



Penn Township

2006 Newsletter



Penn Township Municipal Building

260 Lewis Road
P.O. Box 39
West Grove, PA

Township Building

260 Lewis Road
P.O. Box 39
West Grove, PA 19390
Phone: 610-869-9620
Fax: 610-869-9194

Email:
office@penntownship.us
codes@penntownship.us
sewer@penntownship.us

Meetings

Board of Supervisors
Meetings:
1st Wednesday
@ 6:00 p.m.

Board of Supervisors
Work Sessions:
3rd Wednesday
@ 6:00 p.m.

Planning Commission
Meetings:
2nd & 4th Wednesday
@ 7:30 p.m.

Country Living in Penn Township

As the warmer weather is upon us, it is a great time to clean up unsightly trash that accumulated over the winter months, especially due to the excessive winds.

The scenery here in Penn Township is appreciating and everyone keeping their properties clear of litter and debris is what helps to establish the character of the area and is always an important aspect of the community. Every effort made by our residents, businesses and visitors helps maintain the quaintness and cleanliness that benefits all of us.

The Shoppes at Jenners Village has a steady cleaning cycle; Dansko is often improving their beautiful land-

scaping; and other businesses and residential communities, including Oxford Village, are keeping their trash contained and properties maintained.

Penn Township, surrounding the village of Jennersville, has become one of the most desirable areas to live and work in Southern Chester County, having some of the highest values for property, beautiful open land and a growing shopping center district.

Continue to keep up the
great efforts!



penn Township Day 2006

The Penn Township Supervisors are pleased to announce the 1st Annual Penn Township Day "2006". It will be held on Saturday, September 30, 2006 with a rain date of Sunday, October 1st in the Penn Township Community Park in Jennersville. Our picnic last year was a great success and this years fun filled day of activities is scheduled to begin at 11:00 a.m. and continue through 5:00 p.m.

In keeping with this event for the community, Supervisors Mason, Finnen, McKinney, Bram, and Mantegna welcome your participation!

Anyone having interest in volunteering at the picnic, or want to become involved with the community in general, is encouraged to contact the Penn Township Municipal Building at 610-869-9620.



From the Chairman

Dear Residents:

As I look back on the past year and forward to the next, I couldn't be prouder of our community. As one of the fastest growing townships in Pennsylvania, we have been recognized by our peers for skillfully and creatively managing that growth, resulting in great advantage and satisfaction to both our residential and commercial taxpayers and the community at large. Our decisions have resulted in great benefit to the Avon Grove community. These decisions include the establishment of our community park; developments such as active adult and commercial endeavors that support the school district without adding students; a secondary use sewer system that preserves our valuable water resources by utilizing treated effluent for nursery stock irrigation; and proactive legislation which sets the bar for road and sidewalk maintenance and improvement; funding of our emergency services and open space preservation.

While protecting our rural character we have been successful in attracting and promoting active adult communities and a strong commercial corridor. This journey has taken us from a bedroom community to a community which is responsible for providing high quality, lucrative employment to Southern Chester County. Our increased earned income tax revenue is reflective of that change.

We rank among the lowest townships county-wide in taxation. In fact, we have had no tax increases in twelve years. It has been the successful attraction of active adult housing and commercial entities that has enabled us to do this. Additionally, those types of developments have allowed our township to make a massive monetary contribution to the Avon Grove School District. We have done, and will continue to do our part in controlling taxes, and remain committed to a thirteenth year and beyond of no tax increases.

Our Community Park and Community Room have become a true hub of activity for the area and are receiving many compliments. They're being actively utilized by residents and local school and civic organizations. Moreover, while other townships are adopting additional taxes to preserve open space, we have been creative with our fee structure by assessing incoming developers \$1,500 per unit open space fee. By doing this, our open space and park and recreation committees are well-funded and able to keep up with increased demand, and our open space continues to be preserved.

It is important to note that these strides are reflective of a concerted group effort of our township Board of Supervisors and our Planning Commission. Without the dedication and commitment of these groups, Penn Township would not continue to be the success it is.

