

WHITEMARSH TOWNSHIP ANNUAL REPORT 2006



*The Planning Comes to Life:
Making It Happen in 2006*



WELCOME

To Our Friends and Neighbors:

Whitemarsh Township is a fine place to live and work. Our neighborhoods are safe and strong. Our property values are high. We enjoy an extraordinary amount of open space and a broad range of municipal services. Residents and visitors are protected by a top notch police force and by scores of exceptionally well-trained fire and ambulance volunteers. We have excellent schools, strong community and religious organizations, many talented citizen volunteers, and a strong and committed municipal workforce.

Our mission is to keep Whitemarsh this way and, where possible, to make it even better. Toward this goal, the Board of Supervisors is committed to improving our delivery of day-to-day services – collecting leaves, delivering mulch, filling potholes, removing rubbish, expanding Internet based services – in order to save time, eliminate frustration, and conserve tax dollars.

We are also looking toward the future. We have developed new land use laws to position the Township for inevitable future growth. These new laws will conserve and connect open spaces, protect streams and woodlands, and require developers to provide sidewalks, traffic improvements and recreational spaces to serve their new communities.

By year's end, Whitemarsh will have completed master plans for open space preservation, sidewalk and bicycle mobility, parks and recreation, traffic, emergency services, storm water management, public works, sanitary sewer, and the revitalization of our commercial districts into walkable town centers.

The implementation of these plans is already underway and, as 2007 unfolds, other projects will move from plan to reality – opening a new township park on Harts Lane, major improvements at Miles Park, first steps toward widening Ridge Pike, sidewalk and trail construction, storm water management projects, improvements to Germantown Pike, and preservation at Erdenheim Farm.

Many of these projects are laid out in the pages that follow. As you read, keep in mind the many Township residents who volunteered their time and energy to help make Whitemarsh even better. We thank them and our dedicated staff, and wish them, and you, a healthy and prosperous 2007.

Respectfully,

The 2006 Board of Supervisors

Joseph P. Corcoran III, Chairman

Steven S. Brown, Vice Chairman

Jean McLenigan

Kelly Wall

Jonathan Weiss



Germantown Pike 2.0

Enhancement of Lafayette Hill Business District Approved 2006, Begins 2007

A Concept Plan for revitalizing the Lafayette Hill business district along Germantown Pike was approved in 2006. With Federal funds of \$1.8 million earmarked for this project, local businesses and residents worked with the Township's planning and design consultants to develop plans to offer residents an attractive new village-style streetscape, calmer traffic patterns and more walkways for pedestrians.

Detailed engineering plans and construction documents will be prepared during 2007, and some initial improvements may actually be completed in 2007. Whitmarsh residents can expect to see new sidewalks, crosswalks, streetlights and landscaping construction. The contemplated improvements will reinforce the village character of this central area in our Township.



Image and identity improvements as shown above would include sidewalks along both sides of the Pike, and pedestrian lighting and greenery for improved safety, aesthetics and character.

Targeted improvement area on Germantown Pike from Joshua Road to Church Road.

Open Space

The Open Space Committee Completes Master Plan



The Plan received the County's approval and endorsement.

The County Open Space Committee manager describes the plan as "one of the best they have received."

Approval of the Township's Open Space Plan set into motion key elements that will continue through 2007:

- A new standing Open Space Committee will be formed in early 2007, and will begin considering open space acquisition, conservation easements and land preservation opportunities in the coming months.
- Residents interested in open space preservation can view the entire Open Space Plan at www.whitemarshwp.org.

The project began back in August of 2003, when a group dedicated to protecting the unique character of Whitemarsh sat down to consider the best practices to preserve and manage our open space. The Open Space Committee included representatives from the Planning Commission, the Environmental Advisory Board, the Shade Tree Commission, the Parks and Recreation Board, the Historical Architectural Review Board, members from the Board of Supervisors and the general public. In 2006, the Open Space Committee completed the Master Plan and submitted it to the County.

- Residents were offered an opportunity to vote on a referendum increasing the Earned Income Tax (EIT) to establish a dedicated funding source to purchase and preserve open space land. 62% of Whitemarsh residents who voted approved a 0.25% increase in the EIT.
- The County's approval of the Township's Open Space Plan means we are eligible to receive \$1.2 million of County open space acquisition funds.



Making the Connection

New County Trails to Link Whitemarsh to Philadelphia and Bucks County

Montgomery County is completing the third year of a four-year trail plan, and Whitemarsh Township stands to benefit greatly during this phase. The goal is to connect an additional 29 miles of trail by the end of 2007.

The most significant element of the County's system in Whitemarsh – the Wissahickon Green Ribbon Trail – includes portions along



Fort Washington State Park

Northwestern Avenue in Springfield Township, and from Stenton Avenue along West Valley Green Road and the Wissahickon Creek to the old Norfolk & Southern Railroad Bridge. This section connects the Fort Washington-Flourtown section of the Fort Washington State Park to the Militia Hill section of the Park.

