

FERGUSON TOWNSHIP BOARD OF SUPERVISORS

Regular Meeting Agenda

Tuesday, September 3, 2019

7:00 PM

I. CALL TO ORDER

II. CITIZENS INPUT

III. SPECIAL REPORTS

1. State College Borough Water Authority
2. Pine Grove Mills Small Area Plan

IV. APPROVAL OF MINUTES

1. August 19, 2019, Board of Supervisors Regular Meeting

V. Appointment of Jenna Wargo to Ferguson Township Director of Planning & Zoning

VI. UNFINISHED BUSINESS

1. Authorization for Letter of Intent to Convey PGM Mountain Properties to DCNR, Bureau of Forestry
2. Meckley Two-Lot Subdivision – Request for Modification
3. Rescheduling Public Hearing on Zoning Map Amendment and the Zoning SALDO Amendments

VII. NEW BUSINESS

1. Consent Agenda
2. Public Hearing Resolution authorizing License Agreement with Zayo Group

VIII. REPORTS

1. COG Committee Reports
2. Other Regional Reports
3. Staff Reports

IX. COMMUNICATIONS TO THE BOARD

X. CALENDAR ITEMS – SEPTEMBER

1. Pine Grove Mills Small Area Plan, September 11, 2019, 6:00 p.m., St. Paul Lutheran Church.

XI. ADJOURNMENT



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TOWNSHIP OF FERGUSON

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**Board of Supervisors
Regular Meeting Agenda
Tuesday, September 3, 2019
7:00 p.m.**

I. CALL TO ORDER

II. CITIZEN'S INPUT

III. SPECIAL REPORTS

30 minutes

1. State College Borough Water Authority – Wes Glebe
2. Pine Grove Mills Small Area Plan – Jim May, Centre Region Planning Agency Director

IV. APPROVAL OF MINUTES

1. August 19, 2019, Board of Supervisors Regular Meeting

V. APPOINTMENT OF JENNA WARGO AS THE FERGUSON TOWNSHIP DIRECTOR OF PLANNING & ZONING

5 minutes

Narrative

As provided for under Section 3.03(1) of the Ferguson Township Home Rule Charter, the appointment of Department Heads is subject to the approval of the Board of Supervisors. Jenna Wargo has been selected by the Township Manager and recommended for appointment by the Board this evening. Ms. Wargo will be present at the meeting to introduce herself to the Board.

Recommended motion: That the Board of Supervisors approve the appointment of Jenna Wargo to the position of Director of Planning and Zoning subject to the conditions of employment.

Staff Recommendation

That the Board of Supervisors **approve** the appointment of Jenna Wargo to the position of Planning & Zoning Director.

VI. UNFINISHED BUSINESS

1. AUTHORIZATION OF THE TOWNSHIP MANAGER TO SUBMIT A LETTER OF INTENT TO CONVEY PINE GROVE MILLS MOUNTAIN PROPERTIES TO THE DEPARTMENT OF CONSERVATION AND NATURAL RESOURCES BUREAU OF FORESTRY

20 minutes

Narrative

On March 4th, the Board discussed options for maintaining two parcels it owns at the base of Pine Grove Mountain. The parcels, identified as tax parcels 24-7-44 and 24-7-4B, are 19.45 and 41.61 acres, respectively. Both lots are entirely wooded, and the larger of the two lots contain steep slopes and a section of Slab Cabin Run. A brief history as provided on March 4th is as follows:

Description and Zoning

The larger of the two parcels is bisected by SR 26 (Water Street) and the smaller parcel is located approximately 800 feet west of the terminus of Chestnut Street as shown on attached aerial image. The larger parcel is bound on the east by largely wooded residential properties; on the south by land owned by the Commonwealth of Pennsylvania; on the west by land owned by the State College Borough Water Authority; and on the north by residential lots. Both lots are zoned Rural Residential (RR) and located in the Township's Ridge Overlay District (ROD). A snip of the Township's zoning map is attached to the agenda.

Ownership and Conveyance

The larger of the two parcels was conveyed to the Township on August 16, 2001, by the State College Borough Water Authority. It was previously owned by the Ferguson Township Authority and transferred to the State College Borough Water Authority on October 6, 2000. The Township received the smaller parcel from the State College Borough Water Authority in 2003, having been previously owned by the Pine Grove Mills Water Company and the Ferguson Township Authority in the 1990s.

Background

The Township was awarded a grant from DCNR to have a Forest Stewardship Plan completed for the property. The plan identifies the attributes of the property including soil types, slopes, forest composition, and recommended stewardship activities. To date, the Township has postponed any active land management activities at the properties including invasive species control, trail development, and timber harvesting. The Commonwealth of Pennsylvania has approached the Township about conveying the land to the Commonwealth, and the Bureau of Forestry of the Department of Conservation and Natural Resources would assume the land management responsibilities. The Township is asked to consider conveying the land as a donation, but the Commonwealth would consider purchasing the land for a value to be determined if the Board were interested in requesting compensation for the properties. This was also an option recommendation by the consulting forester who wrote the Forest Stewardship Plan. The Plan has been attached to the agenda.

At the conclusion of the discussion, the Board directed staff to proceed with discussions with DCNR's Bureau of Forestry about conveying the property to be incorporated into Rothrock State Forest, and to engage the Pine Grove Mills Small Area Plan Steering Committee to identify any concerns they may have relative to the property. This item has been discussed at several meetings of the Steering Committee, and consensus of the Committee is supportive of the conveyance of the property provided that it is amenable to considering requests for signage and access to the property that may be a part of the Small Area Plan's recommendations. This request can be relayed in the Intent to Convey the properties if the Board is interested in pursuing. Provided with the agenda is a copy of a letter received from the Bureau of Forestry indicating a willingness to accept the properties.

Recommended motion: That the Board of Supervisors authorize the Township Manager to send a letter of intent to convey the Pine Grove Mills Mountain Properties to the Department of Conservation and Natural Resources Bureau of Forestry.

Staff Recommendation

That the Board of Supervisors **authorize** the Township Manager to send a letter of intent to convey the Pine Grove Mills Mountain Properties to the Bureau of Forestry.

2. MECKLEY TWO-LOT SUBDIVISION – REQUEST FOR MODIFICATION

5 minutes

Narrative

Provided with the agenda is an application for a modification of the approved Preliminary/Final Meckley Two-Lot Subdivision Plan. The Board reviewed this item at its August 19th Regular Meeting. The request is to modify a note on the approved plan requiring the property owner to post surety for sidewalks that would be installed with any development of the lot abutting Meckley Road. If approved, the applicant would be required to submit a modified plan sheet for signature by the Chairman and Secretary that would be recorded at the Centre County Recorder of Deeds office. Staff is recommending that an agreement be executed as a condition of approval that would preserve the requirement to construct a sidewalk along Meckley Road in conjunction with any future development or at the request of the Board of Supervisors.

Recommended motion: That the Board of Supervisors grant the modification request for the Meckley Two-Lot Subdivision subject to an agreement being executed obligating the property owner to construct the sidewalk along Meckley Road with any future development or at the request of the Board of Supervisors.

Staff Recommendation

That the Board of Supervisors **grant** the request for modification subject to the condition that an agreement be executed requiring the construction of sidewalk along Meckley Road subject to direction of the Board or future development.

3. RESCHEDULING OF THE PUBLIC HEARING ON THE ZONING MAP AMENDMENT AND THE ZONING AND SUBDIVISION AND LAND DEVELOPMENT ORDINANCE AMENDMENTS

5 minutes

Narrative

The Board has authorized advertisement of a public hearing to consider adoption of the zoning map amendment and the zoning and subdivision and land development ordinance amendments for September 16th. Special meetings conducted on August 20th and August 28th have resulted in a conclusion that the public hearing may need to be rescheduled. This evening, the Board is being asked to reschedule the public hearing on the amendments until October 7, 2019.

Recommended motion 1: That the Board of Supervisors reschedule the September 16th public hearing on the zoning and subdivision and land development ordinance amendments until Monday, October 7, 2019.

Recommended motion 2: That the Board of Supervisors cancel the September 16th public hearing on the zoning map amendment.

Staff Recommendation

That the Board of Supervisors **reschedule** the public hearing on the zoning and subdivision and land development ordinance amendments.

VII. NEW BUSINESS

1. CONSENT AGENDA

5 minutes

- a. Contract 2019-C1 Pay App 1, Street Improvements: \$246,460.19
- b. Contract 2019-C1 Pay App 2, Street Improvements: \$13,692.24

- 2. A PUBLIC HEARING ON A RESOLUTION OF THE TOWNSHIP OF FERGUSON, CENTRE COUNTY, PENNSYLVANIA AUTHORIZING THE CHAIRMAN AND SECRETARY TO EXECUTE A LICENSE AGREEMENT BETWEEN THE TOWNSHIP OF FERGUSON AND ZAYO GROUP, LLC SETTING FORTH TERMS AND CONDITIONS FOR THE OCCUPANCY AND MAINTENANCE OF PUBLIC RIGHT-OF-WAY IN FERGUSON TOWNSHIP.** 5 minutes

Narrative

Provided with the agenda is a copy of the resolution advertised for public hearing authorizing the extension of a ten-year agreement with Zayo Group, LLC to occupy public right-of-way in Ferguson Township. A prior license agreement with Northeastern ITS is expiring December 31, 2019. Zayo Group has since acquired the assets of Northeastern ITS including the 455-mile high-speed fiber optic cable spanning from Ohio to New Jersey that is the subject of this license agreement. Attached to the resolution is a copy of the extension language which has been reviewed and approved by the Township Solicitor. The extension will expire on December 31, 2029.

Recommended motion: That the Board of Supervisors adopt the resolution authorizing the Chairman and Secretary to sign a license agreement between the Township and Zayo Group, LLC for occupancy and maintenance of public right-of-way in Ferguson Township.

Staff Recommendation

That the Board of Supervisors **adopt** the resolution.

VIII. STAFF AND COMMITTEE REPORTS

- 1. COG COMMITTEE REPORTS** 15 minutes
- a. Executive Committee
 - b. Steering Committee Parks & Recreation Regional Comp Plan
 - c. Ad Hoc Facilities Committee
- 2. OTHER REGIONAL REPORTS** 5 minutes
- a. Spring Creek Watershed Commission
- 3. STAFF REPORTS** 15 minutes
- a. Township Manager
 - b. Public Works Director – no written report

IX. COMMUNICATIONS TO THE BOARD

X. CALENDAR ITEMS – SEPTEMBER

- a. Pine Grove Mills Small Area Plan, St. Paul Lutheran Church, September 11, 2019, 6:00 p.m.

XI. ADJOURNMENT

FERGUSON TOWNSHIP BOARD OF SUPERVISORS

Regular Meeting
Monday, August 19, 2019
7:00 PM

I. ATTENDANCE

The Board of Supervisors held its second regular meeting of the month on Monday, August 19, 2019, at the Ferguson Township Municipal Building. In attendance were:

Board:	Steve Miller	Staff:	Dave Pribulka, Township Manager
	Richard Killian		Dave Modricker, Public Works Director
	Laura Dininni		Kristina Aneckstein, Community Planner
	Ford Stryker		Eric Endresen, Director of Finance
	Lisa Strickland		Chris Albright, Chief of Police
			Ron Seybert, Township Engineer

Others in attendance included: Faith Norris, Recording Secretary; Jon Dietz, UAJA; Louwana Oliva, CATA; Kathryn Sterner, ByDesign Consultants; Joe Green, Township Solicitor; Stan Smith; Frank Bunge; Bonnie Hutchinson; Larry Hutchinson; Michael Costello; Cynthia Nixon; Jeremie Thompson; Cami Porter; Ron Porter; Don Bainbridge; Pieter Ouwehand; Karl Mierzejewski; Gary Petersen; Renee Steffensmeier; Randy Hudson; Dorothy Blair; Christine Bailey; Jennifer Anderson; Jennie Tasheff; Steve Tasheff; Missy Schoonover; Wes Glebe; Rob Demayo; Bill Hechinger; Art Curtze; Rob Butler; Howard Fescemyer; Joshua Potter; Robin Homan; Ralph Wheland; Derek Anderson, Residential Housing; Michel Pratt, Keller Engineers; Charles Suhr, Stevens & Lee.

II. CALL TO ORDER

Mr. Miller called the Monday, August 19, 2019, regular meeting to order at 7:00 p.m.

An executive session was held prior to this meeting on a personnel matter.

III. CITIZENS INPUT

None.

IV. SPECIAL REPORTS

- a. Centre Area Transportation Authority. Ms. Oliva reviewed future plans for growth; Act 89; data usage; fares and routes. A Two-Phase pilot project was discussed on a microtransit zone that will be initially modeled after the fixed routes. The van service will be wheelchair accessible. The first phase will kick off in January 2020. Depending on the outcome of the first phase, a second phase will follow. The key to the project is to have a strong fixed-route backbone for the service. Details followed on backbone locations. Local Match budgeting information will be available at a later date.
- b. University Area Joint Authority. Mr. Dietz reviewed UAJA's sewer service areas, beneficial reuse program, and current construction projects. Current activities included the waste water treatment plant upgrades; on-site odor control facilities upgrade to be done by this winter; and solar panel and battery array to offset electricity and generate revenue. UAJA is looking to expand the 10-acre solar panel facility by another 15 acres to generate additional revenue and savings. Details were provided on sewer service being provided to the Greenbriar development. Discussion followed on the expansion of beneficial reuse to Tussey Mountain and golf course area. The expansion is still in the permitting process with the PA Department of Environmental Protection. Noted, UAJA is coordinating with Columbia Gas in extending gas to the Greenbriar development. A question was raised on methane at the source and efficiency.

V. **APPROVAL OF MINUTES**

Ms. Dininni moved that the Board of Supervisors **approve** the Regular Meeting Minutes of August 5, 2019.

Ms. Dininni requested her comments be added to the TTD discussion about the 2016 “tree save” area that was shown on previous concept plans.

Mr. Killian seconded the motion. The motion passed unanimously.

VI. **UNFINISHED BUSINESS**

The Pine Hall TTD General Master Plan discussion was moved to first item under Unfinished Business.

a. PINE HALL TRADITIONAL TOWN DEVELOPMENT GENERAL MASTER PLAN

Mr. Miller stated this item is a follow-up to the meeting from August 5, 2019. Mr. Pribulka reviewed the plan that the Board was asked to conditionally approve at this meeting. The Planning Commission voted to recommend conditional approval and staff had reviewed the plan submittal. It was determined that the plan meets all requirements and there are no material defects. Mr. Pribulka noted under the terms and conditions *8h* regarding the tree count that was assessed in 2016 has been updated and provided to the Board which is reflective of both assessments. Mr. Green took questions from the Board and expanded on aspects for approval and factors that do not apply.

The Board commented on the plan and addressed comments made by citizens from the August 5th regular meeting. Mr. Miller stated that the Township is at the last stage in a 3-year process with a good plan to move forward.

The 3-year process was explained in detail; and intent and rights of the Township were made clear within the ordinance parameters. Board member comments included the need for affordable workforce housing; accessibility to all; implementation plans; continue to be an instrumental leader in smart growth, sustainability and greenway access; agricultural preservation; support open space; be economically strong and have a responsible development; reduce traffic; and to encourage responsible growth to avoid urban sprawl. It was noted multiple meetings and charrettes took place that enabled all interested parties to participate and review the plan and adjust it to better suit what is appropriate for that area. The Official Map was noted as being a good tool to use for areas to invest in as a Township. Ms. Dininni noted the Township is having a meeting tomorrow to review the Zoning Code and invited the public for input.

Open comment period followed. Mr. Miller stated the timeframe allowed for comment was 30 minutes and to defer to citizens that did not get a chance to speak at the last meeting.

A number of citizens and two children spoke on their concerns for preserving the forested areas, working with the developer, the need for change, and to be aware of the parameters of the Township’s ordinances. In summary, comments included the need for affordable housing for potential families; value of natural forests that attract future residents; to provide a legacy for our children; continue to work together on preserving natural areas and habitat; be aware of the Township’s goals and keep in mind the spirit of the Township’s ordinances; work with the developer on the need to preserve natural assets; have balance; be diligent; be aware of climate change; and innovative ways to handle stormwater that would use the existing landscape. Noted, letters were provided to the Board from citizens at the meeting.

Ms. Dininni moved that the Board of Supervisors **approve** the Pine Hall Traditional Town Development General Master Plan subjects to the Terms and Conditions of approval dated August 19, 2019. Ms. Strickland seconded the motion.

Discussion followed on the currently approved master plan and tree retention. The Board will need to approve specific implementation plans moving forward. It was noted there is no intention to use the old plan from 2011 for development. Ms. Dininni asked whether the current plan might be developed if the new plan was not approved. The Municipalities Planning Code, logging of the site, Bill of Rights, and specific language on "shall" preserving unique features were discussed. Mr. Pribulka discussed the zoning process in detail on what the zoning administrator looks for in reviewing; ruling per the applicant's decision; and clear direction given to staff on how to apply the language of the ordinance. Discussion followed on protection of natural resources at the site and interpretation of the 40% rule.

Representatives for the developer Messrs. Andersen, Pratt, and Surr responded to Board members' questions. Discussion followed on the old plan vs. the new plan. Tree-safe/wood line areas and stormwater retention basin were reviewed. The developer stated the master plan is not the final design for the stormwater plan, i.e., adjustments as appropriate can be made in the final design process. Noted, the new master plan saves more trees than the old plan and accommodates the new stormwater ordinance. Mr. Pribulka discussed an approved plan's status with respect to regulations in place at the time of adoption. Workforce Housing targets, phases, open space, ordinance requirements and criterion were discussed.

Following the discussion, Mr. Miller called for a recess for an executive session to discuss the legalities of the Pine Hall General Master Plan. The Township Manager and Solicitor joined the session.

The session was called back to order. No additional comments were made.

The motion passed unanimously.

The Stonebridge Drive Speed Study discussion was moved to second item under Unfinished Business.

b. STONEBRIDGE DRIVE SPEED STUDY

Mr. Modricker stated the history of the study that was requested by a resident representing the Stonebridge Property Association. The Board approved the study earlier this year. The study was completed per the established criteria. Details followed. The current speed limit on Stonebridge Drive is 35 MPH.

Mr. Stryker moved that the Board of Supervisors **authorize** a resolution for public hearing reducing the posted speed limit on Stonebridge Drive to 30 miles per hour. Mr. Killian seconded the motion.

A citizen discussed his concerns and noted some recommendations on street signage, speed humps, lowering the speed limit to 25 MPH, and a suggestion about cost-sharing with the neighborhood.. Another citizen discussed his concerns on compliance to the speed limit.

Mr. Modricker reviewed criteria that establishes speed limits. Mr. Seybert noted the factors and criteria in the Pennsylvania Code for justification on street speed limits. Based on the Stonebridge street data, it does not meet standards for a Residence district.

Mr. Modricker noted staff had received residents concerns and have addressed those concerns with mechanisms available for assistance. Discussion followed about the prohibition of local police use of radar. Board discussion followed on the speed hump suggestion and the traffic calming policy process. Current conditions for this street do not meet the criteria for a speed hump.

Mr. Miller called for a vote. The motion passed 4 to 1 with Mr. Killian dissenting.

A discussion followed on other signage options and education, enforcement and engineering.

c. PUBLIC HEARING RESOLUTION ADOPTING 2020-2024 CAPITAL IMPROVEMENT PROGRAM BUDGET

Mr. Pribulka introduce the item and noted the CIP road tour was completed. Changes made by the Board have been incorporated into the document. Mr. Endresen noted the revised changes and additions that included the Pine Grove Mills Mobility Study and traffic signals.

No public comment was noted.

Ms. Dininni moved that the Board of Supervisors **adopt** the resolution adopting the 2020 – 2024 Capital Improvement Program Budget. Ms. Strickland seconded the motion.

Ms. Dininni requested clarification on specific projects prioritized for the Northland Mobility Study and future years' funding. Mr. Pribulka discussed State and Federal aid to construct the study and noted examples of why the funding is not specific at this time. Project matches will be done following the funding that becomes available for the projects.

Roll Call vote for Resolution 2019-18: Mr. Miller-YES; Ms. Strickland-YES; Mr. Stryker-YES; Ms. Dininni-YES; Mr. Killian-YES.

d. PUBLIC HEARING RESOLUTION AMENDING THE PERSONNEL POLICY ESTABLISHING REMOTE WORK AND LEAVE OF ABSENCE POLICIES

Mr. Pribulka reviewed the history and description of both items. Earlier this year a Board member asked for an analysis for remote work and paid parental leave of absence.

No public comment was noted.

Ms. Dininni moved that the Board of Supervisors **adopt** the resolution amending the Ferguson Township Personnel Policy Manual by establishing the Remote Work Policy and the Parental Leave of Absence Policy. Ms. Strickland seconded the motion.

Mr. Stryker discussed a progressive discipline approach in reference to a previous Board discussion on the remote work policy. Discussion followed on the philosophy.

Roll Call vote for Resolution 2019-19: Ms. Strickland-YES; Mr. Stryker-YES; Ms. Dininni-YES; Mr. Killian-YES; Mr. Miller-YES.

e. AWARDS OF CONTRACTS 2019-C32A, GENERAL CONSTRUCTION; 2019-C32B, HVAC; 2019-C32C, ELECTRICAL; 2019-C32D, FIRE PROTECTION; AND 2019-C32E, PLUMBING ASSOCIATED WITH CONTRACT 2019-C32, FERGUSON TOWNSHIP ADMINISTRATION BUILDING INTERIOR RENOVATIONS

Mr. Pribulka reviewed the items for separate motions required due to the bids being advertised separately. Memorandums for each bid contract were provided by the architect, ByDesign, for interior renovation design of the Ferguson Township administration building. The budget was reviewed. Any unspent portion of the budget will be carried over to the following calendar year in 2020. It was noted the base bid for all the contracts be approved exclusive of the alternate bid that is separate.

Ms. Dininni moved that the Board of Supervisors **award** Contract 2019-C32A, General Construction to JC Orr & Son in an amount of \$353,300.00. Mr. Killian seconded the motion. The motion passed unanimously.

Ms. Dininni moved that the Board of Supervisors **award** Contract 2019-C32B, HVAC to PBCI Allen Mechanical and Electrical in an amount of \$127,470.00. Mr. Killian seconded the motion. The motion passed unanimously.

Mr. Stryker moved that the Board of Supervisors **award** Contract 2019-C32C, Electrical to The Howard Company in an amount of \$71,078.00. Ms. Strickland seconded the motion. The motion passed unanimously. Ms. Dininni seconded the motion. The motion passed unanimously.

Ms. Strickland moved that the Board of Supervisors **award** Contract 2019-C32D, Fire Protection to Triangle Fire Protection, Inc. in an amount of \$28,760.00. Ms. Dininni seconded the motion. The motion passed unanimously.

Mr. Killian moved that the Board of Supervisors **award** Contract 2019-C32E, Plumbing to PBCI Allen Mechanical and Electrical in an amount of \$16,150.00. Ms. Strickland seconded the motion.

Mr. Pribulka reviewed the process and changes that will temporally affect meeting space availability when staff are relocated during the interior renovations. The Township will try to minimize the overlap of project work for both the administration interior renovations and the pending Public Works Maintenance Facility.

VII. NEW BUSINESS

1. CONSENT AGENDA

a. 2019-C2 – Street Improvement Projects West Pay Application: \$273,661.76

Ms. Dininni moved that the Board of Supervisors **approve** the Consent Agenda. Mr. Killian seconded the motion. The motion passed unanimously.

2. MECKLEY TWO-LOT SUBDIVISION PLAN – REQUEST FOR MODIFICATION

Mr. Pribulka reviewed the item. The Township has an ordinance in place that allows for the Board of Supervisors to require sidewalks installed along any public ROW (Right of Way) or abutting privately owned property by resolution by the sole expense of the property owner. It is important to note this ordinance to preserve this right if plan is approved. Discussion followed on the construction for public improvement; the surety process; land development plan expiration dates and extensions; and Township blanket rights.

The developer discussed the incline issues and zoning for the 20 year old subdivision plan. The processed was reviewed and the possibility of a future development in regards to the plan note and owner's responsibility to construct sidewalks. Discussion followed on the preliminary plan and modifying the cover sheet to be recorded.

The modification will be drafted and brought before the Board at a future Board Meeting.

3. AWARD OF CONTRACT 2019-C27 TRAFFIC SIGNAL DETECTION UPGRADE

Mr. Modricker reviewed the item for the fourth round of funding. Staff will consider a change order that best leverages Federal funding and local matches.

Ms. Dininni moved that the Board of Supervisors **award** Contract 2019-C27, Traffic Signal Detection Upgrades, to Tel-Power, Inc. in the amount of \$127,269.50. Mr. Killian seconded the motion. Clarification was made on initial contracted amount and a deductive change order to reduce the amount and scope following the award of the contract. Cost and climate of work was discussed. The motion passed unanimously.

4. APPOINTMENT OF A PLANNING COMMISSION MEMBER

Mr. Pribulka reviewed the item as provided with the agenda.

Ms. Strickland moved that the Board of Supervisors **appoint** Ellen Taricani to serve as an Alternate Member of the Ferguson Township Planning Commission for the remainder of Shannon Holliday's term expiring December 31, 2021. Ms. Dininni seconded the motion. The motion passed unanimously.

VIII. **STAFF AND COMMITTEE REPORTS**

a. COG COMMITTEE REPORTS

1. Steering Committee Parks & Recreation Comp Plan. Ms. Dininni reported the review of the mailed survey results. Ms. Dininni noted two items she brought to the committee on citizen visits to parks close to them vs. parks of interest; and programs taken by level of income; and looking at the affordability of the parks program. The data will be available to review and respond to Ms. Dininni on any particular region. A worksession is proposed this month on governance.
2. Human Resources Committee. Mr. Killian noted agenda is in the packet. No other comments.
3. Public Safety Committee. Mr. Dininni reported a new Code Services Manager from College Township. Reviewed RFP for consulting services from the Fire Safety Study Committee that was sent to the Board with incorporated changes. Reviewed standard of care for the Fire Protection Program as provided with the agenda. Software Study is being reviewed regarding the sharing concept with other counties, noted a big ticket item in the budget.
4. Finance Committee. Mr. Killian reported the COG Program Plan and Capital Improvement Plan that Ferguson Township's submitted comments for were generally consistent with other municipalities' comments. Details followed. Current borrowing environment is good, details followed.

b. OTHER REGIONAL REPORTS

1. Centre Area Cable Consortium. Mr. Miller reported a discussion on Remote Origination Points and financing. An executive session followed on the ongoing negotiations for the cable franchise agreement.

c. STAFF REPORTS

1. Township Manager. Mr. Pribulka reviewed the report as provided with the agenda. Notes of interest included a letter from HOPE Initiative regarding national recovery month for the Opioid program asking for support by way of a display from end of August through September. Following Board discussion on the sensitive subject, the Board consensus was in approval of displaying a low-key display at the Township building. A letter was received from 4th Fest in appreciation of the Township's donation. A conditional offer of employment is forthcoming to replace the Planning & Zoning Director position with a tentative start date in September. The Township's Parks & Recreation Committee met on August 12th – reviewed parks projects and resident issues. Staff and Board Retreat is scheduled for Wednesday, November 20, 2019, at Nature Inn at Bald Eagle State Park - core values and work styles is the tentative topic. Update on meetings attended per the report.
2. Public Works Director. The report was included with the agenda. Mr. Modricker noted areas of interest and did an update on Traffic Calming studies and Oak Wilt case on Deepwood Drive-area residents notified and taking necessary steps for removal. Ms. Dininni asked about educating tree cutters about the Township's ordinance. Discussion followed on educating the tree services.

3. Chief of Police. Chief Albright reported on activities for July and year-to-date. Part 1 Crimes are up; Part 2 less series Crimes are down; and overall Calls for Service are down. Activity for the Arts Festival was down compared to last year. Incidents of note were discussed. Community activities: Stonebridge 4th of July Parade; several Run Hide Fight training sessions; and a senior group discussion on scams and other current events.

IX. COMMUNICATIONS TO THE BOARD

Ms. Dininni noted a thank you to the Chief of Police and the Legion for the attendance at their Sentinel Celebration. The Police led the parade.

X. CALENDAR ITEMS – AUGUST/SEPTEMBER

- a. Special Meeting, Zoning & Subdivision and Land Development Ordinance (SALDO) amendments, August 20, 2019, 6:00 p.m., Ferguson Township Main Meeting Room;
- b. Pine Grove Mills Small Area Plan, August 21, 2019, 6:00 p.m., St. Paul Lutheran Church;
- c. Administrative offices closed Monday, September 2nd for Labor Day.

XI. ADJOURNMENT

Mr. Miller called for adjournment. With no further business to come before the before the Board of Supervisors. Ms. Dininni motioned to adjourn the meeting. The meeting adjourned at 11:00 p.m.

Respectfully submitted,

David Pribulka, Township Manager
For the Board of Supervisors

FERGUSON TOWNSHIP

PINE GROVE MILLS SMALL AREA PLAN

DRAFT - AUGUST 21, 2019



EXISTING CONDITIONS

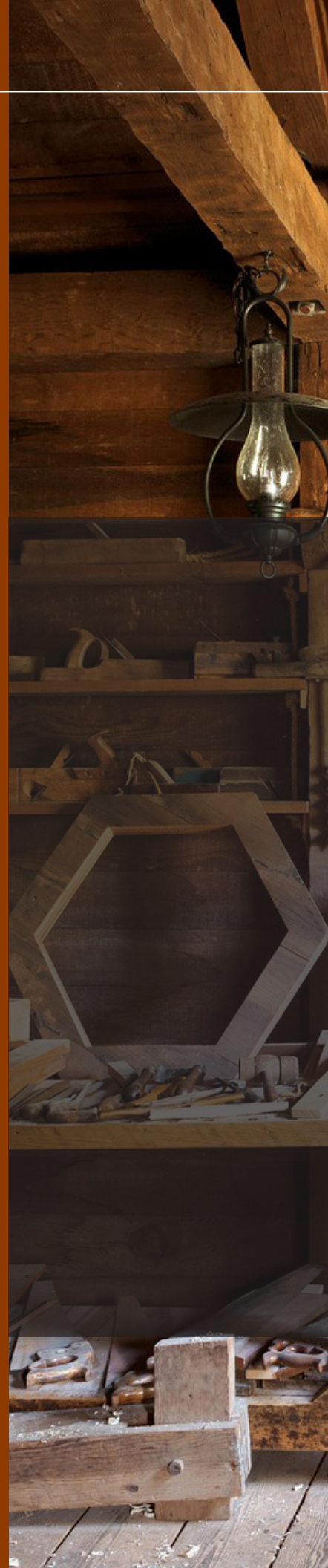
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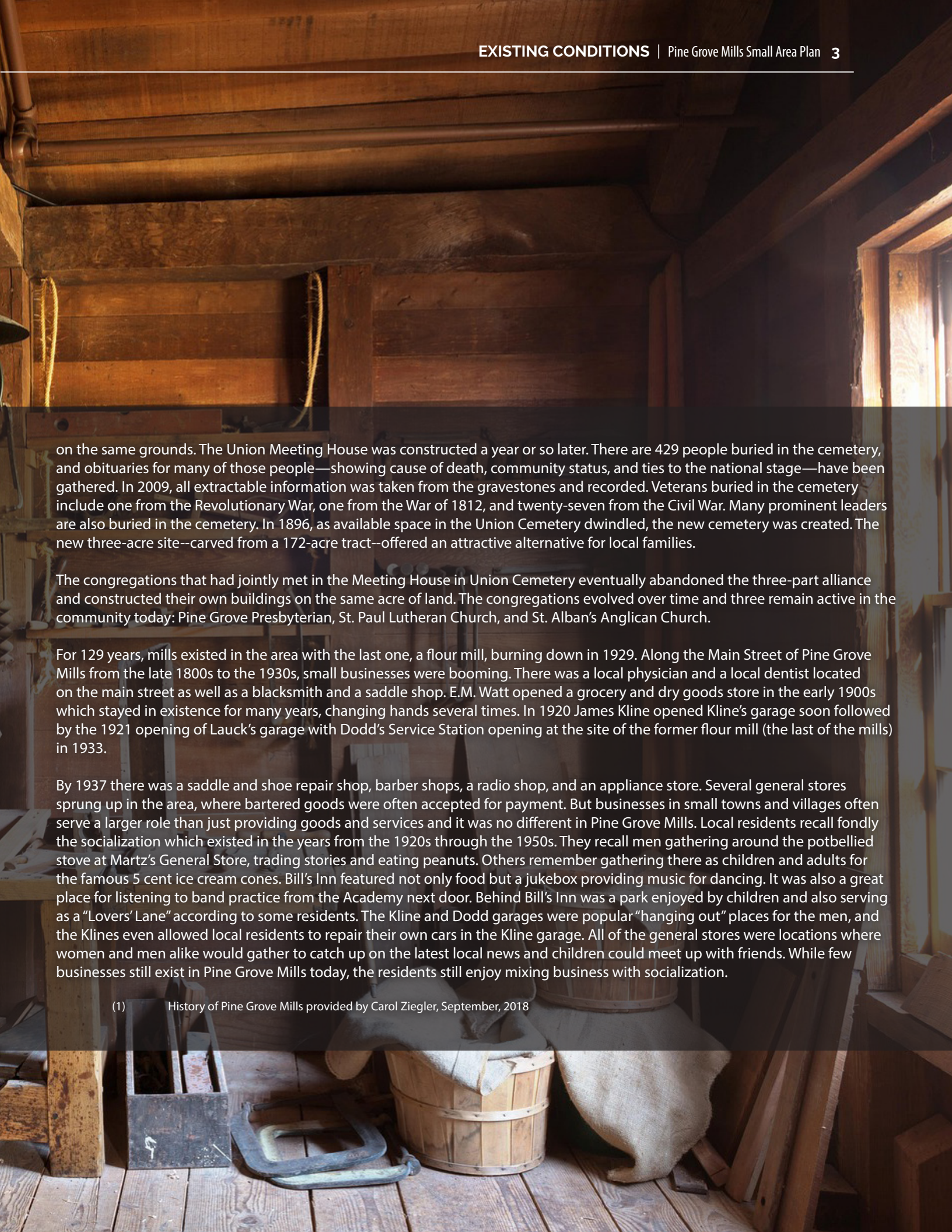
Pine Grove Mills is a historic village⁽¹⁾ nestled at the base of Rothrock State Forest in Ferguson Township. Ferguson Township was named for Thomas Ferguson (1748-1806), a resident of the territory as early as 1789. In 1791 he purchased a large piece of land (321 acres) for 300 pounds. Pine Grove Mills is located on this parcel. Following the acquisition of hundreds of additional tracts of land, Ferguson eagerly encouraged the development of the area by selling and/or donating land to incoming settlers, who brought with them their faith and farming skills. As a result, the village experienced rapid growth. The first families, like Ferguson, were “Scotch Irish,” followed by the Germans. The first grist-mill in Pine Grove Mills was built by Ferguson in 1800. Eventually there were three mills in the town—grist (flour), stave, and saw.

The horse and buggy were relied on for routine travel. For those traveling through town, there was a stagecoach stop at the local hotel. In the late 1800s, trains became a popular mode of travel. Although no longer in existence, a train station near the present Ferguson Township School grounds brought freight and folks to and from Bellefonte and other points on the Bellefonte Central line until 1918. Pine Grove Mills was quite a bustling little town as people traveled the main east-west road from Pittsburg [sic] to points west and south to Huntingdon, requiring food and sleeping accommodations. O’Bryan’s Tavern (c 1815) and St. Elmo’s Hotel (late 1800s-early 1900s) were two options for meeting the needs of the traveling public. O’Bryan’s Tavern still stands, although it is now a residence. St. Elmo’s Hotel—traditionally known for having been visited by Helen Keller—no longer stands, but newspaper accounts document the visits of out-of-town dinner guests. Recreational offerings offered by the hotel, such as boxing, provided diversions for residents and guests.

The prestigious Pine Grove Academy and Seminary was established in the 1850s by local community leaders who firmly believed in providing for the higher educational needs of young folks from the local area and beyond. By 1916, 650 names were recorded on the roll as having attended the academy. James Beaver, governor of Pennsylvania, was one of those distinguished graduates. The school was purchased in 1887 by the School District of Ferguson Township for public school purposes. The building was eventually demolished and a new building, Ferguson Township School, was constructed and opened in 1932 across the street from the Academy lot.

Around 1832, three faith-based groups joined forces to purchase an acre of land from John and Jane Barron (Thomas Ferguson’s daughter) in the center of Pine Grove. A meeting house, to be built on the land, would allow the groups to alternate church services, provide space for community meetings, and offer a Sunday school. A cemetery was to be created



The background image shows the interior of a rustic wooden building. The walls and ceiling are made of dark, weathered wood. A horse's head is mounted on the wall in the center. To the right, a window with a wooden frame is visible, letting in light. In the foreground, there are various wooden items, including a bucket and some tools, on a wooden floor.

on the same grounds. The Union Meeting House was constructed a year or so later. There are 429 people buried in the cemetery, and obituaries for many of those people—showing cause of death, community status, and ties to the national stage—have been gathered. In 2009, all extractable information was taken from the gravestones and recorded. Veterans buried in the cemetery include one from the Revolutionary War, one from the War of 1812, and twenty-seven from the Civil War. Many prominent leaders are also buried in the cemetery. In 1896, as available space in the Union Cemetery dwindled, the new cemetery was created. The new three-acre site—carved from a 172-acre tract—offered an attractive alternative for local families.

The congregations that had jointly met in the Meeting House in Union Cemetery eventually abandoned the three-part alliance and constructed their own buildings on the same acre of land. The congregations evolved over time and three remain active in the community today: Pine Grove Presbyterian, St. Paul Lutheran Church, and St. Alban's Anglican Church.

For 129 years, mills existed in the area with the last one, a flour mill, burning down in 1929. Along the Main Street of Pine Grove Mills from the late 1800s to the 1930s, small businesses were booming. There was a local physician and a local dentist located on the main street as well as a blacksmith and a saddle shop. E.M. Watt opened a grocery and dry goods store in the early 1900s which stayed in existence for many years, changing hands several times. In 1920 James Kline opened Kline's garage soon followed by the 1921 opening of Lauck's garage with Dodd's Service Station opening at the site of the former flour mill (the last of the mills) in 1933.