We would be remiss were we not to recognize that we have had two staunch advocates in our corner - State Senator Dominic F. Pileggi and State Representative Arthur D. Hershey.

Since taking office, our State Senator Dominic F. Pileggi has been instrumental in helping us to obtain grant funding to assist us with park maintenance. Through his efforts, two years ago we were able to secure a \$20,000 grant for a John Deere Gator utility vehicle. Recently, he helped us to secure a \$30,000 grant through the Department of Community and Economic Development for a utility truck to help maintain our park system and facilitate road and sign maintenance.

Representative Art Hershey has consistently provided invaluable assistance to our township. He intervened to help Penn obtain the grant funding to establish our Community Park.

Additionally, Representative Hershey was one of the first to step up to the plate to assist us in our dealings with the Pennsylvania Department

of Environmental Protection regarding our state of the art second use sewer system. Representative Hershey continues to champion our efforts as we carry on with our Act 537 sewer planning.

As we move forward, we will actively improve our township roads and pedestrian walkways in an effort to promote safe passage for those traveling within our townships borders. We will continue to proactively examine and address safety issues; this includes scrutiny of our emergency services, township-wide signage improvement, the lowering of speed limits and the undertaking of a township-wide road line-painting effort.

It must be understood that our job is not to stop development - we can't - rather, we must attract and control sustainable development within the framework of federal, state and local legislation. This Board takes that responsibility seriously and will continue to do so. Please continue to bring your concerns and suggestions to the township.

I look forward to seeing all of you at our Second Annual Community Day on Saturday, September, 30, 2006 at the Penn Township Park. Last years Community Day was a tremendous success with good food, fun and entertainment. This years event promises to be even bigger and better, be sure to mark your calendar.

Very truly yours,
Curtis A. Mason, Sr.
Chairman, Supervisor
Penn Township





Park & Recreation

Our beautiful Penn Township park, located at Baltimore Pike and Lewis Road, next to the township building, was developed for the use and enjoyment of township residents and visitors. The park offers landscaped grounds with two open gazebos, two screened gazebos and a large pavilion. It also includes a paved walking trail, volleyball court, horseshoe pits, a putting green, and childrens play stations.

Our pavilion and gazebos are available for rent. There are tables inside and grills outside. There are bulletin boards

located throughout the park with postings of seasonal events.

Also located at the township building is our Community Room. With the capacity for 125 people, there are tables and chairs available for set-up and a seating area in front of a gas fireplace. Restrooms are onsite, as well as a kitchen area for use.

Additional information on renting this facility is also available at the township building.

Zoning & Code

The Zoning and Codes Officer is responsible for the day-to-day operations of building & zoning activities. Overseeing building, housing, zoning and code enforcement, this department is also involved with activities related to the issuance of all building permits and contractors licenses, and coordinates building and zoning variance proceedings.



Penn Township Subdivisions / Land Developments

- > Village of Rose View 101 units - age restricted - under construction
- > Ovations at Elk View 282 units - age restricted - under construction
- > Estates at London Brook 79 units - single family - construction complete
- > Jenners Pond 60 apartments - age restricted - construction complete
- > Villages at Penn Ridge - Phase II 86 units - age restricted - construction complete
- > Elk Creek Farms 197 units - single family - construction complete
- > Shoppes at Jenners Village - Phase II addition to existing shopping center - final plan approved
- > Scenic Ridge Construction (Capital Specialties) business - pending construction
- > Luther House III 80 apartments - age restricted - under construction
- > Red Roof 46 units - single family - under review for conditional use
- > Church in the Vineyard construction complete
- > Bartels Tract 296 units - single family, multi-family - age restricted - under preliminary plan review
- > Eckman Building professional offices - construction near completion
- > Jennersville Professional Center medical offices - under construction
- > Seidel Building professional offices - final plan approved
- > Hoopes 2-lot subdivision - single family home - final plan approved
- > Muller Dental dentist office - construction complete
- > Jenners Commons medical offices - under construction
- > Chesco Penn 2-lot subdivision - final plan approved
- > Synthes USA office building/manufacturing facility - final plan approved
- > Big Elk 236 units - single family - age restricted - under preliminary plan review
- > Dansko warehouse facility addition - pending review
- > Jennersville Investment office industrial - preliminary land development review
- > CCIU Southern Center for Arts & Technology 300 student vocational school - preliminary land development review
- > Conard Pyle offices - pending preliminary plan
- > YMCA expansion - preliminary land development review
- > Kane Core 13 unit - single family - pending construction
- > Jennersville Self Storage 5 storage unit buildings - pending construction
- > Century 21 expansion - under preliminary land development review
- > Summer Field 16 units - single family - final land development plan approved
- > Tibbles re-subdivision - acreage to Dillon property
- > Erickson-Fullmer minor subdivision (2-lot) - single family - final plan approved
- > Ham 2 minor subdivisions (2-lot ea.) - single family - (1) final plan approved / (1) under preliminary plan review
- > Cole minor subdivision (4-lot) - single family - under preliminary plan review