County planners are working to develop a connection for the Green Ribbon Trail from Northwestern and Stenton Avenues to the Stenton West Valley Green portion. The projected timeline to complete planning and construction is two years.

By the end of 2007, the Cross County Trail is expected to link the Schuylkill River Trail in Conshohocken to the Fort Washington train station; ultimately the Trail will go to Willow Grove.



Walkers on the Wissahickon Green Ribbon Trail

Public Works Department

A New Attitude Saves Money and Improves Quality

Whitemarsh has recently adopted an old-fashioned approach to servicing and maintaining the Township's public facilities. It is known as "keep it in-house." After hiring a new Director of Public Works, the Township changed many former practices, and began completing as much work as possible with its own workforce, seeking outside contractors only for special skills or to handle overload. In doing so, the Township expects to save significant tax dollars and improve repair and maintenance quality. In the past year, the Township discovered and utilized a wide array of previously untapped skills among its workforce.

The array of projects completed "in-house" in 2006 includes public grounds and park maintenance, landscaping, bridge and storm water system repairs, and street light maintenance.

Some of the other benefits Whitemarsh residents have experienced as a result of the Public Works Department's "can-do" attitude include: a more accommodating and successful leaf collection system; on-request delivery of compost; cleaner storm water inlets; and better street and roadway striping and painting.

Comprehensive Maintenance and Repair Plans for Township Infrastructure Take Shape in 2006

The Township developed a critical long-range plan for many of its facilities and infrastructure. The program goes beyond the normal repair and maintenance philosophy of previous years to institute a comprehensive plan for the Township's sewer system, treatment plant facilities, and road repair and resurfacing. The goal of this effort was to maximize the Township's resources and to facilitate capital planning as maintenance and improvements are needed.

DID YOU KNOW ...

The Township Building has been renovated. Whitemarsh residents coming for meetings will note many improvements:

- A new PowerPoint screen in the public meeting room
- A new security system that prevents unauthorized visitors from entering after 9:00 PM
- New landscaping
- Historic photographs in the halls
- A demonstration rain garden and rain barrel
- Replicas of historic documents, made possible by the Colonial Exchange Club

Meet Jerry Breitmayer – Director of Public Works, Whitemarsh Township



Think of him as our own "Mr. Fix-it." Jerry Breitmayer has been the Director of Public Works for Whitemarsh since October 2005. Previously, he worked for Nether Providence Township. Prior to that, he spent 15 years working for the Bridge and Spans Department of Amtrak. Jerry, it turns out, has learned to fix just about everything in sight, and has been sharing his wisdom with his colleagues in the Township's Public Works Department.

Breitmayer's goal is to save the Whitemarsh taxpayers' money. "The people in the Public Works Department had skills that were not being utilized," says Breitmayer. His mission: tap into the talents of his staff, targeting their tasks to their skills.

"If we can fix it ourselves," says Breitmayer, "we will." His vision is for the Township to make every repair and complete every maintenance project internally.

In almost every case, his proactive approach has eliminated the need for routinely hiring more expensive sub-contractors. Jerry and his crew have tackled everything from the pedestrian bridge reconstruction at Barren Hill and River Road to changing the bulbs in streetlights, a task that once cost the Township \$200 per bulb. His project organizing skills were evident when the Wissahickon flooded its banks and washed away a section of roadway near the West Valley Green Bridge.



Within four days of the road being closed from the flood, Breitmayer and his crew had removed the damaged asphalt, resurfaced it, and by the weekend it was open again for traffic.

After the Wissahickon had flooded, 200 yards of the road were unusable and needed to be rebuilt. A quick and efficient fix minimized disruption to township residents and allowed traffic to flow smoothly.



West Valley Green Road immediately after the flood and following rapid repair by the Whitmarsh Public Works Department.

DID YOU KNOW ...

The Township is considering establishing a Dog Park. This is the first time the Parks and Recreation Department will seek to serve our four-legged residents.

Parks & Recreation

New Park Land and New Activities Added in 2006

The Parks and Recreation Board completed its Master Plan, to be presented to the Board of Supervisors in early 2007. From restructuring its youth programs to acquiring land for new parks, the Department experienced tangible progress this year.

The Park and Recreation Board completed the Parks and Recreation Master Plan to be presented to the Board of Supervisors in early 2007. A focal point for the Department, it will “open the door for grants that are out there,” said Doug Knauss, Director of Parks and Recreation. This five-year plan was built on the responses of Whitmarsh residents to Parks and Recreation inquiries, and through informal focus groups.

