

The Milemarker

EAST BRANDYWINE TOWNSHIP

Your Tax Dollars at Work

East Brandywine Police Rebuilding In Preparation For Expanded Duties

Hereabouts, four bucks and small change will buy you a bag of cat food, a can of 10/30 motor oil or maybe a super-sized box of cornflakes. It's also about what residents of East Brandywine pay each week for police protection. Last year, that protection meant responding to more than 100 traffic accidents, almost 50 incidents of "criminal mischief" involving homes and cars, handling more than 100 cases of domestic "disturbances" and other like events involving fights or disputes, dealing with more than 100 animal complaints and some 40 incidents of harassment, many involving repeated phone or computer messages.

In all, the Police Department covered 4,492 "incidents" in 2009, slightly more than half representing traffic citations or warnings. Thefts from homes and cars and those related to fraud (as in forgery or credit card misuse) account for the single largest segment of reported incidents.

The cost for Police service: \$1,473,875, or about one-third of total Township spending for the year. This is a modest slice of total Township income compared with spending elsewhere in the state. In a number of municipalities, the percentage of total spending exceeds 40% of the local budget.

In Lower Merion, the figure is close to 60%. Also, the cost per person for the eight full-time Officers, including the Chief of Police and four part-time Officers, is lower than the state average of \$100,000 per officer to cover salaries and benefits.

Chief Mark Kocsi notes that almost 80% of the department's spending—mostly salaries and benefits—is determined by the contract parameters the police association negotiates with the Township and is mostly outside of his control. Operating expenses

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Chief Kocsi with the police department's new silver-colored patrol car. Because Ford, supplier of the traditional Crown Victoria, changed the shades of blue of its police cars so often—making for a mismatched fleet—the East Brandywine force decided to move to silver. "For one thing," says the chief, "Silver is easier to keep clean."

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TO BUILD GIANT STORE, DEVELOPER WANTS BIG CONCESSIONS

Let's make a deal.

That's the clear message the people who want to build a Giant supermarket next door to Croppers sent to the Board of Supervisors at its June 3 workshop session.

The deal would involve financing for a new Township-proposed road linking North Guthriesville Road and Horseshoe Pike and settling a disagreement on how the supermarket and related retail outlets would dispose of their sewage.

Getting the deal done quickly is critical, said

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Who, When and Where

Township Board of Supervisors

CHAIRMAN

David A. Kirkner, CPA

VICE CHAIRMAN

Jay G. Fischer, Esq.

MEMBER

Hudson L. Voltz, Esq.

Township Public Meetings

BOARD OF SUPERVISORS

First Thursday at 7:30 a.m.

Third Wednesday at 7:30 p.m.

PLANNING COMMISSION

First Wednesday at 7:30 p.m.

MUNICIPAL AUTHORITY

Second Tuesday at 7:30 a.m.

Public Committee Meetings

HISTORICAL COMMISSION

Second Wednesday at 7:30 p.m.

OPEN SPACE COMMITTEE

Second Monday at 7:30 p.m.

ORDINANCE TASK FORCE

Fourth Wednesday at 7:30 p.m.

PARK AND RECREATION COMMITTEE

First Monday at 7:30 p.m.

Township Meetings held at the Township Building, 1214 Horseshoe Pike

Important Numbers

Fire and Ambulance 911

Police (emergency) 911

Police (non-emergency) 383-7000

Police Administration 269-4300

Township Administration .. 269-8230

Township Offices open M to F 9 a.m. to noon and 1 to 5 p.m.

Telephone Staff Directory

Tax Collector, Patti Piersol

Home Office (610) 269-4054

Weekdays 9 a.m. to 5 p.m.

For all other staff members, call 269-8230 and press the extension.

200 Norann King, Building Dept.

201 Mary Beth Smedley, Secretary/Treasurer

203 Scott Piersol, Twp. Manager/ EMC and Fire Marshal

204 Matthew VanLew, Roadmaster

100 Police Administration

Web Addresses

TOWNSHIP www.ebrandywine.org

POLICE www.ebtpd.org

Developer Wants Big Concessions

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Marc B. Kaplin, attorney for the company that would build the market, Carlino East Brandywine LP. Giant has a lease arrangement with Carlino to occupy the store but the lawyer hinted that if the project isn't a full go by the fall of next year Giant might pull out.

