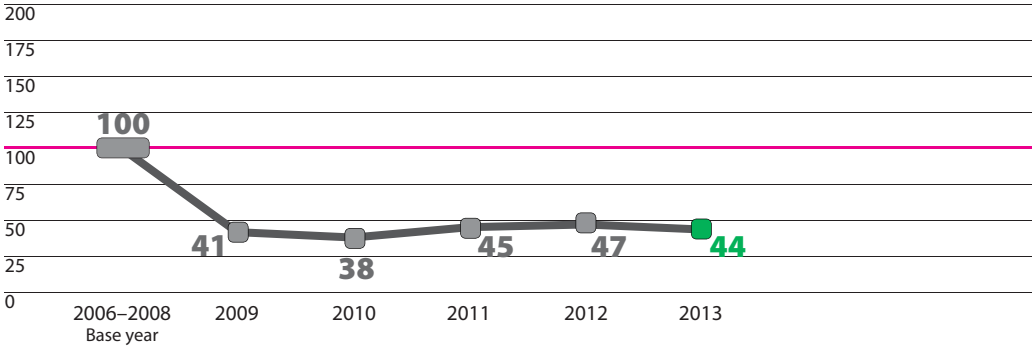
Base years	2006–2008	22,647	loans originated (annual average)
	2009	9,264	
	2010	8,537	
	2011	10,130	
	2012	10,753	
	2013	10,006	

Data Source: Community Reinvestment Act (CRA), Aggregate Report Table 1-1, provided by the Federal Financial Institutions Examination Council (FFIEC)

Index value formula:

Loans originated Current year		Base year				Index value
(10,006	÷	22,647)	X	100	=	44

Index trend line



Interpretation

The number of small business loans issued in Chester County decreased slightly in 2013. The overall level of borrowing is a sign of the continuing slow recovery from the recession of 2009. The economy was booming with record numbers of loans during the base years so it is likely to take many years to return to that level of loan activity.

Return to Landscapes2 Index

Stream Quality

95

Index Value

Purpose Statement

Protecting the network of natural resources is a goal of Landscapes2. Sustaining and enhancing water quality is an important objective. Stream quality is an indication of the safety of our water supply, condition of aquatic habitats, and status of the environment. Biological integrity is an excellent measure of stream quality.

Description

Average Chester County Index of Biological Integrity (CC-IBI) rating of eighteen stream samples in the county. The CC-IBI gives ratings for benthic-macroinvertebrate samples collected from sites in the Stream Conditions of Chester County Biological Monitoring Network. The sites are rated on a scale of 0 to 100 with 100 being the best quality. The measure uses the average of the ratings for the eighteen sample sites. The most recent data available for this index is 2013.

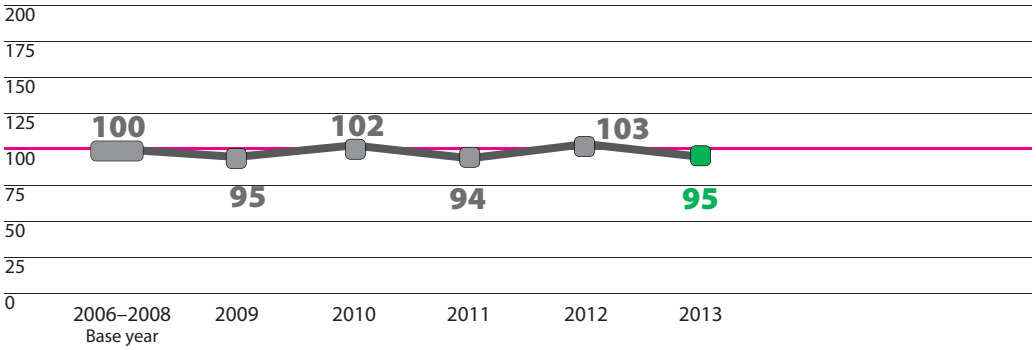
Base Years	2006–2008	62	(average CC-IBI rating)
	2009	59	
	2010	63	
	2011	58	
	2012	64	
	2013	58	

Data Source: Chester County Water Resources Authority providing U.S. Geological Survey data

Index value formula:

Average CC-IBI rating Current year		Base year				Index value
(58	÷	62	)	X	95	= 103

Index trend line



Interpretation

Stream quality rated slightly below the average for the base years. Stream quality ratings went up at eight of the eighteen monitored sites from 2012. This indicates a lowering in quality occurred at many streams throughout the county. Overall this measure has fluctuated between slightly above and slightly below the base period without showing any substantial change in stream quality.

Return to Landscapes2 Index

Air Quality

88

Index Value

Purpose Statement

Protecting, restoring, and maintaining the network of natural resources is a goal of Landscapes2. Air quality in the Philadelphia region is a signal of the magnitude of pollutants and their impacts on the environment and public health.