Something For Everyone — A New Park is Growing

With the purchase of almost four acres just south of the Church Road/Harts Lane and Ridge Pike intersection, the Township plans to create a new park and open space. Efforts to develop a master plan for the new park will begin in early 2007. The property is expected to provide much needed public

play spaces, and new sidewalks and paths connecting nearby residential areas. The acquisition also provides a setting and opportunity for expanding cultural facilities, offering well-landscaped recreation and leisure spaces.

Spotlight on Young Teens and Seniors

4th and 5th graders, 6th graders and 8th graders are worlds apart socially. Consequently, the Township changed its activities last year, instituting separate programs for 4th and 5th graders, 6th graders and teens.

The Department hosted monthly “Club 4/5 Nights” at the Parks and Recreation Building. The new monthly parties were chaperoned and featured different themes, hosting an average of 125 kids per event.

In response to parents’ requests for a program that runs through August, the Township will expand its popular Summer Camps from 6 weeks to 8 weeks in 2007, with a \$100 price break for early registration.

For senior citizens, the Parks and Recreation Department began monthly Monday Socials, which included lunch and an activity. The two sold-out casino trips were so popular, three trips are planned for 2007.

Newly expanded Miles Park playground area.



Expecting great things in 2007

Forming New Partnerships with Morris Arboretum and Fort Washington State Park

The Parks and Recreation Department has formed a partnership with Morris Arboretum. The "Make a Wreath" event, the partnership's initial program, was highly successful. Whitemarsh residents can look forward to additional programs in 2007.

The Department has also formed a collaborative relationship with Fort Washington State Park to take advantage of the park's many under-utilized assets. The Township holds its Whitemarsh Family Fun Run in the Park. The Parks and



Recreation Department plans to work with Fort Washington State Park and have it become an integral part of Township activities.

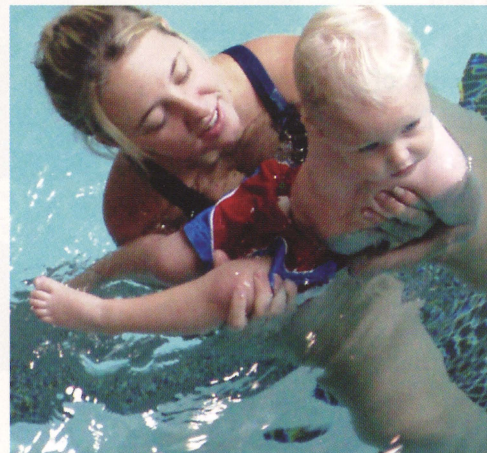
New Pavilion and Expanded Parking for Miles Park in 2007

A new pavilion in Miles Park will be built in 2007. It will be a modular, open-sided structure with enclosed bathrooms. And once the baseball season ends, the Miles

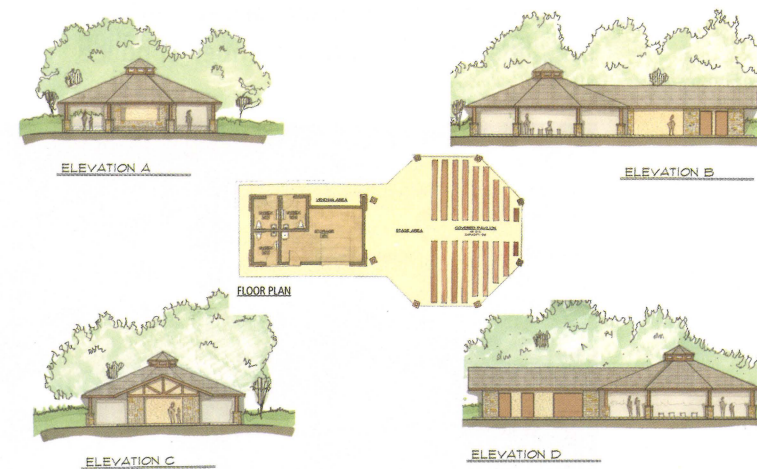
Park parking lot will be expanded by moving a baseball field. To contain costs, Township employees will do much of the work.

Whitemarsh Day, 2006 – A Huge Success

Now a popular annual local event, Whitemarsh Day was well attended in 2006, with over 7,000 guests. Activities included rides for children, great food, music, and booths for local interests.



"ABC Come Swim with Me" Program.



Whitemarsh Police Department

To Protect, Serve, and Defend

The Whitemarsh Police Department continues to emphasize the importance of the Community in its efforts to serve the Township.

Citizen's Police Academy

Last fall, the Police Department hosted the 2nd Annual Citizen's Police Academy. Through classroom training and experience with hands-on police operations, fourteen residents participated in the nine-week program designed to educate members of the community in various aspects of law enforcement.

The program delivers scenario-based sessions that simulate a number of police

activities. These include vehicle stops, "ride-alongs" with on-duty patrol officers, firearms familiarization, crime scene processing and the chance to observe and assist in the police dispatch center. Plymouth Township provided assistance with a K-9 demonstration, while the Montgomery County Sheriff's Bomb Squad gave a demonstration.

