

CHADDS FORD TODAY

The Chair's Corner by Samantha Reiner

As every year begins and new appointments are made to Township Committees, it never ceases to amaze me how fortunate we are to have such knowledgeable, accomplished residents. It's even more fortunate that many of these wonderful folks are willing to donate their time and talent to the betterment of all we do. Recently appointed to the Planning Commission, resident Tom Bradley is making his expertise known in the areas of engineering, architecture and construction. Longtime resident Carolyn Daniels, former Unionville Chadds Ford School Board Member, and current HOA President for The Ridings, accepted her appointment to the Historic and Architectural Review Board to assist in the preservation of historic properties. Supervisors are also hoping to expand the Open Space Committee and perhaps revise the title now that we have a municipal park. It's wonderful to see the playground being used almost every day. We're also hoping to host a few community events in the new pavilion area.

It's difficult to comprehend that we've all been dealing with the effects of the COVID pandemic for two years now. While the Supervisors look forward to getting back to normal, we are tasked with deciding how to best handle the situation to protect our residents and the community at large. For that reason, we encourage you to get vaccinated and boosted as recommended by public health officials. At this time, Township Committees continue to hold hybrid public meetings that allow for attendance either in-person at the Township building (mask and social distancing required) or via ZOOM videoconference. An upgrade of the audio system in the meeting room is underway and we appreciate your patience in the interim.

There is always something happening in our great Township. Please sign up to receive the weekly email blast by visiting the website at www.chaddsfordpa.gov. Thank you all for your support!



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Brought to you by the
Supervisors of
Chadds Ford Township
Delaware County, PA

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Chair

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Vice-Chair

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Walkable Chadds Ford Trail Moves Forward with \$1,000,000 in Delco Greenways and DCNR Grant Awards

Chadds Ford Township Supervisors Frank Murphy, Samantha Reiner and Noelle Barbone received exciting news on December 30th in an email from Jean Lynch, Regional Advisor, PA Department of Conservation and Natural Resources (DCNR). The Township was awarded \$500,000 in grant funding for construction of the WCF Trail project. Those funds, combined with the Delaware County Greenways grant of \$500,000 earlier in 2021, as well as previous grants, bring total funding to \$2.2 million dollars. The goal of the WCF multimodal trail project is to connect and revitalize the bifurcated segments of the Village area by facilitating safe pedestrian and bicycle access.

The Supervisors would like to thank the eight property owners who have either already executed trail easements, or are close to doing so. The major trail easement "grantor," the Brandywine Conservancy and Museum of Art, executed easement documents last summer. Construction funding will be complete if the Township is awarded a \$1 million dollar TASA grant within the next several months.

Several PennDOT reviews are still in progress, such as ADA and limits of disturbance. It's hoped that the project can be put out to bid in late spring, with construction to begin this fall, but only time will tell!



Historic Battlefield Protected for Future Generations

By Amy Bruckner, North American Land Trust

A piece of history has been protected forever in Chadds Ford Township. The North American Land Trust (NALT) has acquired an historic Brandywine Battlefield property and plans to open it to the public as the Brinton Run Preserve. In addition to its historic significance, the 72-acre property is home to a diverse array of plant and wildlife species.

"We are very excited to open our first public preserve right here in our local community of Chadds Ford," said NALT President Steven Carter. The preserve is on Oakland Road across the street from the historic Brinton 1704 House. A national conservation organization, NALT's headquarters is located just a few miles away.

The American Battlefield Trust identified Brinton Run Preserve as one of the more important tracts to be protected. On September 11, 1777, a final fight took place at Brinton Run Preserve, which allowed George Washington and the Continental Army to retreat to safety, rather than experience more losses. Initially considered for development, the property now will be protected forever with a conservation easement held by Chadds Ford Township. NALT was able to raise more than \$4 million to purchase the property. It is now raising money in preparation of opening the preserve to the public. "We are very grateful for all of our committed partners who supported the vision of creating this public preserve." Carter said. "We are especially grateful to Sandra Baldino, the property's owner, who approached us with the idea of conservation as an alternative to development."

The project received financial support from the following partners: the American Battlefield Trust, Chadds Ford Township, Delaware County's Open Space and Recreation Grant Program, Mt. Cuba Center, the National Park Service's American Battlefield Protection Program, and the Pennsylvania Department of Conservation and Natural Resources.

Normally a quiet sanctuary, Brinton Run Preserve recently bustled with the commotion of heavy equipment and construction workers. Demolition crews from TSI Home Improvements tore down a house and cleared the lot, which sat in the middle of the 72-acre property. The demolition was a condition of receiving the ABPP grant funds.

