Friends of Worcester
President’s Letter

We, in Worcester, are fortunate to have in our township agricultural fields, meadows and woodlands which are part of our daily lives. Whether we are driving to work, walking a trail or watching the sunset over an old barn, our open space is a beautiful part of our lives.

Much of the open space we see has been preserved through the hard work of people over many years and the generosity of a few special individuals. For years our township supervisors have supported green initiatives, zoning policies, and have worked with strategic partners to preserve open space in the township.

The benefits of open space are numerous. Not only do these areas give us recreational space and a beautiful place to live, but they will be of even greater value to future generations. As our world continues to stress its natural resources, it will be our open spaces that helps us to sustain our standard of living. In 1987 the United Nations defined sustainable as “meeting our present needs without compromising the ability of future generations to meet their needs”. How we act now will define how future generations live. Open space filters our drinking water, produces air to breathe, fosters biodiversity, promotes local agriculture and allows the earth to sustain itself.

As we move forward, our township needs to continue to add to our zoning code and township ordinances legislation that promotes sustainable initiatives. We must encourage green building, best management practices, and LEEDS (an internationally recognized green building certification system) certified projects, in conjunction with the continued acquisition of open space. These actions are what will sustain the earth and provide for our children. Once it’s gone, it’s gone forever.

- Kim David

What is the Economic Value of Protected Open Space?

To see the sunset light up a field on one of the beautiful farms in Worcester Township is to know the intrinsic value of protected open space. But what is its economic value? That is what the report Return on Environment: The Economic Value of Protected Open Space in Southeastern Pennsylvania set out to demonstrate. The final edition recently was released by the GreenSpace Alliance and the Delaware Valley Regional Planning Commission.

Return on Environment is the first to quantify the economic value of protected open space in the five-county Philadelphia metropolitan area. The conclusions are that the farms, forests, and stream valleys of our region result in millions of dollars each year in savings, earnings, and avoided costs. They contribute to our local economies and property values. They help us save on everything from health care to recreation. They also naturally improve the air we breathe and the water we drink, reducing the cost of providing these basic needs. The numbers may surprise you.

Property values reflect many things, including size of lot, size and condition of structures on that lot, and location. The study found that people are willing to pay more to be near preserved open space. In fact, based on the premium people are willing to pay to be closer to parks and other green spaces, open space adds $16.3 billion to the value of southeastern Pennsylvania’s housing stock.

Clean air, pure water, and dry basements are things that many of us take for granted. We tend to realize how valuable they are, only when we lose them. Our trees, fields, and forests play an important role in filtering our water, cleansing our air and controlling flooding. The study looked at the cost to replace what our open space does for free. It found that if our open space was lost to development we would need to spend more than $132.5 million per year to do what our preserved lands already do.

Access to open space improves not just our bottom lines, but our waistlines, too. Outdoor exercise improves our health and wellbeing and reduces the risks of cardiovascular disease, diabetes, certain cancers, and obesity. Improved health prevents nearly $800 million in medical costs annually. Plus each household in the region saves $392 per year by having open space available for recreation and exercise, instead of having to pay out-of-pocket for other facilities.

continued on p. 2
Open space helps our economies in many ways. Our parks, trails, and farms are destinations that attract visitors who spend $187 million in our regional economy. Preserved open space in southeastern Pennsylvania accounts for roughly 6,900 jobs annually in industries including agriculture, tourism, hospitality, recreation, and open space management and preservation. Agricultural sales associated with preserved farmland totals $206 million annually.

When we save our land, we save our money, and we preserve a quality of life in which we can all grow and thrive. We can’t afford not to protect our region’s open space. These places are assets that are essential to our health, our economy, and our future.

To find out more about this study, or to download a copy of it, a summary brochure, or the technical appendices, visit www.greenspacealliance.org/home/whatsnew.asp or www.dvrpc.org/openspace/value.

A PowerPoint presentation summarizing the study’s findings and showcasing regional open space is also available. If you would like to schedule a speaker and presentation for your group, please contact Donna Pitz, Executive Director of the GreenSpace Alliance at dpitz@greenspacealliance.org, or at (215) 545-4570, extension 111.

A soon-to-be-built trail on the Moran property will allow residents to enjoy the beauty of this preserved property.

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Worcester Township Village Planning

Worcester Township Planning Commission, in conjunction with representatives from the county planning commission, has worked on Cedars and Fairview Village planning for the past year, focusing on ordinance to enhance quality of life for residents and improve business owners’ opportunities.

As previously reported, the Planning Commission has hosted several meetings with Fairview Village and other township residents. During these meetings, the residents have expressed their desires and concerns regarding Fairview Village’s future development. A subcommittee of the Planning Commission has held several meetings with residents and business owners of Cedars Village. The information gathered from all of these meetings will aid the Planning Commission as it continues working to develop ordinance changes that will enable positive and desired changes in Cedars and Fairview Villages. These proposals will then be considered by our Board of Supervisors.