Cop Camp for Kids

This year, 26 Whitemarsh nine- and ten-year-olds participated in the 8th Annual Cop Camp. The week-long program gave the children a chance to see the inner workings of the Police Department, as they participate in a variety of activities:

- The Barren Hill Fire Company gave a fire safety demonstration, and a tour of the facility. One highlight of the week: campers were permitted to use the hoses to extinguish controlled fires.
- District Justice Deborah Lukens allowed campers to present a mock criminal case in her courtroom, and then spoke about her job and responsibilities.
- Whitemarsh Community Ambulance, along with PennSTAR's medical helicopter and the Barren Hill Fire Company, provided a demonstration on vehicle accident and rescue.

Retirements / Promotions / New Officers and Employees

After 28 years of service, Lt. Donald L. Bowers retired. He was one of the original members of the Tactical Response Team, and at the time of



Lt. Donald L. Bowers

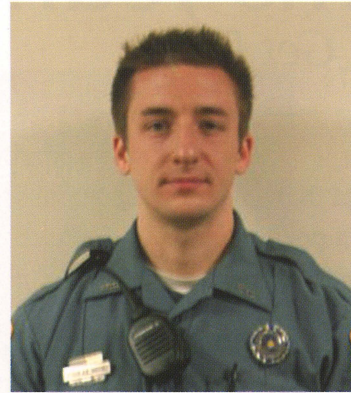




Officer Michael Kolar



Officer Jeffrey Ellick



Officer Gary Martinez



Officer Amanda O'Neill

his retirement, was the Assistant Team Leader of the Colonial Special Operations Team. Lt. Bowers has accepted a position as the Chief of Police for New Britain Borough, Bucks County.

New Officers

Four new officers (shown above) completed their Basic Police Training in January of 2006, and were sworn in as Patrol Officers in February.

Colonial Special Operations Team

In 2006, the Police Department's Special Operations Team joined with Plymouth Township and Conshohocken Borough's Special Operations Teams to form the

Colonial Special Operations Team (CSOT). This regional team serves the 58,000 residents of these three communities, and utilizes a regional plan to better handle emergencies or dangerous situations that require special tactics and teamwork. These include high-risk warrants, barricaded gunmen, or hostage situations. The CSOT assisted the Montgomery County District Attorney's Drug Task Force numerous times this year, and has successfully served Search and Arrest Warrants on high-risk targets as well.

Sergeant Michael Beaty has been appointed the Assistant Tactical Commander for the CSOT. Eight officers from Whitemarsh are

assigned to the 22-member team, as are three hostage negotiators and two tactical dispatchers. Members of the team have received special training with the FBI's elite Hostage Rescue Teams at Quantico, VA.

High Tech Crime fighting and Prevention

All police cars now carry on-board cameras.

DID YOU KNOW ...

Whitemarsh is the site of a battle that never happened, a victory of sorts for George Washington and his troops. Under the command of General Howe, the British marched through the night to Hope Lodge in Whitemarsh, expecting to catch the Patriots unaware and vulnerable. What they found instead was a passionate colonial army. So the British retreated to Philadelphia, without so much as firing a shot.

The Williams Jeanes Library

A Good Thing About to Get Better

A visit to the William Jeanes Memorial Library on Joshua Road leaves no doubt that Whitmarsh Township residents enjoy a good read. Designed in 1971 by local architect C. Treat Arnold, the Library was constructed to serve a significantly smaller and less diverse community; at 11,000 square feet, it is filled



Magician Brian Richards performing during a children's program. (Picture Courtesy of The Colonial)

beyond capacity. Despite the regular weeding of dated, worn, or little-used materials, the staff struggles to find gaps on the shelves for the growing collection. The introduction of

public-use computers and the growing roster of adult and children's programs also compete for Library space.

Taking Stock

In January 2006, the Board of Directors resolved that the Library required a services and facilities assessment, and hired Library Development Solutions (LDS), a Princeton Junction consulting firm. On behalf of the board, LDS convened a series of focus groups, led a town meeting, conducted interviews with key stakeholders, considered the allocation of existing space, and reviewed services and programs. The firm also researched current and future population trends. In August 2006, LDS delivered its findings through a Community Needs Assessment and Space Analysis, which can be accessed via the Library's website.