Another issue to be settled: how consumer and truck traffic entering the retail area at the traffic light on Horseshoe Pike (an entrance serving both the proposed Giant store and the Brandywine Village Shopping Center) would have access to the shopping center.

The Carlino firm wants to build the 55,800 sq. ft. supermarket and 14,000 sq. ft. of other retail space on the commercially-zoned section of the 50-plus acre Watters farm, immediately to the west of the shopping center. Gambone Brothers had planned to build about 125 homes and some retail outlets on the land and an adjoining 10-acre property owned by the late Betty Spence on North Guthriesville Road, but cancelled its project last year.

As part of its original agreement with the Township, Gambone agreed to build the new road linking North Guthriesville Road and Horseshoe Pike. The road was slated to start across from the entrance to the Quail Hill Springs subdivision and emerge on Horseshoe Pike at the existing traffic light. The Township has stressed that any development of the Watters property must include the new link road—and be built at the developer's expense.

Mr. Kaplin said his client's first plan did not include the road but, faced with the Township's determination, the client offered a second plan that includes the road. However, said Mr. Kaplin, the Carlino firm estimates its total cost would be more than \$2 million, a sum it isn't prepared to pay.

The total includes about \$920,000 for loss of retail square footage and more than \$500,000 to acquire 2.8 acres on the Watters and Spence land. The land cost of \$182,143 an acre might seem high to some but Mr. Kaplin said Gambone's bankers insist on this figure.

Thus, the thought of a deal. The Township's traffic impact fee, which is \$3,705 for an individual home, would total \$1,795,000 for the supermarket, based on the number of peak hour trips, according to Mr. Kaplin. If the Township would allow some or all of that cost go to financing the road, some Carlino objections would go away, he added. He also tossed out the idea that if the Township condemned a portion of the Spence property needed for the road, the high pre-acre cost might evaporate.

The complex sewer issue involves how effluent will move away from the property and how and where it will be treated. This matter is now before the Township Municipal Authority. Basically, the Township favors treating the effluent one way and the developer wants a different way.

Mr. Kaplin repeatedly asked to settle the outstanding issues by making a deal and asked if he and his clients could sit down and hammer out an agreement with the Supervisors. Chairman David Kirkner said the Supervisors are willing to have such a talk. In response to a question, he said the talks would be private but the outcome discussed publicly.

The entire project has yet to clear the Township Planning Commission.

Those Bangs? A Goose Gun!

The repeated sound of gunfire this past spring startled—and, in some cases, deeply annoyed—residents in the eastern part of the Township. Turns out the noise came from a couple of goose guns in the cornfield that separates Dilworth Road from the Cross Keys subdivision. They were timed to go off every 10 to 20 minutes to scare off geese tempted to feast on the emerging corn. By late May, when the corn was high enough to withstand attack, the “guns” were silenced.



East Brandywine Police Rebuilding In Preparation For Expanded Duties

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account for close to 20% and the final 1% is for other spending that he controls. In dollars, that amounts to less than \$20,000.

The big items in operating expenses relate to acquiring and maintaining the police fleet (gasoline alone costs around \$40,000) and with a number of the police cars registering odometer readings of close to 100,000 miles, maintenance costs are high. Insurance is another big item. Communication equipment of all types runs to about \$14,000.

“Right now, the Police Department is in a rebuilding mode,” says Chief Kocsi. “The breakup of the regional police put us back and it’s going to take time and money to rebuild.”

The Brandywine Regional Police force served both East Brandywine and Wallace Townships, but Wallace officials claimed they were being charged too much for the service. The East Brandywine force became a separate Police Department at the beginning of 2009; the two Townships and the Police Association finally signed a formal settlement agreement in June of 2010.

East Brandywine retained 10 officers at the time of the dissolution, but one has since left for another job and one retired. Chief Kocsi has been unable to replace either officer because of budget constraints and, as a result, is short two full-time positions. Sergeant Gene Babetski, who was the full-time Detective, was promoted earlier this year to lieutenant, replacing Ron Marshman, who retired in April. Lieutenant Babetski is now covering both Detective and Lieutenant responsibilities.