By 1937 there was a saddle and shoe repair shop, barber shops, a radio shop, and an appliance store. Several general stores sprung up in the area, where bartered goods were often accepted for payment. But businesses in small towns and villages often serve a larger role than just providing goods and services and it was no different in Pine Grove Mills. Local residents recall fondly the socialization which existed in the years from the 1920s through the 1950s. They recall men gathering around the potbellied stove at Martz's General Store, trading stories and eating peanuts. Others remember gathering there as children and adults for the famous 5 cent ice cream cones. Bill's Inn featured not only food but a jukebox providing music for dancing. It was also a great place for listening to band practice from the Academy next door. Behind Bill's Inn was a park enjoyed by children and also serving as a "Lovers' Lane" according to some residents. The Kline and Dodd garages were popular "hanging out" places for the men, and the Klins even allowed local residents to repair their own cars in the Kline garage. All of the general stores were locations where women and men alike would gather to catch up on the latest local news and children could meet up with friends. While few businesses still exist in Pine Grove Mills today, the residents still enjoy mixing business with socialization.

(1) History of Pine Grove Mills provided by Carol Ziegler, September, 2018



Photo: Laura Dinnini

Current Setting

Pine Grove Mills is one of the few settlements in the Centre Region that are physically separated from the more urban and suburban places in the Region. Other examples, although much different than Pine Grove Mills include, Stormstown, in Halfmoon Township and Shingletown, in Harris Township, which are unique in their own right.

Pine Grove Mills is physically separated from the more urbanized areas in the Centre Region by an expanse of agricultural lands to the west, north, and east. The agricultural land uses provide a distinct separation from the commercial areas on State Route 26 and single family neighborhoods adjacent to the State Route 26 corridor, and north of Whitehall Road. The agriculture lands to the west, north, and east contribute enormously to the feeling that one is leaving the urbanized area and entering a rural landscape. This is most noticeable beginning at the intersection of State Route 26 and Whitehall Road as one travels south on State Route 26 or west on Whitehall Road. Most of these agricultural areas west of Nixon Road are protected by agricultural easements that will preserve the farming use

Tussey Mountain provides a dramatic backdrop south of Pine Grove Mills. The Tussey Mountain Range runs as far as the eye can see to the east and west of Pine Grove Mills. This provides a physical barrier to development. The community is anchored firmly to the southern slopes of the Mountain, and neighborhoods continue south of Pine Grove Road (State Route 45) where they eventually border active farms. The community sits at the intersection of a visual landscape that is a great example of the ridge and valley region of Pennsylvania.

The Small Area Plan is being prepared to help residents in Pine Grove Mills develop a community-based plan specifically geared to the needs of the community. The Small Area Plan will include more detail than found in community-wide and regional plans. Every community is stitched together by unique areas, each with its own set of attributes, issues, opportunities, and challenges that contribute to the community.

The Small Area Plans will provide a way for residents and businesses to actively engage in the process to help figure out what is important to their area, how it fits into the larger community, and how to address issues or concerns of particular importance to their place. To be successful, the small area plan process should also recognize the context of the broader goals of community-wide and regional planning efforts and should contain a series of realistic actions to implement the plan.

The location of the Pine Grove Mills Small Area Plan Study Area is illustrated on Figure 1-1.

1.1 EXISTING CONDITIONS

The purpose of this chapter of the Small Area Plan is to summarize the existing characteristics and conditions of the Pine Grove Mills study area. Pine Grove Mills is a unique place within the boundaries of Ferguson Township. Pine Grove Mills is also a U.S. Census Designated Place and there are specific types of U.S. Census demographic data available for boundaries that are similar to the study area boundaries. Other information in this chapter was obtained through data collection and analysis by the CRPA. This information along with public input forms the foundation for the development of goals and actions within the plan.

2010 US Census Data Information

The CRPA utilized 2010 US Census data to provide a generalized profile of population and housing in Pine Grove Mills as it compares to Ferguson Township overall to assess existing conditions. Pine Grove Mills is identified by the US Census Bureau as a Census Designated Place (CDP) so there are data available for a geographic area that somewhat larger than the study area for the Pine Grove Mills Small Area Plan. There are areas where the CDP exceeds the boundaries of the Study Area, those areas however, are largely forested or farms and would not influence the population characteristics or number of housing units in Pine Grove Mills. The boundaries of the Pine Grove Mills Census Designated Place are illustrated on Figure 1-2. 2010 decennial census data was utilized in lieu of more recent American Community Survey (ACS) population data because the ACS data has a large margin of error and is not comparable to the 2010 census data. The data for Ferguson Township includes Pine Grove Mills.

**TABLE 1-1
PINE GROVE MILLS POPULATION BY SEX AND AGE – 2010**

TOTAL POPULATION	PINE GROVE MILLS		FERGUSON TOWNSHIP	
	NUMBER	PERCENT	NUMBER	PERCENT
Under 5 years	97	6.5	948	5.4
5 to 9 years	114	7.6	995	5.6
10 to 14 years	114	7.6	958	5.4
15 to 19 years	95	6.3	954	5.4
20 to 24 years	94	6.3	2,812	15.9
25 to 29 years	71	4.7	1,552	8.8
30 to 34 years	87	5.8	1,147	6.5
35 to 39 years	102	6.8	1,059	6.0
40 to 44 years	125	8.3	1,084	6.1
45 to 49 years	122	8.1	1,172	6.6
50 to 54 years	98	6.5	1,027	5.8
55 to 59 years	99	6.6	1,061	6.0
60 to 64 years	80	5.3	806	4.6
65 to 69 years	62	4.1	597	3.4
70 to 74 years	49	3.3	550	3.1
75 to 79 years	36	2.4	426	2.4
80 to 84 years	37	2.5	285	1.6
85 years and over	20	1.3	257	1.5
Median Age	38.9	32.7	-	-
TOTAL	1,502	100.0	17,690	100.0

Source: United States Census Factfinder - Profile of General Population and Housing Characteristics for Pine Grove Mills Designated Place 2010

According to the 2010 Census Pine Grove Mills and Ferguson Township have similar population by age. A notable difference is that Pine Grove Mills has more population, as a percentage at each end of the age spectrum. Approximately 7.9 percent of Ferguson Township population was 62 years and over and 6.6 percent of the population was 65 years and over. In Pine Grove Mills 16.6 percent of the population was 62 years and over (+8.7 percent) and 13.6 percent was 65 years and over (+7.0 percent). On the other end of the spectrum, Ferguson Township had 22.8 percent of the population that was 19 years and under and in Pine Grove Mills, 28.0 percent was 19 years and under (+5.2 percent).

**TABLE 1-2
HOUSEHOLDS BY TYPE - 2010**

TYPE OF HOUSEHOLD	PINE GROVE MILLS		FERGUSON TOWNSHIP	
	NUMBER	PERCENT	NUMBER	PERCENT
Family households (families) [1]	403	67.7	4,192	58.3
With own children under 18 years	193	32.4	1,852	25.7
Husband-wife family	350	58.8	3,578	49.7
With own children under 18 years	164	27.6	1,502	20.9
Male householder, no wife present	17	2.9	170	2.4
With own children under 18 years	6	1.0	72	1.0
Female householder, no husband present	36	6.1	444	6.2
With own children under 18 years	23	3.9	278	3.9
Nonfamily households [1]	192	32.3	3,003	41.7
Householder living alone	152	25.5	1,856	25.8
Male	61	10.3	880	12.2
65 years and over	14	2.4	122	1.7
Female	91	15.3	976	13.6
65 years and over	42	7.1	364	5.1
Households with individuals under 18 years	203	34.1	1,939	26.9
Households with individuals 65 years and over	146	24.5	1,444	20.1
Average household size	2.52	-	2.45	-
Average family size [1]	3.10	-	2.94	-
TOTAL HOUSEHOLDS	595	100.0	7,195	100.0

Source: United States Census Factfinder - Profile of General Population and Housing Characteristics for Pine Grove Mills Designated Place 2010

Note: [1] "Family households" consist of a householder and one or more other people related to the householder by birth, marriage, or adoption. They do not include same-sex married couples even if the marriage was performed in a state issuing marriage certificates for same-sex couples. Same-sex couple households are included in the family households category if there is at least one additional person related to the householder by birth or adoption. Same-sex couple households with no relatives of the householder present are tabulated in nonfamily households. "Nonfamily households" consist of people living alone and households which do not have any members related to the householder.

This is no surprise that as a percentage, Pine Grove Mills has a larger number of family households and households with children under 18. There is also a substantial difference between non-family households in Pine Grove Mills at 32.3 percent and all of Ferguson Township at 41.7 percent. This is attributed largely to students counted as nonfamily households. Households with individuals under 18 were 7.2 percent higher in Pine Grove Mills (34.1 percent) than in Ferguson Township (26.9 percent). Households with individuals 65 years and over were 24.5 percent in Pine Grove Mills and 20.1 percent in Ferguson Township.

**TABLE 1-3
HOUSING TENURE – 2010**

TENURE	PINE GROVE MILLS		FERGUSON TOWNSHIP	
	NUMBER	PERCENT	NUMBER	PERCENT
Owner-occupied housing units	483	81.2	4,244	59.0
Population in owner-occupied housing units	1,285	-	11,013	-
Average household size of owner-occupied units	2.66	-	2.59	-
Renter-occupied housing units	112	18.8	2,951	41.0
Population in renter-occupied housing units	217	-	6,620	-
Average household size of renter-occupied units	1.94	-	2.24	-
OCCUPIED HOUSING UNITS	595	100.0	7,195	100.0

Source: United States Census Factfinder - Profile of General Population and Housing Characteristics for Pine Grove Mills Designated Place 2010

Table 1-3 indicates that, as a percentage Pine Grove Mills had substantially more owner occupied housing units than Ferguson Township. This is not surprising given that Pine Grove Mills is distant from many services and other locations in the Township are much closer to those services. Renter-occupied housing units as a percentage are also substantially higher in Ferguson Township and may be attributed to housing students attending Penn State.



Existing Land Use & Zoning Inside the Study Area

An understanding of the existing land use pattern inside the Study Area is helpful to inform how future land uses, parks, trails and other community features can fit into the existing fabric of the community and how they can relate and complement existing land uses. The existing pattern of land use also illustrates where there may be incompatibility between existing land uses and future proposed land uses in Pine Grove Mills. Existing land use is illustrated on Figure 1-3.

Residential Uses

The Pine Grove Mills study area is predominately characterized by a residential uses. The vast majority of which are single family homes



Agricultural Land Use

There are three parcels of agricultural land inside the Pine Grove Mills study area. One parcel is located on the northeast corner of State Route 45 and Plainfield Road, and consists of 73 acres of land. About half of this parcel is in study area, because the boundary of the study area was primarily defined by Regional Growth Boundary and Sewer Service Area (RGB and SSA) which bisects the property. This area is currently planned and zoned for agricultural uses.

The second agricultural area consists of two parcels totaling approximately 71.6 acres. Some of this land is located north of Lois Lane and the Hillside Farm Estates neighborhood and a portion is located immediately north of State Route 45 east of Rosemont Drive. The area north of Hillside Farm Estates is currently farmed, but is planned and zoned for single family residential uses. The area immediately north of State Route 45 is vacant and is also planned and zoned for single family homes. There are currently public rights-of-way on Cinda Drive, Cameron Lane, and Sheldon Drive that will connect the parcels to the north to Lois Lane and the developed Hillside Farm Estates neighborhood. One parcel to the south has access thorough Sheldon Drive, one parcel fronts on State Route 45. Although portions of this area are anticipated to develop as single family homes, it is shown as agriculture or vacant since those are the existing land uses.

The future Cecil Irvin Park on Nixon Road consists of approximately 16.6 acres and is currently farmed. This area will be develop as a neighborhood park in the future by Ferguson Township.

Other Vacant Lands

There are two larger vacant properties in the study area. One parcel consists of about 12 acres that has access to Nixon Road, This parcel is located across Nixon Road from St Paul Lutheran Cemetery, and is landlocked on all other sides. This parcel is considered

vacant. Slab Cabin Run traverses the north side of this parcel.

There are several contiguous parcels of vacant land located behind single family homes on the west side of Sycamore Drive. In total there is approximately 7.6 acres of land. There appears to be land area set aside for public rights-of-way with two connections to Sycamore Drive.

There are a number of vacant lots that are part of single family subdivisions and are presumed to be developed for homes in the future.

Zoning

There are six zoning districts in Pine Grove Mills. The location of zoning districts is shown on Figure 1-5. Each zoning district is briefly described below:

General Commercial – The majority of General Commercial zoning is located on the very eastern end of the Study Area and includes several developed parcels. Businesses include Clearfield Bank, C & J Auto Service, and the Limestone Inn Bed & Breakfast. The Naked Egg is also zoned General Commercial. There is no other land zoned General Commercial in the Study Area.

Forest/Gamelands – The only Forest/Gamelands zoning is on the Rothrock State Forest property. Portions of this zoning district go as far north as Chestnut Street. Land in the Forest/Gamelands district includes forest lands and trails.

Single Family Residential – The Single Family Residential zoning district includes the neighborhood west of Plainfield Road and north of Pine Grove Road. A substantial portion of the Study Area north and south of Pine Grove Road from about St Paul Lutheran Church to Sycamore Drive (south of Pine Grove Road and Banyon Drive, north of Pine Grove Road is zoned Single Family Residential. This zoning district includes single family homes on a variety of lot sizes.

Rural Agriculture – The property on the northeast corner of Plainfield Road and Pine Grove Road is zoned Rural Agriculture along with about half of the future Cecil Irvin Park on the east side of Nixon Road.

Rural Residential - The Rural Residential zoning district includes most of the land in the Study Area located south of Pine Grove Road that abuts Rothrock State Forest. Rural Residential zoning abuts Pine Grove Road from the western end of the Study Area to just across the street from the Chatelaine Bed & Breakfast. From there the district turns south then generally follows the alignment of Chestnut Street until the district reaches Sycamore Drive, where it turns south and again abuts Pine Grove Road and Meckley Drive. Rural Residential includes the Thistlewood neighborhood and the remainder of the Study Area south of Pine Grove Road. Land uses in this zoning district include single family homes on a variety of lot sizes, forested areas, hunting camps, State College Borough Water Authority uses, and Township-owned property.

Village – The Village zoning district abuts Pine Grove Road from Kirk Street on the west to Kocher Street on the east. The district is one lot deep and is generally bounded by property lines of individual lots, Reed and Ward Alleys to the north and Martz Street and Shawyer Lane to the south. This zoning district includes single family homes, businesses, and the US Post Office.

Parks, Open Space, and Trails

Parks

Lions Park is the one existing Township Park in Pine Grove Mills. It is located at 500 West Pine Grove Road and includes a baseball field.

Ferguson Elementary School, located at 215 West Pine Grove Road has several outdoor recreation amenities, including a playground, basketball court/play court, and a soccer field.

The future Cecil Irvin Park includes 16 acres and is located at 126 Cinda Drive (on the east side of Nixon Road, north of the Westside and Hillside Farm neighborhoods). Phase One will include a playground, pergola, walking trail, multi-use field, a sledding hill, and more. Future phases will include tennis and basketball courts, sand volleyball, a parking area, picnic pavilion, and an additional multi-use field.

Open Space

Open space near Pine Grove Mills is dominated by the adjacent Rothrock State Forest. Pine Grove Mills enjoys access to a huge variety of activities for all seasons. This includes hiking on over 300 miles of trails, mountain biking, camping, hunting for deer, bear, turkey, and other small game. Other activities include fishing and access to wild and natural areas such as Bear Meadows, Alan Seeger and Ditweiler Run Natural Areas, and the Little Juniata Natural Area.

Trails

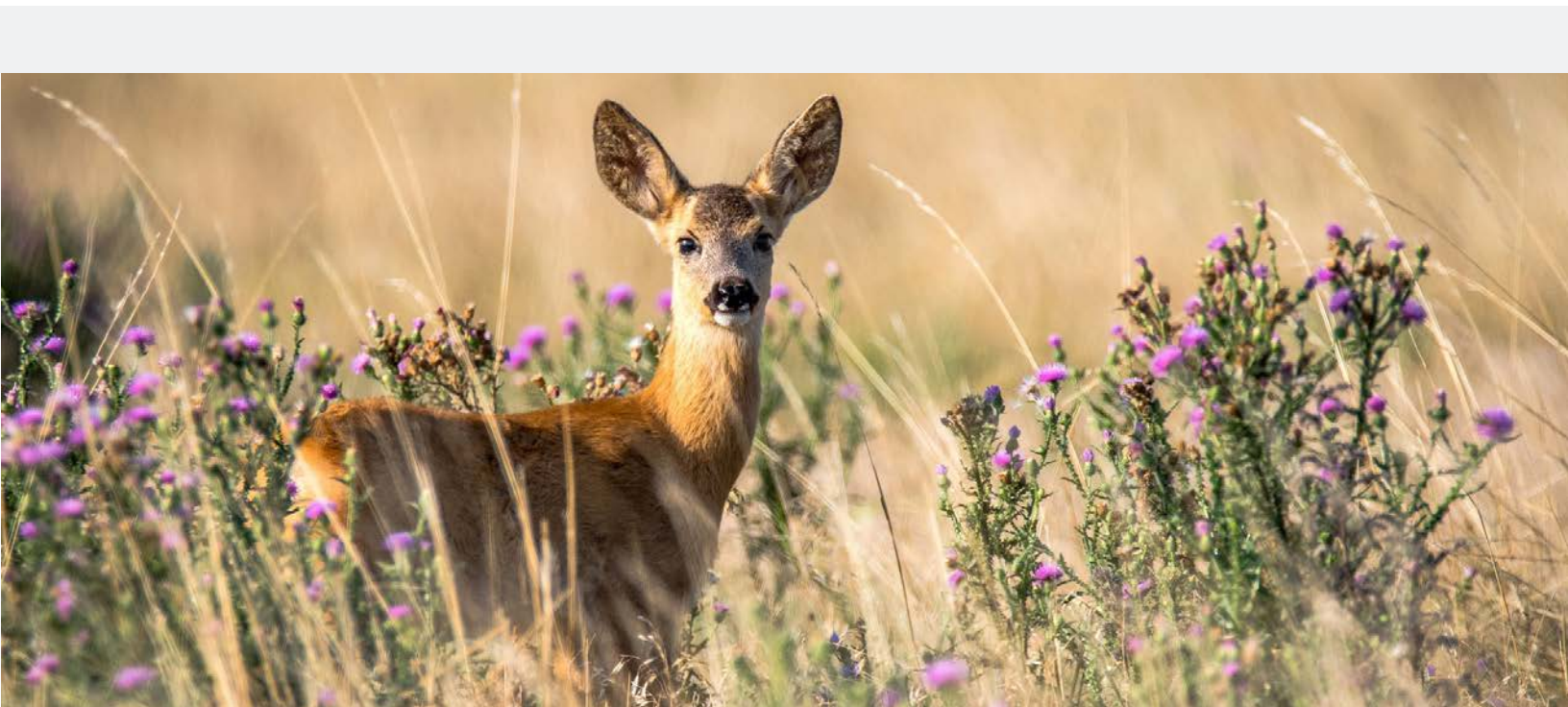
There is a shared-use trail trailhead located at the end of Deepwood Drive. This trail meanders into Rothrock State Forest where a hiker, mountain biker, or equestrians can continue to the west and eventually connect to trails in Rothrock State Park or continue to the south and intersect with the Mid-State Trail after crossing Kepler Road and State Route 26. After connecting to the Mid-State Trail, the hiking and mountain biking options are nearly endless in Rothrock.

Bicycle Facilities

The only existing bicycle facility in Pine Grove Mills is a multi-use path connection between the Somerset Phase I neighborhood, along Nixon Road. The multi-use path continues along the north side of St. Paul Lutheran Cemetery and connects to Ferguson Township Elementary School.

Proposed facilities are shown on State Routes 45 and 26, along Nixon Road, from State Route 45 to Whitehall Road, and on Banyan Drive from State Route 45 continuing north through farmland to Whitehall Road.

Existing and proposed parks, open space, and trails are illustrated on Figure 1-4.



Regional Growth Boundary and Sewer Service Area (RGB and SSA)

Most of the Pine Grove Mills Study Area is inside the RGB and SSA. The community has the benefit of having public sewer available to serve new development while being separate from the more urbanized area in the Region. There are some single family lots that are not included in the RGB and SSA. About half of the land area in the future Cecil Irvin Park is located inside the RGB and SSA.

Transportation System

Major Roads

Major Roads in the Study Area include State Routes 45 (Pine Grove Road) and State Route 26. These roads are in the state highway system and controlled by the Pennsylvania Department of Transportation (PennDOT). Both SR 45 and SR 26 provide regional connections to other areas of central Pennsylvania. Truck traffic and speeding have historically been the major concerns of these two roads as they run through the historic village and neighborhoods adjacent the village. The intersection of SR 45 and SR 26 is also a major concern for residents. These are illustrated on Figure 1-6.

Plainfield Road and Nixon Road also provide connections to Whitehall Road, although both are not as busy as SR 45 and SR 26.

Local Streets and Alleys

All local streets south of SR 45 are dead end streets or loop roads that connect back to SR 45, or in a couple of instances connect to SR 26. This requires all these neighborhoods to utilize SR 45 for direct access to the neighborhoods. Most local streets on the north side of SR 45 are in a similar situation, but there is more access to Nixon Road.

Alleys in Pine Grove Mills have historically been troublesome because many are not public rights-of-way, but are utilized by individual property owners to access their property.

CATABus Service

The Centre Region Transportation Authority (CATA) currently provides service to Pine Grove Mills along the "F" Route. This route serves other neighborhoods and destinations including The Meadows, Fairbrook, Ramblewood, Piney Ridge, Welch Pool, the Penn State Campus, and Downtown State College.

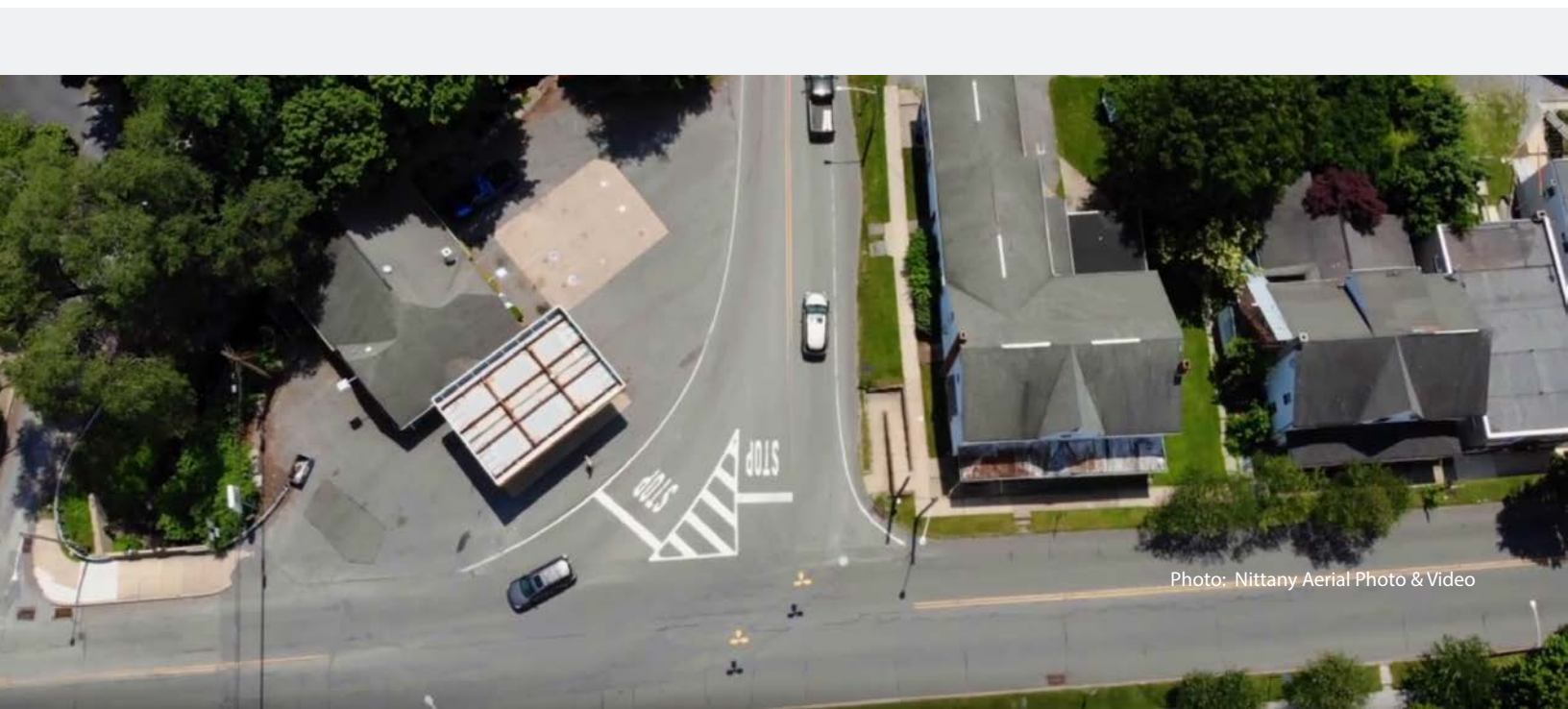


Photo: Nittany Aerial Photo & Video

THE AREA PLAN

2.0 WHAT IS A SMALL AREA PLAN?

Small area plans are prepared for smaller geographic areas within a community and include more detail than found in community-wide and regional plans. Every community is stitched together by unique areas, each with its own set of attributes, issues, opportunities, and challenges that contribute to the community as a whole. Small area plans provide a way for residents and businesses to actively engage in the process to help figure out what is important to their area, how it fits into the larger community, and how to address issues or concerns of particular importance to their place. To be successful, the small area plan process should also recognize the context of the broader goals of community-wide and regional planning efforts and should contain a series of realistic actions to implement the plan.

Small Area Plans are also long-range plans that look years into the future and capture how the community wants to look, feel and function when ownership and conditions change over a long period of time. Accordingly, it is important to set proper expectations and distinguish Small Area Plans from current planning - rezoning requests, review and approval of subdivision plats, and detailed development plans. Current planning implements provisions of long-range plans through the administration of land use controls (i.e., zoning and subdivision codes).

Implementation of the Pine Grove Mills Small Area plan will be the result of clear community action that facilitates private investments and public improvements over time. Private development is subject to the market and other variables that make development consistent with the Small Area Plan. Public improvements are subject to governmental processes and priorities for funding, scheduling, design, and permitting.





Photo: Nittany Aerial Photo & Video



Photos: Jim May / CRPA

2.1 CONTEXT OF THE PINE GROVE MILLS SMALL AREA PLAN

Pine Grove Mills is one of the few settlements in the Centre Region that are physically separated from the more urban and suburban places in the Region. Other examples, although much different than Pine Grove Mills include, Stormstown, in Halfmoon Township and Shingletown, in Harris Township, which are unique in their own right.

Pine Grove Mills is physically separated from the more urbanized areas in the Centre Region by an expanse of agricultural lands to the west, north, and east. The agricultural land uses provide a distinct separation from the commercial areas on State Route 26 and single family neighborhoods adjacent to the State Route 26 corridor, and north of Whitehall Road. The agriculture lands to the west, north, and east contribute enormously to the feeling that one is leaving the urbanized area and entering a rural landscape. This is most noticeable beginning at the intersection of State Route 26 and Whitehall Road as one travels south on State Route 26 or west on Whitehall Road.

Tussey Mountain provides a dramatic backdrop south of Pine Grove Mills. The Tussey Mountain Range runs as far as the eye can see to the east and west of Pine Grove Mills. This provides a physical barrier to development. The community is anchored firmly to the northern slopes of the Mountain, and neighborhoods continue south of Pine Grove Road (State Route 45) where they eventually border active farms. The community sits at the intersection of a visual landscape that is a great example of the ridge and valley region of Pennsylvania.

In many ways Pine Grove Mills could be considered a “gateway”. Pine Grove Mills Village is intersected by two rural state highways, making it a vehicular gateway to the State College Area for traffic coming from the south and west. The area is also a vehicular, bicycling, and hiking gateway to Rothrock State Park for traffic coming from the north, east, and west.



2.2 THE PLANNING PROCESS

Preparing the Small Area Plan consisted of seven primary tasks:

1. Initiate
 - a. Establish a Plan Boundary
 - b. Inventory Existing Conditions
2. Engage the Community
 - a. Establish a Planning Committee
 - b. Conduct a Town Hall Meeting
3. Understand
 - a. Prepare an Inventory of Existing Conditions
 - b. Develop List of Major Issues
4. Establish a Vision
 - a. Draft the Vision Statement
 - b. Develop Major Themes to Address
5. Draft Goals, Objectives, and Actions
 - a. ...
6. Prepare Implementation Program
 - a. Identified actionable tasks or programs to implement
 - b. Prepare implementation table with specific actions, priorities, timeframe, and responsibilities
7. Adopt Small Area Plan
 - a. Recommendation from the Planning Commission
 - b. Adoption by the Board of Supervisors

2.3 WHAT IS A VISION STATEMENT?

A vision statement is a way of communicating a set of core values for the Small Area Plan and to help ensure that the substance of Pine Grove Mills is captured in a few words. The term values is included in the vision statement for the Pine Grove Mills Small Area Plan. What is meant by values, in the context of the Small Area Plan is something that is based upon principles, ideals, and beliefs that were expressed during the planning process for the small area plan. It is something that will help residents picture outcomes that reflect values that exist in Pine Grove Mills today.

The vision statement for the Small Area Plan was discussed at several Steering Committee meetings and a final draft was composed at the Alignment meeting. The vision statement captures in one statement what residents intend or wish the community to become in the future. The vision statement for the Pine Grove Mills Small Area Plan is:



Vision Statement

The Pine Grove Mills Small Area Plan seeks to preserve the living heritage and values of the residents by providing an outline for improvements and development that strengthen connectivity, sense of community, safety, physical environment, commerce, and recreation within this unique and historic village.

Photo: Laura Dinnini

2.4 PLANNING THEMES

Recommendations for the Pine Grove Mills Small Area Plan are organized around a series of planning themes to help more clearly align goals and actions, and to establish priorities for implementation. The themes in the Plan emerged from a series of Small Area Plan Committee meetings, an alignment meeting, a town hall meeting, and a community survey. All meetings were open to the public. The alignment meeting was facilitated by a third-party facilitator and the Town Hall meeting was facilitated by CRPA staff.

Planning themes essentially function as broad statements that identify what the major issues residents want to address in the Small Area Plan. The themes are the foundation upon which goals and action to implement the Plan are built. They are generally stated as an outcome to be achieved by the Plan rather than a problem to be addressed.

2.5 GOALS, OBJECTIVES & ACTIONS

Strengthen Pine Grove Mills as a Place that Engages Community

Background

Pine Grove Mills is a community which already supports many local events. Among those are church services, dinners, youth group meetings, Bible studies, annual strawberry festivals, holiday celebrations, craft and rummage sales; Lions' Club meetings, dinners, soup sales, craft and rummage sales, turkey shoots; VFW dinners and sandwich sales; Ferguson Township Senior Citizens' meetings; the Pine Grove Mills Farmers' Market and Pine Grove Mills Historical presentations. Ferguson Township is also developing the Cecil Irvin Park in Pine Grove Mills which could become a site for a variety of family-oriented activities on its completion.

Issues

- Need for better advertising of activities. If residents want to attract more participants, they need to advertise events in ways other than posting signs on the Pine Grove Mills Post Office bulletin board, leaving flyers in the local bank, or publishing in the Pine Grove Mills Community in Action Newsletter. The Pine Grove Mills Farmers' Market already does a great job of advertising and reaching out to the community and perhaps their example could be followed.
- Signage restrictions limit the ability to advertise activities.
- Lack of parking in Pine Grove Mills limits the ability to draw large numbers of visitors from outside of Pine Grove Mills to Pine Grove Mills events. This is some opportunity for shared parking at Pine Grove School and churches in the village.
- Lack of safe crosswalks limits the ability to safely travel on foot throughout the Pine Grove Mills community.
- While churches are terrific sites for holding community events, as they provide not only indoor space but parking as well, we need to educate potential event attendees that holding an activity at a church site does not mean it is necessarily a "church activity" or that you have to be a member of that church to attend the activity.
- A community use building and a restroom with flush toilets would enhance the Cecil Irvin Park space for family and community use. The park itself would also need to be promoted more with signage and include adequate parking.





Goal

- 1.0 Provide and promote more community events in Pine Grove Mills for not only Pine Grove Mills residents but also to draw more visitors to Pine Grove Mills.

Objectives

- 1.1 To enhance the feeling of community in Pine Grove Mills for residents and visitors alike
 1.2 To draw more visitors to the area so that Pine Grove Mills is not just a place which people drive through to get elsewhere.

Actions

- 1.1.1 Increase and improve advertising for Pine Grove Mills events by establishing a more visible social media presence. This includes establishing a Pine Grove Mills Instagram account and Facebook page, and includes increased integration with the Township Communications Coordinator.
 1.1.2 Amend the Sign Ordinance to improve the quality and quantity of signs in the Village of Pine Grove Mills. This includes identification signs for the Village, business signs, event signs, and directional signs (to parking, special events, etc.) that do not negatively impact the charm of the village.





Photos: Jim May & Steve Arnold / CRPA

Goal

- 2.0 Assess the need for additional parking on street and off-street parking in the Village Area.

The Village area has very little off-street and on street parking. Parking is always a critical issue for any business that relies on drive-by traffic to support themselves. More parking needs to be provided in the Village area to prompt and sustain growth in the businesses that may want to locate there. Additional parking needs to be planned in a manner that respects the character and heritage of the Village area while not infringing on existing neighborhoods.

Objectives

- 2.1 Plan for viable parking opportunities in the Village area.
- 2.2 Maintain the character, scale, and heritage of the Village area.
- 2.3 Support changes to the zoning ordinance that would facilitate non-traditional parking options in the Village area.
- 2.4 Provide parking in a location that facilitates safe pedestrian movement to the business area.

Actions

- 2.1.1 Complete a parking inventory and comprehensive study in the Village area.

A comprehensive assessment of existing parking inventory, need, and potential improvement will quantify the deficiencies and recommend effective means to address the deficiencies. This study should be done so that it complements the branding strategy for the Village area. Changes to regulations in the Township should also be addressed.

Generally, grant funding is not available for this type of project, which will probably need to be funded by the Township. The work should be completed by a transportation engineering and planning consultant. Township staff, the Planning Commission or Board of Supervisors should provide oversight.



Photos: Jim May & Steve Arnold / CRPA

Improve Safety and Provide for Multiple Modes of Transportation in Pine Grove Mills

Background

State Route 26 and State Route 45 are the primary vehicular routes to, and through Pine Grove Mills. Activity on these roads are dominated by motor vehicles, with inconsistent, poor quality, unsafe, or nonexistent choices for other modes of transportation. Changes that allow more transportation choices are important to help the Village area thrive, and to improve safety for people of all ages who live in and visit Pine Grove Mills. Residents who are mobility-impaired, walk, bike, take public transportation to and from the neighborhoods, Ferguson Elementary School, businesses, and parks in Pine Grove Mills have limited options other than driving a car. The Pennsylvania Department of Transportation (PennDOT) controls the rights-of-way for State Routes 26 and 45. Participation by PennDOT will be necessary to remove barriers to other forms of transport and to transition State rights-of-way so they can be safely shared to multiple modes of travel.

Issues

- Lack of definition between vehicular and pedestrian areas and no sidewalks in the vicinity of SR 45 and Meckley Drive is not pedestrian friendly.
- There are no marked pedestrian crossings at the intersection of SR 26 and SR 45 or SR 45 and Nixon Road.
- There are no sidewalks on the south side of SR 45 west of Deepwood Drive, or the north side west of the St. Paul Lutheran Church driveway.
- There are no sidewalks on the south side of SR 45 east of the Good Egg, or on the north side east of Rosemont Drive.
- Speeding and truck traffic on State Routes 45 and 26 is a threat to safe pedestrian and bicyclist mobility.
- Gaps in the sidewalk system throughout Pine Grove Mills result in disconnected neighborhoods and no sidewalk connections are provided from neighborhoods to the Village area.



Goal

3.0 Transition State Route 45 through Pine Grove Mills to a “complete street”

State Route 45 is plagued by negative impacts from vehicular traffic at the expense of other modes of transportation. The negative impacts of vehicular traffic on the quality of life in Pine Grove Mills could be reduced, and opportunities for multiple modes of transport, including walking, biking, and public transit should be substantially increased over time. SR 45, through Pine Grove Mills, should be transitioned to a complete street that recognizes the context of Pine Grove Mills and respects local goals that make the road safe for multiple modes of travel, reduce vehicular speed, and to provide a context-sensitive design that supports small businesses in the Village area. The community should work towards incorporating elements that emphasize this portion of SR 45 as “main street” thorough a small rural village and a road that supports safe non-vehicular movement to and from neighborhoods, Ferguson Elementary School, parks, public places, and businesses.

Objectives

- 3.1 Transition SR 45 from one end of Pine Grove Mills to the other to a complete street to enable safe access for all users including, pedestrians, bicyclists, bus riders, and motorists.
- 3.2 Provide sidewalks on both sides of SR 46 thorough the entire Pine Grove Mills Study Area
- 3.3 Create a distinctive entrance to Pine Grove Mills from both ends of the Study Area to signify that it is a rural village.
- 3.4 Reduce speed on SR 45 from one end of the Study Area to the other.



Photos: Jim May, Steve Arnold / CRPA, and Nittany Aerial Photo & Video

Actions

3.1.1 Prepare a complete streets study for State Route 45 to facilitate the transition to a complete street.

A complete streets study should be led by a transportation planning consultant at the direction of the Township. Any study should be integrated with other sections of the Small Area Plan to assure there is connectivity for multiple modes of transportation to other parts of the Study Area and consistency with other goals and objectives. The study should address SR 45 from one end of the Study Area to the other end. There have been some improvements to sidewalk and lighting in parts of the Village which should also be noted. If no changes can be made to SR 45 in the Village area, the Township may want to consider phasing the study to address SR 45 east and west of the Village area.

