

**East Bradford Township
Plum Run Task Force
Meeting Minutes
January 16, 2019**

The 5th Meeting of the East Bradford Township Plum Run Task Force was held on January 16, 2019 at 6:00 pm in the McCardle Meeting Room of the Township Building, 666 Copeland School Road, West Chester, Chester County, PA 19380-1822.

Task Force members present:

Ms. Kathryn Deaville (Planning Commission)
P. Andrew Schaum, Esq. (Trails Committee)
Mr. John Spangler (Parks & Recreation Board)
Mr. Ken Cavanaugh (Traffic Committee)
Ms. Sheila Fleming (Brandywine Conservancy)
Mr. Mark W. Hoopes (Strode's Barn Study Committee)
Mr. Jim Haigney (Brandywine Valley Scenic Byway Commission)
Ms. Jeannine Speirs (Chester County Planning Commission – Grant Management) [Non-Voting]

Task Force members absent:

Vincent M. Pompo, Esq. (Supervisor), Chairman
Ms. Elizabeth Bertheaud (Historical Commission)
Mr. Bob Struble (Brandywine Red Clay Alliance)

Staff/Professionals present:

Rich Phifer, Director of Property & Recreation, Task Force Main Contact
Tenley Adams, Property & Recreation Assistant, Task Force Secretary
Mandie Cantlin, Township Manager
Jim Laird, Laird Recreation & Land Planning, LLC., Project Manager

Others in attendance:

Gerallyn Duke
Joe Tankle
John Marshall
Dara Gans

CALL TO ORDER: The meeting was called to order at 6:00 p.m.

PUBLIC COMMENT: None

MINUTES

Mr. Schaum asked that on page 2 of the December 3, 2018 meeting minutes, under Strode Barn Restoration/Re-use Discussion, a line be added that Mr. Stevenson of A. D. Marble made the recommendation to the Task Force to rehabilitate the Strode's Barn based on the four options presented. With that change made, Mr. Schaum motioned to except the minutes of the December 3, 2018 meeting and Mr. Haigney seconded the motion with all in favor.

SUMMARY OF KEY LANDOWNER/STAKEHOLDER FEEDBACK

Mr. Phifer met with a representative from West Chester University and they are very interested in a connector multi-use trail from the University south campus' Maxwell Field to the paved trail on the township property. It would mean that the township would have to secure an easement over the University land and would be responsible for installing the trail connector and maintaining it. Under the right conditions they may also be open to the natural-surface trail connectors into the Gordon Nature Area.

Mr. Phifer said that the Campbell's, who live on Tigue Road, would prefer privacy vegetation screening along their property line with the township property. The Tankles, who also live on Tigue Road, have expressed satisfaction with the trail alignments as shown on the draft maps and plans.

Mr. Phifer said that he had a meeting this day with PennDOT about the proposed parking areas along Lenape and Birmingham Roads and the mid-block pedestrian crossing on Birmingham Road. Mr. Phifer said that it is believed that the parking areas are feasible in their conceptual locations. The mid-block trail crossing will require a pedestrian study and possibly the lowering of the speed limit on Birmingham Road. Regarding traffic calming, road medians strategically

placed within the Strode's Mill historic district were elements that PennDOT said could be pursued, similar to the median now installed on Strasburg Road through Marshallton.

The parking area shown next to the pump station was discussed and on motion of Mr. Haigney and seconded by Mr. Spangler with all in favor, the parking area shown next to the pump station will be removed from the site maps because of site constraints. The parking areas shown on the west side of Birmingham Road, on Lenape Road and on Tigie Road will remain on the maps.

Mr. Phifer had met with the Township Public Works Department to discuss maintenance of the trail system and open areas. Concerns were raised about some of the natural trails being close to the creek or in the flood zone. It was decided that the trails will stay on the maps as shown and will be reviewed for suitability after stream restoration work by the Brandywine Red Clay Alliance is completed along the creek.

STRODE'S BARN CONCEPT RENDERING CONSIDERATIONS

The Task Force was in favor of artist renderings rather than photo renderings. Two renderings will be created, one showing the barn from the intersection of Birmingham Road and Lenape Road including the cross walk and also the old Strode's Scrapple Sign, which would be freestanding at the same approximate location as it had been prior to the addition coming down. It should show low walls on the Lenape and Birmingham Road sides to be around 42 inches high with a cap. The second rendering would be from Birmingham Road looking into the Heritage Area and showing the low walls on the north and west side of the interpretive area with buttresses as supports. The placement of the interpretive signage and the central feature in the courtyard and the back of the barn would also be shown.

FINAL CONSIDERATIONS

Mr. Phifer asked for recommendations on the name of the Heritage Center and also the property and trail names. The Task Force was in agreement that the Heritage Center be called the Strode's Barn Heritage Center; the trail be called the Plum Run Trail and the property/open space be called the Plum Run Preserve.

Signage for the Heritage Center should be consistent with other Brandywine Battlefield Trail Signage.

IMPLEMENTATION STRATEGY

It was agreed that the trail from the Strode's Barn to the paved trail that is part of the settlement agreement with the Toll Brothers' Darlington Ridge Development and on to the West Chester University Maxwell Field facility will be the first priority for completion. The natural trails can be created with the help of volunteers as manpower allows.

The final draft Master Plan will be ready by the end of February and distributed to the members for review. An additional Task Force meeting will be held March 13th at 6pm, for final review and recommendation to the Board of Supervisors. The final Master Plan will be presented to the Board of Supervisors on Tuesday, April 9th, 2019 for consideration and approval by the Supervisors.

PUBLIC COMMENT

Ms. Gans commented that the wall along Birmingham Road should be high enough so that people are comfortable and able to enjoy the Heritage Center without the fear of vehicles. The cap on the wall should be such that skateboarders won't be using the wall. Mr. Marshall thanked the Task Force for their time at creating the Master Plan.

On motion of Ms. Deaville and seconded by Ms. Fleming with all in favor, the meeting adjourned at 8:05pm.

Task Force Meeting #6 – Wednesday, March 13th – 6 pm

3rd Public Meeting with Formal Presentation to Board of Supervisors, Tuesday, April 9th, 2019.

Respectfully submitted,
Tenley F. Adams
Secretary