PLEASE NOTE:

Sewage billing is based upon water consumption. Watering landscaping increases consumption.

Sewer Department

The Penn Township Municipal Sewer Department is in full swing, including over 550 residential customers and currently 25 commercial customers.

Comparisons from the surrounding townships and boroughs still show Penn Township as the lowest quarterly minimum usage amount.

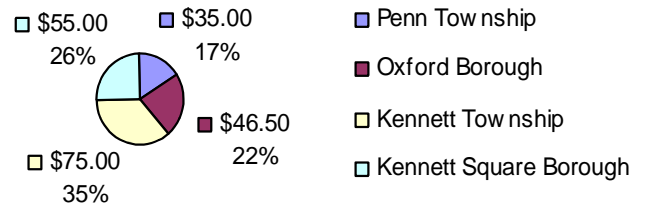
The Sewer Department is available weekdays between 8:30 a.m. and 12:00 p.m. at the Township Building, for any questions about billing.



Comparison of charges for 5,000 gallon minimum per quarter

Penn Township	\$35.00
Oxford Borough	\$46.50
Kennett Township	\$75.00
Kennett Square Borough	\$55.00

Comparison for 5,000 gallon minimum per quarter



Township Engineer

Penn Township has grown significantly in the past ten years starting with various subdivisions and land developments such as:

- Jenners Pond
- Villages at Penn Ridge
- Charlton Farms
- The Shoppes at Jenners Village
- Elk Creek Farms
- Lutheran Senior Services
- Estates at London Brook
- Ovations at Elk View
- Villages of Rose View



These subdivision and land development projects have been completed with the exception of Ovations and Rose View which are expected to be completed within the next year or two. Penn Township will take dedication of the roads (take ownership of and provide maintenance and repairs) in the near future for curbing, sanitary sewers and pumping station at the Villages at Penn Ridge, Charlton Farms, Elk Creek Farms and Estates at London Brook.

In accordance with the Municipal Planning Code (MPC), when the township takes dedication, the developer will be required to post a Bond, Letter of Credit, or a Cash Escrow Account in the amount of

fifteen (15%) percent of the original site costs, to be held by the township for eighteen months. The township will ensure repairs are made should the roads or sewers incur any damages.

In addition to the above items, there are various land development plans for office buildings that have been submitted and approved and are in various stages of construction. These projects include:

- Dr. Tom Muller - Dentist office
- Eckman Building - Professional offices
- Mail Quip - Warehouse for postal equipment
- Jenners Commons - Professional buildings
- Jennersville Professional Ctr. - Medical offices
- Siedel Building - Professional offices
- Synthes USA - Corporate Office & Mfg. building
- Jennersville Investment - Professional office
- Century 21 - Realty office

With all of the growth experienced, the Township Wastewater Facility has been expanded twice since purchasing the facility from the Jennersville Regional Hospital (formerly Southern Chester County Medical Center).

For more information on these or any projects in Penn Township, please contact the Township building directly at 610.869.9620.