Community Needs Revealed

LDS concluded that the Library needs additional space, recommending expansion of the children's and teen areas, doubling the number of public-use computer stations,

nearly doubling meeting room areas, quadrupling seating, and adding thirty-five parking spaces. In examining current services and collections, LDS also made the following suggestions:

- A review of the overdue fines structure and copying and printing charges
- A reconsideration of Internet access guidelines and enhancements to customer service
- Immediate expansion of collections to include multiple copies of popular books, adding recently released adult fiction and non-fiction, as well as recorded books, music, and movies
- Upgrades to public access computers and the Library's website, jeaneslibrary.org



Books, Internet Access, Programs and More

Improvements Underway

Adding and renovating facilities requires well-conceived plans and adequate funding. With approval from the Township and a Library Task Force, the Board of Directors will be working with an architectural firm to develop a strategy and schematic drawings for expanded facilities. Using both the Township and Library websites, the Board will post news of the process and announce opportunities for public review and comment. In the interim, the Library staff is embracing LDS' recommendations for improved services. New programs such as the Socrates Café and Poetry Shots are already attracting curious adult patrons, while children and young families are enjoying expanded offerings, plus a shelf of "Read Hots" offers volumes hot off the presses.



2006 Year-End Fast Facts about Jeanes Library

Collection size	53,513
Registered patrons	7,337
Items circulated	93,253
Patron visits	125,297
Program attendance—children	6,168
Patrons using public-use computers	4,188
Full-time staff	5
Part-time staff	13
Volunteers hours	1,700
Per capita support—Township (2005)	\$21.50



Kathleen Oxberry, President of the Board of Directors, Mary Clare Zales, State Librarian for the Office of Commonwealth Libraries at the State Dept. of Education, and Irv Leventhal, President of the Friends of William Jeanes Memorial Library

Tomorrow's Library

Building on a foundation of service, the Jeanes Library of the future promises to be a relevant community institution, offering a larger welcoming space for a wide range of programs, study, and gatherings. It will serve all segments of the community, with barrier-free facilities and adequate parking, while striving to adapt and respond to emerging needs and the shifting technological horizon.

To learn more about the Library, and read the Community Needs Assessment and Space Analysis, visit the website at jeaneslibrary.org.

DID YOU KNOW ...

The Township has entered the planning phase of making our community more "walkable" and "bike-able." Working with Campbell Thomas, an award winning architectural and planning firm with a record of "green" transportation and historic preservation, the Board of Supervisors has begun to identify potential paths that would link the Township by foot or bike. The goal is to connect Whitemarsh from one end to the other and connect the new network of county trails.

A Tribute

To Fitz Eugene Dixon, Jr., and Erdenheim Farm

Running an errand to Chestnut Hill via Flourtown becomes a brush with majesty. And a wisely plotted commute from Center City along Stenton offers Whitemarsh residents a well-deserved sabbatical from the Schuylkill Expressway.

Erdenheim farm, 500 acres of pristine open space that helps define the character of Whitemarsh Township, lost one of its long-time stewards and champions in 2006. Local civic leader and philanthropist, Fitz Eugene Dixon, Jr., died on August 2, 2006.

Dixon lived at the Erdenheim Farm estate on the banks of the Wissahickon Creek with his wife Edith, whose grounds they shared with

sheep, racehorses and Black Angus cattle, along with a formal garden and green houses.

A working farm since the 18th century, Erdenheim Farm has been meticulously maintained by its two recent owners, George D. Widener, Jr., who bought it in 1912, and Mr. Dixon, who assumed stewardship in 1971.

Erdenheim Farm, one of few remaining large farm tracts in Southeastern Pennsylvania, is the only one adjacent to Philadelphia. In addition, the farm is environmentally significant for its role in preserving the quality of the water and the health of the wildlife in the Wissahickon Creek.



Fort Washington

Historic Gateway

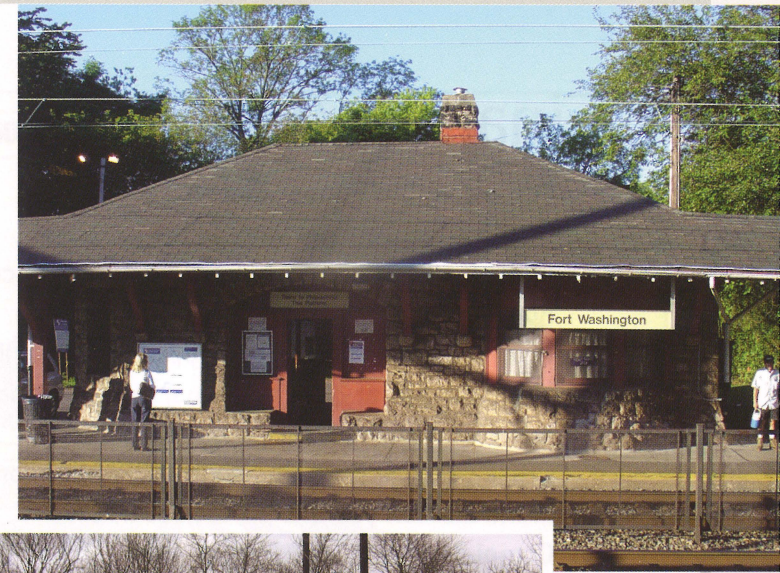
Peter Blood had a vision. To Blood, Fort Washington was more than just a village sandwiched between his home in Upper Dublin and Whitemarsh, more than simply a stop along the R5 line. Fort Washington had a place in shaping America's destiny, and to his way of thinking, deserved preservation. He saw that Fort Washington had the opportunity to be a historic gateway, an overture announcing one's arrival to the center of modern Montgomery County, while paying tribute to a different place in time.