Components that could potentially be included:

- Traffic calming including, but not limited to changes in paving, texture crosswalks, zebra striping, sharrows, and narrowing lanes.
- Improved CATA bus stops and shelters for safety and visibility.
- Direct coordination with PennDOT District 2 prior to and during the study to address their concerns and issues.
- Crosswalks in some locations when intersecting north-south streets that connect to neighborhoods.
- Address safety concerns at the intersection of State Routes 26 and 45.
- Distinctive entrances to Pine Grove Mills at both ends of the Study Area, including signs, landscape features, or other features to signify the entrance to Pine Grove Mills.
- Potential for “pop up” implementation in the study area to test real-world concepts and gauge community support of potential strategies. These temporary installations will help assess the success and scale of potential changes prior to proposed permanent installations.



Goal

- 4.0 Improve pedestrian and bicyclist safety, mobility, and connectivity throughout, and beyond Pine Grove Mills.

Provide a transportation environment that enables safe movement for pedestrians and bicyclists from neighborhoods to Ferguson Township Elementary School, existing and proposed parks, the Village, and other priority destinations. Include access into Rothrock State Park and routes into the State College Area and integration with any CATA bus stops and school bus stops.

Objectives

- 4.1 Provide safe mobility from neighborhoods to destinations throughout Pine Grove Mills.
- 4.2 Maintain the character of the Village area by crafting regulations that respect historic resources, scale, and form of the existing Village.
- 4.3 Support a mix of uses in the Village area including businesses, community facilities, and residential uses within walking distance to many homes.
- 4.4 Support the business community along State Route 26 in the Village area to maintain and enhance the parking.
- 4.5 Require new developments to install or support facilities that improve bicycle and pedestrian facilities.

Actions

- 4.1.1 Implement the Pine Grove Mills Pedestrian and Bicyclist Mobility Map (to be prepared with this Small Area Plan).

The items identified in the Pedestrian and Bicyclist Mobility Map will need to be implemented through a variety of methods. Ferguson Township will need to play a role through the Planning Commission (or other committee) along with staff and the Board of Supervisors. Funding and grant funding for implementation could be sought from a variety of sources through the Township, the Centre Region Planning Agency, or Commonwealth entities.



Pine Grove Mills – A Vibrant Community

Background

This theme investigates how Pine Grove Mills can improve, attract, and retain small businesses that are local, unique, and could meet basic needs of both the local population and others that may travel through, or visit Pine Grove Mills. This also includes strategies to encourage revitalization, adaptive reuse, infill development, and new construction that respects the character of the community. Participation by PennDOT will be necessary to remove barriers to other forms of transport and to transition State rights-of-way so they can be safely shared to multiple modes of travel.

Issues

- There are no specific incentives attracting businesses that would foster the vibrant community.
- Current zoning ordinances do not reflect or support the tenants of a vibrant community.
- There is no single unifying business development organization within Ferguson Township.
- Businesses are stand-alone and do not have a conduit for open communications amongst each other or with the township.
- Tourism has not been fully explored or developed for Pine Grove Mills.
- Pine Grove Mills has a finite amount of space for commercial businesses and non-profits.

Goal

- 5.0 Consider tax breaks to incent locally owned businesses to locate in the Village zone.

Provide a transportation environment that enables safe movement for pedestrians and bicyclists from neighborhoods to Ferguson Township Elementary School, existing and proposed parks, the Village, and other priority destinations. Include access into Rothrock State Park and routes into the State College Area and integration with any CATA bus stops and school bus stops.

Objectives

- 5.1 To incentivize businesses to move to the village.
- 5.2 Increase the number of businesses within the village.
- 5.3 Encourage the types of businesses that support the vibrant community vision to move to the village.

Actions

- 5.1.1 Work with local businesses and Ferguson Township's financial office to understand what tax breaks would be beneficial to businesses.

Goal

- 6.0 Amend the Zoning Ordinance and Sign Ordinance to support and enable community and small-scale development and signage program.

Objectives

- 6.1 To support local businesses and non-profits by permitting appropriate signage.
6.2 Ensure the available land is utilized appropriately to meet the vision of a small and vibrant community.
6.3 Consider zoning tools such as a village overlay district to encourage flexible development standards in the village area.

Actions

- 6.1.1 Develop a zoning vision for the future of Pine Grove Mills that can support a road-map of getting from the current state of zoning regulations to the future state.
-

Goal

- 7.0 "Small business sales days in Pine Grove Mills"

Objectives

- 7.1 To promote a sense of community amongst the businesses in Pine Grove Mills.
7.2 To generate patronage of businesses within Pine Grove Mills.

Actions

- 7.1.1 Establish a business network for the enterprises within Pine Grove Mills.
-

Goal

- 8.0 Promotion and funding of tourist oriented destinations (TODs) signage.

Objectives

- 8.1 To increase awareness of attractions within the community.
8.2 To generate patronage of attractions within Pine Grove Mills.

Actions

- 8.1.1 Identify the attractions that would benefit from TODs signage
-

Goal

9.0 Connect with existing local businesses.

Objectives

- 9.1 Establish a sense of business community amongst for-profit and not-for-profit, or non-profit organizations within Pine Grove Mills.
- 9.2 To generate patronage of businesses within Pine Grove Mills.

Actions

- 9.1.1 Establish a business network for the enterprises within Pine Grove Mills.



Goal

10.0 Establish a signage and branding program for Pine Grove Mills.

There are a few entrance signs to Pine Grove Mills, but other than identifying the boundaries of the community, they do not tell any passerby anything about the community. The signage and branding program should tell people the focus of Pine Grove Mills. For example, if it Pine Grove Mills is a gateway to Rothrock, that should be clearly developed and communicated in a signage and branding program.

Objectives

- 10.1 To demonstrate community support for reinvestment in the Village area.
- 10.2 To create an attractive destination for locals and visitors.
- 10.3 Encourage unique shops, restaurants and other local businesses to locate to the Village area.
- 10.4 Increase the viability of existing and new businesses.
- 10.5 Allow for the growth of community events that are open to the public.
- 10.6 To broadcast the feeling of small town, friendly community beyond the radius of Pine Grove Mills.

Actions

- 10.1.1 Obtain funding or grants to prepare a branding strategy for the Pine Grove Mills.



Photos: Jim May & Steve Arnold / CRPA

Establish Pine Grove Mills as a Place that Embraces a Diversity of Neighborhoods

Background

Although Pine Grove Mills is a vehicular and recreational gateway, it is, in and of itself, a diversely vibrant community. Pine Grove Mills is the major population center of Ferguson Township and included within the State College, Pennsylvania Metropolitan Statistical Area. Located strategically near Penn State University, the Borough of State College, Larson Agricultural Research Center at Rock Springs, Rothrock State Park and rural lands extending for miles, Pine Grove Mills is potentially a stopover spot and recreational center for those traveling through it, the closest point to purchase needed provisions for those living or enjoying recreation in the nearby areas, and commuters. It could also be a refreshing venue for those living nearby and its neighborhood residents as they choose to embrace the same amenities as commuters and visitors. This would require convenient inter-neighborhood access with a safe physical environment to be established.

Issues for Embracing Neighborhoods

- Lack of definitions and focused plans.
- Lack of safe connectivity (road crosswalks, bike paths, bike ways, walk ways).
- Lack of signage / indicators (historic and directional).

Goal

- 11.0 The first step to Establish Pine Grove Mills as a Place that Embraces a Diversity of Neighborhoods is to define terms. The Pine Grove Mills Small Area Plan provides an inclusive outline of the neighborhoods. But, the term “neighborhood” has not heretofore been used precisely and needs commonly agreed upon spatial definition.



Photo: Nittany Aerial Photo & Video

Objectives

- 11.1 For purposes of the Small Area Plan a minimal number of neighborhoods facilitate analyses, while allowing sufficient homogeneity to express their individualistic natures in general terms.

A dictionary definition of neighborhood is: "A district or area with distinctive characteristics." A major distinctive serving to identify neighborhoods within the Pine Grove Mills Area is building styles, which resulted from the periods in which the majority of structures clustered together were built. There are similarities in style among houses built from the beginning of the Village to the early 1900's. Mid-1900's houses exhibit a different style. Then, houses from the late 20th century and early 21st century are notable by their style. An architect could explain these transitions, but they are evident to any observer. Building structure identification of neighborhoods serves the purposes of the Small Area Plan and avoids socio-economic and zoning complications. Interestingly, residential areas around the core Village came into being in a roughly concentric pattern over the decades, area by area; thus making contiguous neighborhoods identifiable. Future analyses of connectivity of parts within neighborhoods, between neighborhoods and between each neighborhood and the core Village can be more easily planned with outlines in place. Recommended Neighborhood designations: West End, Village, Crescent.

Actions

- 11.1.1 A Study Area map with outlines of designated neighborhoods is attached.

Goal

- 12.0 Diversity among Pine Grove Mills neighborhoods can become unity by construction of safe connecting bike paths, bike ways and walk ways.

Objectives

- 12.1 Pine Grove Mills has not benefitted from the network of bike paths and bike ways that have been a long standing objective of the Centre Region Planning Authority and Ferguson Township. Connection to existing municipal facilities and the state bike route on SR 45, along with inter-neighborhood bike path, bike way and walkway facilities would enhance village life and unify neighborhoods.

Actions

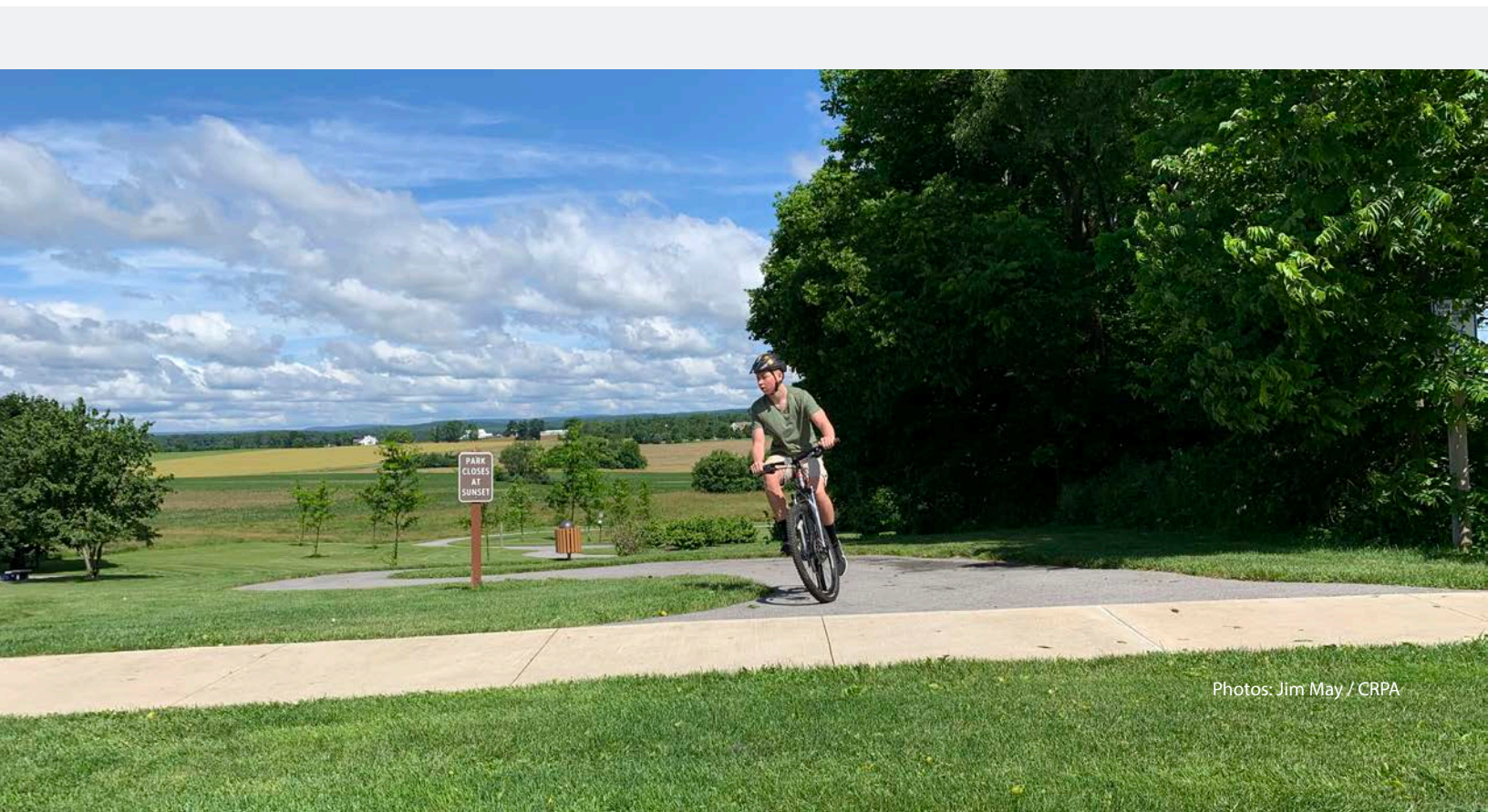
- 12.1.1 Complete the proposed bicycle facility northward from the state bike route at the intersection of E. Pine Grove Rd, Meckley Rd and Banyan drive. Construct northern and southern bike path, bike way and walkway facilities in two prongs from that same intersection through the Village and Crescent neighborhoods to rejoin the state bike route at the Ferguson Elementary School with a spur into the West End. A map of these vital facilities is attached.

Goal

- 13.0 Historic and directional signage and indicators would attract neighborhood residents and visitors to the core Village and inform them of significant local people and events. The interest generated would help reestablish the traditional quality of village life. Knowing about Pine Grove's history would generate a bond of identity throughout the neighborhoods. Details on these markers are the purview of other sections of this report. But, planning for the construction of the bike / hike path / way should include indicators, and signage. Identification of the outlines of the neighborhoods could also be included.

Conclusion

Residents expressed the need to address issues related to lack of bicycle facilities, incomplete sidewalks and unsafe conditions on SR 45 and SR 26. These make it difficult and uncomfortable to walk or bike within and among neighborhoods. A bike /hike path / way loop the length of the Village on both north and south sides of SR 45 would greatly relieve these concerns and enhance other developments by creating Pine Grove Mills as a fun, family safe place to visit.





Pine Grove Mills History and Heritage

Background

Pine Grove Mills is an historic village with a recorded history dating back to the late 1700's. In its heyday, the village was a bustling town, home to various stores, service businesses and a hotel. The community enjoyed regular events such as parades and band performances and was even home to a Pine Grove Mills baseball team. The village thrived as residents interacted and with one another regular in business and pleasure.

Today, buildings, sites and memorabilia remain and have been catalogued by local residents. Written collections have been completed on the Union cemetery, its surroundings and those laid to rest there in three bound books. As well, notable homes, buildings and historical narratives have been recorded in an additional set of three books. A general history of Pine Grove Mills was written by Felicia Mulley. Other historic materials that exist include photographs, deeds, diplomas and furniture. This section of the small area plan will address the community's desire to preserve and share these historic resources.

Goal

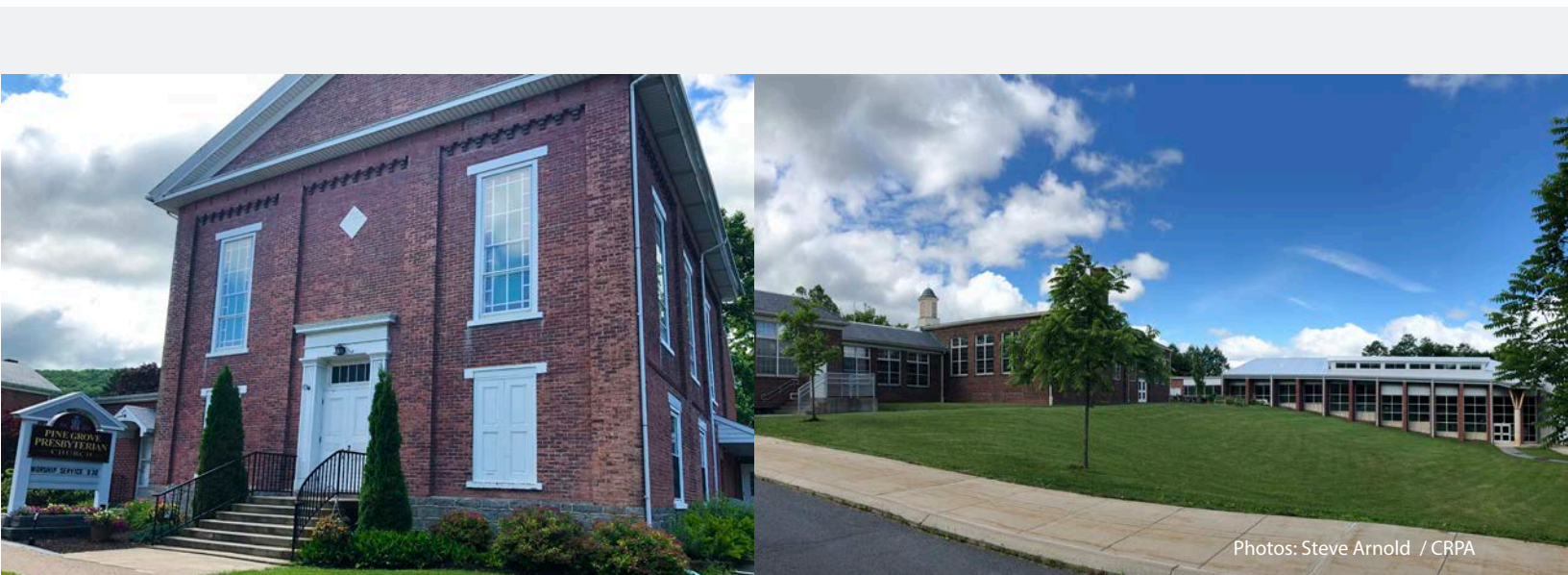
- 14.0 Put the rich history of Pine Grove Mills on display.

Objectives

- 14.1 Share the accumulated knowledge of this area with local residents as well as visitors.
- 14.2 Display collected items such as furniture from the Academy, lands deeds and photographs in an area that is free and open to the public.
- 14.3 Collaborate with local groups.
- 14.4 Create an online presence of Pine Grove Mills history.
- 14.5 Share the written documentation of Pine Grove Mills history as collected in the PGM book series.
- 14.6 Explore connections between Pine Grove Mills history and state and national actors or events – i.e. graduates of the Academy, Helen Keller visit, Don Kepler’s survival training for the Peace Corps and baseball connections.

Actions

- 14.1.1 Present history on a Pine Grove Mills website or a Pine Grove Mills page hosted on the Ferguson Township website.
- 14.1.2 Create educational materials that will explain and promote the heritage of Pine Grove Mills.
- 14.1.3 Support the creation of an educational display area by creating zoning in Ferguson Township that will make museums allowable spaces in the village.
- 14.1.4 Identify and create partnerships between local groups that have laid a foundation for this goal: PGM Community in Action, local churches.
- 14.1.5 Discuss joining historic organizations to promote Pine Grove Mill as an historic place: Centre County Historical Society, National Parks Service.
- 14.1.6 Consult with county, state and federal historic preservation groups and Ferguson Township on funding for the creation, maintenance and promotion of the displays or museum spaces.
- 14.1.7 Seek funding to support additional prints of Pine Grove Mills Historic District Book Series, Pine Grove Mills Union Cemetery Book Series and Pine Grove Mills: History of a Hometown 1801-2001.
- 14.1.8 Seek funding to establish placement of PGM book series in local libraries.



Photos: Steve Arnold / CRPA



Goal

- 15.0 Connect history to community events.

Objectives

- 15.1 Offer interactive, educational events in the village.
- 15.2 Provide opportunities to share the stories of Pine Grove Mills.
- 15.3 Reimagine and revitalize social activities from Pine Grove Mills history such as the community band, baseball team, shows and parades.
- 15.4 Create an historical walking tour that is safe and informative.
- 15.5 Support events like the Sit and Stroll.
- 15.6 Share historical information with local schools.

Actions

- 15.1.1 Identify specific sites that can be or are used as community gathering locations.
- 15.1.2 Create a 'map tour' of historic places in the village.
- 15.1.3 Address difficulties of pedestrian travel in the town 'diamond' with PennDOT and Ferguson Township.
- 15.1.4 Inform residents of events through existing and new communication tools: a Pine Grove Mills website or a Pine Grove Mills page hosted on the Ferguson Township website, Village newsletter.
- 15.1.5 Work with Ferguson Township Elementary School to share history of the school with current students, families and staff.
- 15.1.6 Work with Pine Grove Mills Farmers Market to identify times for special events with an historical theme.
- 15.1.7 Connect with Grange organizations to participate in special events.

Goal

16.0 Preserve the historic character and architecture of Pine Grove Mills

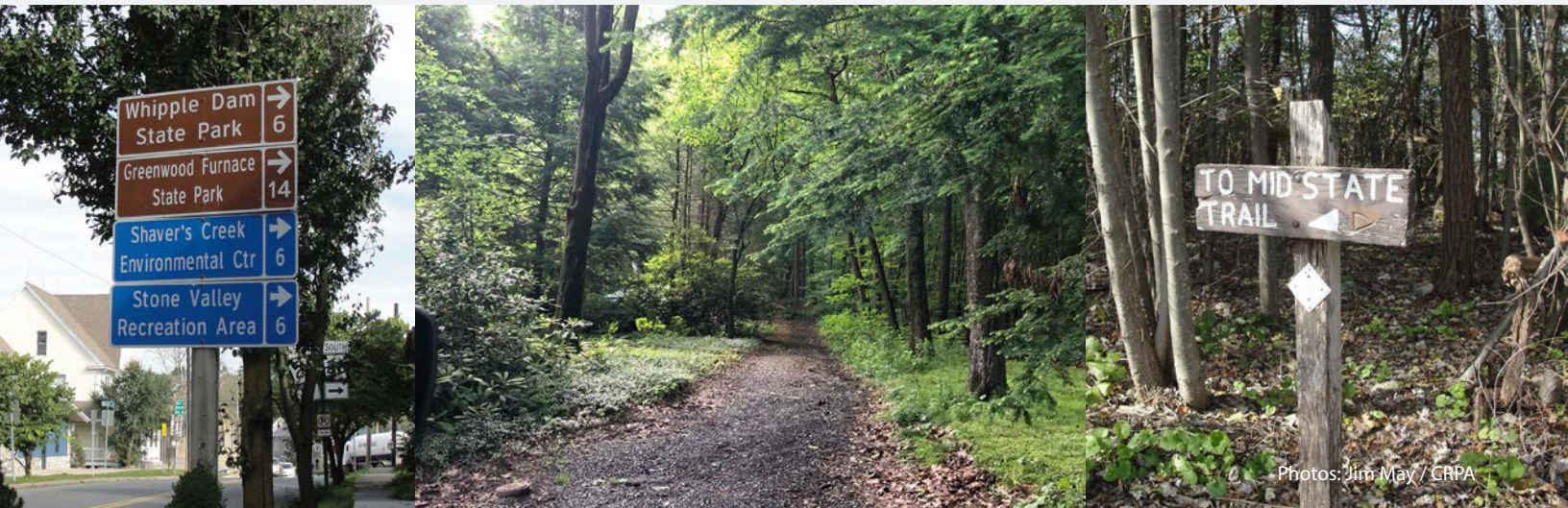
Objectives

- 16.1 Protect historic buildings from decay or demolition while allowing for changes in use and freedom to make alterations to buildings.
- 16.2 Encourage repurposing of existing structures, i.e. a home used for a commercial use, which also echoes the past uses of many of the homes in the village.
- 16.3 Work with property owners to educate and support maintenance of historic structures.
- 16.4 Share information on history of Pine Grove Mills places with the public.
- 16.5 Collaborate with Township, County and State resources to investigate historic district designations that will not impede revitalization plans or landowner rights.
- 16.6 Consider governmental strategies to decrease likelihood of demolition or redevelopment of historical structures.

Actions

Create and share educational materials on historic Pine Grove Mills sites. Promote these among the public (including homeowners, government, educations, realtors, and local businesses).

- 16.1.1 Provide specialized educational materials to residents and owners of historic sites (as identified in Historic District Properties Books) when bought, sold or proposed development occurs.
- 16.1.2 Create digital inventory of historic properties and sites.
- 16.1.3 Nominate selected sites to the National Register of Historic Places.
- 16.1.4 Work with Ferguson Township to create zoning ordinances that permit desired uses for existing structures.
- 16.1.5 Consider, and subsequently if advised, develop and implement regulatory guidelines for remodeling and redevelopment of historic places. Possibilities include a design review board with advisory or mandatory guidelines.
- 16.1.6 Consider, and subsequently if advised, develop and implement township ordinances for the Village Zoning district that align with preservation goals. Examples: an ordinance in the village district that would limit or delay demolition of structures, tax incentives to restore sites rather than redevelop.



Recreation & Rothrock in Pine Grove Mills

Background

The village of Pine Grove Mills is nestled at the foot of Tussey Ridge, downstream from thousands of acres of Rothrock State Forest. To the north of town lies rolling agricultural lands that offer scenic biking routes. Slightly farther afield recreational opportunities abound in places like Fairbrook Park, Rock Springs, Spruce Creek, Scotia State Gamelands, Musser Gap, Shingletown Gap, and State College. To the south and over Tussey Ridge, residents don't have far to travel to reach Stone Valley Recreation Area, Shaver's Creek Environmental Center, Whipple Dam State Park, Greenwood Furnace State Park, and with slightly more effort, the shores of Raystown Lake—the largest body of water within the borders of Pennsylvania.

From deep forest to open fields, large lakes to cold-water creeks, Pine Grove Mills has nearly unlimited access to the natural resources and parks of central PA. This theme examines how these resources can be more accessible and integrated into the community to promote livability, health, enjoyment, and a deeper connection to the natural world.

Issues

- Limited available parking/access for trailheads into Rothrock State Forest: West Chestnut Road, Kepler Road, Ferguson Lions Club, Deepwood Drive, and Ag Progress Days.
- Lack of signage or trail maps for hikers.
- Poor pedestrian and bicycle connectivity between Rothrock, parklands, neighborhoods, and State College.
- Access to recreational opportunities just out of town, like Fairbrook Park, Scotia State Gamelands, Musser Gap, and State College are solely via busy roads with varying degrees of safety for bike or pedestrian traffic.

Goal

- 17.0 Create clear access points for already established trails in Rothrock. These access points should have appropriate parking, signage, and maps, and should be easy to access on foot from village neighborhoods. Impacts to neighborhoods (increased non-resident car traffic, noise, etc) adjacent to access points should be considered when designating parking and trailheads.

Objectives

- 17.1 Increase PGM resident use of Rothrock State Forest trails.
 17.2 Develop a reputation as a community that is enriched by the natural resource and recreational opportunities in our backyards.
 17.3 Better connect Rothrock trails in PGM to larger Rothrock trail networks in Musser Gap and Shingletown Gap to expand opportunities for recreation and spread user impact over a greater area.

Actions

- 17.1.1 Define best access points for shared trail system (hiking, biking, dog walking, horse-riding, etc) that maximize neighborhood connectivity
 17.1.2 Partner with DCNR to create signage/trail maps for defined access points.
 17.1.3 Encourage DCNR to partner with neighbors on the design and roll out of access point development (e.g. the proposed West Chestnut parking area and trailhead.)

Goal

- 18.0 Create ADA streamside walking path and viewing point along Slab Cabin Run on East Chestnut Street.

Objectives

- 18.1 Improve access and appreciation of natural resources.

Actions

- 18.1.1 Determine land use availability (Private land? Ferguson? DCNR?).
 18.1.2 Develop engineering design plans and explore permitting process.
 18.1.3 Apply for DCNR grant.
 18.1.4 Install trail; remove invasive plants and dead Eastern Hemlock hazards.

Goal

- 19.0 Create comprehensive and safe pedestrian and bike connectivity between regional points of recreation (Rothrock, village, parks, State College).

Objectives

- 19.1 Extend recreational opportunities between destinations
 19.2 Increase resident participation in activities through safer routes and easier access.

Actions

- 19.1.1 See related action items related to the Pine Grove Mills Pedestrian and Bicyclist Mobility Map (to be prepared with this Small Area Plan).

IMPLEMENTATION PROGRAM

The Implementation Program takes the Goals, Objectives, and Actions listed in the narrative and assigns a priority, responsibility, and partners to implement each item. The implementation activities listed in the Implementation Program are indexed to the Goals, Objectives, and Actions in the narrative. The following:

Implementation Action

The Implementation Action column identifies the action to be taken to implement a goal, objective or action.

Priorities

The priority column indicates what priority the action is, using the following criteria.

High – These recommendations should be implemented first (one to three years)

Medium – Three to five years

Low – More than five years

Responsibility

The Responsibility column identifies the municipal departments and/or community agencies that are primarily responsible for implementation the recommendation.

Other Partners

The Other Partners column identify public and private partners who are needed to implement the regulations. For example, PennDOT would be in this column for accomplishing goals related to any work in the State Route 26 or 45 corridors. This column may also identify funding sources or other agencies or groups that are stakeholders for the action.

Implementation programs are not static. They should be updated every two or three years as projects are completed and as opportunities emerge for completion of projects.



ANNUAL ACTION PLAN

Regardless of which actions the group moves forward with, there should be an Annual Action Plan prepared with actions that should be accomplished for that year. The idea here is to maintain a record of actions that everyone buys into on a regular basis.

ANNUAL STATUS REPORT

The group should have, at least annual contact with the Board of Supervisors regarding progress on the Plan and activities in the Annual Action Plan that may require Township resources. This should be presented annually to the Board.

REVIEW THE PLAN IN A FEW YEARS

The group should utilize the Annual Action Plan and Annual Status Report to check progress and, where necessary amend the Plan.

IMPLEMENTATION PROGRAM

STRENGTHEN PINE GROVE MILLS AS A PLACE THAT ENGAGES COMMUNITY

Implements	Action	Priority	Responsibility	Other Partners
Action 1.1.3	1. Establish a Pine Grove Mills Community Association to lead implementation of the Small Area Plan.		Pine Grove Mills Residents	<ul style="list-style-type: none"> • Ferguson Township
Action 1.1.1	2. Create a Pine Grove Mills Facebook page and Instagram account		Pine Grove Mills Residents	<ul style="list-style-type: none"> • Ferguson Township • Centre Region Planning Agency
Action 1.1.2	3. Amend sign ordinance to improve signs in Pine Grove Mills		Ferguson Township	<ul style="list-style-type: none"> • Consultant • Pine Grove Mills Residents
Action 2.1.1	4. Complete a parking inventory and comprehensive parking study in the Village area.		Ferguson Township	<ul style="list-style-type: none"> • Consultant • Centre Region Planning Agency

IMPROVE SAFETY AND PROVIDE FOR MULTIPLE MODES OF TRANSPORTATION ON STATE ROUTE 45

	Action	Priority	Responsibility	Other Partners
Action 3.1.1	5. Prepare a complete streets study for State Route 45 to facilitate the transition to a complete street.		Ferguson Township	<ul style="list-style-type: none"> • PennDOT • Centre Region Planning Agency
Action 4.1.1	6. Prepare and implement a Pine Grove Mills Pedestrian and Bicycle Mobility Map.		Pine Grove Mills Residents	<ul style="list-style-type: none"> • Ferguson Township • Centre Region Planning Agency

PINE GROVE MILLS – A VIBRANT COMMUNITY

Implements	Action	Priority	Responsibility	Other Partners
Action 5.1.1	7. Prepare a study to determine what tax breaks would benefit local business recruitment and retention in the Village area.		Ferguson Township	<ul style="list-style-type: none"> • Local business representatives • Chamber of Business and Industry of Centre County
Action 7.1.1	8. Create a small business association for businesses in Pine Grove Mills. Include non-profits and for-profit enterprises		Ferguson Township	<ul style="list-style-type: none"> • Local business representatives • Chamber of Business and Industry of Centre County
Action 10.1.1	9. Establish a signage and branding program for Pine Grove Mills		Ferguson Township	<ul style="list-style-type: none"> • Pine Grove Mills Residents • Local business representations • Rothrock State Forest Representatives • Central PA Convention and Visitors Bureau

ESTABLISH PINE GROVE MILLS AS A PLACE THAT EMBRACES A DIVERSITY OF NEIGHBORHOODS

Implements	Action	Priority	Responsibility	Other Partners
Action 11.1.1	10. Prepare a map of distinct neighborhoods in Pine Grove Mills		Pine Grove Mills Residents	<ul style="list-style-type: none"> • Ferguson Township
Action 12.1.1	11. Enhance bicycle access.		Ferguson Township	

IMPLEMENTATION PROGRAM

PINE GROVE MILLS HISTORY AND HERITAGE

Implements	Action	Priority	Responsibility	Other Partners
Action 14.1.1	Include the history on a Pine Grove Mills webpage and/or the Township webpage		Pine Grove Mills Residents	<ul style="list-style-type: none"> Ferguson Township
Action 14.1.2	Create educational material that will explain and promote the heritage of Pine Grove Mills		Pine Grove Mills Residents	<ul style="list-style-type: none"> Ferguson Township SCASD – Ferguson Elementary School
Action 14.1.6	Amend the zoning ordinance to allow museum spaces in buildings in the Village area to provide historic information.		Ferguson Township	<ul style="list-style-type: none"> Pine Grove Mills residents
Action 14.1.4	Include Community in action and other active historic groups in the creation of a Pine Grove Mills Community Association		Pine Grove Mills Residents	<ul style="list-style-type: none"> Ferguson Township
Action 14.1.5	Join historic organizations such as Centre County Historical Society		Pine Grove Mills Residents	<ul style="list-style-type: none"> Ferguson Township Centre County Historical Society
Action 14.1.7	Identify potential funding sources to support creation, maintenance, and promotion of displays in museum spaces.		Pine Grove Mills Residents	<ul style="list-style-type: none"> Ferguson Township
Action 15.1.1	Identify locations to utilize as community gathering spaces.		Pine Grove Mills Residents	<ul style="list-style-type: none"> Ferguson Township
Action 15.1.2	Create a “map” tour of places in the Village		Pine Grove Residents	<ul style="list-style-type: none"> Ferguson Township
Action 16.1.1	Provide specialized educational materials to residents and owners of historic sites when bought, sold or proposed development occurs		Pine Grove Mills Residents	<ul style="list-style-type: none"> Ferguson Township
Action 16.1.2	Create a digital inventory of historic properties and sites		Pine Grove Mills Residents	<ul style="list-style-type: none"> Ferguson Township Centre County Historical Society
Action 16.1.3	Nominate selected sites to the National Register of Historic Places		Pine Grove Mills Residents	<ul style="list-style-type: none"> Ferguson Township Centre County Historical Society Property owners
Action 16.1.4	Amend the zoning ordinance to: allow compatible uses for existing structures; consider regulatory standards for remodeling and redevelopment of historic places. Consider forming a design review board		Pine Grove Mills Residents	<ul style="list-style-type: none"> Ferguson Township Consultant
Action 16.1.6			Pine Grove Mills Residents	<ul style="list-style-type: none"> Ferguson Township Consultant

IMPLEMENTATION PROGRAM

RECREATION AND ROTHROCK IN PINE GROVE MILLS

Implements	Action	Priority	Responsibility	Other Partners
Action 17.1.1	Define best access points for shared trail system (hiking, biking, dog-walking, horse riding, (etc) that maximize neighborhood connectivity		Pine Grove Mills Residents	<ul style="list-style-type: none"> • Ferguson Township • Department of Conservation and Natural Resources (DCNR) • Centre Region Planning Agency
Action 17.1.2	Partner with DCNR to create signage/trail maps for defined access points		Pine Grove Mills Residents	<ul style="list-style-type: none"> • Ferguson Township • Department of Conservation and Natural Resources (DCNR) • Centre Region Planning Agency
Action 17.1.3	Encourage DCNR to partners with neighbors on the design and location of access points to Rothrock (West Chestnut for example)		Pine Grove Mills Residents	<ul style="list-style-type: none"> • Ferguson Township • Department of Conservation and Natural Resources (DCNR) • Centre Region Planning Agency
Action 17.1.3	Increase resident participation in activities through safer routes and easier access to Rothrock		Pine Grove Mills Residents	<ul style="list-style-type: none"> • Ferguson Township • Department of Conservation and Natural Resources (DCNR) • Centre Region Planning Agency

BUREAU OF FORESTRY

Ellen Shultzabarger
Bureau of Forestry
P.O. Box 8552
Harrisburg, PA 17105-8552

David G. Pribulka
Township Manager
Ferguson Township
3147 Research Drive
State College, PA 16801
dpribulka@twp.ferguson.pa.us

May 31, 2019

David:

The Bureau of Forestry understands that Ferguson Township is willing to donate two parcels to the Commonwealth of Pennsylvania – Department of Conservation and Natural Resources (DCNR). The Bureau is willing to accept these donated parcels on behalf of DCNR and will incorporate them into the state forest system as a part of Rothrock State Forest. These two parcels are identified by Centre County as Parcel 24-7-44 (19.45 acres) and Parcel 24-7-44B (41.61 acres). The lands will correspondingly be managed according to the State Forest Resource Management Plan for a suite of forest resources, uses, and values.

We appreciate your commitment to land conservation in Ferguson Township, and we value the opportunity to be the future public stewards of these lands.

Please direct future correspondence regarding this matter to:

Ryan Szuch
Forest Resource Planning Chief
rszuch@pa.gov
717-787-2980

Ryan will coordinate with you the necessary processes and documentation to execute this land donation. The Bureau will need to conduct its due diligence, as it would with any land acquisition, to include title research and a State Forest Environmental Review.

conserve sustain enjoy

P.O. Box 8552, Harrisburg, PA 17015-8552

Phone: 717-787-2703, Fax: 717-783-5109

We thank your Board of Supervisors for its willingness to donate these lands to DCNR.