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Save the Date!

October 22, 2011

Start gearing up for Montgomery County Lands Trust's Great Conservation Caper, a geo-caching treasure hunt in Worcester that is sure to be a hoot. Stay tuned for details at www.MCLT.org or 215-513-0100.

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FOW Invites You To Get Involved!

- **Open Space Committee**: Land preservation, village planning, Open Space Fund
- **Education & Outreach Committee**: Community activities, newsletter, website, community partnerships
- **Organizational Advancement Committee**: Membership recruitment and development, operational fundraising

Contact FOW at info@friendsofworcester.org or call Wini Hayes at 610-584-0371

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Keep Worcester Clean & Green

Please join us

Saturday, May 21, 8:30 - 10:00 am

Help keep our roads "Clean and Green"

Skippack Pike between North Wales and Bethel Roads

Interested residents may contact

**FOW Outreach Coordinator**

Maeve Vogan
mcvogan@gmail.com or 610-584-4161

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A soon-to-be-built trail on the Moran property will allow residents to enjoy the beauty of this preserved property.
D’Lauro Preservation

The D’Lauro journey started many years ago with a generous wedding gift. Frank and Dorothy D’Lauro received 20 acres and a home from a family member when they married. As the family grew, so did their love of Worcester. The D’Lauro’s purchased land around their property along Valley Forge, Water Street and Stump Hall Roads, eventually totaling 104 acres. For many years, Frank served as the chairman of Worcester’s Planning Commission. In February 2007 Frank D’Lauro passed away. What would happen to Long Lane Farm was unclear.

Frank chose to preserve his 104 acres through bequests in his will. He laid out the framework but entrusted the details of preserving his treasured land to his cousin and executor, John D’Lauro. John sought out the knowledge and guidance of Ross Pilling, a conservation consultant, to preserve and donate Frank’s land. John realized that the land was not just markings on a map; it was where he and his family would reside for many years to come. The preservation took nearly two years of diligent work. Through a great deal of thought and assessment of the land, the ideas came together for the preservation. All 104 acres have been preserved with a conservation easement held and enforced by Montgomery County Lands Trust. With money provided by Frank in his will, the Natural Lands Trust now owns and manages 60 acres. The remaining land is privately owned by John D’Lauro for his family. John and his wife, Joyce, moved to Worcester in 2008 to enjoy the wonders of their new property.

It is evident when talking with him that John loves the land and all that it has to offer. Many of us drive down Valley Forge Road and see the beautiful 20-30 mile vista, that now will never be obstructed by houses. We watch as the seasons change to see something new show its face in the meadow. As I sat at the light on Valley Forge and Stump Hall a few days ago, I was amazed to watch a Red-tailed hawk catch its lunch. Right now, the property is not open to the public, but in the near future trails will be built to entice all of us to explore the treasures Frank always knew were there.

D’Lauro Preservation: Another Perspective

At least 15 years before there were any state, county or township open space programs, Frank D’Lauro was inquiring among land preservation specialists how he could protect his land. According to Drew Gilchrist, Director, Center for Conservation Landowners, Natural Lands Trust (NLT), “Frank was ahead of his time. He wanted options on what he could do with his property when he was no longer around. He came to NLT’s Gwynedd Preserve and saw what another landowner had done there and what NLT was doing there.”

Frank was interested in donating his property. To ensure his wishes were met, NLT acquired a portion of the property for the D’Lauro Preserve (60 acres) and Montgomery County Lands Trust acquired a conservation easement on the whole property (104 acres). The conservation easement placed specific restrictions on what NLT could do with the D’Lauro Preserve as well as restricting development on the whole property in perpetuity. If any portion of the property is sold in the future, the conservation easement will remain a permanent constraint on the land. An endowment (a donation of funds) for the maintenance and management of the property was also set up.

The D’Lauro preservation accomplishes so much to enhance our rural character. The breathtaking 20 – 30 mile views from Valley Forge Road will be forever preserved; Worcester’s agricultural and historical heritage will be sustained by the continuation of farming on the property; headwater streams running through the property will protect the riparian buffer, enhancing water quality; stormwater runoff will be naturally infiltrated into the ground, reducing flooding and replenishing wells.

Residents also profit from the economic benefits of this preserved property. It costs Worcester residents nothing to have the property remain open space or to maintain it because it continues to be privately owned; home values in the area increase due to their location near preserved land. No new homes will ever be built on this property so there will be no new infrastructure or taxes for school expansion.

The D’Lauro preservation and every preserved property positively impacts our lives as Worcester residents. The generosity of each of these landowners leaves a legacy for present and future generations to enjoy. It truly is a gift to appreciate.