Working with Jon Fox, the region's former State Representative, and with the governmental bodies of both Townships, he encouraged the Federal government to dedicate seed

money in 1999 to the Historic Fort Washington Rescape Project.

The ongoing improvements local residents can expect in the near future include:

- Enhancements to a new bridge over the SEPTA R-5 rail line on Bethlehem Pike
- An upgrade of Morris Road, Lafayette Road and Bethlehem Pike
- Upgrading four intersections along Pennsylvania Avenue
- Streetscape improvements such as curbing, hardscaping, lighting and trees
- Controlling traffic flow to residential neighborhoods
- Historic preservation and use of the old Ft. Washington Station as SEPTA replaces it with a new station
- Upgrades to a new SEPTA commuter parking lot
- Construction of a new access road to the new SEPTA rail station



To coincide with the renovation of the Ft. Washington Interchange of the Pennsylvania Turnpike and the 309 Expressway, the Rescape Project is expected to inspire economic development in the region, and offer Whitemarsh and Upper Dublin residents many improvements to the quality of life in Montgomery County.

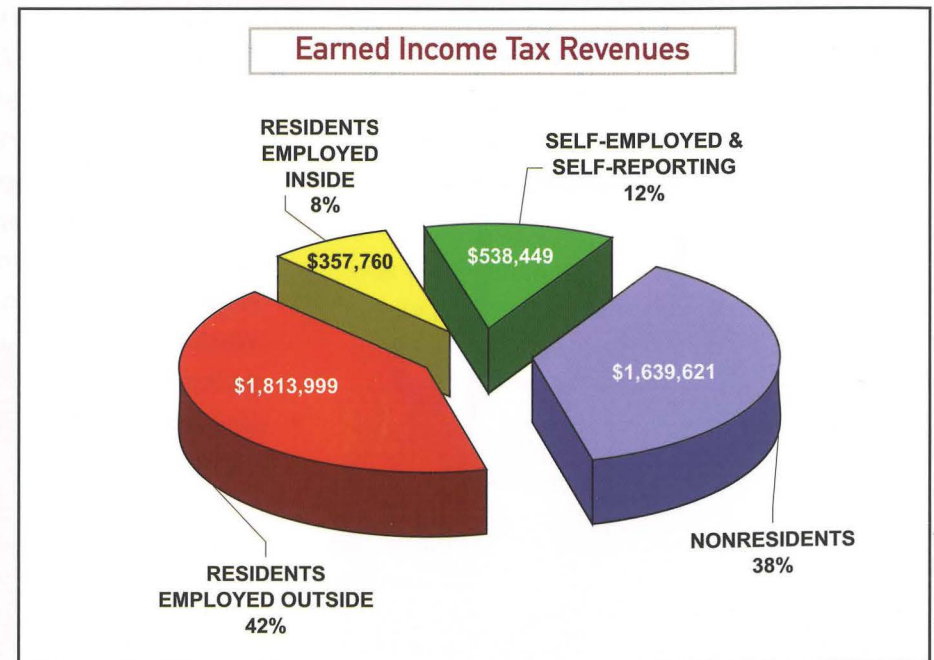
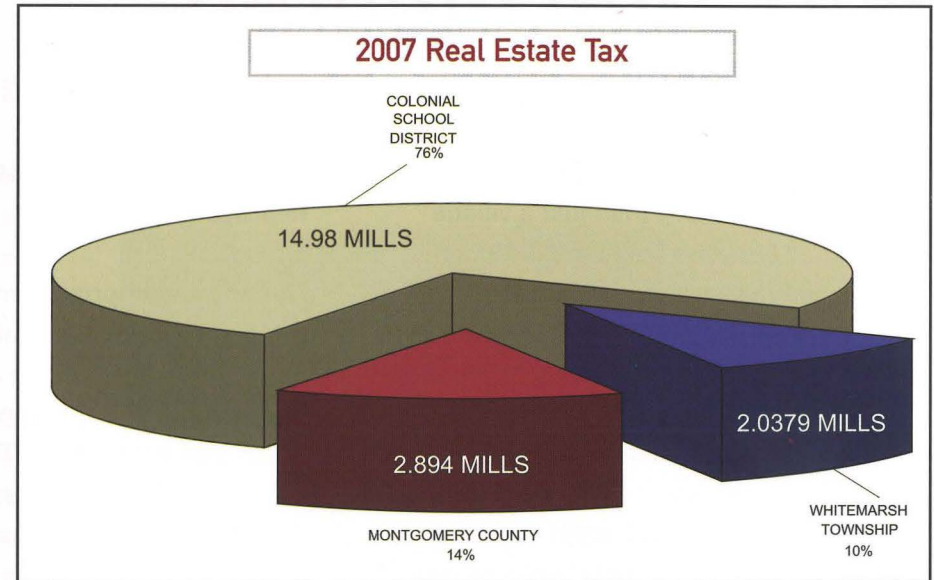