The demolition crew left two garages on the property. They eventually will be used for a visitor center and a maintenance garage when the preserve opens to the public. The Preserve is anticipated to be open to the public for limited trail use in May. "This is a big step toward restoring the property and transitioning it into a community preserve, where people can learn about history, enjoy recreation and discover nature," Carter said.

If you would like support Brinton Run Preserve, consider making a donation at:

<https://northamericanlandtrust.org/donate/>



BRANDYWINE BATTLEFIELD STATE PARK TO REOPEN MARCH 18th WITH NEW SITE ADMINISTRATOR

The Brandywine Battlefield, the largest land battle of the American Revolution, reopens to the public on Friday, March 18th, with a new Site Administrator. Open Fridays and Saturdays, admission includes access to an orientation film, exhibit exploration, a visit to Washington's headquarters, and more. Retrace one of the most important battles in the fight for freedom during your visit. For more information, visit brandywinebattlefield.org. The following is reprinted with permission from PHMC:



The Pennsylvania Historical & Museum Commission (PHMC) has announced the appointment of Troy Grubb to the position of site administrator at Brandywine Battlefield Park.

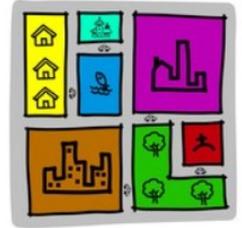
"Troy brings a wealth of experience to his new position at Brandywine Battlefield Park," said Melissa Mann, director of PHMC's Bureau of Historic Sites & Museums. "His passion for inclusive and accessible public history, as well as his track record of collaborative interpretation and successful relationship-building, will serve the historic site and community well."

A native of Bedford, Pennsylvania, Grubb attended Penn State University, where he received a bachelor's degree in history in 2000. In the summer of that year, he began his career with PHMC working at the Pennsylvania Military Museum and later at Hope Lodge and Mather Mill. In the fall of 2004 Grubb was hired as a museum educator at the Railroad Museum of Pennsylvania in Strasburg. In 2012 he received a nonprofit management certificate from the University of Texas. While at the Railroad Museum, Grubb developed and conducted tours and outreach/virtual programs and researched and created special exhibits. Currently, Grubb lives in Leola with his wife Melinda, daughters Lila and Hallie, and son Seth.

Brandywine Battlefield Park is a National Historical Landmark administered by the Pennsylvania Historical & Museum Commission with the active support of the Brandywine Battlefield Park Associates.

For the Township by Supervisor Frank Murphy.....

The Importance of the Zoning Code



The Commonwealth of Pennsylvania, through the Municipal Planning Code, authorizes local municipalities to plan community development and oversee that process by adopting zoning and subdivision and land development ordinances. Township records indicate that the first ordinance, "Ordinance One," was adopted on April 2, 1949, and regulated the "keeping, collection and removal of garbage and offal." Property maintenance was even a concern back then! The current Township Code is a compilation of all ordinances and covers such matters as Zoning; Trails, Parks and Open Space; Stormwater, and Subdivision and Land Development. However, with the adoption of these ordinances comes the responsibility of keeping the contents up to date.

For a number of years, Township staff, elected/appointed officials, and professionals have spent innumerable hours updating provisions of Chapter 135, the Zoning Chapter. An important function of the Zoning Code is the creation of "districts" to ensure the Township is designed efficiently. Commercial centers are clustered together instead of being dispersed in residential areas. Zoning regulations also promote the preservation of open space and historical sites. A new "Municipal Conservation District" is being proposed in this revision. Such a district will "protect and preserve areas in the Township owned by the United States of America, the Commonwealth of Pennsylvania, and Chadds Ford Township." This District will cover areas such as First State National Park and the Brandywine Battlefield State Park. Inclusion in the MC District will add an extra layer of protection to help prevent these sites from being developed.

Although the Township's Planning Commissioners have previously reviewed every section in the revised Zoning Chapter, they are currently performing a final review prior to submitting the entire draft to Delaware County Planning Commission for the necessary Act 247 review. After Delaware County has made comment, Township Supervisors will do the same. Final adoption will only take place after a public hearing is held.

This entire process is open to the public, with all discussions taking place at public meetings. Additionally, the entire draft of the revised Zoning Chapter is available on the Township's website at www.chaddsfordpa.gov. Please take time to access the document to further understand how important zoning is to our community.

For the Home by Vice-Chair Noelle M. Barbone....

Walking Trails and The Positive Effect on Property Values

Some property owners across the nation have had concerns about proposed walking trails in their communities. Such concerns may include privacy issues, as well as property values being lowered. As a real estate professional, I have read studies that indicate these concerns are unfounded and that in fact, walking trails have a positive impact on property values. More and more people are looking to enhance quality-of-life amenities and studies of buyers' habits nationwide have found trails to be a large selling feature in new communities.