Good detective work paid important dividends last year. In one case, then-Sergeant Babetski

and Officer Steve Tyree helped nail down four suspects in a multi-state driveway paving scam. After a local man was conned out of \$20,000, the East Brandywine officers followed up a trail that led Sergeant Babetski on a six-month investigation covering territory from Massachusetts to Hawaii. The suspects were arrested in California and sent to trial.

In the other case, four officers worked for months to reconstruct and investigate the facts surrounding a fatal accident involving a car and a school bus on Creek Road in April last year. In spite of legal challenges, their findings of various negligent factors were proven correct.

Indeed, the department has an exceptional record for solving crimes. Last year, it solved 88.3% of all crimes investigated; county-wide, the rate was 50.4%.

“My responsibility is to keep an eye on the dollars” spent, says Chief Kocsi. One way is to obtain as many County, State and Federal grants as he can. Since taking over as Chief in 2002, he has brought in a total of \$334,530 in grant money. The biggest single grant was \$150,000 in federal funds that covered half the cost of two new officers for three years. A \$25,000 state grant, engineered by Senator John Rafferty, paid for a new special services vehicle (mobile field office) used at crime scenes, emergency management incidents and during undercover operations. A \$44,620 county grant obtained last year paid for in-car video recording equipment.

“My priority now is to rebuild the Department slowly and in a financially responsible way with the goal of having 11 full-time officers by the end of 2011,” says Chief Kocsi.

Grant money and other support from all levels of government are disappearing. For example, the County used to cover the cost of all traffic and non-traffic tickets. To cut costs at the County level those expenses have now been passed down to the municipalities. It’s only \$500 or so a year, but new expenses such as these can add up. In 2009, the state stopped paying for Act 180 mandatory training that officers take each year. That’s costing an additional \$1,000 in training expenses this year. Of more consequence, there’s a move by the County to eliminate the Constable services that supplement Police Departments. Constables presently pick up warrant suspects from agencies and can take arrested individuals for arraignment and later to the county jail. On court days they provide the pick-up and transports back and forth from the County Prison to District Courts. Loss of these services will drastically affect overtime budgets and cut into the time local officers are available for their Township patrol duties.

In addition, of course, renewed building of many slowed-down or postponed developments will have a big impact on the Township – more homes, more people, more traffic, a new middle school and, inevitably, more crime needing to be addressed. Chief Kocsi wants to be ready to deal with this future efficiently and effectively. “We have an excellent force,” he says. “Our officers work extremely hard and truly care about the residents. But it’s become very difficult to maintain the level of service residents have become accustomed to considering the number of people we’ve lost. That’s why we need the rebuilding effort to begin soon.”

MONTESSORI SCHOOL RAISES TRAFFIC CONCERNS

The Planning Commission voiced many reservations about a plan to open a Montessori school on Horseshoe Pike on a property between Pinebrooke Village and the Culbertson Run development. The principal concern was about the number of cars entering and leaving the property. The highway already is heavily traveled at morning and evening rush hours and is likely to become even more clogged when the new middle school opens on Bollinger Road.

The owner of the property, BR Partners LLC, and its engineer, Jim Haigney, originally said the school would accommodate 60 students and about 10 staff but later scaled back the total to 40 students and fewer staff, a move supported by the Planning Commission. Members of the Commission continued to worry about traffic flow, however. The school would operate from 7 a.m. to 6:30 p.m. with peak traffic in and out of the property occurring at 7 to 8 a.m. and 3 to 6 p.m. Planning Commission members also are concerned about the amount of impervious surface when necessary parking spaces are added.

The applicant agreed to follow a number of Commission recommendations and return to a future meeting.

The property, at 1307 Horseshoe Pike, was used for a dental practice. The owner has retired and sold the property.

BRINGING MEMORIALS TO A STORE NEAR YOU

How often do we hear about life's two certainties: taxes and death? Yet, says Josh Weaver, vice president of the New Holland memorial firm that opened its newest outlet here in July, "most people never even thought about" the need to buy a memorial stone.