Best regards,



Ellen Shultzabarger
Director, Bureau of Forestry

Cc: Ryan Szuch, Forest Resource Planning Chief
Mark Potter, District Forester – Rothrock State Forest District

conserve

sustain

enjoy

P.O. Box 8552, Harrisburg, PA 17015-8552



pennsylvania

DEPARTMENT OF CONSERVATION
AND NATURAL RESOURCES

BUREAU OF FORESTRY

March 25, 2016

Ferguson Township
3147 Research Drive
State College, PA 16828

Re: Forest Stewardship Plan

Dear Ferguson Township,

Your Forest Stewardship Plan for your Centre County woodlot was prepared at least 10 years ago and an update of that plan is due (no cost). Therefore, it is time to review past forest management activities and consider future practices. Please complete the following pages and return in the enclosed envelope. This will serve to confirm your continued interest in participating in the forest stewardship program.

Please feel free to contact me at the phone number below if you have any questions or concerns.

Sincerely,

A handwritten signature in cursive script that reads "Timothy R. Cole".

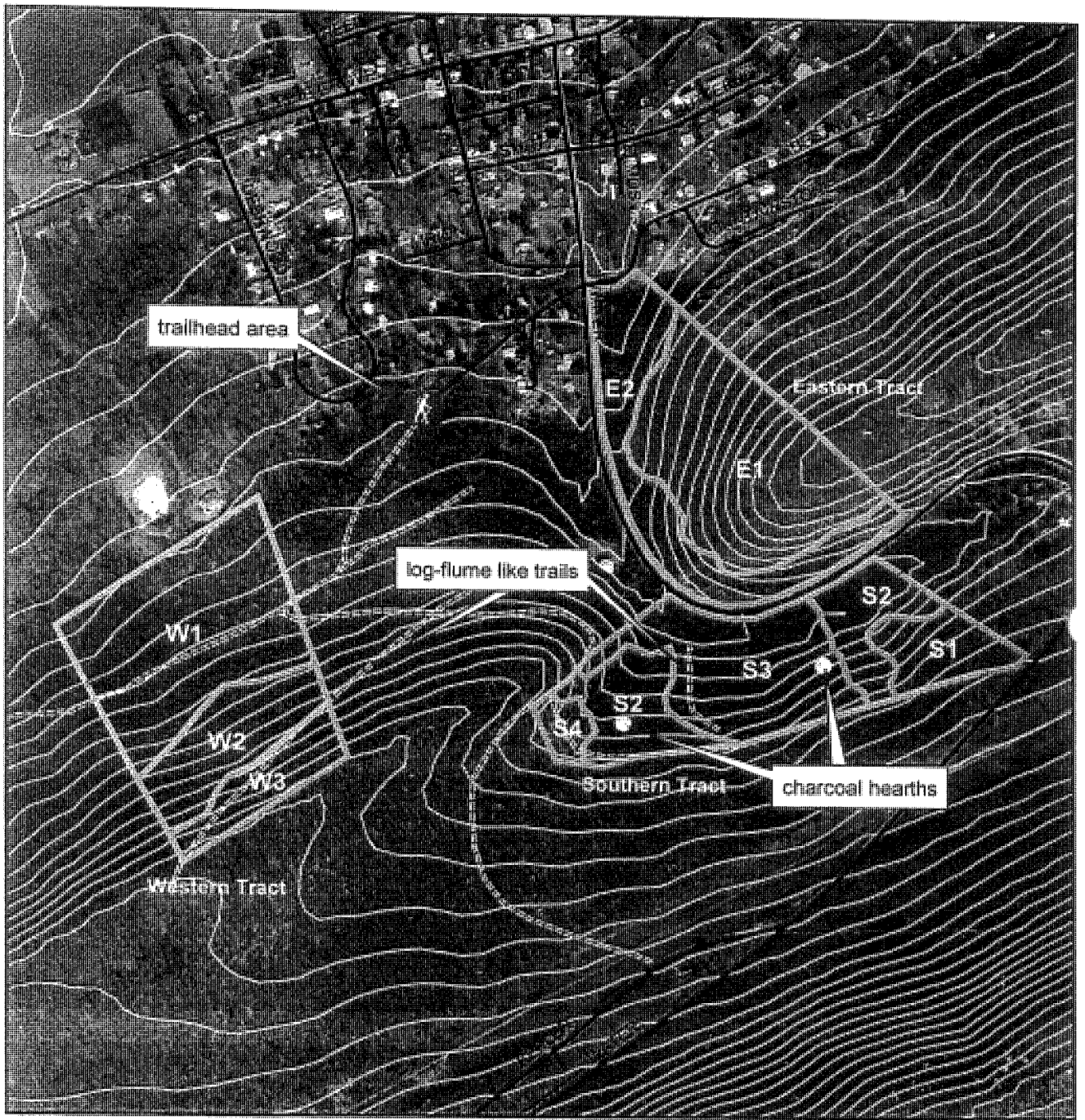
Timothy R. Cole
Forester

TRC:bdm

Enclosure

Cc: File

Ferguson Township Stewardship Properties



0 250 500 1,000 Feet



Forest Management Timeline

Year	Stand	Recommendation
2005 winter	Property – wide	Locate boundary lines using a surveyor if necessary – clearly mark boundary lines as described in the property wide recommendations
2006 spring	Property – wide	Discuss trail network with Bureau of Forestry and Ferguson Township supervisors
2006 summer	E2, S2, S3	Control invasive plant species in road right of way and do trash pick up
2006 fall	Western Tract	Identify trails to be opened and improved
2006 winter	Western Tract	Open and improve trails
2007 summer	Western Tract	Decide if trail head parking area is feasible, pursue agreement with Bureau of Forestry, design and install parking area
2007 fall	Western Tract	Identify trees for tree identification trail, construct trails as necessary to access trees
2008 spring	Western Tract	Install trail head sign / bulletin board / Tree ID brochure, picnic tables
2008 summer	E2, S2, S3	Retreat invasive plant species in road right of way
2008 fall	Southern Tract	Identify trails to be opened and improved
2009 spring	Western Tract	Sign trails, clear trails of woody debris, improve sections of trail as needed
2009 summer	S1, S2, S3	Locate and construct new “loop” trail
2009 summer	W1	Inspect stand for potential timbersale
2010 summer ¹	E2, S2, S3	Control invasive plant species in road right of way and do trash pick up
2010 summer ²	Western and Southern Tracts	Trail maintenance; signage, woody debris, trail surface upgrade
2011 winter	S3	Conduct timbersale

PENNSYLVANIA FOREST STEWARDSHIP PROGRAM

Planning Your Forest's Future

Step 4. What activities would you like to accomplish on your property over the next 5 years? Please list your interests below.

DATE	MANAGEMENT UNIT. #	ACTIVITY
		Begin to implement Forest Stewardship Plan subject to available funds.
		Currently no local funds available

Step 5. (check the appropriate blocks below)

Yes, I am interested in a meeting with my service forester.

 I will call my service forester at (814) 643-2340 to schedule an appointment.

Please call me at (814) 238-4651 between the hours of 8 a.m. and 4 p.m.

No, I do not wish to meet with my service forester at this time.

Step 6. Please return this record to your service forester in the enclosed self-addressed envelope. Thank you and please know that your forest stewardship ethic is greatly appreciated by DCNR, the Bureau of Forestry and the Commonwealth of Pennsylvania.

PENNSYLVANIA FOREST STEWARDSHIP PROGRAM Updating Your Landowner Information

Step 1. Please verify your landowner information below and make changes if necessary.

LANDOWNER INFORMATION

Mailing Address:

Name: TOWNSHIP OF FERGUSON
Address: 3147 Research Drive.
State College Pa. 16801
Phone: (814) 238-4651
FAX: (814) 238-3454
Email: admin@twp.ferguson.pa.us

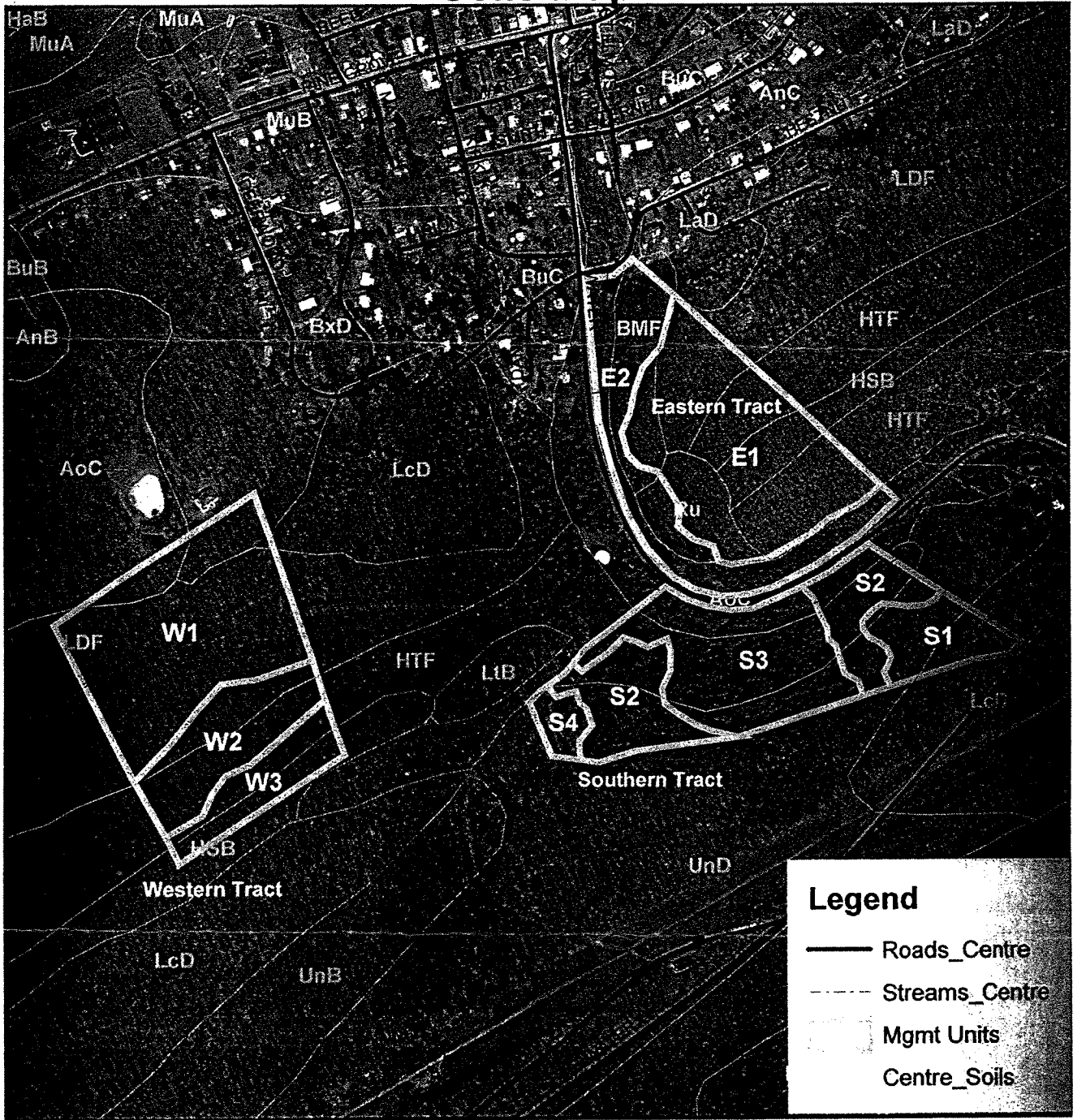
Property Address:

Address: Pine Grove Mtn. 77.4 acres
Phone: ()
FAX: ()
Email:

Step 2. Please review the landowner goals and objectives listed in your forest stewardship plan. If your objectives have changed, please state your new objectives below:

NEW LANDOWNER OBJECTIVES (If changed)

Ferguson Township Stewardship Properties Soils Map



0 250 500 1,000 Feet



Forest Management Timeline

Year	Stand	Recommendation
2005 winter	Property – wide	Locate boundary lines using a surveyor if necessary – clearly mark boundary lines as described in the property wide recommendations
2006 spring	Property – wide	Install trail network with Bureau of Forestry and Ferguson Township employees
2006 summer	E2, S2, S3	Control invasive plant species in road right of way and do trash pick up
2006 fall	Western Tract	Identify trails to be opened and improved
2006 winter	Western Tract	Open and improve trails
2007 summer	Western Tract	Decide if trail head parking area is feasible, pursue agreement with Bureau of Forestry, design and install parking area
2007 fall	Western Tract	Identify trees for tree identification trail, construct trails as necessary to access trees
2008 spring	Western Tract	Install trail head sign / bulletin board / Tree ID brochure, picnic tables
2008 summer	E2, S2, S3	Retreat invasive plant species in road right of way
2008 fall	Southern Tract	Identify trails to be opened and improved
2009 spring	Western Tract	Sign trails, clear trails of woody debris, improve sections of trail as needed
2009 summer	S1, S2, S3	Locate and construct new “loop” trail
2009 summer	W1	Inspect stand for potential timbersale
2010 summer ¹	E2, S2, S3	Control invasive plant species in road right of way and do trash pick up
2010 summer ²	Western and Southern Tracts	Trail maintenance; signage, woody debris, trail surface upgrade
2011 winter	S3	Conduct timbersale

PENNSYLVANIA FOREST STEWARDSHIP PROGRAM

Planning Your Forest's Future

Step 4. What activities would you like to accomplish on your property over the next 5 years? Please list your interests below.

DATE	MANAGEMENT UNIT. #	ACTIVITY

Step 5. (check the appropriate blocks below)

- Yes, I am interested in a meeting with my service forester.
 I will call my service forester at (814.) 643-2340 to schedule an appointment.
 Please call me at () between the hours of 8 a.m. and 4 p.m.
- No, I do not wish to meet with my service forester at this time.

Step 6. Please return this record to your service forester in the enclosed self-addressed envelope. Thank you and please know that your forest stewardship ethic is greatly appreciated by DCNR, the Bureau of Forestry and the Commonwealth of Pennsylvania.

PENNSYLVANIA FOREST STEWARDSHIP PROGRAM

Updating Your Landowner Information

Step 1. Please verify your landowner information below and make changes if necessary.

LANDOWNER INFORMATION

Mailing Address:

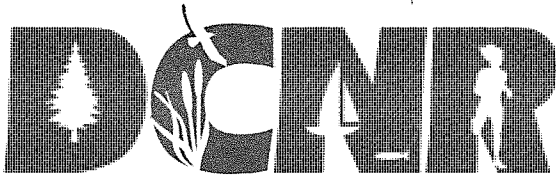
Name:
Address:
Phone: ()
FAX: ()
Email:

Property Address:

Address:
Phone: ()
FAX: ()
Email:

Step 2. Please review the landowner goals and objectives listed in your forest stewardship plan. If your objectives have changed, please state your new objectives below.

NEW LANDOWNER OBJECTIVES (If changed)



Pennsylvania Department of Conservation and Natural Resources

181 Rothrock Lane
Huntingdon, PA 16652
February 4, 2011

Bureau of Forestry**814-643-2340**

Ferguson Township
c/o Mark Kunkel
3147 Research Dr
State College, PA 16801

Dear Mr. Kunkel,

Your Forest Stewardship Plan for your Centre County woodlot was prepared at least five (5) years ago and an update of that plan is due (no cost). Therefore, it is time to review past forest management activities and consider future practices. Please complete the following pages and return them to me in the enclosed self-addressed envelope. This will serve to confirm your continued interest in participating in the forest stewardship program.

On a related issue, various practice cost-share programs are currently available through the NRCS (Natural Resources Conservation Service). These programs include the following:

- EQIP (focus on wildlife habitat and water quality improvement)
- CSP (variety of conservation activities)
- HFRP (easements, improve biodiversity, recovery of threatened/endangered species, carbon sequestration)
- BCAP (promote renewable energy)

If you are interested in learning more about these programs, please call me at your earliest convenience.

In addition, I would be happy to schedule a site visit with you. Please see step five of the form.

Sincerely,

Timothy R. Cole
Forester

TRC:bdm

Enclosure

cc: File

Stewardship**Partnership****Service**

PENNSYLVANIA FOREST STEWARDSHIP PROGRAM
Planning Your Forest's Future

Step 4. What activities would you like to accomplish on your property over the next 5 years? Please list your interests below.

Date	Management Unit Number	Activity

Step 5. (Check the appropriate blocks below)

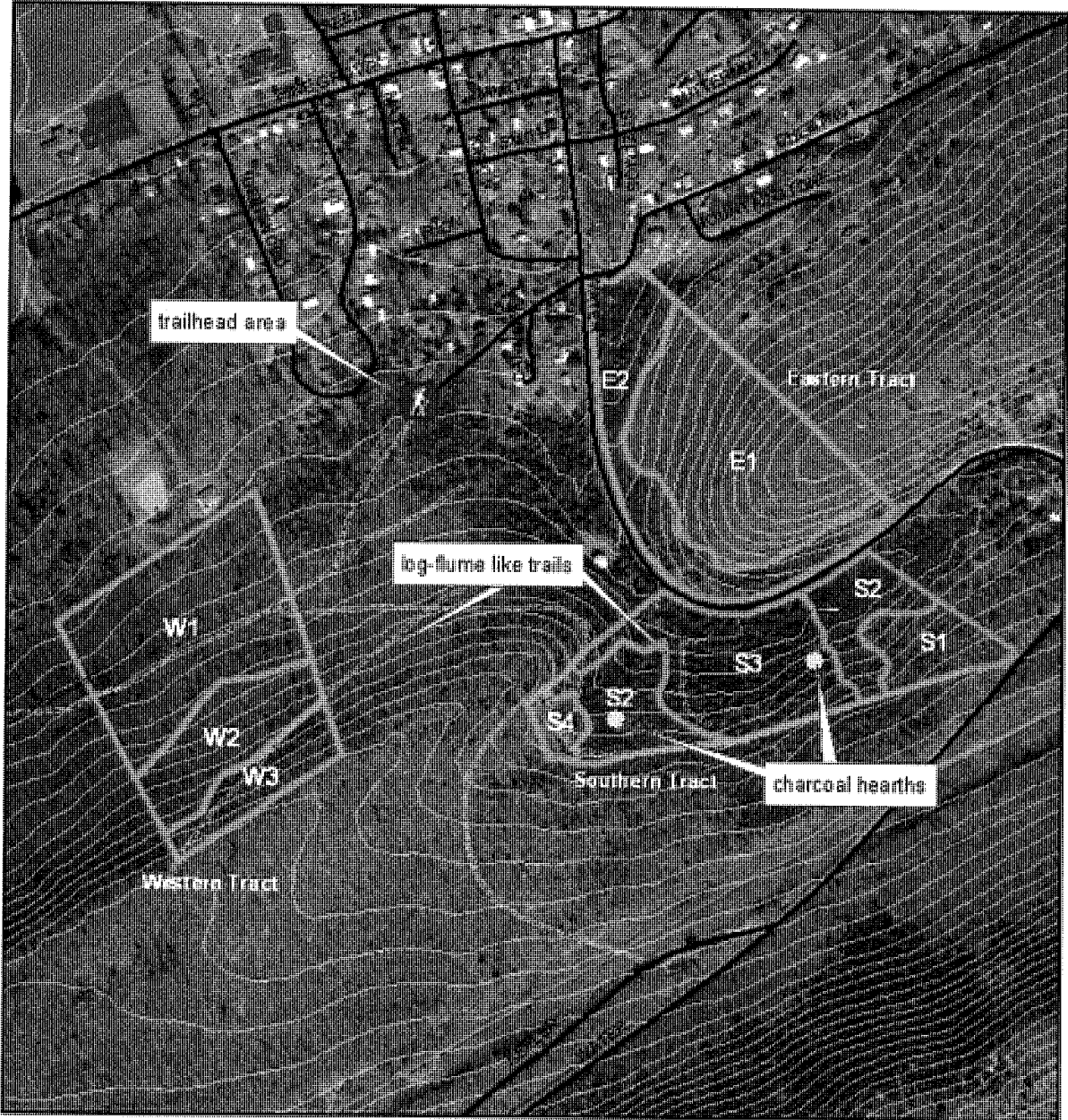
_____ Yes, I am interested in a meeting with my service forester.

_____ I will call my service forester at 814-643-2340 to schedule an appointment.

_____ No, I do not wish to meet with my service forester at this time.

Step 6. Please return this record to your service forester in the enclosed self-addressed envelope or via email. Thank you and please know that your forest stewardship ethic is greatly appreciated by DCNR, the Bureau of Forestry and the Commonwealth of Pennsylvania.

Ferguson Township Stewardship Properties



0 250 500 1,000 Feet



complete instructions and file(s) must be included to decompress file(s) on our system.

F. Schedule

- All work to be completed within 30 calendar days from Notice to Proceed (or day proposal is signed by the Township).
- Township will review and return survey if necessary noting omissions, errors, etc.
- Corrected survey to be resubmitted within 10 calendar days of receipt from Township.
- Liquidated damaged of \$50.00 per calendar day will be assessed for each calendar day that the schedule is delayed.

Please direct any comments or questions to Josh Collins, EIT, Township Engineer, @ (814) 238-4651, Department #2. Proposals must be submitted no later than 3:30 P.M. on Friday, April 6, 2007.

cc: David Modricker, Public Works Director
Mark Kunkle, Township Manager

File: 2007-RFP7 Former SCBWA Property - Property Survey Proposals

Trees Marked for Removal along W. Chestnut Street, Pine Grove Mills
Summary of Volumes and Values

Species	DBH	# of Logs	Bd. Ft.	\$ per MBF	Value
Red Oak	24	1	252	470	118.44
Red Oak	25	1.5	389	470	182.83
Red Oak	21	2	331	470	155.57
Red Oak	17	2	206	470	96.82
Red Oak	18	2	234	470	109.98
Red Oak	15	2	157	470	73.79
Red Oak	19	1	153	470	71.91
Red Oak	22	1.5	294	470	138.18
Black Oak	19	1.5	213	470	100.11
Black Oak	15	1.5	127	470	59.69
Chestnut Oak	14	1	74	190	14.06
White Pine	15	2	166	190	31.54
Totals			2596		1152.92

\$ 711.40

Notes:

- 1) DBH is the measure of diameter at breast height (DBH) which is 4.5' above the ground measured on the uphill side.
- 2) A log is equal to 16' of merchantable material.
- 3) Board feet are measured using the International 1/4" Scale.
- 4) "\$ per MBF" is price per one thousand board feet of wood and is quoted from a recent tally sheet from Brumbaugh Lumber (see attached copy).
- 5) Final volumes and values will vary based on the amount of unseen rot in the trees and grading by the log buyer. \$470 MBF is a conservative price for some of the logs.

Joe Harding
2-14-06

Joseph Harding, Consulting Forester

Society of American Foresters Certified Forester

1024 Kathryn Street

Boalsburg, Pennsylvania 16827

(814) 466 – 2312

harding1@isp.com

November 6, 2005

Dear Mr. Kunkel,

Enclosed is the long awaited stewardship plan for your property. I hope you find that it was worth the wait. If you have any questions or find anything that needs to be modified please don't hesitate to call me during the day at (814) 865 – 6272 or in the evening at (814) 466 – 2312 or by e-mail.

If you approve the plan please sign all three copies of the Signature Page and mail them to Tim Cole in the enclosed envelope. He will sign on his line and return a copy to you and me for the files. Also, if you approve I've enclosed an invoice for my services. Thank you for the opportunity and I hope to work with you on this project in the future. Thank you.

Sincerely,

A handwritten signature in cursive script that reads "Joe Harding". The signature is written in black ink and is positioned below the word "Sincerely,".

Forest Management Timeline

Year	Stand	Recommendation	
2007 winter	Property – wide	Locate boundary lines using a surveyor if necessary – clearly mark boundary lines as described in the property wide recommendations	#
2007 spring	Property – wide	Discuss trail network with Bureau of Forestry and Ferguson Township supervisors	
2007 summer	E2, S2, S3	Control invasive plant species in road right of way and do trash pick up	#
2007 fall	Western Tract	Identify trails to be opened and improved	
2008 winter	Western Tract	Open and improve trails	#
2008 summer	Western Tract	Decide if trail head parking area is feasible, pursue agreement with Bureau of Forestry, design and install parking area	#
2008 fall	Western Tract	Identify trees for tree identification trail, construct trails as necessary to access trees	#
2008 spring	Western Tract	Install trail head sign / bulletin board / Tree ID brochure, picnic tables	#
2008 summer	E2, S2, S3	Retreat invasive plant species in road right of way	#
2008 fall	Southern Tract	Identify trails to be opened and improved	
2009 spring	Western Tract	Sign trails, clear trails of woody debris, improve sections of trail as needed	#
2009 summer	S1, S2, S3	Locate and construct new “loop” trail	#
2009 summer	W1	Inspect stand for potential timbersale	
2010 summer ¹	E2, S2, S3	Control invasive plant species in road right of way and do trash pick up	#
2010 summer ²	Western and Southern Tracts	Trail maintenance; signage, woody debris, trail surface upgrade	
2012 winter	S3	Conduct timbersale	# +

3147 Research Drive
State College, PA 16801
Telephone: 814-238-4651
Fax: 814-238-3454
www.twp.ferguson.pa.us

Ferguson Township

Fax

To: Tim Cole
Joe Harding

From: Mark A. Kunkle, Township Manager

Mark

Fax:

Pages: 2

Phone:

Date: January 9, 2006

Re: Forest Management Timeline
Ferguson Township Stewardship
Report

CC:

Urgent **For Review** **Please Comment** **Please Reply** **Please Recycle**

Tim and Joe:

I have reviewed the Forest Stewardship Report prepared by Joe Harding for a tract of land owned by Ferguson Township. I have some concerns about the timetable established with milestones for improvements. Given that I received the report in November the Township was deep into its budget preparation. This did not permit time to properly budget funding to accomplish the tasks included in the stewardship plan.

I have therefore taken the liberty of sliding the schedule one year. This will allow me to properly budget for the initial years' activities, i.e. surveying and invasive species control.

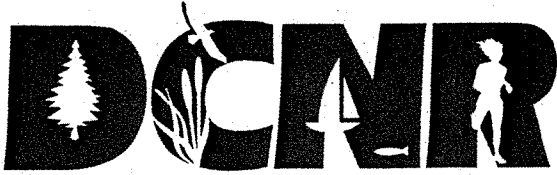
If these revisions are acceptable please provide me with a revised timetable. I plan to report on this at our Board meeting next week.

A question I will be asked is if there are any other funding sources to accomplish the tasks included in the plan. If you know of any please let me know.

Thanks,
Mark

Forest Management Timeline

Year	Stand	Recommendation
2006 winter	Property – wide	Locate boundary lines using a surveyor if necessary – clearly mark boundary lines as described in the property wide recommendations
2007 spring	Property – wide	Discuss trail network with Bureau of Forestry and Ferguson Township supervisors
2007 summer	E2, S2, S3	Control invasive plant species in road right of way and do trash pick up
2007 fall	Western Tract	Identify trails to be opened and improved
2007-8 winter	Western Tract	Open and improve trails
2008 summer	Western Tract	Decide if trail head parking area is feasible, pursue agreement with Bureau of Forestry, design and install parking area
2008 fall	Western Tract	Identify trees for tree identification trail, construct trails as necessary to access trees
2008 spring	Western Tract	Install trail head sign / bulletin board / Tree ID brochure, picnic tables
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2011 winter	S3	Conduct timbersale



Pennsylvania Department of Conservation and Natural Resources

181 Rothrock Lane
Huntingdon, PA 16652

February 4, 2011

Bureau of Forestry

814-643-2340

Ferguson Township
c/o Mark Kunkel^{LE}
3147 Research Dr
State College, PA 16801

Dear Mr. Kunkel^{LE},

Your Forest Stewardship Plan for your Centre County woodlot was prepared at least five (5) years ago and an update of that plan is due (no cost). Therefore, it is time to review past forest management activities and consider future practices. Please complete the following pages and return them to me in the enclosed self-addressed envelope. This will serve to confirm your continued interest in participating in the forest stewardship program.

On a related issue, various practice cost-share programs are currently available through the NRCS (Natural Resources Conservation Service). These programs include the following:

- EQIP (focus on wildlife habitat and water quality improvement)
- CSP (variety of conservation activities)
- HFRP (easements, improve biodiversity, recovery of threatened/endangered species, carbon sequestration)
- BCAP (promote renewable energy)

If you are interested in learning more about these programs, please call me at your earliest convenience.

In addition, I would be happy to schedule a site visit with you. Please see step five of the form.

Sincerely,

Timothy R. Cole
Forester

TRC:bdm

Enclosure

cc: File

Stewardship

Partnership

Service



Pennsylvania Department of Conservation and Natural Resources

181 Rothrock Lane
Huntingdon, PA 16652
February 4, 2011

Bureau of Forestry

814-643-2340

Ferguson Township
c/o Mark Kunkel
3147 Research Dr
State College, PA 16801

Dear Mr. Kunkel,

Your Forest Stewardship Plan for your Centre County woodlot was prepared at least five (5) years ago and an update of that plan is due (no cost). Therefore, it is time to review past forest management activities and consider future practices. Please complete the following pages and return them to me in the enclosed self-addressed envelope. This will serve to confirm your continued interest in participating in the forest stewardship program.

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In addition, I would be happy to schedule a site visit with you. Please see step five of the form.

Sincerely,

Timothy R. Cole
Forester

TRC:bdm

Enclosure

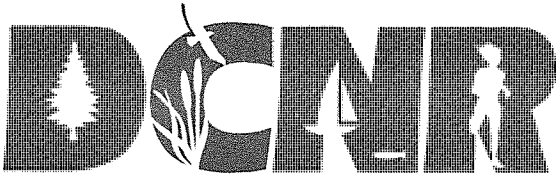
cc: File

Stewardship

Partnership

Service

RECEIVED AUG - 3 2011



Pennsylvania Department of Conservation and Natural Resources

BUREAU OF FORESTRY

August 1, 2011

Ferguson Township
C/O Mark Kunkel
3147 Research Dr.
State College, PA 16801

Dear Mr. Kunkel:

Unfortunately, I have not heard from you concerning the 5 year update of your Forest Stewardship Plan. As a reminder, I've enclosed a copy of the letter I sent to you back in February. Hopefully, I will hear from you in the near future. Until then, I will place your plan in the "inactive" category.

Sincerely,

Timothy R. Cole
Forester

TRC:bdm

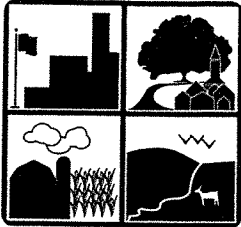
Cc: File

181 Rothrock Lane, Huntingdon, PA 16652-1100, ph. 814-643-2340, fax 814-643-6304

Stewardship

Partnership

Service

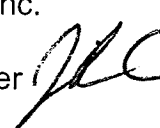


TOWNSHIP OF FERGUSON

3147 Research Drive • State College, Pennsylvania 16801
Telephone: 814-238-4651 • Fax: 814-238-3454
www.twp.ferguson.pa.us

RECEIVED MAR 29 2007

TO: Randy Webster, Larson Design Group
Mark Saville, Sweetland Engineering & Associates
B.K. Bastress, Penn Terra Engineering
Jim Wagner, Tri-Tech / Wagner Engineering & Surveying
Marty Meiser, Knapka Surveying
Mary Reffner, Stiffler, McGraw & Associates, Inc.

FROM: Josh Collins, EIT, Ferguson Township Engineer 

DATE: March 22, 2007

**SUBJECT: REQUEST FOR PROPOSALS, FERGUSON TOWNSHIP
PROPERTY BOUNDARY SURVEY (2007-RFP7)**

You are requested to provide a quote for the following item of work:

A. Project Location

The properties to be surveyed are located south of Pine Grove Mills, PA. Portions of the properties can be accessed off of Water Street (SR 26) and Chestnut Street. The property tax parcel numbers are 24-7-44 and 24-7-44B. The combined acreage of the properties is approximately 62 acres. See attached map for property locations and approximate boundaries as identified on Centre County GIS mapping.

B. Proposals

Cost proposals shall be a lump sum, not to exceed cost proposal. Any and all proposals may be rejected at the Township's discretion.

C. Plan Requirements

- Plans to be on 24" X 36" sheets.
- Prepare a base map showing the property boundaries with metes and bounds, bearings to the nearest second, distances to the nearest 100th of a foot and all curve data.
- Plan sheets at an acceptable scale not less than 1" = 60' and overall general plan at best fit or normally acceptable scale for 24" X 36" sheet.
- Property corner locations/coordinates.

- Identify overlaps, gores, gaps, and encroachments onto the surveyed premises, or encroachments from the surveyed premises onto adjacent land.
- Show lines of occupation and indications of adverse claims of others discoverable from a survey and inspection of the land.
- Identify and label property owner, address, deed book and page number and UPI for all adjoining parcels.
- Tie-in with other County or Township or other agency horizontal and vertical control which may be known and available.
- Plans must contain a Professional Land Surveyor certification statement as follows:

“I, _____, a Professional Land Surveyor in the Commonwealth of Pennsylvania, do hereby certify that the plan correctly represents the tract of land as shown.”

The professional licensed land surveyor shall affix his seal to the plan.

D. Other Requirements

- Surveyor must perform all necessary research to establish legal property boundaries.
- Perform a field run survey of the property to locate existing markers, lines of occupation, and any encroachments that may exist. The survey should identify the magnitude and source of substantial differences between the survey area and deeded area.
- Establish limits of property and set pins or monuments at all property corners and property line changes in direction to define the limits of the property. Property boundary shall be blazed at approximately 100 foot intervals. Existing property corner pins shall be exposed and marked.
- Process field data and perform boundary analysis and math checks to determine property boundary.
- Draft a written legal description with metes and bounds for the property tracts.
- Coordination with Township Engineer to ensure Township's satisfaction of survey plan.
- All information to be done on AutoCAD compatible with the township's system (AutoCAD - Release 14, or later).

E. Deliverables

- Two sets of prints.
- Reproducible mylar.
- Written legal description (hard copy and electronically)
- CD-ROM with all information saved with file(s) identified. Files to be compatible with Autocad Land Development software. Softdesk

projects and drawing files shall be included. If file(s) are compressed, complete instructions and file(s) must be included to decompress file(s) on our system.

F. Schedule

- All work to be completed within 30 calendar days from Notice to Proceed (or day proposal is signed by the Township).
- Township will review and return survey if necessary noting omissions, errors, etc.
- Corrected survey to be resubmitted within 10 calendar days of receipt from Township.

Please direct any comments or questions to Josh Collins, EIT, Township Engineer, @ (814) 238-4651, Department #2. Proposals must be submitted no later than 3:30 P.M. on Friday, April 13, 2007.

cc: David Modricker, Public Works Director
Mark Kunkle, Township Manager

File: 2007-RFP7 Former SCBWA Property - Property Survey Proposals

TO: Randy Webster, Larson Design Group
Mark Saville, Sweetland Engineering And Associates
D.N. Bustross, Penn Terra Engineering
Jim Wagner, Tri-Tech / Wagner Engineering and Surveying
Marty Meiser, Knapka Surveying

FROM: Josh Collins, EIT, Ferguson Township Engineer

DATE: March 22, 2007

**SUBJECT: REQUEST FOR PROPOSALS, FERGUSON TOWNSHIP
PROPERTY SURVEY (2007-RFP7)**

You are requested to provide a quote for the following item of work:

A. Project Location

The properties to be surveyed are located south of Pine Grove Mills, PA. Portions of the properties can be accessed off of Water Street (SR 26) and Chestnut Street. The property tax parcel numbers are 24-7-44 and 24-7-44B. The combined acreage of the properties is approximately 62 acres. See attached map for property locations and approximate boundaries as identified on Centre County GIS mapping.

B. Proposals

Cost proposals shall be a lump sum, not to exceed cost proposal. Any and all proposals may be rejected at the Township's discretion.

C. Plan Requirements

- Plans to be on 24" X 36" sheets.
- Prepare a base map showing the property boundaries with metes and bounds, bearings to the nearest second, distances to the nearest 100th of a foot and all curve data.
- Existing features such as structures, utilities, easements, encroachments, roads, streams, etc.

- Plan sheets at an acceptable scale not less than 1" = 60' and overall general plan at best fit or normally acceptable scale for 24" X 36" sheet.
- Property corner locations/coordinates.
- Identify and label property owner, address, deed book and page number and UPI for all adjoining parcels.
- Tie-in with other County or Township or other agency horizontal and vertical control which may be known and available.
- Plans must contain a Professional Land Surveyor certification statement as follows:

"I, _____, a Professional Land Surveyor in the Commonwealth of Pennsylvania, do hereby certify that the plan correctly represents the tract of land as shown."

The professional licensed land surveyor shall affix his seal to the plan.

D. Other Requirements

- Surveyor must perform all necessary research to establish legal property boundaries.
- Perform a field run survey of the property to locate existing markers, lines of occupation, and any encroachments that may exist. Establish limits of property and set pins or monuments at all property corners and property line changes in direction to define the limits of the property. Property boundary shall be blazed at intervals no greater than 100 feet. Existing property corner pins shall be exposed and marked.
- Process field data and perform boundary analysis and math checks to determine property boundary.
- Draft a written legal description with metes and bounds for the property tracts.
- Coordination with Township Engineer to ensure Township's satisfaction of survey plan.
- All information to be done on AutoCAD compatible with the township's system (AutoCAD - Release 14, or later).

E. Deliverables

- Two sets of prints.
- Reproducible mylar.
- Written legal description (hard copy and electronically)
- CD-ROM with all information saved with file(s) identified. Files to be compatible with Autocad Land Development software. Softdesk projects and drawing files shall be included. If file(s) are compressed,

Signature Page

Plan Writer's Page:

To the best of my knowledge, this Stewardship Plan contains:

- An accurate representation of the landowner's interests and objectives for the property
- An accurate assessment of all natural resources present on the property addressed in the plan
- Management recommendations in keeping with the landowner's interests and abilities, and considering the inherent value of all resources on the property.

