



East Brandywine MILEMARKER

Volume 11, Number 1

www.ebrandywine.org

Winter 2004

Our First Olympian?



Caitlyn Tuel and the 2008 Olympic Games in Beijing will have a sweet convergence if the 18-year-old East Brandywine sports enthusiast achieves her premier goal: winning the gold medal with the U.S. cycling team.

If her cycling history and her dedication are true indicators, that dream may well come true. At the World Mountain Bike Championships in Lugano, Switzerland last year, Caitlyn came in first among U.S. contestants and 17th in the world in the junior expert girls class for girls between the ages of 14 and 18. Last year she also was No. 1 in the junior women's (18 and under) expert division cross-country championship organized by the National Off Road Bicycling Association. This involved winning (in

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Real Estate Tax, Refuse Collection—Both to Cost More

A word of advice: don't spend all of those promised big federal tax refunds right away. You're going to need some of the cash to pay higher local bills. The Township real estate tax is going up by half a mill, refuse collection by \$25 a year and the Township's free wood chipping service won't be all free any more.

The half-mill tax increase will cost the owner of an average home an extra \$80 or so a year and raise the total to 1.5 mills. Unbudgeted expenses, such as the Cornog Quarry fight, along with higher engineering and legal expenses caused by booming development made the new rate unavoidable. The hike in refuse fees reflects a pass-through of higher charges by the collector. East Brandywine's \$125 yearly fee compares favorably with West Brandywine's \$147.

Heavy demand prompted a new fee schedule for chipping. Each home still will get one half hour of free chipping a year. If the job takes more than a half hour, there'll be a \$15 charge for each additional 15 minutes. A second call for chipping during the year will cost \$15 for every 15 minutes. The Township will not do chipping for any resident who has an outstanding unpaid fee.

New Development Fee Will Pay For Highway Improvements

The Board of Supervisors voted late last year to impose a \$3,507 fee on every new home or commercial building proposed for East Brandywine since June 2002. This new levy is expected to raise about \$4.3 million, money the Township will use to underwrite most of its share of the cost of major improvements in the Rte. 322 traffic corridor.

The most likely outcome—though the plan is not cast in stone—will be a mile-long bypass on the south side of Rte. 322 stretching from a point almost opposite Croppers market to a point just west of the Wright Agency. Westbound traffic would travel along the existing highway; eastbound would use the bypass. In addition, Route 322 would be widened to four lanes from the east end of the bypass

to just past Osborne Rd. and from the west end to the Township line at Little Washington Rd. The bypass would have a traffic light where it intersects with Bondsville Rd., allowing eastbound traffic access to points north and south.

The Supervisors' vote was the culmination of almost 18 months' work by the Township Traffic Impact Committee. The committee's goal was to qualify the Township under Pennsylvania state Act 209, a move which allows it to impose a fee on developers and use the cash raised for traffic improvements anywhere in the Township. Without Act 209, developers can be charged for improvements only on sections of road that directly adjoin their property.

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Who, When & Where

Board of Supervisors

Hudson L. Voltz, Esq., Chairman
Jay G. Fischer, Esq., Vice Chairman
David A Kirkner, CPA, Member

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.

• Township Ordinance Force

Fourth Wednesday at 7:30 p.m.

All meetings in McCausland Hall,
1214 Horseshoe Pike.

Important Numbers

Fire and Ambulance 911
Police (emergency) 911
Police (non-emergency) 383-7000
Poison Control (215) 386-2100
Police Administration 269-4300
Police FAX 873-4550
Township Administration ... 269-8230
Township FAX 269-4157
email www.ebrandywine.org

**Township Offices open
Monday to Friday,
9:00 a.m. to noon and
1:00 to 5:00 p.m.**

Telephone Directory

The Township Directory is available from any touch-tone telephone 24 hours a day. Just call **269-8230** and press one of the extensions shown.

Township Staff Directory

- 4 Anne Taylor, Taxes (Voice-Mail)
- 5 Mary Beth Smedley,
Secretary/Treasurer
- 1104 Norann King, Building Dept.
- 6 Scott Piersol, Manager,
EMC and Fire Marshal
- 7 Matthew Vanlew, Roadmaster
- 8 Police Administration Office

Township Information Directory

- 1130 Curbside Trash
- 1131 Curbside Recycling
- 1132 Bulk Trash
- 1134 Leaf Collection and Xmas Trees
- 1135 Cardboard/Corrugated
Drop-off
- 1136 Motor Oil and Other Waste
Recycling Drop-off
- 1140 East Brandywine Youth Athletics

It's Your Web Site! Give It Feedback

The number of visitors to the East Brandywine Web site hit an all-time high in November but John Bryer, its creator, urgently needs input from residents so he can make it even more popular.

Hits on the site were pretty modest when it was launched in 2001 but started to take off at the end of that year and have grown in sharp leaps since then. Because automated "Web crawlers" (in a quest for search engine database information) make many visits to the site, it's not possible to give an accurate count of local hits. But there is enough information to show that local residents are using the site much more often than they did.