There are many surveys of homeowners, as well as real estate professionals, that support these findings. A study done in Denver interviewed hundreds of real estate professionals and here is what they discovered:

- 73% believed that a home adjacent to a trail would be easier to sell;
- 55% agreed that the home would sell for more than a comparable home in a different neighborhood;
- 82% of real estate agents used trails as a selling point, and 100% believed trails are an amenity to the community.

In Paoli, when the Rails to Trails project was initially introduced, some local residents voiced strong opposition and attended public meetings to speak up against having a trail in their back yard. After the trail was completed and in use, these same residents came back to township officials to ask if a gate could be installed. They wanted easy access from their neighborhood so they could use the trail, too!



Please keep an open mind regarding trail placement and know that the Chadds Ford Township Supervisors are always ready to hear your comments. The Township is fortunate to have the Harvey Run Trail in a largely secluded area. As the trail system expands, note that trails aren't built until years of design, engineering, and many public meetings are held for the very purpose of hearing from our residents. How many of us grew up in neighborhoods that always had sidewalks! Today, with more and more people walking as a form of exercise, walking trails have now become the new "sidewalk" for people to use and enjoy.

CHADDS FORD TOWNSHIP STAFF

TOWNSHIP MANAGER: Maryann D. Furlong
FINANCE & HUMAN RESOURCES DIRECTOR: Anita Swayne
ASSISTANT TO THE TOWNSHIP MANAGER: Jonathan Sharp
ADMINISTRATIVE ASSISTANT: Maureen Czachorowski
BUILDING INSPECTOR/ZONING OFFICER: Fran McArdle
FIRE MARSHAL/EMC: Philip Wenrich
ROAD MASTER: Dennis Henry
TAX COLLECTOR: Valerie J. Hoxter

TOWNSHIP MEETING DATES

Board of Supervisors:

Workshop: 3/30/22 at 7 PM
Regular Meeting: 4/6/22 at 7 PM
Workshop: 4/27/22 at 7 PM
Regular Meeting: 5/4/22 at 7 PM
BOS/PC Joint Meeting 5/11/22 at 5 PM
Workshop: 5/25/22 at 7 PM

Planning Commission:

Regular Meeting: 4/13/22 at 7 PM
Regular Meeting: 5/11/22 at 7 PM

Open Space Committee:

Regular Meeting: 4/14/22 at 7 PM
Regular Meeting: 5/12/22 at 7 PM



Please see the **NEW E-VERSION NEWSLETTER** via the link at www.ChaddsFordPA.gov. The Township's website also has updated meeting information, land development applications, and sign-up instructions to receive weekly Township informational emails!

Tips for Feeding and Taking Care of Songbirds in Early Spring

It is great to see a large collection of songbirds at your bird feeder, but sometimes these bird feeders and mixing of birds can spread disease. According to Terry Johnson of the Georgia Wildlife Resources Division, the five most common diseases that spread around bird feeders are aspergillosis, avian pox, trichomoniasis, finch disease, and salmonella. Additionally, this past summer, a mysterious illness was plaguing songbirds across the East Coast and Midwest. The Pennsylvania Game Commission even put out recommendation to stop feeding songbirds for a time period. Below are some helpful tips to keep the songbirds safe and healthy.

- ◆ Make sure to place the bird feeders in a location with direct sunlight, where it is more likely to dry out the fastest after rain or snow.
- ◆ Place the bird feeders or birdbaths at least 30 feet away from windows, to reduce deadly collisions.
- ◆ Periodically replace water in your birdbaths. This will prevent algae and bacterial growth. You can also clean your birdbaths with scrubbing the birdbath with a vinegar solution, followed by a water rinse.
- ◆ Clean your bird feeders periodically with a solution comprised of one part liquid bleach and 10 parts water. Rinse with water, and let the bird feeder completely dry until it is re-filled. Sunny Kellner of the Sharon Audobon Center states that every other week is a good starting point for suet and seed feeders.
- ◆ Make sure to wear gloves when you are cleaning or filling your bird feeders. Some of the diseases that affect birds, like salmonella, can impact people.
- ◆ Do not let seeds or their hulls accumulate under the your bird feeders' locations. Dangerous mold can grow on this accumulated debris and spores created from the mold may be inhaled by the birds. Mold is mainly a problem during warm and wet weather patterns in the winter and spring.
- ◆ If there is a sick or dead bird near a bird feeder or birdbath, take your feeders down and drain your birdbaths for a few days, and report the sighting to the Pennsylvania Game Commission.
- ◆ Hummingbird feeders need to be emptied and cleaned every few days, since the sugar solution can become a petri dish for bacteria.