Finances/Budgets 2006 Highlights

- Completed 2006 under budget
- Adopted 2007 budget with no tax increase
- Paid off \$3.1 million in outstanding loans, increasing the non-electoral borrowing base to \$33 million
- Provided greater financial support for the William Jeanes Memorial Library, the Whitemarsh Ambulance Association, and the Township's three fire companies
- Gross revenue from Business Taxes has more than doubled in the last ten years to \$2,454,000 in 2006
- Completed \$1,000,000 funding of the "Rainy Day" Fund

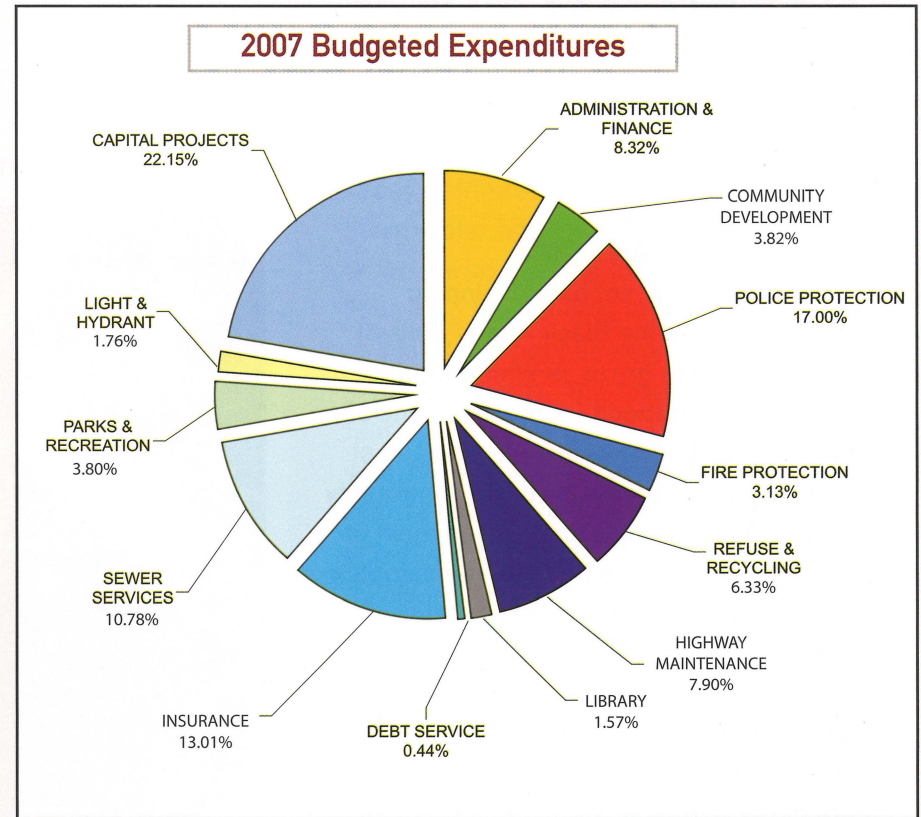
2007 Budgeted Revenue

Fund Balance	\$4,339,000	20.0%
R.E. Tax	\$2,920,603	13.5%
Earned Income Tax	\$4,000,000	18.5%
Open Space EIT	\$700,000	3.2%
R.E. Transfer Tax	\$400,000	1.8%
Business Taxes	\$1,801,000	8.3%
Permits & Licenses Fees	\$256,500	1.2%
Fines	\$65,000	0.3%
Interest Income	\$175,000	0.8%
Rent Income	\$142,000	0.7%
State Revenues	\$503,500	2.3%
Payments In Lieu Taxes	\$41,700	0.2%
General Services	\$85,000	0.4%
Reimbursements & Misc.	\$691,500	3.2%
Refuse Fees From Residents	\$1,205,000	5.6%
Pa. Liquid Fuels Tax Allocation	\$500,000	2.3%
Parks & Recreation User Fees	\$705,000	3.3%
Sewer Services User Fees	\$2,048,694	9.5%
Borrowings & Other Funding Sources	\$1,087,869	5.0%
TOTAL	\$21,667,366	100.0%



