

MINUTES OF PLUMSTEAD TOWNSHIP  
LAND PRESERVATION EDUCATION AND ADVISORY COMMITTEE  
**June 12, 2025**



The June 12, **2025** meeting of Plumstead Township Land Preservation Education and Advisory Committee occurred at Plumstead Township Municipal Building, 5186 Stump Road, Pipersville, PA. Chance Worthington called the meeting to order at 7:02 pm. A moment of silence followed by the Pledge of Allegiance.

APPOINTED MEMBERS PRESENT:

Chance Worthington, Gary Talbot, Michael May, Kimberly Troup, Jim Stark were in attendance. Jim McComb, Chairman Board of Supervisors, along with Liz Patrick and Don Mikes, concerned citizens, were also in attendance.

Chance found a spelling error. Gary made a motion to accept the corrected minutes and Kimberly seconded the motion. All approved the motion.

Chance reported that space did not permit insertion of the preservation interest form into the newsletter. He drafted an article, and Michael would refine it for the next meeting.

Chance reported that Nick Lykon's property was not approved for preservation by the Board of Supervisors 6-11-25.

He told the committee that the Histan property appraisal had just been received by the Board of Supervisors and the Township Manager and Solicitor would be proceeding with the preservation process. No additional activity is necessary by LPEAC.

Jim reported on the modifications in the flow chart and the scoring form. The instruction for the scoring sheet needs to be modified to remove "no funds are available" to "limited funds are available". A recommendation was made by Chairman McComb that an earlier version of the scoring sheet be revisited. He would provide a copy to Jim Stark. The interest form and scoring sheet will be discussed at a future meeting

Michael May created a large-scale map showing all known preserved properties using a wide variety of sources. Great job of showing the following preserved properties: County, Township, County and Township, State, County and Township, other easements, Township Parks, Other Parks and Open Space, Open Space by Developers and Open Space by Homeowner Associations. Gary will digitize Michael's map and provide a few copies.

The committee's goal will be to identify potential preservation properties with a SMART (Specific, Measurable, Attainable, Relevant Timebound) approach.

Gary led the discussion of the recommended changes to draft Comprehensive Plan.

Page 10 – The village of Wismer should be added as a historic location since there is a "Welcome to Wismer" sign at the intersection of Groveland and Wismer.

Page 12 – Community Data should be broken down more finely.

Page 14 – Open space and recreation should be separate categories.

Page 15 – The map is difficult to distinguish the various categories especially wooded, agriculture and recreation. Consider using different colors to identify parcels to make maps as clear as possible. Perhaps hash marks could be added to better differentiate the colors.

Page 19 – The first sentence of the 2<sup>nd</sup> Paragraph seems to understate the importance of Land Preservation by the residents based on the results of the survey.

Page 29 – Add to the Goals section Historic and Scenic Landscapes.

Page 31 – This is a lot of information on this map. Should there be a separate map that shows 319 and Agricultural Security along with preserved agricultural lands. The map is not updated to show all preserved land. It

does not show all the township's preserved parcels either by easement or land held by township in fee.

County agricultural land is shown but in many cases some township funds were used for the preservation

Submitted 2025-June 18, by James Stark, Secretary Approved 8-14-2025

2 page of 2 Approved Minutes

MINUTES OF PLUMSTEAD TOWNSHIP  
LAND PRESERVATION EDUCATION AND ADVISORY COMMITTEE  
**June 12, 2025**



of these parcels too. We might recommend that there be another category listed for joint efforts using county and local funds. Another (perhaps simpler) solution would be to have one category and note county and/or township preserved agricultural lands in legend. There should also be a map showing all the infrastructure and utilities (sewer, public water, gas lines, high voltage lines, and roads)

Page 32 - Historic Resources - Add National Register eligible districts to this map. They have already been determined by the state as worthy candidates for listing.

Page 33- Historic Resources - It would be good to emphasize that an inventory is a tool to assist the Township in identifying historic resources worthy of preservation. Curiously the photo on this page shows a preservation marker on preserved land purchased by the Township and under easement with HC that is not on the maps!

Page 34- Historic Corridors - Will there be information about historic corridors in the appendix. We assume this is a state program on state roads. Why just Stump Road? Suggesting adding Ferry Road and Point Pleasant Parkway. Add Land Preservation Education Advisory Committee as Opportunity Champions.

Page 44- Opportunity Champions - Should LPEAC be added since we will assist in identifying potential preserved properties?

page 51 – Staying Active Map - Update map by using the information on the map created by Michael May to include preserved lands by developers and Homeowners association.

Page 52 – Opportunity Champion - Parks and Recreation should be added as a Champion.

Pages 63-to 68 - Funding Sources – We did not see any reference to a bond referendum as an action step. We would recommend this be considered a possible step in the future.

70 to 71 Matrix – Opp 3- Land Preservation Education Advisory Committee should be added as a champion.

Maps in general should be fold out 11" x 17" to make them more useable.

Public Comment

Liz Patrick reported on the history of a 90-acre parcel that had 14 owners over time. She included the fact that Toll Brothers attempted to buy it, but they managed to preserve a portion of it through conservation easements.

Jim made a motion to adjourn and Gary seconded the motion. At 8:30 the motion was approved.

Our next public meeting will be **Thursday July 10, 2025** at 7:00 pm.