Author of Plan Joseph A. Harding Date 11/6/05

Landowner's Pledge:

I accept the recommendations contained in this Stewardship Plan, and will make an honest effort to follow them for the ten-year period covered by the plan.

Since timber has a significant impact on my forest resources I agree to complete commercial timber harvests recommended in the plan with the assistance of a professional forester. I understand that the forester is to designate trees to be cut based on a written prescription derived through a careful stand analysis of the management unit(s) involved.

I understand that a service forester or consultant will periodically review the implementation of my Stewardship Plan to assist me in maintaining "Stewardship Forest" status. To enable him/her to carry out this responsibility I will make available copies of plan amendments and/or timber harvesting prescriptions before carrying out a major activity. I understand that I am not obligated to obtain approval from the service forester but that he/she may advise me if prescriptions do not appear to serve the goals of my Stewardship Plan or meet program standards.

I understand that as a "Forest Steward" I am eligible (but not obligated) to request Stewardship Incentive Program (SIP) cost-share assistance to help implement approved practices recommended in the plan or subsequent amendments. If I choose to withdraw from the Forest Stewardship Program I agree to return the sign that designates my property a "Stewardship Forest" to the service forester.

Landowner Mark A. Hunkeler, Secretary Date 1/17/06
FERGUSON TOWNSHIP BOARD OF SUPERVISORS

Bureau of Forestry Approval:

This Stewardship Plan meets the requirements established by the Pennsylvania Bureau of Forestry for Forest Stewardship Plans developed using cost-share assistance.

Service Forester Timothy A. Cole Date JANUARY 20, 2006

Joseph Harding, Consulting Forester

Society of American Foresters Certified Forester

1024 Kathryn Street

Boalsburg, Pennsylvania 16827

(814) 466 – 2312

harding1@isp.com

December 6, 2005

Dear Mr. Kunkel,

While reviewing the plan, Tim Cole discovered that while I was attempting to understand the boundary discrepancies on the western tract, I actually inventoried part of the Bureau's land. So I have corrected the maps and rewritten the plan to reflect the necessary changes. Please discard the previous plan except for the photocopies of my field inventory sheets for the eastern and southern tracts and your answers to the landowner questionnaire and substitute the enclosed pages. If you have any questions or find anything that needs to be modified please don't hesitate to call me during the day at (814) 865 – 6272 or in the evening at (814) 466 – 2312 or by e-mail.

Again, if you approve the plan please sign all three copies of the Signature Page and mail them to Tim Cole in the enclosed envelope. He will sign on his line and return a copy to you and me for the files. Also, if you approve I've enclosed an invoice for my services. Thank you for the opportunity and I hope to work with you on this project in the future. Thank you.

Sincerely,

Joe Harding

**Forest Stewardship Plan
For the Ferguson Township, Centre County Property**

Prepared For:

**Ferguson Township
c/o Mr. Mark Kunkel
3147 Research Drive
State College, PA 16801
Telephone: 814-238-4651
Fax: 814-238-3454
mkunkle@twp.ferguson.pa.us**

**Property Location:
Ferguson Township, Centre County
Pine Grove Mills, PA**

77.4 Forest Stewardship Acres

Prepared By:

**Joseph Harding
Consulting Forester, CF, SAF
1024 Kathryn Street
Boalsburg, PA 16827
(814) 466-2312
harding1@isp.com**

Authorized By:

**Tim Cole, Service Forester
PA DCNR BOF
Rothrock District 5
PO BOX 403
Huntingdon, PA 16652
(814) 643-2340 Office
(814) 643-6304 Fax
ticole@state.pa.us**

December 2005

Signature Page

Plan Writer's Page:

To the best of my knowledge, this Stewardship Plan contains:

- An accurate representation of the landowner's interests and objectives for the property
- An accurate assessment of all natural resources present on the property addressed in the plan
- Management recommendations in keeping with the landowner's interests and abilities, and considering the inherent value of all resources on the property.

Author of Plan _____ Date _____

Landowner's Pledge:

I accept the recommendations contained in this Stewardship Plan, and will make an honest effort to follow them for the ten-year period covered by the plan.

Since timber has a significant impact on my forest resources I agree to complete commercial timber harvests recommended in the plan with the assistance of a professional forester. I understand that the forester is to designate trees to be cut based on a written prescription derived through a careful stand analysis of the management unit(s) involved.

I understand that a service forester or consultant will periodically review the implementation of my Stewardship Plan to assist me in maintaining "Stewardship Forest" status. To enable him/her to carry out this responsibility I will make available copies of plan amendments and/or timber harvesting prescriptions before carrying out a major activity. I understand that I am not obligated to obtain approval from the service forester but that he/she may advise me if prescriptions do not appear to serve the goals of my Stewardship Plan or meet program standards.

I understand that as a "Forest Steward" I am eligible (but not obligated) to request Stewardship Incentive Program (SIP) cost-share assistance to help implement approved practices recommended in the plan or subsequent amendments. If I choose to withdraw from the Forest Stewardship Program I agree to return the sign that designates my property a "Stewardship Forest" to the service forester.

Landowner _____ Date _____

Bureau of Forestry Approval:

This Stewardship Plan meets the requirements established by the Pennsylvania Bureau of Forestry for Forest Stewardship Plans developed using cost-share assistance.

Service Forester _____ Date _____

Landowner Objectives:

Ferguson Township wants to be good stewards of this property. It is important to the township to maintain the health of the forest and the positive aesthetic qualities of the forest as the gateway into Pine Grove Mills. The township would like to improve public access to the property for passive recreation such as hiking, picnicking and environmental education. The property will not be open for camping or hunting. The township would also like to manage the property for an occasional source of income from well planned timber harvests.

Directions:

The property lies in three parcels and for the purposes of identification will be called the western, southern and eastern parcel. The western parcel is accessible by traveling .17 of a mile south on Route 26 from the intersection of Route 26 and Route 45, turn right or west onto West Chestnut Street and park at the end of the maintained road, follow the old road bed which bisects the western parcel, this old road bed continues through the property onto Bureau of Forestry property and ends at a parking area along Kepler Road. The southern parcel borders Route 26 (Water Street) on two sides however safe parking is limited to one pull-off along Route 26 where the eastern-most tip of the parcel borders Route 26. The southern-most border of this parcel borders along Bureau of Forestry property and follows an old woods road which is in decent condition. The eastern parcel also borders Route 26 along its western property line but again has very poor parking. The parcel borders a small section of East Chestnut Road near a stream which could provide limited safe parking.

Species of Special Concern:

The Pennsylvania Natural Diversity Inventory (PNDI) records show that there is an occurrence of a rare, candidate, threatened or endangered species under the jurisdiction of the Pennsylvania Fish and Boat Commission. However given the nature of this project, the immediate location or the current status of the nearby element occurrence, no adverse impacts are expected to the species of special concern.

The Property Within the Landscape:

The property is part of a forested mountain that comprises part of the ridge and valley providence. It borders the southern edge of Pine Grove Mills development. The property contains one of the largest concentrations of conifers (hemlock) for several miles along Tussey Mountain. The property could also be considered as part of a major wildlife travel corridor.

Inventory Process:

Aerial photography, field reconnaissance and Geographic Information Systems were used to delineate management units and collect information on stand conditions including species composition, tree quality, stand density, understory species and conditions and special features.

General Property Recommendations:

The sections of the western and southern parcels that adjoin Bureau of Forestry property have well defined property lines due to the Bureau's boundary line maintenance. The other sections of the boundary lines on the southern and eastern parcels are not easily located. Also, the geographic information system boundary shape file provided by Ferguson Township as well as the Centre County plat map do not match the actual boundary location observed on the ground for the western parcel. Several prominent trails which are clearly visible on aerial photos and identifiable on the ground were used as reference points. Bureau of Forestry boundary paint and signs were located that indicate the Ferguson township western parcel is actually located further west than previously identified. Also the parcel's shape does not match the expected shape at all and seems to be more rectangular. The parcel is bounded on three sides by Bureau of Forestry boundary with corner numbers 32, 33, 34 and 35. This bounded rectangle matches a map provided by Bureau of Forestry Service Forester Mr. Tim Cole. A photocopy of the map is included in this plan.

In the future before any trail improvements or timber harvesting occur it would be advisable to hire a licensed professional surveyor to reestablish the boundary lines. Once the lines have been located it is best to permanently mark the line by scraping the bark off of low value living trees down to the cambial layer in a 6" by 6" square and then painting the scar with a durable outdoor paint. This activity is best completed during the winter months when the leaves are off the trees and it is easier to see existing boundary marks. Also, the sap will not flow out of the scraped areas and prevent the paint from binding to the tree. This activity will preserve the work of the land surveyors that has been done on the property and reduce the possibility of incurring additional surveying costs in the future. Care should be taken not to scrape neighbor's trees unless an agreement has been reached before surveying.

Several species of invasive plants; Japanese barberry, Tree of Heaven, Japanese Knotweed, multiflora rose and Japanese honeysuckle were observed throughout the property. These invasive species should be controlled while there are still relatively few occurrences of them. Striped maple and hay scented fern was also found in many of the management units throughout the property. Both of the species can present challenges during the phase of a timber harvest when one is attempting to regenerate the forest. There were many occurrences of these species throughout the property however the necessary treatment is more involved and costly. Therefore I would recommend that these species only be treated before any timber harvests occur.

If the Bureau of Forestry gives permission, a parking area / trailhead could be constructed at the end of West Chestnut Street to access the western and southern tracts. The old main road over Tussey Mountain passes through the western parcel and along the edge of the southern parcel. In addition there are numerous other smaller trails that pass through Bureau of Forestry ground and the western and southern tracts. Once boundary lines are settled and permission is obtained from the Bureau a very nice network of trails could be created to provide recreational and environmental educational opportunities for township and other area residents. A self-guided tree identification trail could easily be established as a service project for some local group. A brochure to accompany a self-guided trail about the history of the forest and its ecology could also be created and made available at the trail head. The trails would require relatively little work in the form of clearing downed trees and installing some water diversion devices on some of the trails as necessary to prevent erosion to be useable. Further upgrades

may be desirable. Trees harvested to create the parking area could help to defray the cost of the initial start up.

Special Features of the Property:

The property contains an unnamed tributary stream which eventually flows into Slab Cabin Run and Spring Creek. This rock-bottomed stream varies in width from 5 to 10 feet and contains many small “waterfalls” and pools. Trout were observed in several of the pools which is indicative of a healthy, clean stream.

Management Unit Descriptions, Soil Information and Recommended Practices:

Eastern Tract

Management Unit: E1

Area: 16.9 acres

Description:

This unit lies on both sides of the Tussey Mountain ridge and has north by northwest aspect and a south by southeast aspect. Normally aspect is a major factor in determining stand conditions however in this situation the underlying soil's influence on the stand conditions was greater than that of aspect. There are some minor differences between the north and south side of the ridge but not enough to classify this area as two management units. The terrain very steep to steep since the top of the ridge is not that broad and it quickly drops off. Portions of the unit are very rocky however other sections do not have any rock at all. Mixed hardwood trees are the predominant vegetation however there is an occasional conifer. The species that were observed in this unit in order of greatest to least frequency are; chestnut oak, red oak, red maple, black gum, Virginia pine, white pine, service berry and sassafras. The oaks were in the small sawtimber to large sawtimber range of 12 to 18 inches DBH (DBH stands for "diameter at breast height" and it is the measure of the tree's diameter at 4.5 feet above the ground on the uphill side). On the southern side of the ridge the oaks were in the small pole to small sawtimber range of 6 to 12 inches DBH. This is because there is more water available for growth on the northern side of the ridge. Black gum was also much more plentiful on the southern side of the ridge. The other species were mostly in the 6 to 12 inch range however smaller and larger stems were also observed. The potential of growing good quality timber in this stand is poor to fair. There were no obvious signs of insect or disease in the stand. In the mid-story (the vertical level of trees underneath the canopies of the tallest trees) and the understory (the vertical level below the mid-story) red maple and black gum saplings and witch hazel shrubs occasionally came through an extremely dense layer of mountain laurel and blueberry (also known as vaccinium). Underneath this dense layer are teaberry, partridge berry plants and moss. Occasionally seedlings of commercial species such as chestnut and red oak, red maple and hemlock were observed however they are very sparse and usually browsed by deer.

There were many standing dead trees observed throughout the stand (the term "stand" is interchangeable with the term "management unit"). Hard mast (which is defined as acorns, nuts or hard seeds) for wildlife is available from the oak, maple and pine trees. Soft mast (berries and drupes) is available from the black gum, sassafras and service berry trees. There was no low evergreen cover and very little high evergreen cover available in this stand. Evergreen cover is important for wildlife for concealment cover but mostly for its thermal properties of cooling in the summer and holding warmth and / or protecting wildlife from winter winds.

Stand Stocking Level: This stand is adequately stocked with trees. There are limited resources available for growth and the trees are most likely utilizing them to their maximum potential.

Soil Type(s): **HTF** – Hazelton-Dekalb association, very steep
HSB - Hazelton extremely stony sandy loam, gently sloping
LDF – Laidig extremely stony loam, steep
BMF – Berks and Weikert soils, steep
Ru – Rubble land

Soil Restrictions:

The **Hazelton-Dekalb soil association** is usually found on mountainsides with slopes of 25 to 80%. Up to 50% of these areas are usually covered by stones 10 to 30 inches in diameter. Runoff is rapid to very rapid. This association is fairly well to well suited for woodlands and is rated as having a moderate erosion hazard, severe equipment limitations, severe seedling mortality and slight windthrow hazard. Tree species commonly found on these soils are black and chestnut oak, Virginia, pitch and white pine. Species suggested for planting are Virginia, white and red pine. This association is rated as having a fair site quality index for growing trees.

Hazelton extremely stony sandy loam soils are found on gentle 0 – 8 % slopes on mountain tops. Runoff is slow to medium and 15 to 50% of the surface is covered by stones 10 to 30 inches in diameter. This soil is well suited to woodlands and is rated as having a slight erosion hazard, moderate equipment limitations, severe seedling mortality and slight windthrow hazard. Trees commonly found on this soil are red oak, yellow poplar, sugar maple, white ash, white pine and red maple. Trees recommended to plant are white pine, European larch, Norway spruce and yellow poplar. The soil is rated as having a good site index for growing trees.

Laidig extremely stony loam soils are found on side slopes on uplands with slopes of 25 to 60%. Runoff is rapid to very rapid and 15 to 35% of the area is covered by stones 10 to 24 inches in diameter. The soil is well suited for woodland and is rated as having a moderate erosion hazard, severe equipment limitations, slight seedling mortality and slight windthrow hazard. Trees commonly found on this soil are red oak, yellow poplar, sugar maple and white ash. Trees recommended for planting are white pine, yellow poplar, European larch, Norway spruce and red pine. The soil is rated as having a good site index for growing trees.

Berks and Wiekert soils are mainly found on convex areas on uplands with slopes of 25 to 60%. Runoff is rapid to very rapid and as much as 10% of the surface is covered by stones 10 to 24 inches in diameter. Most limitations are caused by the steep and very steep slopes, droughtiness and the shallow and moderate depth to bedrock. These soils are fairly well suited to woodlands and are rated as having a moderate erosion hazard, severe equipment limitations, severe seedling mortality and moderate windthrow hazard. Trees commonly found on these soils are black, red and chestnut oak and Virginia pine. Trees recommended for planting are white and Virginia pine. These soils are rated as having a fair site index for growing trees.

Rubble land is very variable in its slope and can be nearly level to very steep. About 90% or more of the surface can be covered by stones and boulders. Many areas are bare because there is not enough soil between the stones and boulders to support vegetation. Where vegetation can survive, it consists mainly of a thin, scrubby stand of chestnut oak and mountain laurel.

Recommendations: The soil descriptions and restrictions strongly influence the recommendations for this unit. There are trees and other vegetation that is growing and surviving on the unit despite poor soil types therefore I would recommend leaving this unit to develop naturally. It will provide and protect the scenic entryway into Pine Grove Mills and Ferguson Township and a scenic backdrop for the town residents. Currently the only safe access to the parcel is off of East Chestnut Street however there are very steep banks limiting access to this unit. Therefore it would not seem practical to develop this parcel for hiking trails or picnicking.

Management Unit: E2

Area: 9.9 acres

Description: This is a relatively thin band of very steep ground immediately adjacent to Water Street (Route 26). It is very rocky and vegetated with a mixture of hardwoods and hemlocks. The species observed were: chestnut, scarlet, red and black oak, red maple, sweet birch and hemlock. The hardwoods ranged in diameter from 6 to 12 inches DBH while most of the hemlocks were in the 0 - 6 inch diameter range. There is an extremely dense understory of mostly hemlock however some red maple and birch saplings and small poles (0-6"DBH) were also observed. The understory was dense layer of mountain laurel, vaccinium with some tea berry and moss on the ground. An occasional service berry tree was observed as well as the invasive and non-desirable striped maple. In the northern-most section of this unit in the right-of-way along Route 26 down to East Chestnut Street a tangle of mostly undesirable, invasive and some exotic species was observed. The species included; Japanese barberry, privet, Tree of Heaven, green briar, honey suckle (climbing and bush), grape, multiflora rose, fire bush and Japanese Knotweed. Other tree species observed were sassafras, Norway maple, black cherry, black locust and white ash along the stream.

Few cavity and snag trees were observed. There will be some wildlife food available from the oaks, maples, cherry, sassafras and service berry. Low and high evergreen cover is abundant in this unit.

Stand Stocking Level: The stand is adequately stocked with trees to almost crowded in the dense hemlock patches.

Soil Type(s): Ru – Rubble land

BMF – Berks and Weikert soils, steep

AoC – Andover very stony loam, 8 to 15% slopes

Soil Restrictions:

Rubble land is very variable in its slope and can be nearly level to very steep. About 90% or more of the surface can be covered by stones and boulders. Many areas are bare because there is not enough soil between the stones and boulders to support vegetation. Where vegetation can survive, it consists mainly of a thin, scrubby stand of chestnut oak and mountain laurel.

Berks and Weikert soils are mainly found on convex areas on uplands with slopes of 25 to 60%. Runoff is rapid to very rapid and as much as 10% of the surface is covered by stones 10 to 24 inches in diameter. Most limitations are caused by the steep and very steep slopes, droughtiness and the shallow and moderate depth to bedrock. These soils are fairly well suited to woodlands and are rated as having a moderate erosion hazard, severe equipment limitations, severe seedling mortality and moderate windthrow hazard. Trees commonly found on these soils are black, red and chestnut oak and Virginia pine. Trees recommended for planting are white and Virginia pine. These soils are rated as having a fair site index for growing trees.

Andover very stony loam soils are in concave areas in uplands. From 3 to 15% of the surface is covered by stones 10 to 24 inches in diameter. Runoff is medium. The soil is rated as having a moderate erosion hazard, severe equipment limitations, severe seedling mortality and moderate windthrow hazard. Trees commonly found on this soil are red oak, red maple, white ash, yellow poplar and sugar maple. Trees recommended to plant are white pine, European larch, white spruce, yellow poplar and Norway spruce. This soil is rated as having a good site index for growing trees.

Recommendations: Other than the northern section of this unit it should be left to develop naturally and serve as a buffer along the road and stream. Trash from motorists will need to be cleaned up periodically. Also it is recommended that periodic inspections be made of the trees that could possibly reach the road if they fell, be made for soundness and health. It is recommended that the invasive and exotic species be controlled in northern section of this unit between the stream and Route 26. Trees and shrubs should be cut and removed and the cut surfaces should be treated with an approved herbicide to control resprouting. The Tree of Heaven trees are particular dangerous due to their ability to put out seed at an early age and because the seed is so easily transported by wind or water. Tree of Heaven can quickly establish itself in disturbed areas or “creep” into established forests and eventually out compete and take over. Therefore it is recommended that periodic reinspections of this area be made to control this species.

Southern Tract

Management Unit: S1

Area: 3.6 acres

Description: This unit is on flat to gently sloping ground. The overstory is predominantly mixed hardwoods consisting of scarlet, chestnut and red oak in the small to large sawtimber (12” – 18” DBH) size class, sweet birch, red maple and a few black cherries in the small pole to small sawtimber (6” – 12” DBH) size class and black gum in the 0 – 6” DBH range. This appears to be a good site to grow trees. The trees are of good to very good quality including scarlet oak which usually does not produce a very good quality stem. The mid- and understory consists of scattered hemlocks (0 – 6” DBH), witch hazel shrubs, mountain laurel, barberry and ground pine. Striped maple saplings and seedlings were also observed in this stand. There are also scattered patches of black cherry saplings approximately 1” DBH and up to 10’ tall. There are a few Norway maple saplings in the stand.

There were few cavity and snag trees observed. The oaks, maples, black gums and cherries will produce food for wildlife. The scattered provides some low evergreen cover for wildlife.

Stand Stocking Level: The stand is adequately stocked with trees which are utilizing the site well.

Soil Type(s): **LcD** - Laidig extremely stony loam, 8 – 25% slope
UnD - Ungers very stony loam, 8 – 25% slope

Soil Restrictions:

Laidig extremely stony loam soils are found on the concave side slopes no uplands. Runoff is medium to rapid and 15 to 25% of the surface is covered by stones 10 to 24 inches in diameter. The soil is well suited to woodlands and is rated as having a slight erosion hazard, moderate

equipment limitations, slight seedling mortality and slight hazard of windthrow. Trees commonly found on this soil are red oak, yellow poplar, sugar maple and white ash. Trees recommended to plant are white pine, yellow poplar, European larch, Norway spruce and red pine.

Ungers very stony loam soil is found in convex areas on upper side slopes of mountains. Runoff is medium to rapid and from 3 to 15% of the surface is covered by stones 10 to 24 inches in diameter. This soil is very well suited to woodland and is rated as having an erosion hazard of slight, moderate equipment limitations, slight seedling mortality and slight hazard of windthrow. Trees commonly found on this soil are red oak, Virginia and white pine and white oak. Trees recommended to plant are white and Virginia pine and European larch. This soil is rated as having a good site index for growing trees.

Recommendations: This stand has timber production potential however there is very little desirable seedlings and saplings to replace any harvested trees. Also there are some species, striped maple, barberry and Norway maple that should be controlled before any harvesting occurs. A partial harvest in conjunction with deer enclosure fencing would be possible in 10 to 15 years. An old woods road runs along the long southern most boundary of the southern tract. The downed trees and branches obstructing this trail could be cleared and it would provide a good opportunity for hiking. This trail connects with the old road over the mountain that bisects the western tract. The construction of some new trails would complete a circular trail route through the properties.

Management Unit: S2

Area: 8.7 acres

Description: This stand is divided into two sections which are located on the eastern and western fringes of a large hemlock stand. It is on a moderate to steep slope with a predominantly northern aspect. It appears to be a good to very good site for growing trees. There were no signs of recent cutting however two charcoal hearths were discovered in this tract. One hearth is located along the western edge of the western section of this stand. Most likely the area was clear cut for charcoal production around the 1900's. The overstory tree species observed in order of frequency were: chestnut, red, black and scarlet oak, red maple, sweet birch and just a few black cherry and basswood trees. Most of these trees were in the 12 to 18 inch DBH range however there were several very good quality stems that were greater than 20 inches DBH. The trees have good to very good timber quality potential. The mid-story and understory consists of black gum, red maple, birch and hemlock that are 6 to 12 inches in DBH. Witch hazel, striped maples, mountain laurel, hay scented fern and ground pine is scattered throughout the unit. There are also many scattered, patches of very dense hemlock saplings that are 0 to 6 inches DBH.

There were many cavity and snag trees observed in the stand. Hard mast wildlife food will be produced by the oaks, maples and basswoods and soft mast will be produced by the black gum and cherries. There were significant patches of low evergreen cover scattered throughout the stand and high evergreen cover from the hemlocks was also very abundant.

A small intermittent stream flows along the northwestern edge of western section of this stand. A large 24 inch DBH black locust tree is located along the southern boundary of the eastern section of this stand and an old bottle dump is located 50 feet southeast of the locust.

Stand Stocking Level: The stand is adequately stocked and the trees are utilizing the site well.

Soil Type(s): **UnD** - Ungers very stony loam, 8 – 25% slope
HTF – Hazelton-Dekalb association, very steep
AoC – Andover very stony loam, 8 to 15% slopes

Soil Restrictions:

Ungers very stony loam soil is found in convex areas on upper side slopes of mountains. Runoff is medium to rapid and from 3 to 15% of the surface is covered by stones 10 to 24 inches in diameter. This soil is very well suited to woodland and is rated as having an erosion hazard of slight, moderate equipment limitations, slight seedling mortality and slight hazard of windthrow. Trees commonly found on this soil are red oak, Virginia and white pine and white oak. Trees recommended to plant are white and Virginia pine and European larch. This soil is rated as having a good site index for growing trees.

The **Hazelton-Dekalb soil association** is usually found on mountainsides with slopes of 25 to 80%. Up to 50% of these areas are usually covered by stones 10 to 30 inches in diameter. Runoff is rapid to very rapid. This association is fairly well to well suited for woodlands and is rated as having a moderate erosion hazard, severe equipment limitations, severe seedling mortality and slight windthrow hazard. Tree species commonly found on these soils are black and chestnut oak, Virginia, pitch and white pine. Species suggested for planting are Virginia, white and red pine. This association is rated as having a fair site quality index for growing trees.

Andover very stony loam soils are in concave areas in uplands. From 3 to 15% of the surface is covered by stones 10 to 24 inches in diameter. Runoff is medium. The soil is rated as having a moderate erosion hazard, severe equipment limitations, severe seedling mortality and moderate windthrow hazard. Trees commonly found on this soil are red oak, red maple, white ash, yellow poplar and sugar maple. Trees recommended to plant are white pine, European larch, white spruce, yellow poplar and Norway spruce. This soil is rated as having a good site index for growing trees.

Recommendations: This stand has timber production potential however there are little to no desirable seedlings and saplings in place to replace harvested trees. Also striped maple and hay scented fern is scattered throughout the stand. After harvesting, both of these species can spread because of the additional sunlight and seriously inhibit desirable seedlings and saplings from getting established and growing. Therefore it will be necessary to control these species before harvesting occurs. Harvesting could occur in conjunction with harvests in adjacent units in 10 to 15 years. Harvesting trees and creating open patches with sufficient sunlight to allow newly established seedlings to thrive is the recommended treatment. Supplemental planting and deer exclosures may be required to improve species diversity and regeneration success.

Management Unit: S3

Area: 10.8 acres

Description: This unit is on a moderate to steep slope with a northerly aspect. It appears to have moderately well drained soil except for the immediate vicinity of the stream which passes through this unit and the eastern section of unit S2. There are several “draws” starting at mid-slope and ending at the stream. These “draws” are very rocky and appear to have seeps and intermittent streams flowing through them in the wettest times of the year. The overstory trees (trees in the main canopy) are almost all hemlock trees with an occasional hardwood tree. The scattered hardwoods observed in order of frequency are chestnut and red oak, red maple, sweet

birch. There were also several scattered white pines mixed in with the hemlocks. Most of the trees observed were in the 12 to 18 inch diameter range however there were scattered trees of all the species listed that were greater than 18 inches. It appears to be a good to very good site for growing trees and currently the tree stems are good to very good quality. No signs of recent cutting or insect or disease problems were observed in the stand. The understory is wide open with very little vegetation except for scattered dense patches of hemlock saplings, invasive hay-scented fern and non invasive fern and witch hazel shrubs in the rocky draws. Deer browse did not appear to be an issue in this stand.

Many hemlock and birch snag and cavity trees were observed. Some wildlife food is available in this stand from the oaks and maples. The scattered dense patches of hemlocks provide low conifer cover while the overstory hemlocks and white pines provided abundant high evergreen cover. The seeps in the draws and the stream which flows along Route 26 are special features of this unit. The stream is 2 to 6 feet wide, rock bottom with many pools and falls. Small trout, dace and aquatic insects were observed in the stream. A small building is located along the stream and was probably used for water treatment at one time. Along the management unit line on the western side between S2 and S3 a "log flume-like" man-made ditch starts at mid-slope and runs downhill to the stream.

Stand Stocking Level: This stand is crowded to almost overcrowded however hemlock trees can tolerate higher numbers of trees per acre and do well in this condition.

Soil Type(s): **UnD** - Ungers very stony loam, 8 – 25% slope
HTF – Hazelton-Dekalb association, very steep
AoC – Andover very stony loam, 8 to 15% slopes

Soil Restrictions:

Ungers very stony loam soil is found in convex areas on upper side slopes of mountains. Runoff is medium to rapid and from 3 to 15% of the surface is covered by stones 10 to 24 inches in diameter. This soil is very well suited to woodland and is rated as having an erosion hazard of slight, moderate equipment limitations, slight seedling mortality and slight hazard of windthrow. Trees commonly found on this soil are red oak, Virginia and white pine and white oak. Trees recommended to plant are white and Virginia pine and European larch. This soil is rated as having a good site index for growing trees.

The **Hazelton-Dekalb soil association** is usually found on mountainsides with slopes of 25 to 80%. Up to 50% of these areas are usually covered by stones 10 to 30 inches in diameter. Runoff is rapid to very rapid. This association is fairly well to well suited for woodlands and is rated as having a moderate erosion hazard, severe equipment limitations, severe seedling mortality and slight windthrow hazard. Tree species commonly found on these soils are black and chestnut oak, Virginia, pitch and white pine. Species suggested for planting are Virginia, white and red pine. This association is rated as having a fair site quality index for growing trees.

Andover very stony loam soils are in concave areas in uplands. From 3 to 15% of the surface is covered by stones 10 to 24 inches in diameter. Runoff is medium. The soil is rated as having a moderate erosion hazard, severe equipment limitations, severe seedling mortality and moderate windthrow hazard. Trees commonly found on this soil are red oak, red maple, white ash, yellow poplar and sugar maple. Trees recommended to plant are white pine, European larch, white spruce, yellow poplar and Norway spruce. This soil is rated as having a good site index for growing trees.

Recommendations: This stand is very aesthetically appealing to motorists and drive into and out of Pine Grove Mills. The stand is relatively healthy and hemlock is not very valuable as timber. Therefore I recommend that this stand be left as an “aesthetic buffer” along the gateway into Pine Grove Mills. There are occasional “swathes” of windthrow from the recent tropical storms however the value of the timber and the cost of salvaging the wood would make the operation economically infeasible. This unit will have to be inspected frequently for signs of the Hemlock Woolly Adelgid (HWA). The HWA is a small insect that causes severe damage to mortality in hemlocks and although it was not observed in this stand it has been observed in both Centre and Huntingdon counties. A heavy HWA infestation could have devastating effects because of the difficulty in selling dead hemlock, the visibility of the site and the lack of commercially desirable regeneration in the understory. Harvesting small patches of the hemlock if timed to occur with a larger harvest on the other units may be economically feasible. Creating patch openings, disturbing the duff (humus) layer, increasing the sunlight to the forest floor and leaving white pines and hardwoods around the edges of the openings for seed should produce positive results. Deer browse on germinating seedlings and growing saplings could be a concern and would need to be assessed at the time of harvest. It is also critical to control the invasive species, including the striped maple, hay scented fern and the Tree of Heaven so that the disturbance and increased sunlight do not create favorable conditions for these species to spread and dominate.

Also, a trail could easily be constructed through this unit which could loop around to the old road bed and provide an enjoyable hiking trail.

Management Unit: S4

Area: 1.5 acres

Description: This unit is on a relatively flat, slightly rocky bench in the western corner of the tract. It is a mixed hardwood, good quality timber stand with sweet birch, red maple, hemlock, chestnut and scarlet oak. There was also one black cherry and white ash tree observed. The oaks were in the 12 to 18 inch diameter range and the birch and maple were in the 6 to 12 inch diameter range. The unit appears to be a good site for growing trees however the stand was lightly stocked. There were no observations of recent cutting however a charcoal hearth was discovered nearby in unit S2. The mid-story contained black gum, hemlock and red maples in the 0 to 6 inch diameter range. Scattered striped maples, witch hazels and patches of hay scented fern were observed in the understory. No commercial seedlings were observed in the stand.

Dead birch trees provided many snag and cavity trees. Hard mast wildlife food is produced by the few oaks and the maples and soft mast is produced by the black gum and cherry. An occasional hemlock provided some low and high evergreen cover.

A small spring emanated from the common property corner #44 with the Bureau of Forestry. It formed a small intermittent stream which flowed down a rocky draw into unit S2. A small trail bisects the stand and joins with the larger old road bed along the border with the Bureau of Forestry.

Stand Stocking Level: The stand is lightly stocked with trees partially due to its relatively small acreage and the trail which bisects the stand and reduces available growing space.

Soil Type(s): UnD - Ungers very stony loam, 8 – 25% slope

Soil Restrictions:

Ungers very stony loam soil is found in convex areas on upper side slopes of mountains. Runoff is medium to rapid and from 3 to 15% of the surface is covered by stones 10 to 24 inches in diameter. This soil is very well suited to woodland and is rated as having an erosion hazard of slight, moderate equipment limitations, slight seedling mortality and slight hazard of windthrow. Trees commonly found on this soil are red oak, Virginia and white pine and white oak. Trees recommended to plant are white and Virginia pine and European larch. This soil is rated as having a good site index for growing trees.

Recommendations: Protect the spring while improving the trail through the unit. If invasive species control is conducted in any of the nearby units also control the striped maple and hay scented fern in this unit.

Western Tract

Management Unit: W1

Area: 14.5 acres

Description: This unit has gentle to moderate slopes and a northern exposure. The soils seem to be moderately well drained. The unit has little surface rock below the main trail dissecting the unit and scattered patches of surface rock above the trail. This appears to be a good to very good quality site for growing trees. The trees that are currently growing in this unit have a good to very good timber crop potential. This mixed hardwood stand is adequately stocked with the following species in order of frequency: the understory is comprised of sweet birch in the 6 to 12 inch diameter range, red oak and a few black oak in the 12 to 18 inch diameter range, chestnut oak in the 12 to 18 inch range below the trail and 18 to 22 inch diameter range above the trail, scattered white pine in the 18 to 22 inch diameter and red maple in the 6 to 12 inch diameter range. The midstory contains white pine, red maple and sweet birch in the 1 to 6 diameter range. Very scattered occurrences of white ash, black cherry, black gum, black locust and one butternut in the 6 to 12 inch diameter range were observed.

The understory growth is relatively dense and contains scattered patches of mountain laurel and vaccinium (huckleberry), dogwood, partridge berry, tea berry, ground pine and green briar. Invasive striped maple (seedlings and saplings) and a few large grape vines were scattered throughout the stand. Red oak and white pine saplings are scattered throughout the stand. Several clumps of hemlock saplings were found near the western border.

Many wildlife cavity and snag trees were observed in the stand. Hard mast from the oaks has the opportunity to be very abundant depending on the seed production year. Soft mast from black gum, black cherry and dogwood is sparse in this unit. Low and high evergreen cover from white pine and hemlock is spotty in this unit.

No signs of recent cutting were observed in the stand however an old charcoal hearth was discovered on the northern edge of the unit near the private residence. Also an old dump was discovered in the major bend of the old road along the western edge of the unit.

Stand Stocking Level: The stand was adequately stocked with trees.

Soil Type(s): **LDF** – Laidig extremely stony loam, steep
BxD – Buchanan extremely stony loam, 8 to 25% slope
AoC - Andover very stony loam, 8 to 15% slopes

Soil Restrictions:

Laidig extremely stony loam soils are found on side slopes on uplands with slopes of 25 to 60%. Runoff is rapid to very rapid and 15 to 35% of the area is covered by stones 10 to 24 inches in diameter. The soil is well suited for woodland and is rated as having a moderate erosion hazard, severe equipment limitations, slight seedling mortality and slight windthrow hazard. Trees commonly found on this soil are red oak, yellow poplar, sugar maple and white ash. Trees recommended for planting are white pine, yellow poplar, European larch, Norway spruce and red pine. The soil is rated as having a good site index for growing trees

Buchanan extremely stony loam soils are sloping to moderately steep. Stones that are 10 to 36 inches in diameter are supposed to cover 15 to 50 percent of the surface. However since very few stones were found in this area it may have been farmed many years ago in which case the stones were cleared. Runoff is medium. It is well suited to woodlands. Erosion hazard and equipment limitations are rated as moderate. Seedling mortality and windthrow hazard are rated as slight. Trees to favor in existing stands are yellow poplar, red oak, white ash, sugar and red maple. Trees recommended for planting are yellow poplar, European larch, Norway spruce, white spruce and white pine. Other limitations are seasonal high water table and slow permeability.

Andover very stony loam soils are in concave areas in uplands. From 3 to 15% of the surface is covered by stones 10 to 24 inches in diameter. Runoff is medium. The soil is rated as having a moderate erosion hazard, severe equipment limitations, severe seedling mortality and moderate windthrow hazard. Trees commonly found on this soil are red oak, red maple, white ash, yellow poplar and sugar maple. Trees recommended to plant are white pine, European larch, white spruce, yellow poplar and Norway spruce. This soil is rated as having a good site index for growing trees.

Recommendations: This site has timber production potential and already has some commercial regeneration established. A timber harvests and marking prescription could be designed to harvest some timber, create conditions favorable for establishing new seedlings and saplings and encouraging the established seedlings and saplings to grow. The most common species are sweet birch and red oak. I would recommend letting the birch and red oak stems grow and increase in size. This stand should be reevaluated in 5 to 10 years for a potential harvest. The deer populations should also be examined at that time to determine if deer exclusion fencing will be necessary to protect commercially desirable seedlings from deer browsing.

In the mean time, this stand is very aesthetically appealing, especially in the fall with brilliant yellows of the birches and the somewhat symmetrical growth patterns and curves in the main stems of the birch trees. The trails through the stand could be cleared of downed trees and branches to provide recreational opportunities for hikers and other users of the tract.

