

Approved

OPEN SPACE COMMITTEE MEETING REPORT
September 12, 2013

Attending: Michael DelRossi Janet Ebert Dave Poston Debbie Reardon
Lois Saunders Judy Lizza, Township Manager
Keith Klaver, Supervisor
Several Chadds Ford Township residents

The minutes for the July 22 meeting were corrected and approved.

Summaries of parts of the Brandywine Creek Greenway plan were given to committee members for comments and corrections.

Trails Update In lieu of \$4000 worth of trees, the OS Comm will receive the money to use now on the Harvey Run trail. In return it will eventually have to plant \$4000 worth of trees (or other vegetation?). A draft of the final plan for the 3 footings needed for the township's bridge over Harvey Run was shown. Judy Lizza will get bids for pouring the concrete footings. The bridge location has been moved about 150 feet downstream and clearing of the trail from the township building to the bridge is proceeding. The committee asked Keith Klaver for a line item in the budget for trail maintenance.

Fee-in-lieu After discussions with Delaware County and the planning commission, the BOS approved a fee-in-lieu rate of \$ 2.19 per square foot for both residential and commercial developments, subject to an annual review and adjustment. Keith Klaver discussed two situations that need improvement. The township does not have a separate Recreation Plan, and the recreation section of the Open Space Plan needs to be revised to emphasize trails. Also there should be more specificity and clarity in linking the recreation component to fee-in-lieu and flexibility to negotiate with a developer.

Woodlawn Development Project Woodlawn's development plan has been suspended for now, and a Woodlawn representative says he will keep the township informed of future developments. The OS Comm decided that any formal response from the township should be postponed until the next plan is submitted to Concord Township. Although the Chadds Ford portion of the development area will be open space, a large development in Concord Township will have a major impact on roads, water resources, open space, and many quality-of-life issues in Chadds Ford Township.

Stonebridge will be on the agenda of the Sept. 18 Zoning Hearing Board meeting, and the OS Comm will send a representative. The committee will also draft a letter listing their concerns. The property lies within an Open Space protection focus area, a National Register Historic District, the Chadds Ford Historic Village District, and a greenway corridor. The current zoning ordinances should be upheld for health and safety reasons.

Respectfully submitted,

Janet Ebert