

**East Bradford Township  
Trails Committee  
Regular Meeting Minutes  
August 24, 2017**

The August regular meeting of the East Bradford Township Trails Committee was held on Thursday August 24, 2017 in the East Bradford Township Building, 666 Copeland School Road, West Chester, Chester County, PA 19380-1822.

**Committee members present:**

John Spangler, Chairman	Harry Hatzipavlides, Vice Chairman	Tony Blanco
Sheila Fleming	Bob Hawkes	Betsey Mehl
Josie Parman	Andy Schaum	Jacob Singer

**Committee members absent:**

Michael Colley	Joseph Hamel	Maria Kenny
Jim Wakefield		

**Staff/Professionals present:**

Rich Phifer, Director of Property & Recreation  
Tenley Adams, Property & Recreation Assistant  
Mandie Cantlin, Assistant Manager

**Others in attendance:**

Amanda Lozinak, Bike Chester County  
Lauren Shock, resident/owner of Red Hound Stables  
Jason Kunkle, resident  
Nancy Danks, family owns property on Allerton Road  
Kelly Nastase, resident  
Dennis Metzger, resident

**CALL TO ORDER:** The meeting was called to order at 12:00 p.m.

**PUBLIC COMMENT:** None

**MINUTES:** Mr. Hatzipavlides made a motion to approve the minutes from July 27, 2017, Mr. Blanco seconded the motion and the motion passed unanimously.

**OLD BUSINESS:**

1. Brandywine Creek Greenway/Plum Run Update – Mr. Phifer updated the Committee on the meeting between him, as representing the Township, Brandywine Conservancy staff, and the Radley Run Country Club in regards to the concept of a Plum Run creek corridor off-road trail; the Country Club is open to further collaboration on the conceptualization of a public trail through appropriate sectors of the golf course so long as there would be no disruption to golfers and the safety of both trail users and golfers would not be imperiled. Further communications are anticipated in the future as the conceptualization process continues.  
Mr. Phifer and staff from the Brandywine Conservancy also met with a representative of the Chesterdale HOA to discuss the same Plum Run creek corridor trail concept and potential involvement of the HOA's dedicated open space. Mr. Phifer reported that the meeting went well and the HOA is interested in the trail concept but would likely have concerns about feasibility, since much of the open space contains floodplain, and resident privacy. A site visit will be planned for late Fall or Winter.
2. 2018 Trail Blazer Run – The subcommittee met after the Trails Committee meeting and voted to keep the 5-mile course mostly the same for the 2018 event. Subcommittee members will explore the ability to reroute the portion of the run that navigates the edges of the farm fields towards the northwestern end of the course in hopes of finding an alignment that will be more enjoyable for participants. In the next month the subcommittee hopes to have enough information to select a date for the 2018 event. Also in the next month the subcommittee hopes to meet with Victory Brewing Company staff in order to solidify details on the continued collaboration and sponsorship of the race and post-race party.

**NEW BUSINESS:**

1. Circuit Trail Coalition – Amanda Lozinak of Bike Chester County was in attendance to update the Committee on the current progress of the Circuit Trail Coalition and to give a briefing on the intent of the proposed Resolution #2 for the Committee's consideration for recommendation to the Board of Supervisors. The Circuit Trail is a multi-County (southeast PA & NJ), multi-use trail system that will include 750+ miles of trails by 2040 as envisioned by the Delaware Valley Regional Planning Commission. The Circuit will allow for non-motorized transportation around southeast PA & NJ, connecting metropolitan areas and the suburbs. Currently the "Circuit" includes approximately 320 miles of trails which includes the east branch Brandywine Trail. On motion of Mr. Schaum and seconded by Ms. Mehl with all in favor, the Trails Committee recommended to the Board of Supervisors that Resolution #2 be approved contingent upon the explicit addition of equestrian use to the list of potential trail uses.
2. Harmony Hill Nature Area Trail Maintenance Agreement – Mr. Phifer explained that the current Memorandum of Understanding with the Chester County Trails Club and the West Chester Cycling Club for maintenance of the trails at HHNA will expire at the end of September 2017 and the parties must renew the Memorandum. Mr. Phifer asked if the Committee had any comments or concerns about renewing the agreement. Ms. Mehl asked if the equestrian community could enter into an agreement to use HHNA if they would also maintain the trails. Ms. Cantlin responded that due to the lack of parking around HHNA to accommodate horse trailers and since none of the adjoining property owners have horse farms, that it had been decided that horses should not be allowed at HHNA. If at some time parking becomes available or an adjacent property has a horse farm where walk-on access could be achieved then equestrian use could be reconsidered at HHNA. On motion of Mr. Blanco, and seconded by Mr. Spangler with all in favor, the Trails Committee recommended that the Memorandum of Understanding with the Chester County Trails Club and the West Chester Cycling Club be renewed.
3. Brandywine Farm Subdivision – Upon motion by Ms. Mehl at the July Meeting, the Committee voted to discuss the possibility of using Brandywine Farm for equestrian uses. Mr. Phifer explained that the township is going to be reviewing all township owned lands to create a prioritization plan this fall and that nothing will be decided for the future use of Brandywine Farm until that prioritization process has been finished. Ms. Cantlin stated that the subdivision of the property is in its final stages and that the trail easement is going to be added to the plans prior to the sale of the lots in 2018-2019. Approximately 31 acres will be retained by the township for public use. The original intent of the township was to place conservation easements on the lots that are created and to sell the lots to pay off the bond that was issued to purchase the property or to put money back into the Open Space Fund. It was never the intent of the township to retain the entire property.

Those in attendance representing the equestrian community that surrounds the property would like to see an equestrian park created on the property with the Township retaining ownership of the entire property. Several ideas were suggested by the equestrian community as to what could be installed on the property. Ms. Cantlin suggested that the group create a suggested plan for the property showing appropriate use, size and scope of features, and provide examples of other publicly owned municipal operations that have a similar focus and that it be presented at the next Trails Committee meeting. Ms. Cantlin said that the Board of Supervisors will be informed of the groups interest in creating an equestrian facility at that location.

4. Harmony Hill Nature Area Trails Map – Mr. Phifer updated the trails map and suggested that some of the yellow trail could be re-blazed orange to clarify the 8A intersection and make it less confusing for trail users. Mr. Spangler responded in favor and mentioned that he would be willing to update the blazing.

**PUBLIC COMMENT:** None.

**NEXT MEETING:** The next scheduled meeting of the Trails Committee is September 28, 2017 (4<sup>th</sup> Thursday) at 12 noon.

**ADJOURNMENT / CONTINUANCE:** At approximately 1:20 p.m., the Committee unanimously agreed to adjourn the meeting.

Tenley F. Adams  
Recording Secretary

**TRAILS COMMITTEE PRIORITIES (2017):**

1. Paradise Valley Nature Area (Valley Creek fish habitat improvement)
2. Mt. Bradford Improvements (meadow restoration, parking area, paved trail)
3. Brandywine Trail Phase 5
4. Plum Run Corridor

Other projects that are not prioritized include:

- Bike/ped improvements along Sconnettown Road (Mt. Bradford to Sconnettown Park)
- Brookworth Trails (and connection to WCB)
- Brandywine Farm
- Brandywine Trail – Phase 4 (Skelp Level to Ingram's Mill)
- Improve / repave trail between Copeland and East Bradford Park
- Fire Company trail
- Construct off-road path to improve bike use at Allerton Road / Creek Road / Miner St intersection
- Guthrie trail easement
- Ravine to Brandywine Road
- Sunset Hollow Road
- Sunset Hollow / Happy Creek / Harmony Hill