Management Unit: W2

Area: 5.6 acres

Description: This stand has moderate to steep slopes with a northern aspect. The soil appears to be well to very well drained. It is very rocky of above the "diagonal log flume-like path" and has scattered patches of rocks below the log flume path. This "log flume" path is very similar to the one in unit S3. This is a fair site for growing trees and it is currently stocked with trees that a fair timber crop potential. Significant mortality of chestnut oaks was observed which was probably due to past stresses from gypsy moth defoliations and drought. This mostly chestnut oak dominated stand included the following trees in order of frequency:

chestnut oak in the 12 to 18 inch diameter range, very scattered white pines in the 12 to 18 inch diameter range and a patch of 12 to 18 inch diameter basswood along the eastern boundary of this unit. The midstory contains sweet birch, red maple and red oak in the 1 to 6 inch diameter range.

The understory has scattered patches of vaccinium (huckleberry) and mountain laurel and evenly distributed witch hazel, non-invasive fern, tea berry and service berry. Invasive striped maple seedlings and saplings are scattered throughout the stand. Severely browsed chestnut oak seedlings are scattered throughout the stand and there is an occasional red oak or white pine sapling.

There are many wildlife cavity and snag trees in this unit. Hard mast from the chestnut oaks has the opportunity to be abundant depending on the seed production year. Soft mast from the service berry and vaccinium is sparse. Low and high evergreen cover from white pine is very spotty in this stand.

Stand Stocking Level: This stand is adequately stocked with trees that appear to be growing rather slowly due to the thin soil.

Soil Type(s): **HTF** – Hazelton-Dekalb association, very steep
LDF – Laidig extremely stony loam, steep

Soil Restrictions:

The **Hazelton-Dekalb soil association** is usually found on mountainsides with slopes of 25 to 80%. Up to 50% of these areas are usually covered by stones 10 to 30 inches in diameter. Runoff is rapid to very rapid. This association is fairly well to well suited for woodlands and is rated as having a moderate erosion hazard, severe equipment limitations, severe seedling mortality and slight windthrow hazard. Tree species commonly found on these soils are black and chestnut oak, Virginia, pitch and white pine. Species suggested for planting are Virginia, white and red pine. This association is rated as having a fair site quality index for growing trees.

Laidig extremely stony loam soils are found on side slopes on uplands with slopes of 25 to 60%. Runoff is rapid to very rapid and 15 to 35% of the area is covered by stones 10 to 24 inches in diameter. The soil is well suited for woodland and is rated as having a moderate erosion hazard, severe equipment limitations, slight seedling mortality and slight windthrow hazard. Trees commonly found on this soil are red oak, yellow poplar, sugar maple and white ash. Trees recommended for planting are white pine, yellow poplar, European larch, Norway spruce and red pine. The soil is rated as having a good site index for growing trees.

Recommendations: This site has limited timber production potential due to the site quality, slope and rockiness. Therefore I would recommend allowing the stand to develop naturally. The “log flume” trail runs along a portion of the southern edge of this stand. This trail could be cleared of downed trees and branches to provide recreational opportunities for hikers and other users of the tract.

Management Unit: W3

Area: 3.5 acres

Description: This stand is on a very steep slope except for a small, 25-yard wide flat on the top of the ridge. The stand has a northern exposure and has well to very well drained soil. It

appears to be a poor site for growing trees and the trees currently growing on the site have poor timber crop potential. Significant mortality of chestnut oak and white pine was observed in this unit probably due to the thin and droughty soil and harsh site along the ridge top. The overstory is comprised of chestnut oak in the 6 to 12 inch diameter range and some stems in the 12 to 18 inch, sweet birch in the 6 to 12 inch diameter range, some very scattered red oaks in the 6 to 12 inch diameter range and white pines in the 12 to 18 inch diameter range. The midstory contains birch and white pine in the 1 to 6 inch diameter range. The midstory white pines were aged at approximately 35 years old.

The understory dense is relatively dense and includes evenly distributed vaccinium (huckleberry), scattered patches of mountain laurel, tea berry, non-invasive fern, patches of moss and an occasional service berry tree. Severely browsed and deformed chestnut oak seedlings were scattered throughout the stand.

There were many wildlife snag and cavity trees observed in this stand. Hard mast from the oaks and pines has the opportunity to be abundant depending on the seed production year. Soft mast from the huckleberry (blueberry) and service berry is relatively abundant in this unit. Low evergreen cover from white pines is very abundant and high evergreen cover from white pines is spotty.

The "log flume-like" trail runs along the northern edge of this stand. There is an impressive view from the ridge of Nittany Valley.

Stand Stocking Level: This stand is adequately to lightly stocked..

Soil Type(s): HTF – Hazelton-Dekalb association, very steep
HSB - Hazelton extremely stony sandy loam, gently sloping

Soil Restrictions:

The **Hazelton-Dekalb soil association** is usually found on mountainsides with slopes of 25 to 80%. Up to 50% of these areas are usually covered by stones 10 to 30 inches in diameter. Runoff is rapid to very rapid. This association is fairly well to well suited for woodlands and is rated as having a moderate erosion hazard, severe equipment limitations, severe seedling mortality and slight windthrow hazard. Tree species commonly found on these soils are black and chestnut oak, Virginia, pitch and white pine. Species suggested for planting are Virginia, white and red pine. This association is rated as having a fair site quality index for growing trees.

Hazelton extremely stony sandy loam soils are found on gentle 0 – 8 % slopes on mountain tops. Runoff is slow to medium and 15 to 50% of the surface is covered by stones 10 to 30 inches in diameter. This soil is well suited to woodlands and is rated as having a slight erosion hazard, moderate equipment limitations, severe seedling mortality and slight windthrow hazard. Trees commonly found on this soil are red oak, yellow poplar, sugar maple, white ash, white pine and red maple. Trees recommended to plant are white pine, European larch, Norway spruce and yellow poplar. The soil is rated as having a good site index for growing trees.

Recommendations: This site has little to no timber production potential due to the poor site quality, slope and rockiness. The stand should be allowed to develop naturally. The trail could be cleared and it, along with some other trails on Bureau of Forestry ground could be developed into a very nice trail network.

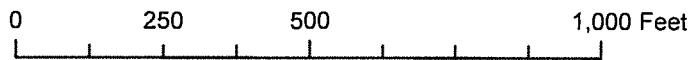
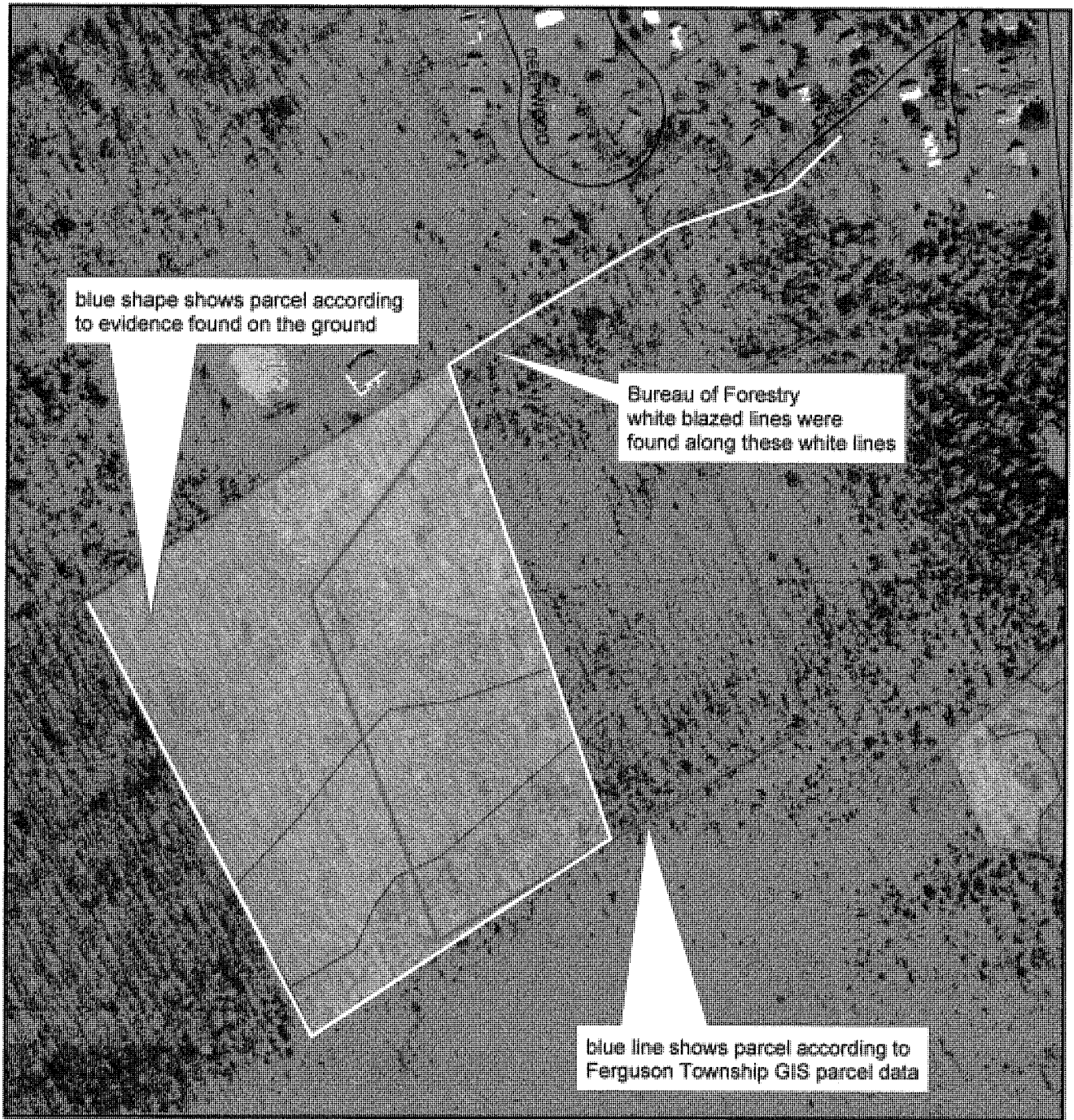
Forest Management Timeline

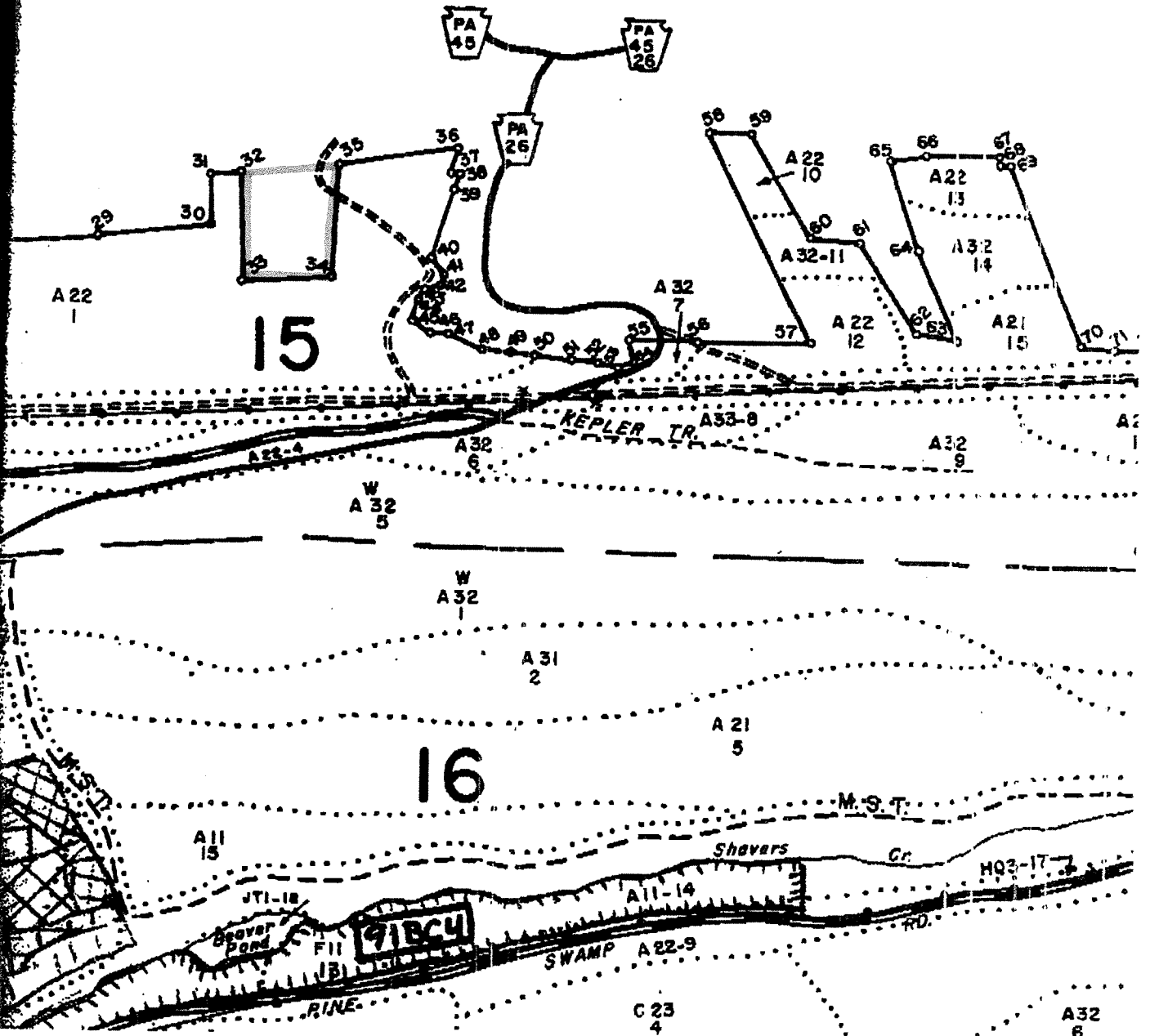
Year	Stand	Recommendation
2005 winter	Property – wide	Locate boundary lines using a surveyor if necessary – clearly mark boundary lines as described in the property wide recommendations
2006 spring	Property – wide	Discuss trail network with Bureau of Forestry and Ferguson Township supervisors
2006 summer	E2, S2, S3	Control invasive plant species in road right of way and do trash pick up
2006 fall	Western Tract	Identify trails to be opened and improved
2006 winter	Western Tract	Open and improve trails
2007 summer	Western Tract	Decide if trail head parking area is feasible, pursue agreement with Bureau of Forestry, design and install parking area
2007 fall	Western Tract	Identify trees for tree identification trail, construct trails as necessary to access trees
2008 spring	Western Tract	Install trail head sign / bulletin board / Tree ID brochure, picnic tables
2008 summer	E2, S2, S3	Retreat invasive plant species in road right of way
2008 fall	Southern Tract	Identify trails to be opened and improved
2009 spring	Western Tract	Sign trails, clear trails of woody debris, improve sections of trail as needed
2009 summer	S1, S2, S3	Locate and construct new “loop” trail
2009 summer	W1	Inspect stand for potential timbersale
2010 summer ¹	E2, S2, S3	Control invasive plant species in road right of way and do trash pick up
2010 summer ²	Western and Southern Tracts	Trail maintenance; signage, woody debris, trail surface upgrade
2011 winter	S3	Conduct timbersale

Notes:

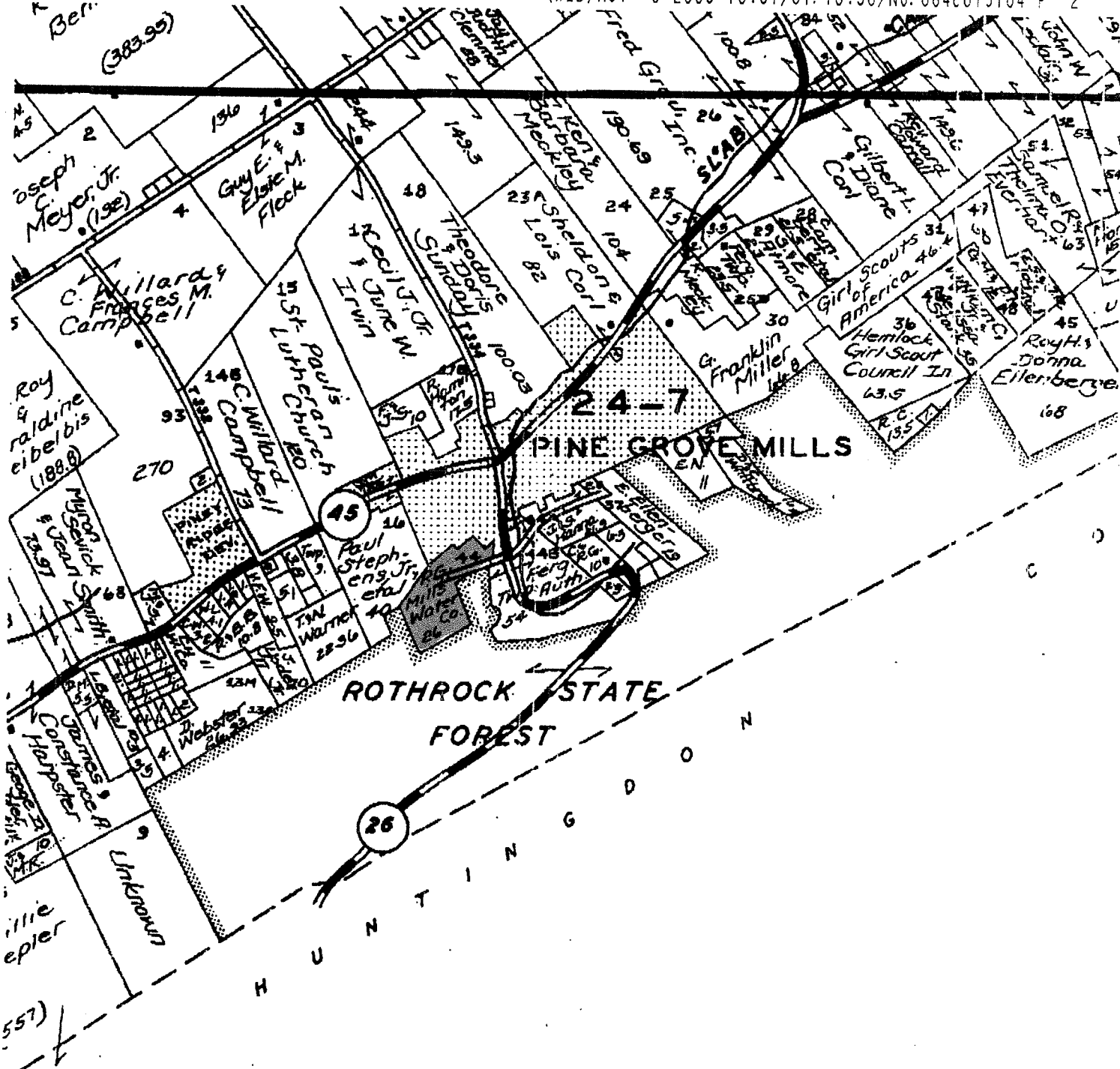
- ¹ Check and control invasive plants in road right of way every two years, if necessary.
- ² Conduct trail maintenance every year; replace signage for trails and Tree ID trail, clear trail of downed trees and overgrown branches and upgrade surface in sections as the budget allows

Ferguson Township Property Boundary Line Discrepancies

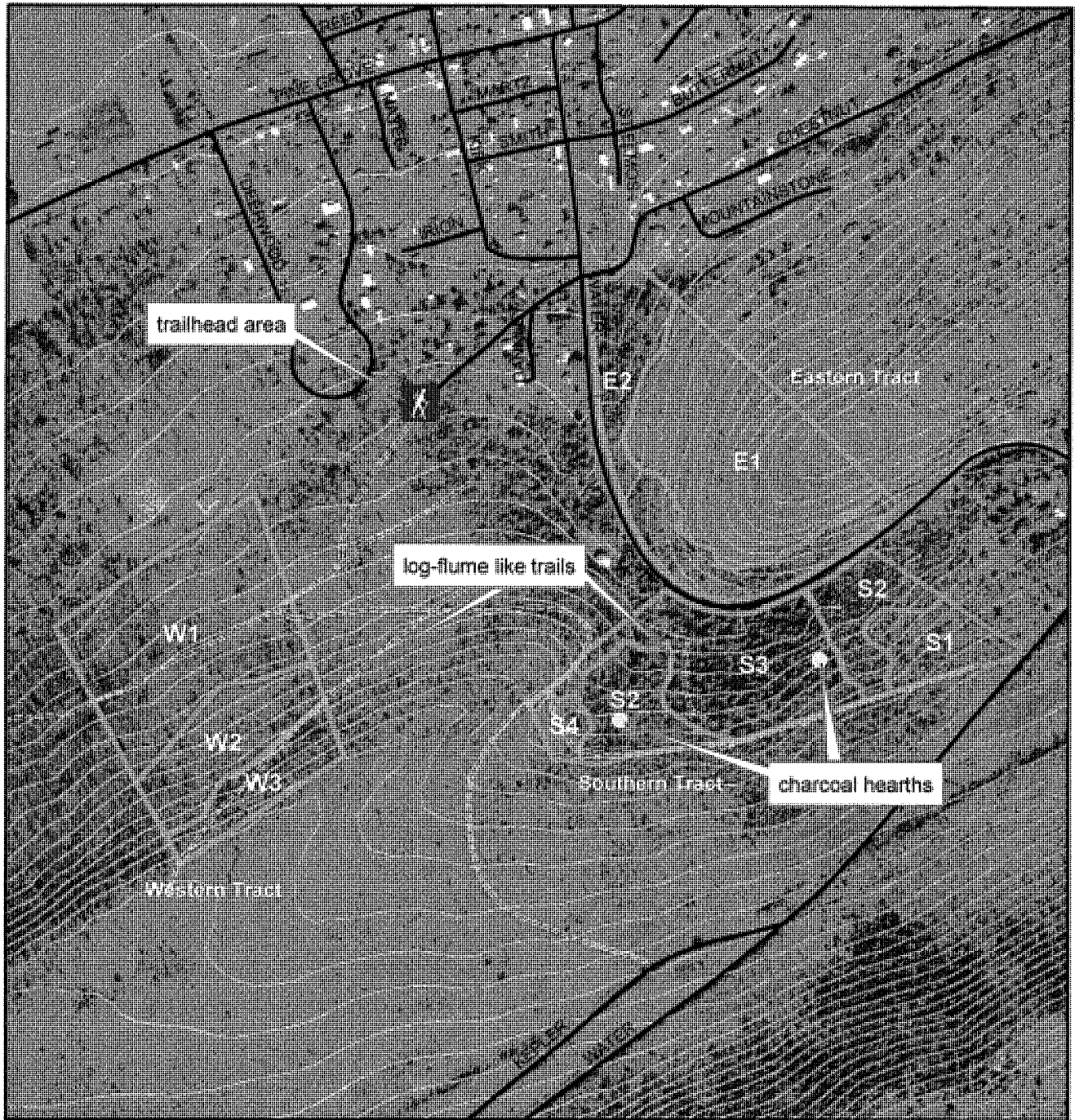




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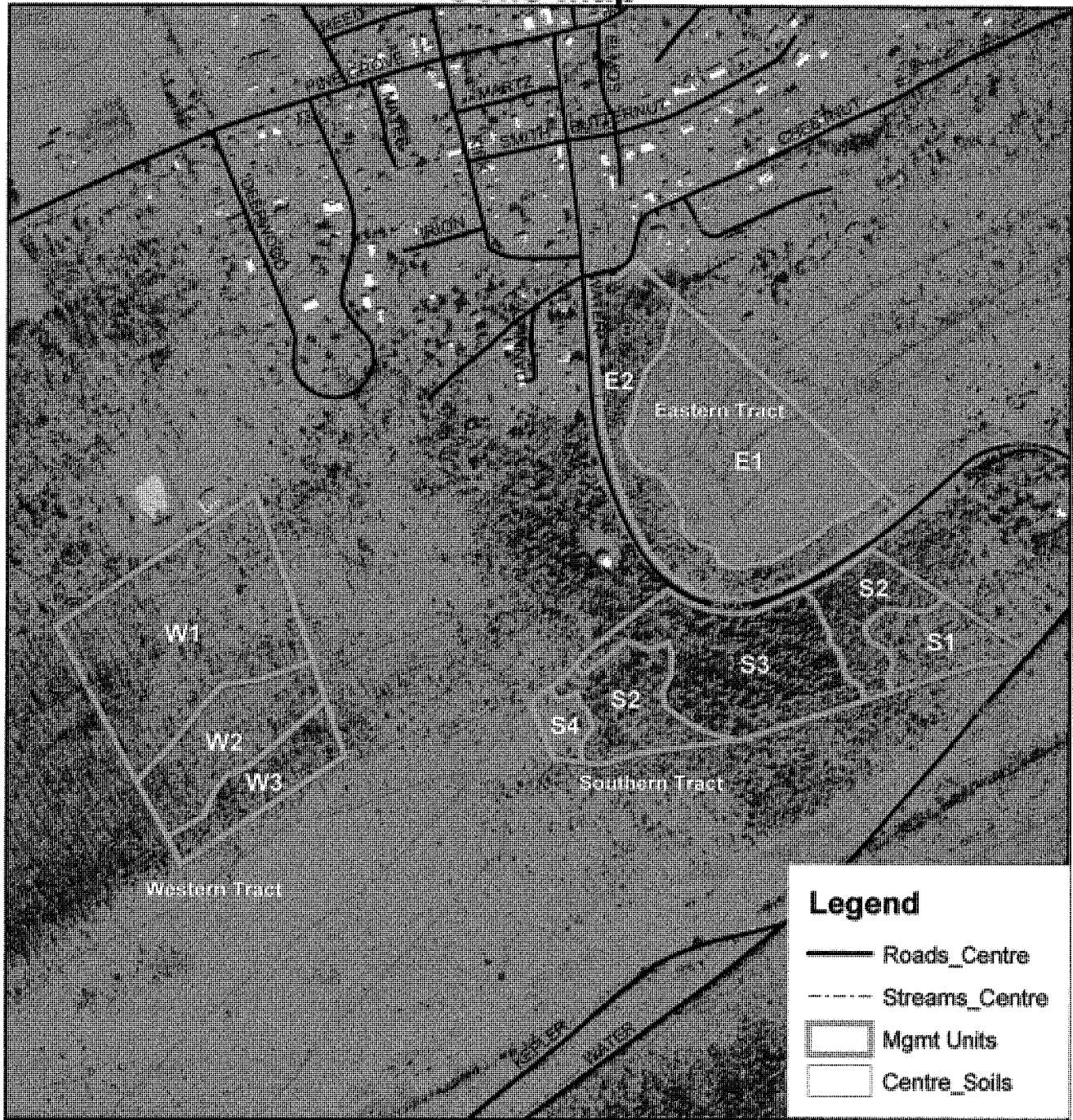
Ferguson Township Stewardship Properties



0 250 500 1,000 Feet



Ferguson Township Stewardship Properties Soils Map



MANAGEMENT UNIT RECONNAISSANCE DATA

LANDOWNER: _____ UNIT #: 2 ACRES: 5.6 DATE: _____
SLOPE: flat gentle moderate steep ASPECT: N NE E SE S SW W NW top bottom

SOILS: _____
series & type _____ drainage _____ surface _____
series & type _____ drainage _____ surface _____
series & type _____ drainage _____ surface _____

drainage: VP - very poor, P - poor, SP - somewhat poor, MW - moderately well, W - well, VW - very well
surface: S - stony, R - rocky, B - boulders very rocky above diagonal pit/more scattered below diag. path

DOMINANT TYPE VEGETATION: CO
(eg. hardwood forest, conifer forest plantation, orchard, old field, brush/shrubs, forest wetland, brush wetland, etc.)

SITE QUALITY FOR GROWING TREES: poor fair good very good

MANAGEMENT HISTORY: charred
(eg. past cutting practices, past uses for the land—recent and more distant past)

OVERSTORY: (variable radius prism plots for species and BA; for tree count 1/20 acre plots = fixed radius of 26 feet)

- 1. species: _____ trees/ac: _____ BA: SD
- 2. species: _____ trees/ac: _____ BA: over CO 12-18
- 3. species: _____ trees/ac: _____ BA: WP 12-18 very scat. Basswood 12-18 very scat.
- 4. species: _____ trees/ac: _____ BA: mid Bi 1-6 Rm 1-6
- 5. species: _____ trees/ac: _____ BA: RO 1-6

(use a check mark to indicate each repeat occurrence of a species in the plot)

MAJOR SIZE CLASS: 0-6" 6-12" 12-18" 18-22" 22"+

STOCKING LEVEL: very sparse light adequate crowded overcrowded

QUALITY (TIMBER CROP POTENTIAL): poor fair good very good excellent

INSECT & DISEASE PROBLEMS: moths on CO/WP

UNDERSTORY:

TREES, SHRUBS, & HERBACEOUS PLANTS: lose the dense vac. now spotty to sparse patchy mt. Laurel witch hazel, rose haw, fern, teaberry, service berry, etc. (circle those most common)

INVASIVE PLANTS: striped maple seedlings/saplings

COMMERCIAL REGENERATION: crooked CO seedlings, occasional RO saplings

DENSITY OF GROWTH: patches sparse medium dense

DEER BROWSE: light most stems browsed most stems severely distorted

WILDLIFE FOOD & COVER: (1/5 acre plots = fixed radius of 53 feet)

TREES WITH CAVITIES & SNAGS: (few = 1 per acre = 1 per 5 plots; many = 1 per plot = 5 per acre)

- 1. live, hole smaller than 5": _____ live, hole larger than 5": _____ dead with cavity: _____ snag: _____
- 2. live, hole smaller than 5": _____ live, hole larger than 5": _____ dead with cavity: _____ snag: _____
- 3. live, hole smaller than 5": _____ live, hole larger than 5": _____ dead with cavity: _____ snag: _____
- 4. live, hole smaller than 5": _____ live, hole larger than 5": _____ dead with cavity: _____ snag: _____
- 5. live, hole smaller than 5": _____ live, hole larger than 5": _____ dead with cavity: _____ snag: _____

ACORNS, NUTS, & HARD SEEDS (eg. from oaks walnut, beech, maples, pines, basswood): none few many

BERRIES & DRUPES: (eg. from black gum, cherry, dogwood, sassafras, service berry, crabapples, hawthorns, viburnums, spicebush)

none few many

LOW EVERGREEN COVER (ground to 10'): species WP none very spotty
abundant

HIGH EVERGREEN COVER (taller than 10'): species WP none spotty
abundant

WATER & SPECIAL FEATURES: diag. path
(eg. stream, spring seeps, boulders, rock cliff, large old trees, locally uncommon vegetation, beaver dam, rookery, etc.)

AESTHETICS:
(eg. opportunities for enhancing flowering trees, wildflowers, fall color, or creating vista)

MANAGEMENT OBJECTIVE(S) FOR UNIT: (be specific; be sure it makes sense in light of landowner goals for the property)

MANAGEMENT RECOMMENDATIONS:

25 yd wide flat on top
 dips off to very steep

MANAGEMENT UNIT RECONNAISSANCE DATA

LANDOWNER: _____ UNIT #: 3 ACRES: 3.5 DATE: _____
 SLOPE: flat gentle moderate steep ASPECT: N NE E SE S SW W NW top bottom

SOILS:
 series & type _____ drainage _____ surface _____
 series & type _____ drainage _____ surface _____
 series & type _____ drainage _____ surface _____

drainage: VP - very poor, P - poor, SP - somewhat poor, MW - moderately well, W - well, VW - very well
 surface: S - stony, (R - rocky) B - boulders

DOMINANT TYPE VEGETATION: CO/WP
 (eg. hardwood forest, conifer forest plantation, orchard, old field, brush/shrubs, forest wetland, brush wetland, etc.)

SITE QUALITY FOR GROWING TREES: poor fair good very good

MANAGEMENT HISTORY: _____
 (eg. past cutting practices, past uses for the land—recent and more distant past)

OVERSTORY: (variable radius prism plots for species and BA; for tree count 1/20 acre plots = fixed radius of 26 feet)

1. species: _____	BA: _____	TO BA overstory CO 6-12 some 12-18
trees/ac: _____		
2. species: _____	BA: _____	AD highly 6-12 scattered WP 12-18
trees/ac: _____		
3. species: _____	BA: _____	mid-story Bi 6-12 WP 1-6 Seedsling to Saplings BP 1-6
trees/ac: _____		
4. species: _____	BA: _____	
trees/ac: _____		
5. species: _____	BA: _____	
trees/ac: _____		

(use a check mark to indicate each repeat occurrence of a species in the plot)

MAJOR SIZE CLASS: 0-6" 6-12" 12-18" 18-22" 22"+

STOCKING LEVEL: very sparse light adequate crowded overcrowded

QUALITY (TIMBER CROP POTENTIAL): poor fair good very good excellent

INSECT & DISEASE PROBLEMS: _____

mortality on CO + some WP

UNDERSTORY:

TREES, SHRUBS, & HERBACEOUS PLANTS: pretty evenly dispersed Vacc. / scattered patches mt. laurel
moss, tea berry, v. scati, service berry, non-invasive fern (circle those most common)

INVASIVE PLANTS: _____

COMMERCIAL REGENERATION: browsed CO seedling scattered

DENSITY OF GROWTH: patches sparse medium dense

DEER BROWSE: light most stems browsed most stems severely distorted

WILDLIFE FOOD & COVER: (1/5 acre plots = fixed radius of 53 feet)

TREES WITH CAVITIES & SNAGS: (few = 1 per acre = 1 per 5 plots; many = 1 per plot = 5 per acre)

1. live, hole smaller than 5": _____	live, hole larger than 5": _____	dead with cavity: _____	snag: _____
2. live, hole smaller than 5": _____	live, hole larger than 5": _____	dead with cavity: _____	snag: _____
3. live, hole smaller than 5": _____	live, hole larger than 5": _____	dead with cavity: _____	snag: _____
4. live, hole smaller than 5": _____	live, hole larger than 5": _____	dead with cavity: _____	snag: _____
5. live, hole smaller than 5": _____	live, hole larger than 5": _____	dead with cavity: _____	snag: _____

ACORNS, NUTS, & HARD SEEDS (eg. from oaks, walnut, beech, maples, pinus, basswood): none few many

BERRIES & DRUPES: (eg. from black gum, cherry, dogwood, sassafras, service berry, crabapples, hawthorns, viburnums, spicebush)

none few many

LOW EVERGREEN COVER (ground to 10'): species WP none spotty
abundant

HIGH EVERGREEN COVER (taller than 10'): species WP none spotty
abundant

WATER & SPECIAL FEATURES: awesome view
(eg. stream, spring seeps, boulders, rock cliff, large old trees, locally uncommon vegetation, beaver dam, rookery, etc.)

AESTHETICS: _____
(eg. opportunities for enhancing flowering trees, wildflowers, fall color, or creating vista)

MANAGEMENT OBJECTIVE(S) FOR UNIT: (be specific; be sure it makes sense in light of landowner goals for the property)
hold the world together

MANAGEMENT RECOMMENDATIONS: _____

diagonal trail

25yd wide flat on top
 dips off to very steep

MANAGEMENT UNIT RECONNAISSANCE DATA

LANDOWNER: _____ UNIT #: 3 ACRES: 3.5 DATE: _____
 SLOPE: flat gentle moderate steep ASPECT: N NE E SE S SW W NW top bottom

SOILS: _____
 series & type _____ drainage _____ surface _____
 series & type _____ drainage _____ surface _____
 series & type _____ drainage _____ surface _____

drainage: VP - very poor, P - poor, SP - somewhat poor, MW - moderately well, W - well, VW - very well
 surface: S - stony, R - rocky, B - boulders

DOMINANT TYPE VEGETATION: CO/WP
 (eg. hardwood forest, conifer forest plantation, orchard, old field, brush/shrubs, forest wetland, brush wetland, etc.)

SITE QUALITY FOR GROWING TREES: poor fair good very good

MANAGEMENT HISTORY: _____
 (eg. past cutting practices, past uses for the land—recent and more distant past)

OVERSTORY: (variable radius prism plots for species and BA; for tree count 1/20 acre plots = fixed radius of 26 feet)

1. species: _____	BA: _____	TO BA overstory CO 6-12 some 12-18 AD highly 6-12 scattered WP 12-18 mid-story Bi 6-12 WP 1-6 Seedlings to saplings BP 1-6
trees/ac: _____	BA: _____	
2. species: _____	BA: _____	
trees/ac: _____	BA: _____	
3. species: _____	BA: _____	
trees/ac: _____	BA: _____	
4. species: _____	BA: _____	
trees/ac: _____	BA: _____	
5. species: _____	BA: _____	
trees/ac: _____	BA: _____	

(use a check mark to indicate each repeat occurrence of a species in the plot)

MAJOR SIZE CLASS: 0-6" 6-12" 12-18" 18-22" 22"+

STOCKING LEVEL: very sparse light adequate crowded overcrowded

QUALITY (TIMBER CROP POTENTIAL): poor fair good very good excellent

INSECT & DISEASE PROBLEMS: mortality on CO & some WP

UNDERSTORY:

TREES, SHRUBS, & HERBACEOUS PLANTS: pretty evenly dispersed Vacc. / scattered patches mt. laurel
moss, huckleberry, v. scats, service berry, non-invasive fern (circle those most common)

INVASIVE PLANTS: _____

COMMERCIAL REGENERATION: browsed CO seedling scattered

DENSITY OF GROWTH: patches sparse medium dense

DEER BROWSE: light most stems browsed most stems severely distorted

WILDLIFE FOOD & COVER: (1/5 acre plots = fixed radius of 53 feet)

TREES WITH CAVITIES & SNAGS: (few = 1 per acre = 1 per 5 plots; many = 1 per plot = 5 per acre)

1. live, hole smaller than 5": _____	live, hole larger than 5": _____	dead with cavity: _____	snag: _____
2. live, hole smaller than 5": _____	live, hole larger than 5": _____	dead with cavity: _____	snag: _____
3. live, hole smaller than 5": _____	live, hole larger than 5": _____	dead with cavity: _____	snag: _____
4. live, hole smaller than 5": _____	live, hole larger than 5": _____	dead with cavity: _____	snag: _____
5. live, hole smaller than 5": _____	live, hole larger than 5": _____	dead with cavity: _____	snag: _____

ACORNS, NUTS, & HARD SEEDS (eg. from oaks, walnut, beech, maples, pinus, basswood): none few many

BERRIES & DRUPES: (eg. from black gum, cherry, dogwood, sassafras, service berry, crabapples, hawthorns, viburnums, spicebush)

LOW EVERGREEN COVER (ground to 10'): species WP none spotty
abundant

HIGH EVERGREEN COVER (taller than 10'): species WP none spotty
abundant

WATER & SPECIAL FEATURES: awesome view
(eg. stream, spring seeps, boulders, rock cliff, large old trees, locally uncommon vegetation, beaver dam, rookery, etc.)