Weaver Memorials' new location, in the former Brandywine General Rental property at the corner of Bondsville Road and Horseshoe Pike, will be a prominent reminder to passing motorists that there's probably a memorial stone somewhere in their future. Today, about 20% to 25% of adults pre-arrange their burials, a look-at-the-future trend that Josh Weaver says is growing.

The company also perceived a need for its services. "We found people from this area coming to our main office in New Holland. They said they had not found anyone locally they were comfortable with," says Mr. Weaver. His company believes the quality of its product sets it apart, even though it is more costly than some competitors'. It's the only Central Pennsylvania company associated with Vermont's Rock of Ages granite quarry owner and it also does all engraving and design in its own New Holland shop. "Having our own shop gives us a quality control others don't have," says Mr. Weaver. Also, Rock of Ages offers extensive guarantees.

Weaver Memorials dates back to 1839 and is now a fourth-generation family firm.

Kids Festival Is a Winner

The June 12th Kids Festival run by the East Brandywine Fire Company in Community Park was "our best year yet," John Edwards, one of the principal organizers, reported. He estimated that about 1,200 youngsters attended and there were more than 70 business and individual sponsors.

"The event grew in terms of size and number of activities," said Mr. Edwards. "We had 19 moon bounces this year and forged a new partnership with Spirit United Soccer Club, which participated for the first time."

The event took place under a warm summer sun and the kids obviously had a great time—bouncing, sliding, splashing, climbing and enjoying the balloon artist, the face painters and a host of other attractions.

This year's festival certainly met—and then exceeded—the goals the Fire Company set when it launched the festival in 2007: to put together a festival that would allow the firefighters to connect with the community and to profile the Fire Company.

Mr. Edwards had special praise for the sponsors and the volunteers. The sponsors' generosity, he said, "allows us to offer an incredible value to the attendees. Also, the money raised helps us continue to provide high-quality emergency services."

The 140 people who volunteered were a key to the success of the event, said Mr. Edwards. "It's our volunteers' commitment to customer service that sets our event apart from others."



Throw



Splash



Swat the Big Ball



Big Climb



Antique Icedale



Bounce



Little Climb

Township Joins Others to Buy Needed Equipment

East Brandywine joined with three other townships to make a joint purchase of a horizontal grinder—a major machine that can grind down large tree limbs along with all sorts of trimming and leaves.

The other participating townships are West Brandywine, Caln and West Bradford. Each municipality will share equally the cost—\$188,086—and ownership of the machine with 90% of the cost covered by a grant from the state Department of Environmental Protection. During East Brandywine’s three-month annual period of use, the equipment will operate on the grounds of the municipal complex.

Supervisors Accept Bid For Hopewell Road Repair

The Board of Supervisors agreed to accept the low bid of \$146,219 for repairs and overlay of the portion of Hopewell Road owned by the Township—from Rock Raymond Road to Creek Road—from Dan Malloy Paving Inc. of Downingtown. Bids ranged from \$146,219 to \$208,787.

Got a Security Concern?

If you have a security concern or want to tip off the police on some issue, send an e-mail to ebtgd.org. Include your name and contact information so you can get a response.

Historical Commission Presents Its First Preservation Award



Sarah and Thomas Riddle along with David Kirkner, chairman of the Board of Supervisors, Linda Morrison, a member of the Historical Commission, and John Black, chairman of the Commission. Picture by Jim Buczala.

At the recommendation of the Township Historical Commission, the Board of Supervisors made the Commission’s first Historic Preservation Award to Sarah and Thomas Riddle for the preservation and restoration of their bank barn at 450 Reeds Road, built about 1803.

The award notes that preserving and enhancing the Township’s “irreplaceable historic heritage” is a matter of public interest. It also notes that the Township’s history is “embodied in buildings, structures, sites, and objects that provide a tangible link to the people and events” that have shaped growth and development here over the past three centuries.

In an earlier session, the Board added a barn, a bridge and two venerable farm homes as Class I listings to the official Historic Resources Map. The designation means that the Township Historical Commission and the Board must approve any significant changes planned for the structures.

The first building, known as the Trego Barn, is on Zynn Road and was acquired by Pulte Homes as part of its Applecross development. A Pulte representative recently told the Planning Commission the barn is being conveyed to the operator of its golf course and may be used for an indoor basketball court and storage. In the late 1800s, Buffalo Bill Cody wintered some of the animals used in his Wild West Show here and in other nearby farms.