Surprisingly, Monday is the most active day for the site. Use declines slightly on the following weekdays, then drops sharply for the weekend.

Once viewers go to the home page, the Committee Minutes are their most popular choice followed by the Milemarker newsletter page.

"I'd like to hear from Web visitors and other Township residents about what other information they'd like," says Mr. Bryer. "I'd also like to know what they like and don't like about the home page. I strongly encourage people to give me feedback." He adds that this feedback is critical in deciding what new features such as new links should be created

John Bryer can be contacted through a message to the Webmaster at the Township site: www.ebrandywine.org.

Olympics

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three) or placing in a series of races in five states from Vermont to California.

After winding up her high school studies in June she'll start to get ready for North Carolina's Lees McRae College, a school she chose because it has a cycling team – something missing at Penn State where she also was accepted. She expects to do all the college races with hopes of winning the NCAA cycling title. With the consent of the college, Caitlyn also will pursue titles in the professional cycling

world; she's a member of the Trek Volkswagen east coast factory team and has earned multiple corporate endorsements. These have practical importance: they help pay travel bills and the cost of (currently) five bikes. A top racing bike costs thousands of dollars.

Caitlyn credits her father Brian for her passion for biking. He has ridden competitively and still bikes regularly, often with his daughter in her tough almost-daily training sessions. "My parents are wonderfully supportive," says the tall, slender teen, who radiates self-confidence and good health.

Her college specialty will be sports medicine with a leaning toward diet and nutrition. Says Caitlyn: "I want to keep on racing and I'm going to need a job." Many women on the professional circuit are in their 30s.

Her next goal? Getting to the 2004 Olympics in Athens if possible. It would be a chance to have fun—and get a preview of what hopefully will turn dream to reality in 2008.

On the Move

The following real estate transactions took place between mid September 2003 and January 2004.

1642 Bondsville Rd.	\$46,500
1657 Bondsville Rd.	\$499,900
109 Briarwood Dr.	\$276,000
135 Brookfield Ct.	\$140,000
102 Brookside Dr.	\$215,000
110 Cherrygrove Ln.	\$323,472
4 Delancey Pl.	\$145,000
121 Governors Cir.	\$301,500
460 Hadfield Rd.	\$324,900
117 Holly Dr.	\$282,000
480 Hopewell Rd.	\$252,500
830 Hopewell Rd.	\$305,000
1160 Hopewell Rd.	\$324,900
8 Keller Way	\$211,500
125 Lambeth Ct.	\$153,000
129 Lambeth Ct.	\$168,000
220 Lenora Ln.	\$391,000
235 Montpelier Dr.	\$367,218
243 Montpelier Dr.	\$358,550
244 Montpelier Dr.	\$368,870
1155 Osborne Rd.	\$239,900
Lot 9 Patterdale Pl.	\$362,500
111 E. Reeceville Rd.	\$183,500
43 Tarrytown Ln.	\$375,017
47 Tarrytown Ln.	\$442,043
83 Winterberry Dr.	\$212,000

Source: Weichert Realtors, West Chester

Highway Improvements

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The study began in June 2002 and, by state law, had to be completed within 18 months. Once the Township plan qualifies, fees will start to be assessed. Development plans submitted as sketches before June 2002 will not be affected.

The \$3,507 fee—based on the estimated number of additional peak-hour trips likely to occur over the next 10 years (close to 1,000 a day)—is considerably higher than the early projections of \$1,000 to \$2,000 reported in the fall Milemarker.

Heinrich & Klein Associates of Ambler, the Township's traffic consultant, prepared the traffic study. Andreas Heinrich explained to a crowded Oct. 14 public meeting in McCausland Hall that the bypass option is the most efficient solution to congestion on Rte. 322. His firm estimates the entire project will cost about \$10 million, with the Pennsylvania Department of Transportation picking up close to \$5 million.

The Oct. 14 meeting provoked a lively question-and-answer session with Mr. Heinrich and Hudson Voltz, then chairman of the Board of Supervisors, providing most of the answers. Some samples:

Q. Why not have a two-way bypass that skirts the village center entirely?

A. This would hurt local businesses. Also, the cost would be too high.

Q. How would this affect local business? Commuters don't shop. They just want to get to work or get home.

A. Not so. Many commuters shop.

Q. Why not just widen Horseshoe Pike (Rte. 322)?

A. Too disruptive. Could involve condemnation of existing homes.

Q. If you put in a bypass and widen Horseshoe Pike from Osborne Rd. to Little Washington, aren't you just shifting the bottleneck that you now have in the center of the Township?

A. True. But it's the best we could do to move rush-hour traffic through the village. West Brandywine Township is now considering a move to qualify under Act 209 and it might widen Horseshoe Pike to the west. Also, when it comes to the design stage, Penndot might be willing to

go to five lanes (two in each direction and a center turn lane) from Osborne Rd. all the way to the Rte. 30 bypass.