AESTHETICS: _____
(eg. opportunities for enhancing flowering trees, wildflowers, fall color, or creating vista)

MANAGEMENT OBJECTIVE(S) FOR UNIT: (be specific; be sure it makes sense in light of landowner goals for the property)
hold the world together

MANAGEMENT RECOMMENDATIONS: _____

diagonal trail

Forest Management Timeline

Year	Stand	Recommendation
2006 winter	Property – wide	Locate boundary lines using a surveyor if necessary – clearly mark boundary lines as described in the property wide recommendations
2007 spring	Property – wide	Discuss trail network with Bureau of Forestry and Ferguson Township supervisors
2007 summer	E2, S2, S3	Control invasive plant species in road right of way and do trash pick up
2007 fall	Western Tract	Identify trails to be opened and improved
2007 winter	Western Tract	Open and improve trails
2008 summer	Western Tract	Decide if trail head parking area is feasible, pursue agreement with Bureau of Forestry, design and install parking area
2008 fall	Western Tract	Identify trees for tree identification trail, construct trails as necessary to access trees
2009 spring	Western Tract	Install trail head sign / bulletin board / Tree ID brochure, picnic tables
2009 summer	E2, S2, S3	Retreat invasive plant species in road right of way
2009 fall	Southern Tract	Identify trails to be opened and improved
2010 spring	Western Tract	Sign trails, clear trails of woody debris, improve sections of trail as needed
2010 summer	S1, S2, S3	Locate and construct new “loop” trail
2010summer	W1	Inspect stand for potential timbersale
2011 summer ¹	E2, S2, S3	Control invasive plant species in road right of way and do trash pick up
2011 summer ²	Western and Southern Tracts	Trail maintenance; signage, woody debris, trail surface upgrade
2012 winter	S3	Conduct timbersale

Notes:

¹ Check and control invasive plants in road right of way every two years, if necessary.

² Conduct trail maintenance every year; replace signage for trails and Tree ID trail, clear trail of downed trees and overgrown branches and upgrade surface in sections as the budget allows



Township of

Planning & Zoning Department

Pennsylvania

18149

Ferguson Township, Centre County, Pa.
Application for Zoning Variance/Appeal Hearing

Application for a Hearing must be filed in the name of the owner of record or in the name of the holder of an option or a contract to purchase, or in the name of the lessee if authorized under a lease.

The application must be completed in full and the following must accompany the application:

1. Thirteen (13) copies of the application.
2. Thirteen (13) copies of a diagram or site plan (as outlined on page 3).
3. For a Variance Hearing a non-refundable filing fee of \$300.00 (make check payable to Ferguson Township).
 - For an Appeal Hearing a filing fee of \$500.00 (make check payable to Ferguson Township). The Appeal Hearing fee is refundable if the applicant prevails in the appeal of a notice of violation.
 - If applying for both a Variance Hearing and an Appeal Hearing both the Variance fee of \$300.00 and the Appeal fee of \$500.00 must be paid to the Township.
4. A copy of the applicant's deed or other instrument showing authority to file this application must be attached.
 - If the instrument attached does not contain a legal description, a legal description must be provided.

All material should be submitted to the Ferguson Township Zoning Office no later than 5:00 PM on the fourth Monday of the month. All incomplete applications will not be processed.

Email adsahakian1@gmail.com

ENTRY OF APPEARANCE

Name Armen D. Sahakian

Address 161 Banyan Drive, State College, PA. 16801

I am appearing on my own behalf (Check if this is true.)

I am representing _____

Please send me notice at the above address of any final decisions in this matter.

WAIVER OF STENOGRAPHIC RECORD

I agree to waive the requirements of Section 908(7) of the Pennsylvania Municipalities Planning Code which requires that a stenographic record of the proceedings be made, and consent that a record of the proceedings be prepared from a tape recording of the hearing and the recording secretary's minutes.

Applicant's Signature _____

Date _____

The undersigned hereby applies to the Ferguson Township Zoning Hearing Board for a hearing under the provisions of the Ferguson Township Zoning Ordinance affecting the following premises in the manner herein described.

Applicant Armen D. Sahakian

Address 161 Banyan Drive, State College, PA. 16801

Phone FAX (814) 574-3489 -- mobile

Owner SAME

Address _____

Phone FAX _____

1. Location of premises Meckley Drive Property

2. Centre County Tax Map Parcel Number 24-007-,024E,0000 -- partial

3. Present zoning R-1

4. How long has the applicant held an interest in the property? 19 years

5. Present use of the premises Vacant Land

6. Proposed use of the premises Residential Building Lot

7. Explain extent of proposed alteration(s), if any: To amend and specify setbacks on the

property to allow it to be usable. Lot shape and configuration and current

setbacks do not allow for any practical use of the property. Topographic and

layout designs should be taken into account to in determining proper setbacks.

8. Describe all existing structures, including type size and height: Verizon fiber optic hut. Approx. 8' x 10' building and 10' high. Multiple electric/cable poles along the Meckley Drive side of the property.

9. Has the property been involved in previous zoning hearing(s)? _____ If so, describe date of hearing, nature of hearing and outcome of hearing:
Not while I have been owner.

10. For new construction or alterations:
a) Have plans been submitted to the Zoning Officer? No
b) Has he/she reviewed, approved, and signed the plans? No
c) Has he/she issued a permit? No

11. For a variance hearing, describe the provisions or regulations of the Ferguson Township Zoning Ordinance under which application for a variance is sought:
Lot building setbacks provision Ch. 27 Tab 401 Sec A1 District

12. For an appeal hearing, describe the alleged misinterpreted or misapplied provision of the ordinance which will be relieved by granting this appeal:

13. A variance will be granted only upon the showing of an unnecessary hardship meeting all of the following criteria:

- a) The unnecessary hardship is caused by unique physical circumstances in the size, shape or topography of the lot.
- b) Because of the unnecessary hardship so caused, the lot cannot be developed in conformity with the Zoning Ordinance.
- c) The unnecessary hardship was not created by the applicant. a) Key map showing the generalized location of the property.
- d) The variance, if granted, would not alter the essential character of the neighborhood, impair the use or development of adjacent property or be detrimental to the public welfare.
- e) The variance would be the minimum necessary to afford relief and would be the least possible modification of the Zoning Ordinance.



FERGUSON TWP

1220
1240
1240

4200

100

MC ADOWNE DR

E PINE GROVE RD

470

NECKLEY RD

S.D. CALHOUN POND

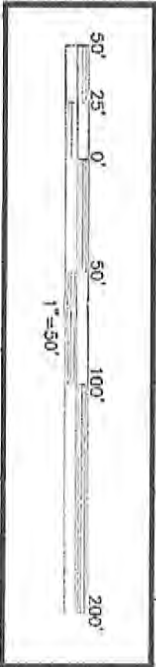
490

494

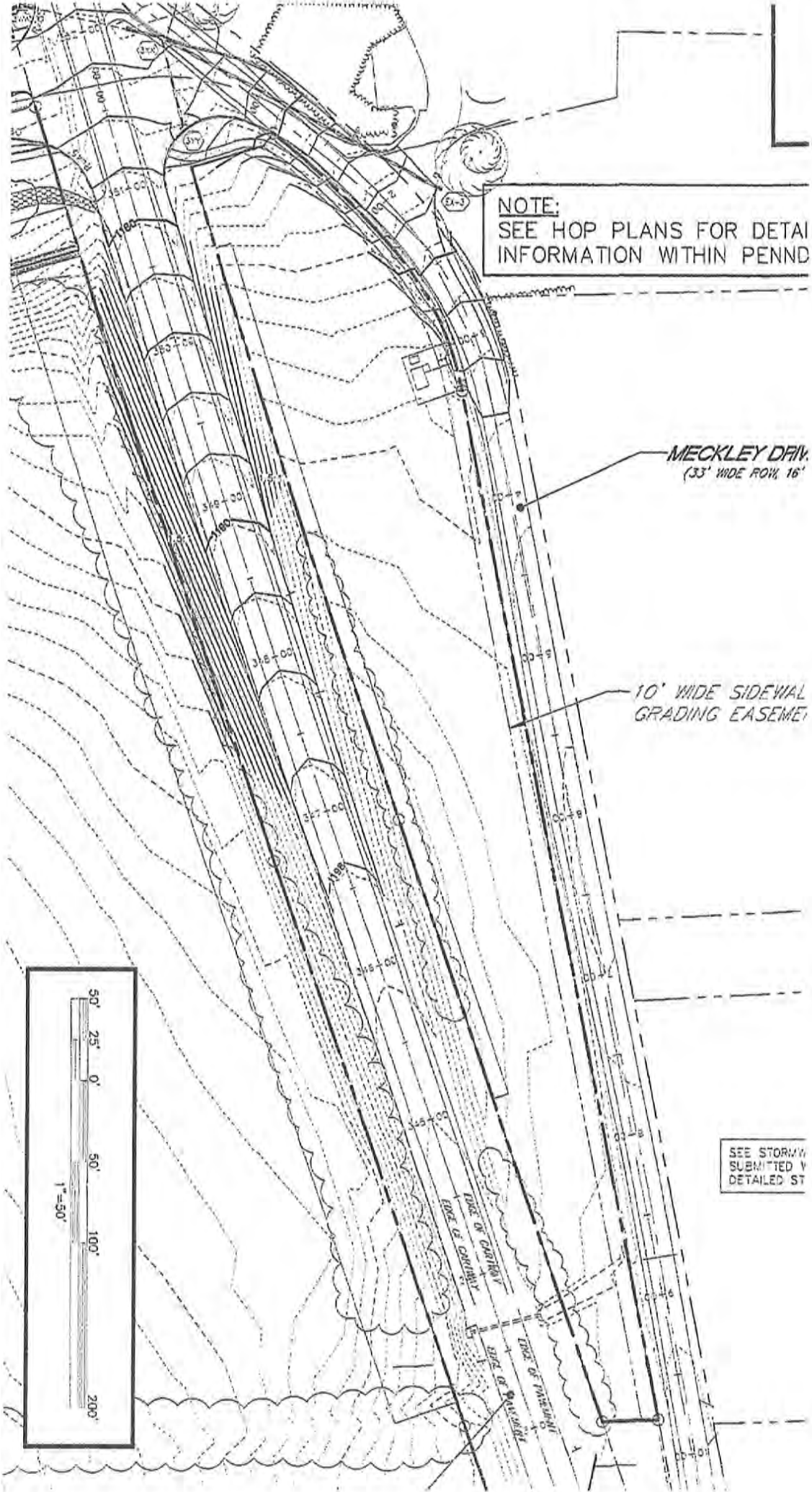
NOTE:
SEE HOP PLANS FOR DETAIL
INFORMATION WITHIN PENND

MECKLEY DRIV.
(33' WIDE ROW, 16')

10' WIDE SIDEWAL
GRADING EASEMENT



SEE STORMW
SUBMITTED V
DETAILED ST



ferguson township
3147 Research Drive
State College, PA 16801
814-238-4651
814-238-3454 (fax)
www.twp.ferguson.pa.us

Receipt No. 00015215

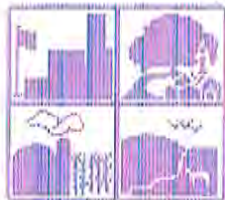
08/26/2019 03:51 PM

Armen Sahakian

Zoning Permit/Va riance for meckl ey dr	300.00
---	--------

Check # 337	
Receipt Total	300.00
Payment Total	300.00

Thank you!



RECEIVED
AUG 27 2019

APPLICATION FOR CONSIDERATION OF A MODIFICATION
Ferguson Township, Centre County

Submittal Date: 8/27/2019

A fee of \$50.00 is required at the time of submitting this application.

The undersigned hereby applies for approval of a modification/waiver, submitted herewith and described below:

Applicant Information

Armen D. Sahakian

Name

161 Banyan Drive

State College

16801

Street Address

City

Zip

(814) 574-3489

Phone Number

Property/Plan Information

Meckley 2 Lot Subdivision

Plan Name

3410-S -- Drawing #D-6419

08/22/2001

Plan Number

Plan Date

Meckley Drive

24-007-,024E,0000-

Project Location

Parcel Number

Armen D. Sahakian

Name of Property Owner(s)

Meckley Drive

State College

16801

Street Address

City

Zip

Application Type:

Subdivision

Terraced Streetscape District (TSD)

Land Development

Traditional Town Development (TSD) District

Modification/Waiver Request Information

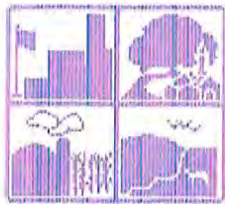
Specific Section(s) of the Subdivision and Land Development Ordinance or Design Standards for which a Modification/Waiver is requested:

Requiring surety to be posted for sidewalk for a "final plan", even

though the purpose of this "subdivision" was to add a portion of

Meckley tract to Hillside tract as a Master Plan. Meckley portion

sidewalk to be part of future phase that in not yet submitted.



APPLICATION FOR CONSIDERATION OF A MODIFICATION
Ferguson Township, Centre County

State any proposed alternative(s) to the requirement:

To remove the "requirement" of sidewalk installation/surety until the Final plan of the

Meckley tract which contains the sidewalk at issue is submitted for approval, or until

such time that Ferguson Township deems that the sidewalk needs to be installed,
whichever comes first.

Please state in full, the grounds and facts of the unreasonableness or hardship the Ferguson Township Subdivision and Land Development Ordinance has placed on the property.

A TRUE Final Plan for development of the tract in question is not been submitted yet.

*If necessary, please continue with your hardship specification on another page.

The undersigned hereby represents that, to the best of their knowledge and belief, all information listed above is true, correct, and complete.

Signature

Date

-For Office Use Only-

Date Received: _____ By: _____

Date Paid: _____ Check No.: _____ Amount: _____

Advertisement Dates: _____ Planning Commission Review Date: _____

Board of Supervisors Meeting Date: _____

Ferguson Township
3147 Research Drive
State College, PA 16801
814-238-4651
814-238-3454 (fax)
www.twp.ferguson.pa.us

Receipt No. 00015223

08/27/2019 04:56 PM

Armen Sahakian

Zoning Permit/consideration modification

50.00

Check # 338
Receipt Total
Payment Total

Thank you!

APPLICATION AND CERTIFICATE FOR PAYMENT

Invoice #: 72996

To Owner: Ferguson Township
3147 Research Drive

State College, PA 16801

Project: 19045- Ferguson Township Project C1
(2019)

Application No.: 1

Distribution to:
 Owner
 Architect
 Contractor

Period To: 8/9/2019

From Contractor: GLENN O. HAWBAKER, INC
1952 Waddle Road, Suite 203
State College, PA 16803

Remit To:
Glenn O. Hawbaker, Inc
P.O.Box 64289
Baltimore, MD 21264-4289
WE DON'T ACCEPT CREDIT CARDS

Project Nos: 2019-C1

Contract For: Paving

Contract Date: 4/3/2019

CONTRACTOR'S APPLICATION FOR PAYMENT

Application is made for payment, as shown below, in connection with the Contract. Continuation Sheet is attached.

1. Original Contract Sum	\$238,543.95
2. Net Change By Change Order	\$35,894.32
3. Contract Sum To Date	\$274,438.27
4. Total Completed and Stored To Date	\$273,844.67
5. Retainage :	
a. 10.00% of Completed Work	\$27,384.48
b. 0.00% of Stored Material	\$0.00
Total Retainage	\$27,384.48
6. Total Earned Less Retainage	\$246,460.19
7. Less Previous Certificates For Payments	\$0.00
8. Current Payment Due	\$246,460.19
9. Balance To Finish, Plus Retainage	\$27,978.08

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information, and belief, the work covered by this Application for Payment has been completed in accordance with the Contract Documents. That all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR: GLENN O. HAWBAKER, INC.

By: Mary C. McMurtrei Date: 8/21/19

State of: PA
Subscribed and sworn to before me this 21st
Notary Public: Ann Marie Veneziano
My Commission expires:

County of: Centre
day of August 2019
COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
Ann Marie Veneziano, Notary Public
Patton Twp., Centre County
My Commission Expires Jan. 24, 2020
MEMBER PENNSYLVANIA ASSOCIATION OF NOTARIES

ARCHITECT'S CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and information comprising the above application, the Architect certifies to the Owner that to the best of the Architect's knowledge, information, and belief, the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

AMOUNT CERTIFIED \$ 246,460.19

(Attach explanation if amount certified differs from the amount applied. Initial all figures on this Application and on the Continuation Sheet that are changed to conform with the amount certified.)

ARCHITECT:
By: Ryan Scola Date: 8/21/19

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment, and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.

CHANGE ORDER SUMMARY	Additions	Deductions
Total changes approved in previous months by Owner	\$0.00	\$0.00
Total Approved this Month	\$35,894.32	\$0.00
TOTALS	\$35,894.32	\$0.00
Net Changes By Change Order	\$35,894.32	

CONTINUATION SHEET

Application and Certification for Payment, containing Contractor's signed certification is attached.

In tabulations below, amounts are stated to the nearest dollar.

Use Column I on Contracts where variable retainage for line items may apply.

Application No. : 1

Application Date : 8/21/2019


To: 8/9/2019

Architect's Project No.: 2019-C1

Invoice #: 72996

Contract : 19045- Ferguson Township Project C1 (2019)

A Item No.	B Description of Work	C Scheduled Value	D E Work Completed		F Materials Presently Stored (Not in D or E)	G Total Completed and Stored To Date (D+E+F)	% (G / C)	H Balance To Finish (C-G)	I Retainage	
			From Previous Application (D+E)	This Period In Place						
0203-0004	Class 1B Excavation (Base Repair)	20,998.40	0.00	20,998.40	0.00	20,998.40	100.00%	0.00		
0460-0001	Bituminous Tack Coat	2,820.00	0.00	2,820.00	0.00	2,820.00	100.00%	0.00		
0491-0013	2" Depth Milling, Material Retained by	32,463.20	0.00	32,463.20	0.00	32,463.20	100.00%	0.00		
0608-0001	Mobilization	7,500.00	0.00	7,500.00	0.00	7,500.00	100.00%	0.00		
0802-0001	Topsoil, furnished and Placed	2,750.00	0.00	2,750.00	0.00	2,750.00	100.00%	0.00		
0860-0002	Inlet Filter Bag, Type C Inlet	1,500.00	0.00	1,500.00	0.00	1,500.00	100.00%	0.00		
0901-0001	Maintenance and Protection of Traffic	1,000.00	0.00	1,000.00	0.00	1,000.00	100.00%	0.00		
4311-0324	SP WMA Base,64-22,<.3 ESAL,25mm	0.00	0.00	0.00	0.00	0.00	0.00%	0.00		
4350-0106	SUBBASE 6" DEPTH (NO. 2A) (BASE	5,255.19	0.00	5,255.19	0.00	5,255.19	100.00%	0.00		
4411-0385	SP WMA Wearing,64-22,<.3 ESAL,9.5	61,520.25	0.00	61,520.25	0.00	61,520.25	100.00%	0.00		
4411-0484	SP WMA Wearing,64-22,.3-3ESAL,9.5	15,544.00	0.00	15,544.00	0.00	15,544.00	100.00%	0.00		
4411-2395	SP WMA Scratch,64-22,<.3ESAL,9.5n	47,586.00	0.00	47,586.00	0.00	47,586.00	100.00%	0.00		
4411-2494	SP WMA Scratch,64-22,.3-3ESAL,9.5i	0.00	0.00	0.00	0.00	0.00	0.00%	0.00		
4630-0010	Plain Cement Conc Curb, Mod.	0.00	0.00	0.00	0.00	0.00	0.00%	0.00		
4633-0200	Plain Cement Mountable Curb, Type C	27,103.50	0.00	27,103.50	0.00	27,103.50	100.00%	0.00		
9000-0001	Seeding, Soil Supplements and Mulch	1,187.20	0.00	593.60	0.00	593.60	50.00%	593.60		
9000-0002	Reset Mailboxes	2,100.00	0.00	2,100.00	0.00	2,100.00	100.00%	0.00		
9000-0003	Driveway Restoration	11,153.95	0.00	11,153.95	0.00	11,153.95	100.00%	0.00		
11-0324C1	SP WMA Base,64-22,<.3 ESAL,25mm	33,956.58	0.00	33,956.58	0.00	33,956.58	100.00%	0.00		
Grand Totals			274,438.27	0.00	273,844.67	0.00	273,844.67	99.78%	593.60	27,384.48

2019-C1
 PAY APP # 1
 ACCT# : 32.439.610
 PAY : \$246,460.19


Project: 2019-C1 STREET IMPROVEMENT PROJECTS - NORTH

Construction Quantities

ITEM No. UNIT	DESCRIPTION	UNIT PRICE	TOTAL QTY.	SUB-TOTAL (\$)	APPLETREE QTY	APPLETREE TOTAL	AVEBURY QTY	AVEBURY TOTAL	DOGWOOD QTY	DOGWOOD TOTAL	PARK LANE QTY	PARK LANE TOTAL	PRINCETON QTY	PRINCETON TOTAL
0203 0004 CY	CLASS 1B EXCAVATION (BASE REPAIR)	\$85.00	247.04	\$20,998.40	47.23	\$ 4,014.55	133.56	\$ 11,352.60	22.15	\$ 1,882.75	0	\$ -	44.10	\$ 3,748.50
4311 0324 SY	SUPERPAVE ASPHALT MIXTURE DESIGN, WMA BASE COURSE, PG 64-22, < 0.3 MILLION ESALS, 25 MM MIX (5" DEPTH) (MODIFIED)	\$48.00	0.00	\$0.00	0.00	\$ -	0.00	\$ -	0.00	\$ -	0	\$ -	0.00	\$ -
4311 0324 SY	SUPERPAVE ASPHALT MIXTURE DESIGN, WMA BASE COURSE, PG 64-22, < 0.3 MILLION ESALS, 25 MM MIX (5" DEPTH) (MODIFIED)	\$42.00	808.49	\$33,956.58	154.56	\$ 6,491.52	437.09	\$ 18,357.78	72.51	\$ 3,045.42	0	\$ -	144.33	\$ 6,061.86
4350 0106 SY	SUBBASE 6" DEPTH (NO. 2A) (BASE REPAIR)	\$6.50	808.49	\$5,255.19	154.56	\$ 1,004.64	437.09	\$ 2,841.09	72.51	\$ 471.32	0.00	\$ -	144.33	\$ 938.15
4411 0385 SY	SUPERPAVE ASPHALT MIXTURE DESIGN, WMA WEARING COURSE, PG 64-22, <0.3 MILLION ESALS, 9.5MM MIX, 1.5" DEPTH, SRL-L (MODIFIED)	\$8.25	7,457.00	\$61,520.25	1,134.00	\$ 9,355.50	1,450.00	\$ 11,962.50	1,029.00	\$ 8,489.25	0.00	\$ -	3,844.00	\$ 31,713.00
4411 0484 SY	SUPERPAVE ASPHALT MIXTURE DESIGN, WMA WEARING COURSE, PG 64-22, 0.3 TO < 3 MILLION ESALS, 9.5MM MIX, 1.5" DEPTH, SRL-M (MODIFIED)	\$8.00	1,943.00	\$15,544.00	0.00	\$ -	0.00	\$ -	0.00	\$ -	1,943.00	\$ 15,544.00	0.00	\$ -
4411 2395 TON	SUPERPAVE ASPHALT MIXTURE DESIGN, WMA WEARING COURSE (SCRATCH), PG 64-22, <0.3 MILLION ESALS, 9.5MM MIX, SRL-L (MODIFIED)	\$132.00	360.50	\$47,596.00	48.89	\$ 6,453.48	90.60	\$ 11,959.20	48.90	\$ 6,454.80	49.20	\$ 6,494.40	122.91	\$ 16,224.12
4411 2494 TON	SUPERPAVE ASPHALT MIXTURE DESIGN, WMA WEARING COURSE (SCRATCH), PG 64-22, 0.3 TO < 3 MILLION ESALS, 9.5MM MIX, SRL-M (MODIFIED)	\$140.00	0.00	\$0.00	0.00	\$ -	0.00	\$ -	0.00	\$ -	0.00	\$ -	0.00	\$ -
0460 0001 SY	BITUMINOUS TACK COAT	\$0.15	18,800.00	\$2,820.00	2,268.00	\$ 340.20	2,900.00	\$ 435.00	2,058.00	\$ 308.70	3,886.00	\$ 582.90	7,688.00	\$ 1,153.20
0491 0013 SY	MILLING OF BITUMINOUS PAVEMENT SURFACE, 2" DEPTH, MILLED MATERIAL RETAINED BY CONTRACTOR	\$3.40	9,548.00	\$32,463.20	1,194.00	\$ 4,059.60	1,538.00	\$ 5,229.20	1,029.00	\$ 3,498.60	1,943.00	\$ 6,606.20	3,844.00	\$ 13,069.60
0608 0001 LS	MOBILIZATION	\$7,500.00	1.00	\$7,500.00	0.20	\$ 1,500.00	0.20	\$ 1,500.00	0.20	\$ 1,500.00	0.20	\$ 1,500.00	0.20	\$ 1,500.00
4630 0010 LF	PLAIN CEMENT CONCRETE CURB (MODIFIED)	\$165.00	0.00	\$0.00	0.00	\$ -	0.00	\$ -	0.00	\$ -	0.00	\$ -	0.00	\$ -
4633 0200 LF	PLAIN CONCRETE MOUNTABLE CURB, TYPE A (MODIFIED)	\$18.00	1,505.75	\$27,103.50	623.25	\$ 11,218.50	882.50	\$ 15,885.00	0.00	\$ -	0.00	\$ -	0.00	\$ -
0602 0001 CY	TOPSOIL FURNISHED AND PLACED	\$125.00	22.00	\$2,750.00	11.00	\$ 1,375.00	11.00	\$ 1,375.00	0.00	\$ -	0.00	\$ -	0.00	\$ -
0660 0002 EA	INLET FILTER BAG FOR TYPE C INLET	\$150.00	10.00	\$1,500.00	0.00	\$ -	1.00	\$ 150.00	0.00	\$ -	0.00	\$ -	9.00	\$ 1,350.00
0901 0001 LS	MAINTENANCE AND PROTECTION OF TRAFFIC DURING CONSTRUCTION	\$1,000.00	1.00	\$1,000.00	0.20	\$ 200.00	0.20	\$ 200.00	0.20	\$ 200.00	0.20	\$ 200.00	0.20	\$ 200.00
9000 0001 SY	SEEDING, SOIL SUPPLEMENTS AND MULCHING	\$4.00	296.80	\$1,187.20	120.31	\$ 481.24	176.49	\$ 705.96	0.00	\$ -	0.00	\$ -	0.00	\$ -
9000 0002 EA	RESET MAILBOXES	\$140.00	15.00	\$2,100.00	6.00	\$ 840.00	9.00	\$ 1,260.00	0.00	\$ -	0.00	\$ -	0.00	\$ -
9000 0003 SY	DRIVEWAY RESTORATION	\$85.00	117.41	\$11,153.95	76.86	\$ 7,301.70	40.55	\$ 3,852.25	0.00	\$ -	0.00	\$ -	0.00	\$ -
				SUB-TOTAL \$ 274,438.27		\$ 54,635.93		\$ 87,065.58		\$ 25,850.84		\$ 30,927.50		\$ 75,958.43

PROJECT TOTAL \$ 274,438.27

PAY APP TOTAL	\$273,844.67
PAY APP RETAINAGE (%)	10%
PAY APP RETAINAGE (\$)	-\$27,384.47
PREVIOUS AMOUNT TO PAY	\$0.00
PAY APP TOTAL	\$246,460.20
TOTAL PAID TO DATE	\$288,160.18

APPLICATION AND CERTIFICATE FOR PAYMENT

Invoice #: 72997

Reduced Retainage

To Owner: Ferguson Township
3147 Research Drive

State College, PA 16801

Project: 19045- Ferguson Township Project C1
(2019)

Application No.: 2

Distribution to:
 Owner
 Architect
 Contractor

Period To: 8/9/2019

From Contractor: GLENN O. HAWBAKER, INC
1952 Waddle Road, Suite 203
State College, PA 16803

Remit To:
Glenn O. Hawbaker, Inc
P.O.Box 64289
Baltimore, MD 21264-4289
WE DON'T ACCEPT CREDIT CARDS

Project Nos: 2019-C1

Contract For: Paving

Contract Date: 4/3/2019

CONTRACTOR'S APPLICATION FOR PAYMENT

Application is made for payment, as shown below, in connection with the Contract. Continuation Sheet is attached.

1. Original Contract Sum	\$238,543.95
2. Net Change By Change Order	\$35,894.32
3. Contract Sum To Date	\$274,438.27
4. Total Completed and Stored To Date	\$273,844.67
5. Retainage :	
a. 5.00% of Completed Work	\$13,692.24
b. 0.00% of Stored Material	\$0.00
Total Retainage	\$13,692.24
6. Total Earned Less Retainage	\$260,152.43
7. Less Previous Certificates For Payments	\$246,460.19
8. Current Payment Due	\$13,692.24
9. Balance To Finish, Plus Retainage	\$14,285.84

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information, and belief, the work covered by this Application for Payment has been completed in accordance with the Contract Documents. That all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR: GLENN O. HAWBAKER, INC.

By: Mary C. McMurtre Date: 8/21/19

State of: PA
Subscribed and sworn to before me this 21st
Notary Public: Ann Marie Veneziano
My Commission expires:

County of: Centre
day of August 2019
COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
Ann Marie Veneziano, Notary Public
Patton Twp., Centre County
My Commission Expires Jan. 24, 2020
MEMBER, PENNSYLVANIA ASSOCIATION OF NOTARIES

ARCHITECT'S CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and the data comprising the above application, the Architect certifies to the Owner that to the best of the Architect's knowledge, information, and belief, the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

AMOUNT CERTIFIED \$ 13,692.24

(Attach explanation if amount certified differs from the amount applied. Initial all figures on this Application and on the Continuation Sheet that are changed to conform with the amount certified.)

ARCHITECT:
By: Ryan P. Scola Date: 8/27/19

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment, and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.

CHANGE ORDER SUMMARY	Additions	Deductions
Total changes approved in previous months by Owner	\$35,894.32	\$0.00
Total Approved this Month	\$0.00	\$0.00
TOTALS	\$35,894.32	\$0.00
Net Changes By Change Order	\$35,894.32	

CONTINUATION SHEET

Application and Certification for Payment, containing Contractor's signed certification is attached.

In tabulations below, amounts are stated to the nearest dollar.

Use Column I on Contracts where variable retainage for line items may apply.

Application No. : 2

Application Date : 8/21/2019

To: 8/9/2019

Architect's Project No.: 2019-C1

Invoice # : 72997

Contract : 19045- Ferguson Township Project C1 (2019)

A Item No.	B Description of Work	C Scheduled Value	D E Work Completed		F Materials Presently Stored (Not in D or E)	G Total Completed and Stored To Date (D+E+F)	% (G / C)	H Balance To Finish (C-G)	I Retainage
			From Previous Application (D+E)	This Period In Place					
0203-0004	Class 1B Excavation (Base Repair)	20,998.40	20,998.40	0.00	0.00	20,998.40	100.00%	0.00	
0460-0001	Bituminous Tack Coat	2,820.00	2,820.00	0.00	0.00	2,820.00	100.00%	0.00	
0491-0013	2" Depth Milling, Material Retained by	32,463.20	32,463.20	0.00	0.00	32,463.20	100.00%	0.00	
0608-0001	Mobilization	7,500.00	7,500.00	0.00	0.00	7,500.00	100.00%	0.00	
0802-0001	Topsoil, furnished and Placed	2,750.00	2,750.00	0.00	0.00	2,750.00	100.00%	0.00	
0860-0002	Inlet Filter Bag, Type C Inlet	1,500.00	1,500.00	0.00	0.00	1,500.00	100.00%	0.00	
0901-0001	Maintenance and Protection of Traffic	1,000.00	1,000.00	0.00	0.00	1,000.00	100.00%	0.00	
4311-0324	SP WMA Base,64-22,<.3 ESAL,25mm	0.00	0.00	0.00	0.00	0.00	0.00%	0.00	
4350-0106	SUBBASE 6" DEPTH (NO. 2A) (BASE	5,255.19	5,255.19	0.00	0.00	5,255.19	100.00%	0.00	
4411-0385	SP WMA Wearing,64-22,<.3 ESAL,9.5	61,520.25	61,520.25	0.00	0.00	61,520.25	100.00%	0.00	
4411-0484	SP WMA Wearing,64-22,.3-3ESAL,9.5	15,544.00	15,544.00	0.00	0.00	15,544.00	100.00%	0.00	
4411-2395	SP WMA Scratch,64-22,<.3ESAL,9.5n	47,586.00	47,586.00	0.00	0.00	47,586.00	100.00%	0.00	
4411-2494	SP WMA Scratch,64-22,.3-3ESAL,9.5i	0.00	0.00	0.00	0.00	0.00	0.00%	0.00	
4630-0010	Plain Cement Conc Curb, Mod.	0.00	0.00	0.00	0.00	0.00	0.00%	0.00	
4633-0200	Plain Cement Mountable Curb, Type C	27,103.50	27,103.50	0.00	0.00	27,103.50	100.00%	0.00	
9000-0001	Seeding, Soil Supplements and Mulch	1,187.20	593.60	0.00	0.00	593.60	50.00%	593.60	
9000-0002	Reset Mailboxes	2,100.00	2,100.00	0.00	0.00	2,100.00	100.00%	0.00	
9000-0003	Driveway Restoration	11,153.95	11,153.95	0.00	0.00	11,153.95	100.00%	0.00	
11-0324C1	SP WMA Base,64-22,<.3 ESAL,25mm	33,956.58	33,956.58	0.00	0.00	33,956.58	100.00%	0.00	
Grand Totals		274,438.27	273,844.67	0.00	0.00	273,844.67	99.78%	593.60	13,692.24

2019-C1
PAY APP# 2
Acct# : 32.439.610
PAY : \$ 13,692.24

+ Ryan Scale

Project: 2019-C1 STREET IMPROVEMENT PROJECTS - NORTH
Construction Quantities

ITEM No. UNIT	DESCRIPTION	UNIT PRICE	TOTAL QTY.	SUB-TOTAL (\$)	APPLETREE QTY	APPLETREE TOTAL	AVEBURY QTY	AVEBURY TOTAL	DOGWOOD QTY	DOGWOOD TOTAL	PARK LANE QTY	PARK LANE TOTAL	PRINCETON QTY	PRINCETON TOTAL
0203 0004 CY	CLASS 1B EXCAVATION (BASE REPAIR)	\$85.00	247.04	\$20,998.40	47.23	\$ 4,014.55	133.56	\$ 11,352.60	22.15	\$ 1,882.75	0	\$ -	44.10	\$ 3,748.50
4311 0324 SY	SUPERPAVE ASPHALT MIXTURE DESIGN, WMA BASE COURSE, PG 64-22, < 0.3 MILLION ESALS, 25 MM MIX (5' DEPTH) (MODIFIED)	\$48.00	0.00	\$0.00	0.00	\$ -	0.00	\$ -	0.00	\$ -	0	\$ -	0.00	\$ -
4311 0324 SY	SUPERPAVE ASPHALT MIXTURE DESIGN, WMA BASE COURSE, PG 64-22, < 0.3 MILLION ESALS, 25 MM MIX (5' DEPTH) (MODIFIED)	\$42.00	808.49	\$33,966.58	154.56	\$ 6,491.52	437.09	\$ 18,357.78	72.51	\$ 3,045.42	0	\$ -	144.33	\$ 6,061.86
4350 0105 SY	SUBBASE 6" DEPTH (NO. 2A) (BASE REPAIR)	\$6.50	808.49	\$5,255.19	154.56	\$ 1,004.64	437.09	\$ 2,841.09	72.51	\$ 471.32	0.00	\$ -	144.33	\$ 938.15
4411 0385 SY	SUPERPAVE ASPHALT MIXTURE DESIGN, WMA WEARING COURSE, PG 64-22, <0.3 MILLION ESALS, 9.5MM MIX, 1.5" DEPTH, SRL-L (MODIFIED)	\$8.25	7,457.00	\$61,520.25	1,134.00	\$ 9,355.50	1,450.00	\$ 11,962.50	1,029.00	\$ 8,489.25	0.00	\$ -	3,844.00	\$ 31,713.00
4411 0484 SY	SUPERPAVE ASPHALT MIXTURE DESIGN, WMA WEARING COURSE, PG 64-22, 0.3 TO < 3 MILLION ESALS, 9.5MM MIX, 1.5" DEPTH, SRL-M (MODIFIED)	\$8.00	1,943.00	\$15,544.00	0.00	\$ -	0.00	\$ -	0.00	\$ -	1,943.00	\$ 15,544.00	0.00	\$ -
4411 2395 TON	SUPERPAVE ASPHALT MIXTURE DESIGN, WMA WEARING COURSE (SCRATCH), PG 64-22, <0.3 MILLION ESALS, 9.5MM MIX, SRL-L (MODIFIED)	\$132.00	360.50	\$47,586.00	48.89	\$ 6,453.48	90.60	\$ 11,959.20	48.90	\$ 6,454.80	49.20	\$ 6,494.40	122.91	\$ 16,224.12
4411 2494 TON	SUPERPAVE ASPHALT MIXTURE DESIGN, WMA WEARING COURSE (SCRATCH), PG 64-22, 0.3 TO < 3 MILLION ESALS, 9.5MM MIX, SRL-M (MODIFIED)	\$140.00	0.00	\$0.00	0.00	\$ -	0.00	\$ -	0.00	\$ -	0.00	\$ -	0.00	\$ -
0460 0001 SY	BITUMINOUS TACK COAT	\$0.15	18,800.00	\$2,820.00	2,268.00	\$ 340.20	2,900.00	\$ 435.00	2,058.00	\$ 308.70	3,886.00	\$ 582.90	7,688.00	\$ 1,153.20
0491 0013 SY	MILLING OF BITUMINOUS PAVEMENT SURFACE, 2" DEPTH, MILLED MATERIAL RETAINED BY CONTRACTOR	\$3.40	9,548.00	\$32,463.20	1,194.00	\$ 4,059.60	1,538.00	\$ 5,229.20	1,029.00	\$ 3,498.60	1,943.00	\$ 6,606.20	3,844.00	\$ 13,069.60
0608 0001 LS	MOBILIZATION	\$7,500.00	1.00	\$7,500.00	0.20	\$ 1,500.00	0.20	\$ 1,500.00	0.20	\$ 1,500.00	0.20	\$ 1,500.00	0.20	\$ 1,500.00
4630 0010 LF	PLAIN CEMENT CONCRETE CURB (MODIFIED)	\$165.00	0.00	\$0.00	0.00	\$ -	0.00	\$ -	0.00	\$ -	0.00	\$ -	0.00	\$ -
4633 0200 LF	PLAIN CONCRETE MOUNTABLE CURB, TYPE A (MODIFIED)	\$18.00	1,505.75	\$27,103.50	623.25	\$ 11,218.50	882.50	\$ 15,885.00	0.00	\$ -	0.00	\$ -	0.00	\$ -
0802 0001 CY	TOPSOIL FURNISHED AND PLACED	\$125.00	22.00	\$2,750.00	11.00	\$ 1,375.00	11.00	\$ 1,375.00	0.00	\$ -	0.00	\$ -	0.00	\$ -
0860 0002 EA	INLET FILTER BAG FOR TYPE C INLET	\$150.00	10.00	\$1,500.00	0.00	\$ -	1.00	\$ 150.00	0.00	\$ -	0.00	\$ -	9.00	\$ 1,350.00
0901 0001 LS	MAINTENANCE AND PROTECTION OF TRAFFIC DURING CONSTRUCTION	\$1,000.00	1.00	\$1,000.00	0.20	\$ 200.00	0.20	\$ 200.00	0.20	\$ 200.00	0.20	\$ 200.00	0.20	\$ 200.00
9000 0001 SY	SEEDING, SOIL SUPPLEMENTS AND MULCHING	\$4.00	296.80	\$1,187.20	120.31	\$ 481.24	176.49	\$ 705.96	0.00	\$ -	0.00	\$ -	0.00	\$ -
9000 0002 EA	RESET MAILBOXES	\$140.00	15.00	\$2,100.00	6.00	\$ 840.00	9.00	\$ 1,260.00	0.00	\$ -	0.00	\$ -	0.00	\$ -
9000 0003 SY	DRIVEWAY RESTORATION	\$95.00	117.41	\$11,153.95	76.86	\$ 7,301.70	40.55	\$ 3,852.25	0.00	\$ -	0.00	\$ -	0.00	\$ -
				SUB-TOTAL	\$ 274,438.27	\$ 54,635.93	\$ 87,065.58	\$ 25,850.84	\$ 30,927.50	\$ 75,958.43				

PROJECT TOTAL \$ 274,438.27

	PAY APP #1	PAY APP #2	PAY APP #3
PAY APP SUB-TOTAL	\$273,844.67		
PAY APP RETAINAGE (%)	10%	5%	
PAY APP RETAINAGE (\$)	-\$27,384.47	\$13,692.24	
PREVIOUS AMOUNT TO PAY	\$0.00		
PAY APP TOTAL	\$246,460.20	\$13,692.24	
TOTAL PAID TO DATE		\$260,152.44	

RESOLUTION NO. _____

A RESOLUTION OF THE TOWNSHIP OF FERGUSON, CENTRE COUNTY, PENNSYLVANIA AUTHORIZING THE CHAIRMAN AND SECRETARY TO EXECUTE A LICENSE AGREEMENT BETWEEN THE TOWNSHIP OF FERGUSON AND ZAYO GROUP, LLC SETTING FORTH TERMS AND CONDITIONS FOR THE OCCUPANCY AND MAINTENANCE OF PUBLIC RIGHT-OF-WAY IN FERGUSON TOWNSHIP.