Description

Percent of days with an Air Quality Index (AQI) rating designated as "good" for both ozone and fine particle pollution (PM2.5) in the Philadelphia-Camden-Wilmington CMSA. The AQI is an index for reporting daily air quality. Ground-level ozone and airborne particles pose the greatest threat to health. Days rated "good" indicate satisfactory air quality with air pollution posing little or no risk to public health. The region is used because of the regional nature of air quality.

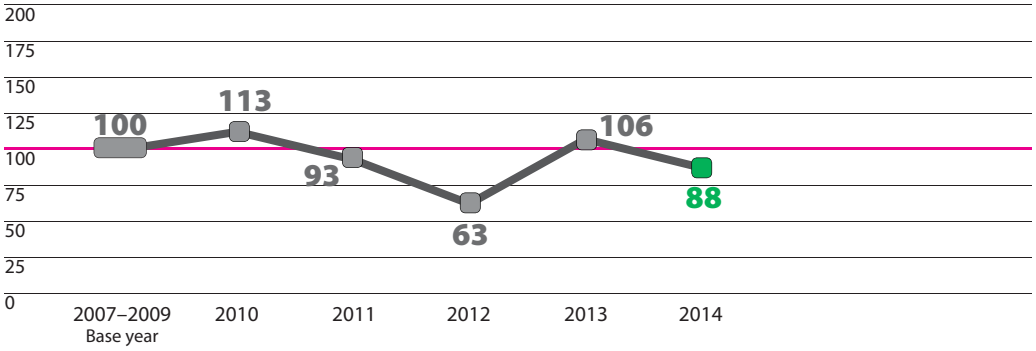
Base years	2007–2009	28.5%	of days rated good for both ozone and particulate pollution
	2010	32.1%	
	2011	26.6%	
	2012	18.0%	
	2013	30.1%	
	2014	25.2%	

Data Source: U.S. Environmental Protection Agency (EPA), Air Quality Index (AQI)

Index value formula: Percent of days rated good for air quality

Current year		Base year				Index value
(25.2%	÷	28.5%)	X	100	=	88

Index trend line



Interpretation

The percentage of days rated good for both ozone and fine particulate matter by the AQI decreased somewhat 30% in 2013 to 25.2%. Almost all of the days rated less than good were moderate, which means air quality is acceptable; however, there may be a moderate health concern for a very small number of people. Fine particle pollution was usually responsible for moderate ratings. There were 13 days when the air was considered unhealthy for sensitive groups because of elevated levels of either ozone or fine particulate pollution.

Return to Landscapes2 Index

Municipal Ordinance Amendments

104

Index Value

Purpose Statement

The county must work in partnership with the municipalities to implement Landscapes2. Municipalities have the authority to regulate land use and development. Municipal plans and ordinances regulating development that are consistent with Landscapes2 policies indicate cooperation to achieve the desired development pattern.

Description

Percent of relevant municipal plan and ordinance amendments adopted that are consistent with Landscapes2 policies.

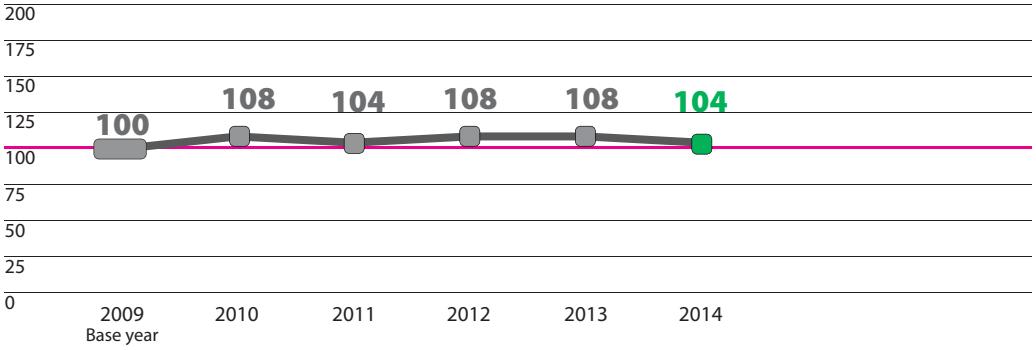
Base Years	2009	92.9% of amendments consistent with Landscapes2
	2010	100%
	2011	96.6%
	2012	100%
	2013	100%
	2014	96.8%

Data Source: Chester County Planning Commission

Index value formula: Percent of adopted amendments consistent with Landscapes2

Current year		Base year				Index value
(96.8%	÷	92.9%)	X	100	=	104

Index trend line



Interpretation

In 2014, 61 of 63 amendments adopted by municipalities were consistent with Landscapes2. This was the fifth consecutive year that over 96% of reviewed amendments were consistent with Landscapes2. This consistency is critical for successfully implementing the goals of Landscapes2.