Planning Commission

The Penn Township Planning Commission meets the second and fourth Wednesday of each month. The meetings are open to the public and begin at 7:30 p.m. There are seven members, which are appointed by the Board of Supervisors and work as volunteers.

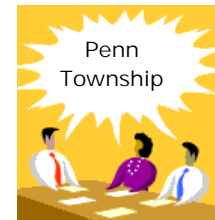
The Planning Commission assists in guiding and coordinating the total development of the community. The major responsibility is ordinance and plan reviews, which results in recommendations made to the Board of Supervisors, serving as an advisory

body that welcomes input from the public. All members of the community as well as interested parties are welcome to attend the Planning Commission meetings.

Current projects include improvements to our Storm Water Management Ordinance, a new Lighting Ordinance, and an update of the Penn Township Road Ordinance. There is also long range planning being studied towards updating other Township Ordinances. In addition to these projects, we continue to review and utilize the recommendations and goals of

our Comprehensive Plan which was adopted in 2004. This document is a statement of objectives for the municipality and is meant to be the basis for many of our ordinances.

If you have an interest in serving your community or getting involved in any way, please contact the Penn Township office at 610.869.9620.



Emergency Management

A message from the Emergency Management Coordinator. . .

The Penn Township Emergency Management team was organized to assist in preparing residents in the event of a natural or human-caused disaster.

As always, the most prepared individuals are the ones who have taken steps well in advance of an emergency to provide for their families safety and survival. There is no substitute for proactive measures taken by households at the local level.

To accomplish our groups mission we have

participated in some of the most aggressive training programs formatted by the Pennsylvania Emergency Management Agency (PEMA) and served up under the guidance of the Chester County Department of Emergency Services.

It is also our desire to present volunteer opportunities within our team. These members will be a valuable resource to the community in the time of need. To prepare or volunteer call the Penn Township Building at 610.869.9620 and leave your information and we have you contacted by a team member.

Chuck Freese
Emergency Management Coordinator

Square Dancing with Penn Squares!



Feeling like a slug? Well, get out of your favorite chair and come to the Penn Township building on the 1st, 3rd, & 5th Thursday evenings of each month from 7:30-9:30 p.m. and join your neighbors having fun learning to Square Dance! We have a wonderful caller/teacher who is very patient and has a great singing voice too.

No special clothes are needed, but comfortable shoes are a plus. If you've never square danced, not a problem! We have "guiding angels" to gently lead the way and we are definitely a laid back patient bunch. Oh, and one very important thing. . . Square dancing isn't fattening and it is an entertaining way to exercise your mind and body! Partners are not required but helpful, so please come and check us out. If you would like to contact us, you can call 610.869.3548 - or you can call the township building at 610.869.9620.

PENN TOWNSHIP
260 Lewis Road, Box 39
West Grove, PA 19390

STATE POLICE

Avondale Barracks
2 Moxley Lane
Avondale, PA 19311
610.268.2022
Emergency: 9-1-1



FIRE & AMBULANCE

West Grove Fire Co.
101 Walnut St. Box 201
West Grove, PA 19390
610.869.9326
Emergency: 9-1-1

BOARD of SUPERVISORS

Curtis A. Mason, Sr.
Chairman
610.869.0495 / 610.842.3436

Henry W. McKinney
Vice-Chairman
610.869.0353 / 610.842.3448

William A. Finnen
Secretary, Supervisor
610.869.2888 / 610.842.3452

Harold Bram
Supervisor
610.869.3290 / 610.368.0771

Victor Mantegna
Supervisor
610.869.2851 / 610.842.3450

PLANNING COMMISSION

Robin Marcello, Chairman
Stephen Selinger, Vice-Chairman
Thomas Sinsheimer, Secretary
J. Denis Newbold
Edward A. Bartels, Jr.
John Stefanco
Bill Finnen, Liaison

PARK HOURS

Daylight Savings Time:

(Approx. beginning of April
until end of October)

6:00 a.m. to DUSK

Standard Time:

(Approx. beginning of
November until end of March
& weather permitting)

8:00 a.m. to DUSK

In winter, with bad weather,
(frost, snow, ice, etc.)
the park will be closed.