The bridge is the distinctive hump backed structure over Culbertson Run at the junction of Little Washington Road and Marshall Road. The two farms almost face each other across Horseshoe Pike close to the junction with Bollinger Road—the Weaver farm to the south and the Watters farm to the north.

The Board also added 30 other properties as Class II listings to the official map. This designation means that the Historical Commission must give its okay before the structure is demolished.

ON THE MOVE

The following **real estate transactions** took place between **early March** and **mid June**.

118 Bolero Drive	\$526,000
2070 Bondsville Road.....	\$165,000
381 Corner Ketch Road	\$234,900
93 Gloucester Court	\$270,000
208 Hockley Drive.....	\$520,000
914 Horseshoe Pike	\$324,900
42 Lakeview Court.....	\$249,000
130 Locust Knoll Road	\$265,500
50 Margil Farm Drive	\$600,000
531 North Guthriesville Road .	\$305,000
375 Rock Raymond Road.....	\$290,000
520 Rock Raymond Road.....	\$325,000
111 School Lane	\$335,000
108 Trego Lane	\$491,000
112 Trego Lane	\$398,000
74 Yellowwood Drive.....	\$207,900
107 Yellowwood Drive.....	\$235,500

Over the past year, the average listing price for homes in East Brandywine was \$380,680; the average selling price was \$352,321, a difference of just over 7%.

Source: Weichert Realtors, West Chester.

State Legislation Aims To Wipe Out Local Municipal Government

In May, the grand jury investigating corruption in state government issued a damning report that called for many changes in Harrisburg's operations. Among them: convert the General Assembly to a part time body, impose term limits and give members four-year terms. The state legislature, it said, lives in a "time warp" of public corruption." As the *Philadelphia Inquirer* noted in a large-type headline, the legislators "scoffed at the report."

The rejection of criticism of its operations, however, has not affected a desire of many legislators to enforce many radical changes in the state's local government. Such calls for "reform" have come and gone over the years but this year the drive seems more serious. House Bill 2431 seeks to amend the state constitution to establish the state's 67 counties as the basic level of local government.

The plan, according to the Pennsylvania State Association of Township Supervisors ("PSATS"), would eliminate townships, cities and boroughs, and counties would oversee all municipal operations including roads, land use and zoning, sanitation, health and safety and law enforcement. PSATS represents the commonwealth's 1,455 second class townships and more than 10,000 local officials. It strongly opposes the bill.

House Bill 2431 seeks to amend the state constitution to establish the state's 67 counties as the basic level of local government.

Rep. Thomas Caltagirone, Democrat of Berks County, introduced the bill. He did not respond to a request by *The Milemarker* for comment, but has been quoted as saying the bill would reduce duplicated services and save tax dollars.

East Brandywine Township's Supervisors do not agree. They passed a resolution in May opposing the bill. Supervisor Jay Fischer had this to say: "In principle, the concept of centralizing government functions makes sense and is advocated by many academics and planning professionals. In practice, my experience is that you would have decisions that impact your local community being made by individuals who are less accountable to local residents and are not necessarily motivated by what is in the best interests of the larger community."

As of mid June, the bill was still before the House Local Government Committee.

Rain Dampens Community Day



Face painting was a big favorite.

Intermittent rain and wind put a bit of a damper on the May 22nd Community Day in the Park sponsored by the Parks and Recreation Board. The proposed hot air balloon rides were cancelled because of wind and the remote-control airplane club dropped out. But the event drew a steady stream of attendees and 30 vendors/crafters were on hand to show their wares.

Jim Worrell, Park & Rec chairman, offered a great "thank you" to vice chairman Sandy Lammey for all her work organizing the magicians' show, the bingo game and the Park & Rec booth which were "the highlights of the day."



Vendors had a busy time. These cute toys got a lot of attention.

If Facebook Can't Help, Maybe Social Security Can

By Edward Lafferty
Public Affairs Specialist,
Social Security Administration,
Philadelphia

People who use social networking websites know it can be exciting to reconnect with long-lost friends and relatives over the Internet. Such surprise connections can be fun and conjure up memories of times forgotten. But what if you have a more serious situation and you need to locate a particular person? Perhaps Social Security can help.