WHEREAS, the Township of Ferguson (hereinafter called "Township") owns and maintains certain right-of-way; and

WHEREAS, Zayo Group, LLC (hereinafter called "Licensee"), formerly doing business as Northeastern ITS, entered into an agreement dated December 16, 2009 (hereinafter called "original license"), by which the Township granted the Licensee permission to construct and maintain a fiber optic communications system along the authorized route with the limits and in accordance to the plans attached as Exhibit "A" to the original license; and

WHEREAS, the Township and Licensee have agreed to extend the term of the License for an additional ten (10) years commencing January 1, 2020 and expiring December 31, 2029 on the terms and conditions set out in the License attached hereto as Exhibit "A" and made part of this resolution.

BE IT RESOLVED, by authority of the Township of Ferguson, Centre County, Pennsylvania, and it is hereby resolved by authority of the same, that the Chairman be authorized and directed to sign the attached License Agreement on its behalf and that the Secretary be authorized and directed to attest to the same.

RESOLVED the 3rd day of September, 2019.

TOWNSHIP OF FERGUSON

By: _____
Steve Miller, Chairman
Board of Supervisors

[S E A L]

ATTEST:

David Pribulka, Secretary

Exhibit "A"

LICENSE AMENDING AND EXTENSION AGREEMENT

THIS **AGREEMENT** (the "Agreement") made as of _____, _____, **2019**.

BETWEEN:

**The Township of Ferguson, Pennsylvania (the "Township") hereinafter referred to as
Township or Licensor**

OF THE FIRST PART

-and-

**Zayo Group, LLC, a Delaware company with its principal offices at 1805 29th Street, Denver
CO 80301, hereinafter referred to as Licensee**

OF THE SECOND PART

RECITALS:

- A.** The Licensor and Northeastern ITS, LLC (the "Original Licensee") entered into an agreement dated December 16th, 2009 (the "License") by which the Licensor granted to the Original Licensee permission to construct and maintain a fiber optic communications system along the Route within the limits and according to the plans attached as Exhibit A of the License.
- B.** Whereas on February 28, 2018 the Licensee completed the acquisition of Spread Networks, LLC and its subsidiaries, which includes the Original Licensee, and whereas the Licensee is the successor in title to the interest of the Original Licensee and to the License.
- C.** The Licensor and the Licensee have agreed to extend the term of the License for an additional ten (10) years commencing January 1, 2020 and expiring December 31, 2029 on the terms and conditions set out below.

NOW THEREFORE THIS AGREEMENT WITNESSES THAT the parties hereto agree as follows:

- 1. Unless otherwise defined in this Agreement and the recitals all initially capitalized words used in this Agreement shall have the meaning given in the License. All section references used in this Agreement shall be to sections in the License unless otherwise indicated.
- 2. The License is hereby amended as follows:
 - a) Section 4 (Term) shall be deleted in its entirety and replaced with the following:

"Section 4.1. The term of this License is Ten Years (10 Years) ending December 31, 2019."

"Section 4.2. The term of the License shall be extended for a further period of ten (10) years, commencing January 1, 2020 and expiring December 31, 2029".
 - b) by adding Section 11 to the License as set out below:

"Section 11. Any notice, request, demand, consent or other communication provided or permitted by this License shall be in writing and given by personal delivery, or sent by single-registered mail, overnight courier delivery service, electronic mail or transmitted by facsimile, address to the party for which it is intended at the address on the below. Any notice so given shall be deemed to have been received on the date, on which it was delivered or transmitted by facsimile,

to the Licensor at the following address:

Address: Township of Ferguson, Pennsylvania
Attention: David Pribulka, Township Manager
Telephone: 814.238.4651
Facsimile: 814.238.3454
Email: admin@twp.ferguson.pa.us

and to the Licensee at the following address:

Address: Zayo Group, LLC,
1805 29th Street, Suite 2050
Boulder, CO 80301
Attention: General Counsel/Legal

With Billing to:

Attention: Zayo Accounts Payable
Facsimile: 303.226.5614
Email: zayoap@zayo.com

3. The effective date of this Agreement shall be **January 1, 2020**.
4. Except as amended by this Agreement, the License remains unchanged and is hereby ratified, confirmed and reinstated. This Agreement is not intended to release the Licensee from any of its obligations under the License arising prior to the effective date of this Agreement.
5. This Agreement may be executed by a party and delivered by facsimile or PDF (portable document format) and if so executed and transmitted, this Agreement will be for all purposes effective as if the parties had delivered and executed the original Agreement.

[Signature pages below]

IN WITNESS WHEREOF the parties have executed this Agreement as of the date first written above.

Township of Ferguson, Pennsylvania

Zayo Group, LLC

By: _____

By: _____

Title: _____

Title: _____

Date: _____

Date: _____

STATE OF COLORADO
COUNTY OF BOULDER

On this the _____ day of _____, before me, a Notary Public, personally appeared _____, known to me (or satisfactorily proven) to be the person whose name is subscribed to the within instrument, and that he executed the same for the purposes therein contained.

IN WITNESS WHEREOF, I have set my hand and official seal.

Notary Public
My Commission Expires: _____

COMMONWEALTH OF PENNSYLVANIA:
COUNTY OF CENTRE:

On this the _____ day of _____, before me, a Notary Public, personally appeared _____, known to me (or satisfactorily proven) to be the person whose name is subscribed to the within instrument, and that he executed the same for the purposes therein contained.

IN WITNESS WHEREOF, I have set my hand and official seal.

Notary Public
My Commission Expires: _____

CENTRE REGION COUNCIL OF GOVERNMENTS

2643 Gateway Drive, Suite 3

State College, PA 16801

Phone: (814) 231-3077 Fax: (814) 231-3083 Website: www.crcog.net

EXECUTIVE COMMITTEE

COG Building Forum Room

2643 Gateway Drive

August 20, 2019

12:15 PM

AGENDA

1. CALL TO ORDER

Chair Steve Miller will convene the meeting.

2. PUBLIC COMMENTS

Members of the public are invited to comment on any items not already on the agenda (five minutes per person time limit, please). Comments relating to specific items on the agenda should be deferred until that point in the meeting.

3. APPROVAL OF MINUTES

A copy of the minutes of the July 23, 2019, Executive Committee meeting is **enclosed**.

4. RFP FOR CONSULTING SERVICES TO PROPOSE A REGIONAL FIRE PROTECTION SERVICE MODEL

This agenda item asks the Executive Committee to review and provide comments on the draft Request for Proposals to obtain consulting services to prepare a future organizational model for the Centre Region Fire Protection Program.

During its March 12, 2019 meeting Committee voted to recommend to the General Forum that a Working Group be established and charged with the responsibility of preparing a Request for Proposals (RFP) for consulting services to propose a future model for the Regional Fire Protection program. Duties of the Steering Committee include:

- Draft a Request for Proposals (RFP) to conduct the study
- Interview potential consulting firms and prepare a recommendation for the award of a contract to the General Forum
- Review and provide information as requested by the consultant
- Review the draft report prior to its submission to the General Forum

The specific motion approved by the General Forum during its March 25, 2019 meeting reads as follows:

“That the General Forum, as recommended by the Public Safety Committee, establish a Steering Committee to conduct a study to identify a preferred model for the future organization of the Regional Fire Protection program that takes into consideration community growth, demographic changes, call volumes, volunteerism and cost.”

Members of the Working Group are:

- | | |
|--------------------------------|--------------------|
| 1. State College Borough | Dan Murphy |
| 2. College Township | Anthony Fragola |
| College Township (Alternate) | Rich Francke |
| College Township (Alternate) | Carla Stilson |
| 3. Ferguson Township | Laura Dininni |
| 4. Halfmoon Township | Mark Stevenson |
| Halfmoon Township (Alternate) | Bob Strouse |
| 5. Harris Township | Bud Graham |
| 6. Patton Township | Dan Treviño |
| 7. Penn State University | Charles Noffsinger |
| 8. Centre Region Police Chiefs | Chris Albright |
| 9. Alpha Fire Company | Jason Troup |
| 10. Alpha Fire Company | Shawn Kauffman |
| 11. Centre Region COG (Fire) | Steve Bair |
| 12. Centre Region COG (Fire) | Rusty Schreiner |

The Working Group has met three times and has endorsed the **enclosed** Request for Proposals. The Working Group unanimously asks the Public Safety Committee to review this draft, note areas of concern, and, if acceptable refer it to the Executive Committee to be referred to the General Forum for endorsement.

During its August 13, 2019 meeting the Public Safety Committee reviewed the draft RFP and unanimously voted to ask the Executive Committee to refer the following motion to the General Forum for approval:

“That the Public Safety Committee recommend to the Executive Committee that the Request for Proposals for Consulting Services to Propose a Future Organizational Model for the Centre Region Fire Protection Program be endorsed and authorized for advertisement.”

The Executive Committee should decide whether to forward the Request for Proposals and the accompanying motion approved by the Public Services Committee to the General Forum.

5. SOLAR POWER PURCHASE AGREEMENT

This agenda item asks the Executive Committee to authorize the presentation of an update on the regional discussions relating to the concept of jointly purchasing electrical power through a Solar Power Purchase Agreement (SPPA). This is an informational item and does not require the

action of the General Forum at this time. General Forum action will be requested several times should this concept proceed.

During the last six months, the Centre Region COG has participated in and supported an effort to investigating the advantages/disadvantages and organizational options for a Solar Power Purchase Agreement (SPPA). A Working Group was established to explore this concept that is intended to lower energy costs and enhance environmental sustainability.

To date two General Forum actions have been taken.

March 25, 2019 COG Meeting

“That the General Forum, as recommended by the Executive Committee, confirm its support that the Centre Regional COG participate with other Centre Region public entities in the investigation of a Solar Power Purchase Agreement.”

April 22, 2019 COG Meeting

“That the General Forum, as recommended by the Executive Committee, appoint Mr. Peter Buckland as its representative to the Working Group that will be investigating the advantages/disadvantages and organizational options for a Solar Power Purchase Agreement (SPPA).”

At the current time organizations participating in this study are shown below. During its July 24, 2019 meeting the Working Group agreed to invite other municipalities in Centre County to participate in the project as well. A letter of invitation has been sent to each jurisdiction.

1. Centre County Government	Margaret Gray
2. Centre Region COG	Peter Buckland
3. CC Refuse and Recycling Authority	Ted Onufrak
4. College Township	John Franck Jeff Kennedy
5. College Township Water Authority	Adam Brumbaugh
6. Ferguson Township	Eric Endresen
7. Halfmoon Township	Bob Strouse
8. Harris Township	Dennis Hameister
9. Patton Township	Betsy Whitman
10. State College Borough	Jesse Barlow
11/12.State College Area School District*	Gretchen Brandt
	Jim Leous
	Randy Brown
13.State College Borough Water Authority	Jason Grottini

**two voting members*

The Working Group has been meeting on a regular basis. The topics of the initial discussions include: governance model, funding and a cost allocation formula, and the RFQ/RFI/RFP process/timeline. COG staff is recommending that the Executive Committee schedule a presentation regarding the Working Group's efforts to date and issues that it will discuss in the future. The presentation would be made by Mr. Peter Buckland, the SPPA Working Group Chair and COG's representative to the Working Group.

The Executive Committee should decide whether to refer this report to the General Forum.

6. SUSTAINABILITY OF AGRICULTURE IN THE CENTRE REGION REPORT

This agenda item asks the Executive Committee to authorize the presentation of the Sustainability of the Agricultural Industry in the Centre Region report to the General Forum as recommended by the Transportation and Land Use Committee. This is an informational item and does not require action of the General Forum.

The preservation of prime agricultural land and maintaining the long-term viability of the agricultural industry is a core theme in the 2013 Centre Region Comprehensive Plan. The 2017 Comprehensive Plan Implementation Program (CHIP) included a study focused on the sustainability of agriculture in the Region. Staff recently completed a report that includes information on agriculture in the Centre Region, relevant State laws, current planning for agriculture in the Region, and potential zoning strategies that could be implemented to further support the industry. While there are many ways the Centre Region municipalities and the broader community can support local agriculture, the report is primarily focused on identifying how municipal zoning regulations can be modified to protect open space and farmland for current and future agricultural uses.

The 2013 Centre Region Comprehensive Plan identifies and plans for agriculture as a primary land use outside of the Regional Growth Boundary (RGB) and Sewer Service Area (SSA). Municipal zoning regulations are a primary tool utilized to implement comprehensive plans and the Pennsylvania Municipalities Planning Code states that zoning regulations shall "preserve prime agricultural land and farmland" as well as encourage the "continuity, development and viability of agricultural operations." While five of the six Centre Region municipalities have adopted zoning districts that have the primary intent of supporting agricultural uses, most of these districts also permit a variety of non-agricultural land uses that can create conflicts and permanent loss of farmland. The report recommends that the municipalities review zoning districts that are intended to support agriculture and remove or limit the development of non-agricultural uses in these areas.

In addition to revising ordinances to remove incompatible land uses from areas intended to support agriculture, the enclosed report recommends that the Centre Region municipalities consider adopting additional zoning regulations to help protect prime agricultural land and support modern agricultural practices.

The zoning strategies detailed in this report include:

- Agricultural Protection Zoning
- Conservation Design/Open-Space Preservation Regulations
- Scale Limits for Non-Agricultural Uses
- Reducing Minimum Lot Sizes for Agricultural Uses
- Transfer of Development Rights
- Alternative Energy/Green Infrastructure
- Agritourism

The Executive Committee should decide whether to refer this report to the General Forum.

7. 2020 COG PROGRAM PLAN AND CAPITAL IMPROVEMENT PLAN

This agenda item asks the Executive Committee to receive the municipal comments and staff responses regarding the 2020 COG Program Plan and 2020 to 2024 Capital Improvement Plan and consider referring this information to the General Forum. This is an informational item and action from the Executive Committee and the General Forum is not required. Questions from the regarding the report are welcomed.

During its November 25, 2019 meeting, the General Forum will be asked to endorse the 2019 COG Summary Budget and refer it to the six Centre Region municipalities for adoption. There are three documents that are involved in the COG Budget process. They are:

- a) **COG Program Plan** - This document is intended to provide municipal officials with a mid-year status report on the COG Budget, identify each COG Agency's mission statement and work objectives, and to propose potential budgetary or programmatic changes in the upcoming calendar year. At the July General Forum meeting, the Program Plan is referred to the governing bodies for comment. COG staff prepares responses to the municipal comments. These comments and staff responses are shared with the Finance Committee and the General Forum.
- b) **COG Detailed Budget** - Keeping the Program Plan municipal comments in mind, the COG Agency Directors prepare the Detailed Budget that is provided to the Finance Committee for review. Copies are also distributed to the Municipal Managers. The Detailed Budget identifies proposed revenues and expenses for each of COG's 26 different funds and 1,500 line item accounts. In late September/early October, the Finance Committee meets with each COG Agency Director to thoroughly review their budget proposals. The Committee recommends to the Director budgetary changes that are then incorporated into the final version of the Detailed Budget.
- c) **COG Summary Budget** - Based on the Detailed Budget, as approved by the Finance Committee, the COG Staff prepares a Summary Budget that provides a description of the combined COG Budget (all 26 funds) and identifies the proposed changes in revenues and expenditures for each agency budget. This document is reviewed by the General Forum during its October meeting and individually by each governing body during their meetings in early November. Municipal comments are forwarded to the Finance

Committee for a response during its November meeting. The Summary Budget, as may be revised, is presented to the General Forum for endorsement and referral to the municipalities for adoption.

Step “a” of the municipal review of the 2020 Program Plan and the preparation of COG Staff responses is completed. **Enclosed** is a matrix that identifies the comments from each municipality. Staff responses to the municipal comments are being compiled. This matrix was discussed by the Finance Committee during its August 16, 2019 meeting. The Executive Director will provide a brief report on the outcome of that Finance Committee’s review.

The Executive Committee should decide whether to refer this matrix to the General Forum for informational purposes.

8. APPOINTMENT TO SCHLOW STRATEGIC PLANNING COMMITTEE

This agenda item asks the Executive Committee to propose an individual elected official or recommend a process to select an elected official to be the General Forum’s representative to the Strategic Planning Committee for Schlow Centre Region Library when they begin their work during January 2020.

The current plan was approved by the Library Board in 2016. It expires in 2019. A new one is needed because the next four-year cycle will see a leadership transition (director retirement), major or capital gifts campaign, and some shifts in service as people read and learn in changing ways. Other questions include:

- Should the Library "take over" the New Leaf Initiative co-worker space as part of its service mix?
- How will the changing landscape of downtown affect the Library?
- How can the Library meet the needs of a growing population?
- How can the Library raise more private dollars for the extensive building maintenance in the next decade and beyond?

The strategic planning process is expected to be about six months long. The Library Board is initially considering appointing a 10 to 12-person Strategic Planning Committee to work with a consultant to prepare the plan. The 2020 COG Program Plan proposes an expenditure of \$18,000 in consulting expenses associated with the drafting the strategic plan.

The Executive Committee should discuss the invitation for the General Forum to have an elected representative to the Strategic Planning Committee and decide how to proceed.

9. 2019 TRICK OR TREAT NIGHT

This agenda item asks members of the Executive Committee to forward to the General Forum a recommended date for 2019 Trick-or-Treat Night.

For the last 39 years, the General Forum has recommended a date for the Centre Region municipalities to designate as Trick-or-Treat night. Consistent with that tradition, the Centre Region Parks and Recreation Director has asked the Centre Region Police Chiefs for a recommended date.

The three Centre Region Police Chiefs and the Parks and Recreation Director have been asked to recommend a date for 2019. It is likely that the suggested date for Trick-or-Treat night will be Thursday, October 31, 2019.

Assuming the Police Chiefs and the Parks Director make this recommendation, to proceed, the Executive Committee should consider forwarding the following motion to the General Forum for approval:

“That based upon recommendations from the Centre Region Police Chiefs and the Centre Region Parks and Recreation Director, the Executive Committee recommends to the General Forum that the Centre Region municipalities designate Thursday, October 31, 2019, between the hours of 6:00 pm and 8:00 pm as Trick-or-Treat night, with the exception of Halfmoon Township where the hours will be 5:30 pm to 8:30 pm on that same day.”

The Executive Committee should discuss the Police Chiefs and Parks and Recreation Director’s recommended motion designating the time and date for “Trick or Treat” night and decide whether to forward it to the General Forum.

The probable date for the annual CRPR Halloween Costume Parade is Sunday, October 27, 2019.

10. EXECUTIVE DIRECTOR’S REPORT

Mr. Steff will provide an update of COG activities for August 2019.

11. OTHER BUSINESS

A. Matter of Record - Next month’s meeting of the General Forum is scheduled for Monday, **September 23, 2019**, at the COG Building. Tentative agenda items include: approval of basic emergency operations plan and KINBER update.

B. Matter of Record - The following is an update of the status of planning and evaluation studies currently underway at the COG.

	Planning Activity	Status
1	Update Personnel Policy Handbook	This project is complete.

2	Parks and Recreation Regional Plan	This project is well underway – a community-wide randomized survey has been conducted. Surveys were mailed to 3,000 Centre Region residents with a return rate of 23%. Because of challenges with data compilation and analysis of the survey data the project is two months behind schedule. Currently, the Steering Committee is discussing how the Centre Region Parks and Recreation Agency should be governed in the future. The Plan should be presented to the General Forum during its January 27, 2020, instead of November 25, 2019, as originally proposed.
3	Study of Regional Fire Protection Program	The Working Group for this project has proposed a scope of work to the Public Safety Committee at its August 13 meeting and the General Forum at its August 26 meeting
4	IT Study	Due to staff limitations, this project will not go forward in 2019 but will be carried into 2020.
5	Code Software Study	The Working Group for this project has met three times and is in the process of identifying and evaluating software options.
6	COG Facilities Evaluation	The process of defining the outcomes desired for the facilities evaluation continues. This project should move forward during the second half of 2019.
7	Executive Director Recruitment and Screening Committee	During its August 13 meeting, the Committee approved a Request for Proposals for consulting services to conduct a nationwide recruitment effort. Proposals are due on September 16.
8	Solar Power Purchase Agreement Working Group	The Committee discussed the RFQ/RFI/RFP process, the allocation of costs associated with the process, and the desire to expand the Working Group beyond the Centre Region and inviting all municipal entities within Centre County to participate. An update will be given to the General Forum at its August 26 meeting.

- C. Matter of Record – During its August 13, 2019 meeting the Executive Director Recruitment and Screening Committee approved the following mission statement for its efforts. Also at the meeting, Jessica Buckland was elected chair.

“In order to best serve both residents of the Centre Region and COG’s employees, the committee will recruit candidates for the position of Executive Director who both exemplify and promote COG values. COG history suggests that our values are wide-reaching and

aspirational and apply to both the governing body and the organization itself as an employer.

COG's values as a governing body speak to facets of inclusion, sustainability, responsible and spirited land/business growth, and participatory governance for both officials and citizens. We envision the best candidate for executive director would be able to balance these values, advocate for them across departments and decisions, make hard choices and facilitate hard discussions when necessary.

As an employer, COG clearly envisions itself as compassionate and supportive, hoping to make space for all employees to grow and be happy at work. Our ideal candidate for executive director would see each employee as a valued person embedded in a living workplace and would help employees seek satisfaction, creativity, achievement, and happiness in their work.

We envision attracting and connecting with candidates of varied cultural backgrounds, varied sexual/gender orientations, and varied experiences. We envision our ideal candidate evoking hopefulness and inspiration in interactions with coworkers and elected officials. A key ability for our ideal candidate is seeing the reality of today—the challenges and needs—while still seeing growth, opportunity, and optimism in the near and far future. Our ideal candidate is never complacent and always ready to facilitate conversations; is able to listen and adapt to changing needs and demands. Our ideal candidate is flexible and open-minded and eager to make space for others to speak and grow.

As the committee, we hope to deliver to the General Forum a slate of final candidates who reflect the above values and who not only inspire hope and optimism but also project security, knowledge, confidence and reliability.

- D. Matter of Record – **Enclosed** is a copy of the revised timeline for the drafting of a Parks and Recreation Regional Comprehensive Plan.
- E. Matter of Record – Recently the COG Executive Director was interviewed for Comcast Newsmakers. A link to the five-minute interview is

<https://comcastnewsmakers.com/Videos/2019/8/4/Centre-Region-COG?autoplay>

The link is also on the COG webpage. Looking ahead to other public information efforts, C-NET is nearing completion of a 30-minute interview of the COG Directors. When complete there will be a link to this video on the COG webpage.

- F. Matter of Record – The public forum on the Parks and Recreation Regional Comprehensive Plan tentatively scheduled for September 10 will be delayed until October or November. The additional time will allow time for a draft plan to be ready for presentation to the public.

12. TENTATIVE AGENDA ITEMS

The following are agenda items tentatively scheduled for discussion at the Monday, August 26, 2019, General Forum meeting, which will be held in the Centre Region COG Building.

- A. Pledge of Allegiance
- B. Introduction of Code Services Manager
- C. RFP for Fire Study
- D. Solar Power Purchase Agreement
- E. Sustainability of Agriculture Report
- F. Municipal comments on 2020 COG Program to 2020 to 2024 CIP

13. ADJOURNMENT

CENTRE REGION COUNCIL OF GOVERNMENTS

2643 Gateway Drive, Suite 3

State College, PA 16801

Phone: (814) 231-3077 • Fax: (814) 231-3083 • E-Mail: jsteff@crcog.net

STEERING COMMITTEE PARKS AND RECREATION REGIONAL COMPREHENSIVE PLAN

Centre Region COG Building

2643 Gateway Drive, State College, PA 16801

Tuesday, September 3, 2019

12:00 Noon

AGENDA

1. CALL TO ORDER

Vice Chair Eric Bernier will convene the meeting.

2. PUBLIC COMMENTS

Members of the public are invited to comment on any items not already on the agenda (five minutes per person time limit, please). Comments relating to specific items on the agenda should be deferred until that point in the meeting.

3. APPROVAL OF MINUTES

A copy of the minutes of the August 6, 2019 Steering Committee meeting is *enclosed*.

4. DRAFT PLAN INTRODUCTION AND RECOMMENDATIONS

Ms. Landes and Ms. Yost will share the plan introductory chapter and draft recommendations with the Committee (*enclosed*).

The consultants will pose the following questions to guide discussion:

- Is the summary of the top issues on target?
- Are the Core Themes appropriate?
- Are there any incorrect statements or assumptions?

These are draft documents and, invariably, there will be mistakes, typographical errors and inconsistencies. In order to efficiently run the meeting, the Committee is asked to provide editorial comments, edits, and suggestions in writing to the consultants. The time that is available at the meeting should focus on substantive questions and changes to the documents and the questions posed by the consultants so progress on the draft plan can continue.

5. PUBLIC MEETING UPDATE

At the request of the Committee, Ms. Brandt changed the reservation of the State College Area High School for the second public meeting from September 10th to November 14th, 6 PM to 10 PM.

6. MAILED SURVEY FINAL REPORT

At the August meeting, the Committee requested that Dr. Graefe include the following in the mailed survey final report:

- A comparison of the mailed and online survey results
- The relationship of program participation by income level
- The likelihood of a resident visiting a nearby park versus a popular park
- Adding the total number of respondents to each question
- The desired park features/activities per age group

The Committee should discuss any additional requests for the final report, including questions, comparisons, format, and visuals. Dr. Graefe plans to have the report ready by the end of September.

7. OTHER BUSINESS

- A. Matter of Record -The next meeting will be on Tuesday, October 1, 2019 at 12:00 PM at the COG Building.
- B. Matter of Record - *Enclosed* is the updated project timeline, approved at the August 6, 2019 meeting. Revisions are in red.

8. ADJOURNMENT

CENTRE REGION COUNCIL OF GOVERNMENTS

2643 Gateway Drive, Suite #3
State College, PA 16801

Phone: (814) 231-3077 • Fax: (814) 231-3088 • Website: www.crcog.net

AD HOC FACILITIES COMMITTEE

COG Forum Room

Tuesday, September 3, 2019

8:30 AM

AGENDA

1. CALL TO ORDER

Mr. Harden will convene the meeting.

2. CITIZEN COMMENTS

Members of the public are invited to comment on any items not already on the agenda (five minute per person time limit, please). Comments relating to specific items on the agenda should be deferred until that point in the meeting.

3. APPROVAL OF MINUTES

A copy of the minutes of the July 2, 2019 Ad Hoc Facilities Committee meeting is **enclosed**.

4. PARKS MAINTENANCE FACILITY DISCUSSION

As identified in Harris Township's 2020 Program Plan comments, Mr. Harden has requested that an agenda item be added to commence a long term discussion as it pertains to the Parks Maintenance Facility. This is an informational item only and there is no action required of the Ad Hoc Facilities Committee.

The Parks Maintenance Facility is currently located at 2929 Stewart Drive across from the Nittany Mall. The current lease is for 6,000 square feet at \$4,500 per month (\$54,000/year), is for two years, and terminates on October 31, 2019. The tenant has the right to exercise two 1 year options to extend the lease through October 31, 2021.

The Chair would like to hold a conceptual discussion around:

- 1) What are the pros and cons related to the current Parks Maintenance Facility?
- 2) Going forward, should COG continue to rent or look to build a new maintenance facility?
- 3) Who would be the stakeholders in a Parks Maintenance Facility?
- 4) What would a timeline and action plan look like going forward?

The Committee should discuss these questions but no action is desired at this time.

5. OPPORTUNITY FOR A PENN STATE INTERN

During the development of a facilities management function for the Centre Region COG numerous parties were reached out to including:

- State College Area School District
- Penn State Office of Physical Plant
- Penn State Sustainability Institute
- Mr. Don Francke

Earlier this year Mr. Don Francke became more intimately involved in the COG Facilities Management function. As that has occurred, the conversation with the Penn State Sustainability Institute has also moved forward and on August 21, Mr. Viglione met with Ms. Carla Glisan from the Penn State Federal Work Study Program about the potential for a Penn State Engineering student to work with Mr. Francke.

The agreement for the Work Study Program would be between the Centre Region COG and Penn State with the intern reporting directly to Mr. Don Francke. Should an issue arise, it would be Joe Viglione's responsibility to work with Penn State to mitigate it.

The Committee should ask questions and determine if they wish to recommend an intern from Penn State to supplement the facilities assessment function being performed by Don Francke.

6. ASSESSING THE MAINTENANCE FUNCTION & RETRO-COMMISSIONING

PLEASE REMEMBER TO BRING YOUR BLACK BINDER – FACILITIES PERM FILE

Mr. Don Francke will review the **enclosed** updated facilities assessment. The plan will be for the Committee to gain an understanding of the document and determine if performing facilities assessments in this manner/format in the future is preferable.

In addition Mr. Francke will provide an update regarding his assessment of the COG Building. The Committee should listen to Mr. Francke's report, ask questions and/or share comments related to Mr. Francke's findings.

7. REQUEST FOR PROPOSALS FOR CIVIL ENGINEERING SERVICES

Mr. Don Francke has developed a draft Request for Proposal (RFP) for civil engineering services to study the condition of multiple parking and corresponding drainage issues (if any) at various COG locations. The funding for this RFP will come out of the \$50,000 budgeted in the COG Building Capital Fund for 2019.

The Committee should review the **enclosed** draft RFP, suggest changes and/or edits they see fit, and authorize staff, if deemed appropriate, to advertise and distribute the RFP for the civil engineering services.

8. FINANCE COMMITTEE REPORT

Mr. Joe Viglione will report on the Finance Committee meeting held on August 16, 2019 where the Committee discussed comments received on the Program Plan and CIP.

9. OTHER BUSINESS

Matter of Record - A draft job description for the Facilities Coordinator position is anticipated to be distributed to the Committee at its October meeting.

10. ADJOURNMENT

Spring Creek Watershed Commission

August 21, 2019
Bellefonte Council Chambers
236 West Lamb Street
7:00 PM

Special Guest Presentation

- 1) **Call to Order:** The Chair will call the meeting to order & lead the Pledge of Allegiance
- 2) **Introduce members:** – Establish which municipalities are present
- 3) **Approval of minutes,** Minutes from July & August will be approved in Sept
- 4) **Citizen Comments:** The public is invited to address the Commission on items not on the agenda. (5 minutes per commentary). Electronic copy of comments should be submitted to SCWC & will be added to meeting minutes.
- 5) **Educational Topic:** ***“One is Not a Simple Number”***
Jim Weaver, Retired Tioga County Planner & Biologist,
- 6) **Old Business:**
 - A) Report from Technical Workgroup & Steering Committee re: “One Water Report”
 - Preview introduction video
 - Discuss 3 documents attached to agenda
 - September vote on “One Water Report:
- 7) **New Business:**
- 10) **Financial Report:** Will be presented in September
- 11) **Once Around the Watershed:** Members are asked to share relevant water related news from their municipality.

Remaining meetings for 2019: Sept. 18, Nov. 20.

CNET Air Times: This meeting can be viewed on Channel 7 (CGTV) on
Wednesday, August 28 – 7 p.m.
Saturday, August 31 – noon
Sunday, September 1 – 4 p.m.
Monday, September 2 - 6 a.m.
Wednesday, September 3 – 12 a.m.

Watch the program for free at your convenience at www.cnet1.org

Thanks you to Halfmoon Township for sponsoring the airing of the meeting



Manager's Report September 3, 2019

1. Staff is anticipating a late-September launch of the new Township webpage. A user group meeting was hosted on August 22nd, and feedback from the discussion is being incorporated into the design. Content migration is underway, but the exact date of launch is still to be determined. The new website is hosted by Civic CMS and will feature new content and capabilities that will be more user-friendly and informative to visitors.
2. I represented the Township at the Zoning Hearing Board meeting on August 26th in defense of the Zoning Administrator's determination letter relative to a violation of the approved Young Scholars/Dream Schools Land Development Plan. I agreed to hold any enforcement action in abeyance for the 2019/2020 school year provided that the property owner would immediately begin work on an updated traffic impact study and any subsequent traffic improvements that are necessitated as a result of the updated analysis.
3. The Ferguson Township Volunteer Appreciation Dinner is scheduled for Thursday, October 10th at 6:00 p.m. at the Ramada Inn on South Atherton Street. Invitations will be forthcoming.
4. The Pennsylvania Municipal League Annual Summit is scheduled for October 3 – 6th at the Gettysburg Hotel and Majestic Theater in Gettysburg. Board members who may be interested in attending should let me know by the end of the day on Friday, September 6th so that I may register them in time for the early-bird rate and reserve accommodations. I will be unable to attend this year.
5. The Non-Uniformed Pension Advisory Committee held its first meeting with Cornerstone Wealth Advisory Services to discuss the implementation of the review of the investment lineup for the Township's 457 Deferred Compensation and 401a retirement plans. I will provide a brief verbal update with my report on the next steps for that Committee.



August 27, 2019

Mr. Dave Pribulka, Township Manager
Ferguson Township
3147 Research Drive
State College, PA 16801

Dear Dave:

As we recently discussed, the CATA Board has decided to eliminate service to Halfmoon Township, pending finalization of public hearings on the changes. When we met with the Halfmoon Township Supervisors over the summer, we attempted to give them as much notice as possible of the changes. However, after seeing the level of ridership in the township, the Halfmoon Township Supervisors asked whether service could be eliminated during this calendar year to coincide with their fiscal year.

In order to do this, CATA still needed to find a way to meet the legislated local match obligations for CATA's 2019/20 fiscal year. Rather than going back to each of the other member and contracted municipalities for Halfmoon's remaining local match share of \$3,151, CATA staff obtained special one-time permission from PennDOT to cover this shortfall from unobligated capital local match shares.

By taking the above action, I will today be informing Halfmoon Township that our last planned day of service in the township will be Friday, January 10, 2020, to coincide with the start of CATA's spring full-service schedule. Thank you for allowing me to speak with your supervisors about the research that led the board to make this difficult decision. Should you have any questions, please feel free to contact me.

Sincerely,

A handwritten signature in blue ink that reads "Louwana S. Oliva".

Louwana Oliva
General Manager

cc: Files, PennDOT