2007 Budgeted Expenditures

Administration & Finance	\$1,787,545	8.25%
Community Development	\$820,456	3.79%
Police Protection	\$3,653,185	16.86%
Fire Protection	\$672,215	3.10%
Refuse & Recycling	\$1,360,997	6.28%
Highway Maintenance	\$1,698,675	7.84%
Library	\$336,444	1.55%
Debt Service	\$94,000	0.43%
Insurance	\$2,795,522	12.90%
Other Financing Uses	\$177,265	0.82%
Sewer Services	\$2,315,694	10.78%
Parks & Recreation	\$816,619	3.80%
Light & Hydrant	\$377,750	1.76%
Capital Projects	\$4,761,000	22.15%
Township Expenditures	\$21,667,366	100.00%



Despite significant cost increases in areas such as fuels, insurance, payroll and employee benefits and scheduled repairs and improvements, the 2007 Budget was adopted with no tax increase, no increase in service fees for trash, street light or fire hydrant services.

Introducing

The Township's Largest New Structure

The Hill at Whitemarsh Expected to Open April, 2007

Off in the distance, set behind sloping meadows where the Black Angus bulls of Erdenheim Farm graze, is Whitemarsh's newest "neighborhood." Located on the site of the former Eugenia Hospital, The Hill at Whitemarsh, a new senior living community of 266 residential units, completed most of its construction phase in 2006. The complex is expected to open in the first quarter of 2007.

Inspecting the construction for the past two years has been a full-time task for members of the Township's Code Enforcement and Building Department. As the complex moves toward full operation, the Township's emergency management, fire departments and ambulance service have been familiarizing themselves with the buildings in the complex. The Township's Parks and Recreation Department also expects to explore potential program needs for the new residents with the staff of The Hill at Whitemarsh.



Growing Greener

Whitemarsh Township Adopts Innovative Land Development Ordinances

After nearly four years of work, Conservation Design Ordinances were adopted on April 6, 2006 that are based upon the “Growing Greener” concepts of the Natural Lands Trust. The intent of the Ordinances is to conserve open land, including those areas containing unique and sensitive natural features such as woodlands, steep slopes, streams, floodplains and wetlands, by setting them aside from future development.

Professional consultants from Castle Valley Consultants of Doylestown and from the Natural Lands Trust of Media worked with the Planning Commission and the Board of Supervisors for four years to develop these “Growing Greener” concepts specifically written for the unique Whitemarsh Township community.

The Conservation Design regulations are intended to be “density neutral” — that is, if a fifty-acre property may develop fifty residential dwelling units by-right with

existing underlying zoning, fifty units may be developed using Conservation Design. However, Conservation Design requires those units be developed in a manner using certain options.

Option One provides for very low-density residential uses with no common open space [one unit per each ten-acre], appropriate to rural areas, with flexible and reduced design standards in instances where a permanent conservation easement is offered; this option is permitted in AAAA and AAA Residential Districts only.

Option Two provides for residential uses at the density permitted by the existing underlying zoning with 50% common permanent open space; this option is permitted in AAAA and AAA Residential Districts only.

Option Three provides for higher-density residential uses with a sixty [60%] percent common permanent open space, this option is permitted in all “A” Residential Districts.

Stormwater

A local Task Force Has Identified Initial Areas of Improvement

Stormwater has always been a concern in Whitemarsh, notable for its high water table. Following the flooding in 2004 that occurred as result of what has been classified as a “100-year storm,” the Township formed a Stormwater Task Force. The group worked with Township agencies for more than a year to develop ideas on ways to mitigate the effects of stormwater on various neighborhoods in the Township. The study has been completed, and has identified areas in need of repair and potential costs to be incurred. Three projects, Barren Hill, McCarthy/Joshua Knoll, and Westaway, have been approved for construction plan preparation.

One problem area that has already seen improvement is the intersection of Stenton Avenue and Militia Hill Road, a long-time flood plain that will be rebuilt, thanks to extensive discussions between Whitemarsh and PennDOT officials.

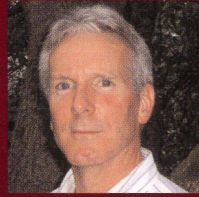
Whitemarsh Township

www.whitemarshtwp.org

Main : 610-825-3535

Board of Supervisors (2007)

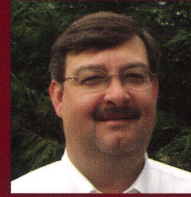
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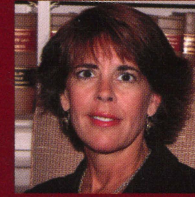
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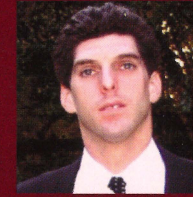
Jean McLenigan



Steven Brown



Kelly Wall



Jonathan Weiss

Township Manager

Christopher R. van de Velde

Chief of Police

Eileen W. Behr

Police, Fire or Ambulance

911

Police Emergency Direct

610-828-8000

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