Q. If the costs go up when you get down to actual design, will you adjust the developers' fee or raise our taxes?

A. The fee can be raised. It is subject to review about every three years.

Q. Can we be more regional in our approach? After all, 322 goes through a number of townships.

A. No. Legally all we can consider is within East Brandywine's boundaries. But we will work with other townships where we can.

Q. How will all this speed up traffic?

A. We're not trying to speed it up, only to reduce congestion. By shifting congestion, we may put more pressure on Penndot to act.

Township Names Volunteer Of The Year

Bill Gladden, a veteran of land planning and environmental issues, was named the Township's top volunteer for 2003. His skills in procuring grant money helped the Township raise about \$750,000 in state and county support for the Community Park's acquisition and development. Bill has been a member of the Township Park & Recreation Board since 1997 and a member of the Open Space Committee since it was created in 2001.

Bill is a native of Grove City and has a BA in Urban Studies and Political Science



and a Masters in Urban and Regional Planning from the University of Virginia. His work history includes time with The Nature Conservancy, the Chester County Open Space Coordinator and he currently is assistant manager for East Bradford Township.

On the personal front, Bill and his family—wife Laura, sons Willy (9) and Kyle (6) and yellow lab Jake—moved to Chester County in 1994.

Police Chief Warns About Winter Driving

Chief Mark Kocsi, head of the Brandywine Regional Police, urges caution now that drivers face winter road conditions.

“With snow and icing conditions, roadways become very slippery and dangerous,” he warns. “Please check your vehicles to make sure they have good tires and windshield wipers.

“Please slow down. Drivers who fail to drive slowly and take precautions on curves and wet roadways are the primary reason for accidents at this time of year. What they believe is a wet road may actually be ice.”

In other department news:

Two new officers begin part time service with the Brandywine Regional Police in February and become full time in the fall if they complete training successfully.

Twelve residents from East Brandywine and Wallace Townships completed applications to be members of the Youth Aid Panel, a program being run jointly by the Brandywine Regional Police and the Media-based Center for Resolutions. The program provides counseling to troubled teens.

The Department of Community Development awarded a \$5,000 grant to upgrade and buy new accident reconstruction equipment for the newly-formed Western Chester County Accident Reconstruction Team. Brandywine Regional Police are spearheading the effort to regionalize officers from area police departments with special training in accident investigation and reconstruction.

Chester County Office of Emergency Services gave a grant to buy two new

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Police Dept

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automated external defibrillators.

Wanted: Any resident or business willing to sponsor an officer for a Baseball Card program. Each card will feature the officer, a personal message and the sponsor's name and address. If you're interested call Rose or Roxanne at 610 269-4300.

Finally, don't forget to visit the police Web site: www.ebrandywine.org. Enter Brandywine Regional Police under search.

Dates Set For Golf, Family Day In The Park

Golf enthusiasts, mark down **Wednesday May 26** as the date for the Township's annual tournament at the Honey Brook Golf Club. There's a 1 p.m. shotgun start and the \$100 per person fee covers carts, beverages, dinner and prizes. Big bonus: anyone who shoots a hole in one at the 13th picks up a special \$10,000 prize. Get to within 6 inches of the hole and win \$1,000. For more information, contact Jim Worrell at 610 269-6159.

Sunday June 27 will be Family Day in the Park. There'll be music, food and fun (especially for the kids), craft displays, antique cars presented by the Cruisin' Classics Chevy Club of Chester County and, most likely, a welcome return visit of the Philadelphia Fanatic.



Philly Phanatic, a big hit in 2003

Croppers Says Expansion Critical To Be Competitive

Croppers in Guthriesville must expand if it is to compete successfully with the new Wegmans and the Giant stores also serving the East Brandywine market, officials of AWI Inc., Croppers' parent company, told the Planning Commission and, later, the Board of Supervisors.

"We can't compete any more," said Barry Kriebel, a store executive. "Our customer base is the same but our average sale has eroded. It was on average \$30 per visit and it's now \$28." AWI believes it can increase the average sale per transaction by 20% if the expansion goes through. A number of Croppers officials stressed that the business has been a good neighbor that has given strong support to the community. It provides jobs for between 150 and 175 employees, 30 to 40 of whom are in the store at any one time.

Size of store is critical. The Guthriesville store is about 44,000 sq. ft.,

Croppers officials said, while the industry average for a supermarket is about 56,000 sq. ft. and the Wegmans store is between 120,000 and 130,000 sq. ft. Croppers would use an 8,200-plus sq. ft. addition to expand its grocery, dairy and frozen foods lines and offer more take-out dishes—"a growing market today."

AWI officials appeared before the two Township bodies to get their support before a Zoning Hearing Board. In a decision announced Jan. 15, the Board approved AWI's plan.

Available parking was the key issue for the Planning Commission. But AWI said its studies, taken at various peak shopping periods, show the existing parking space is never fully used. The company also pledged that it would require employees to park next to the video store, an area that normally has many open spaces.



The East Brandywine Milemarker
East Brandywine Township
1214 Horseshoe Pike
Downingtown, PA 19335

FIRST CLASS MAIL
U.S. POSTAGE
PAID
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