Social Security is in the business of paying benefits, not reconnecting people. But, in some cases, we will do what we can to help.

We will attempt to forward a letter to a missing person under circumstances involving a matter of great importance, such as a death or serious illness in the missing person's immediate family, or a sizeable amount of money that is due the missing person. Also, the circumstances must concern a mat-

ter about which the missing person is unaware and would undoubtedly want to be informed.

In less dire cases, such as when a son, daughter, brother or sister want to establish contact, we will write to the missing person, rather than forwarding a letter.

Because this service is not related in any way to a Social Security program, its use must be limited so that it does not interfere with our regular program activities.

There is no charge for forwarding letters that have a humanitarian purpose. However, we must charge a \$25 fee to cover our costs when the letter is to inform the missing person of money or property due. This fee is not refundable. The fee should be paid by a check made payable to the Social Security Administration.

We must read each letter we forward to ensure that it contains nothing that could prove embarrassing to the missing person if read by a third party. Letters should be in plain, unstamped,

unsealed envelopes showing only the missing person's name. Nothing of value should be enclosed.

To try to locate an address in our records, we'll need the missing person's Social Security number or identifying information such as date and place of birth, father's name, and the mother's full birth name.

Unless a missing person is receiving benefits under a program Social Security administers, we would not have a home address for them. Usually, we forward a letter in care of the employer who most recently reported earnings for the person.

Requests for letter forwarding should be sent to:

Social Security Administration
Letter Forwarding
P.O. Box 33022
Baltimore, MD 21290-3022

Learn more about this service at www.socialsecurity.gov/foia/html/ltrfwding.htm.

Barber Store Owner Returns to Her Roots

The restored General Store Building, with three apartments rented, now has its first commercial tenant—EVOLVE Barber Parlor, a shop for men, women and children owned by Tammy Cortlessa.

Ms. Cortlessa, who grew up in East Brandywine, says she has worked in the "hair industry" since 1993 with stints in a number of outlets, including Horse Feathers in Guthriesville. She bought her own business in West Chester in 2007 (her shop made a brief appearance in movieland in 2008 when it showed up in a scene during the filming of *Marly & Me*) but decided to return to her roots here. Opening was scheduled for "July or sooner."

"Barber shops are where you go to get all the town talk, the news, weather, advice, job referrals and meet friends," says Ms. Cortlessa.

APPLECROSS GOLF COURSE AND RESTAURANT WILL BE OPEN TO ALL

The area's first and only Nicklaus design golf course opened in July at the Applecross Country Club. While the course is the centerpiece for the development and its residents, it will be open to the public. So, too, will be a restaurant in the clubhouse on Zynn Road, opening later this year. A spokesman for Talamore, golf club and facilities operator with corporate offices in Ambler, PA, says the course design takes full advantage of the rolling topography of Applecross. "The greens complexes are a key feature and offer a variety of shot-making opportunities for all levels of golfers," he adds.

For the avid golfer, Applecross offers traditional full golf membership plans. It also offers social membership plans that allow use of the pool, tennis and fitness facilities; casual golf membership plans that allow 12 rounds of golf annually; and age-based plans for juniors under 21, intermediates under 35, seniors 60 and over and "super seniors" over 75.

To attract potential members, Applecross will offer a "member for the day" program that lets people check out the golf course and club facilities.

The 5,000 sq. ft. clubhouse is temporary. The Talamore official

says construction of a permanent, larger clubhouse will start when the Applecross community reaches 500 occupied homes.

The restaurant will have a 48-seat mixed grill, full-service bar and covered patio for seasonal dining and special events, the spokesman reports. It will serve lunch and dinner.

Talamore owns a number of other club facilities, all part of planned residential golf communities. One is in Ambler and another in Pinehurst, NC, which features a 36-hole championship course designed by Arnold Palmer and Rees Jones.

The
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US POSTAGE PAID
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Postmaster: deliver to current occupant



Rain Dampens Community Day

A little light rain didn't dampen the fans watching a baseball game. They just put up their umbrellas. See page 6 for the full story on Community Day.