Natural Lands Trust currently owns and manages over 22,000 acres of land throughout southeast Pennsylvania. The Center for Conservation Landowners provides expertise and assistance to private landowners and municipalities with planning and maintaining parks and natural areas, guidance for planting meadows, meadow management, installing riparian buffers and devices for managing stormwater. For more information contact Drew Gilchrist at (215) 272-1982 or dgilchrist@natlands.org.
Moran Preservation Update

It was late in December 2010 when everything was completed for the Moran family. After ten years of work, the Moran family was finally able to preserve their 81 acre property in Worcester Township. The property’s preservation was made possible by Montgomery County Lands Trust, Worcester Township, Montgomery County and the Pennsylvania Department of Conservation and Natural Resources; all of the above not only contributed money but much effort to accomplish this preservation. In the near future, the property will be enhanced by a trail connecting Worcester Township to Evansburg State Park. The Moran preservation is wonderful not only for Worcester residents but anyone living in our region. On the property is a diverse landscape including mature woodlands, meadows, streams and significant wetlands. We will all be able to enjoy its many sights and sounds in the years to come.

In the near future, a documentary will be released by Montgomery County Lands Trust on the lengthy process and how the Moran Preservation became a reality. If you would like more information on the documentary, please visit Montgomery County Lands Trust website at www.mclt.org or the Friends of Worcester website at www.friendsofworcester.org.

Smiles and a “thumbs up” at the settlement for the Moran property in December 2010.

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<th>Preserved Properties in Worcester as of December, 2010</th>
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<td>Schierenbeck Farm</td>
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<td>O. Smith Farm</td>
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<td>D’Lauro Property</td>
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A Worcester Tradition: The Farmers’ Union Horse Show

The Farmers Union Horse Company for the Recovery of Stolen Horse and Detecting the Thieves was chartered in Pennsylvania in 1834 as a farmers’ cooperative insurance company. It was disbanded in the early part of the 20th century as a result of modern conveniences on the farm. A bit over 70 years ago a few Worcester residents decided they wanted to restore the annual horse show and parade of horse and horse-drawn carriages to Fairview Village on the first Saturday in June. In 2000, the parade down Germantown Pike was discontinued. We are happy the Farmers’ Union Horse Show continues to be a Worcester tradition at Heyser Field each June.

Farmers Union welcomes new members. Whether you own horses or are just interested in being part of an historical group with strong community ties and awareness of local open space, trail planning, and trail maintenance. If you are interested in joining, or for more information, visit their website at www.farmersunionhorsecompany.org.

Please join us on Saturday, June 4, 2011 for the Farmers’ Union Horse Show at Heyser Field, Valley Forge and Griffith Roads in Fairview Village, beginning at 8:00 am.

“Never doubt that a small group of thoughtful, committed citizens can change the world. Indeed, it’s the only thing that ever has.” Margaret Mead

Once it’s gone, it’s gone forever!
Eyes on the Issues

Pennsylvania Turnpike Updates: Morris Road Bridge Project:

Re-opening Morris Road to traffic is the Pennsylvania Turnpike Commission’s first goal; however, due to severe weather conditions earlier this year, construction on the Morris Road Bridge project was temporarily suspended. In order to proceed with the project and re-open Morris Road to traffic, the contractor needs several weeks of consistent temperatures above freezing (best scenario 40 degrees and above) and dry roadway conditions to resume operations in any unpaved areas.

The week of March 28 the contractor returned to the project to begin the necessary work required to tie the new bridge to the existing roadway. The Turnpike anticipates lifting the detour and opening Morris Road to traffic in mid-May.

Northeastern Extension Total Reconstruction and Widening Project – Southern Section:

In early March 2011, construction began on the first 6 miles of the Turnpike’s total reconstruction and widening project on the Northeastern Extension (I-476), located between Mid-County and Berks Road (milepost A20-A26). Initial work includes tree and shrub removal, installing erosion and sedimentation control measures, and excavating soil and rock mostly within the Turnpike’s right-of-way. Additionally, seven turnpike mainline bridges will be widened to accommodate the future roadway alignment.

Once completed in late 2013, there will be three 12-foot travel lanes with a 12-foot left and right shoulder northbound and southbound divided by a 52-inch concrete median barrier, noise and retaining walls, rain gardens, and stormwater basins. Additional information is available on the project website at: www.paturnpike.com/constructionprojects/mpA20toA30.

PennDot Updates:

Intersection Realignment at North Wales and Morris Roads:

In this project, crews will eliminate two existing T-intersections and create a single four-way signal-controlled intersection. Crews will also resurface the roadway approaches, widen to provide right and left turn lanes, improve drainage, pavement marking, and signage. The project is expected to be completed by November 2011.

Repaving of Township Line Road

From Worcester at Valley Forge Road eastward toward Blue Bell, 7 miles of Township Line Road will be repaved. Work is to start at the end of 2011 or early in 2012. More information to follow. Please check FOW’s website for regular updates.

Township Ordinance Changes Proposed for 2011

Home-Based Business: A proposal is expected to permit "no-impact" home businesses as required by Pennsylvania law; another proposal is expected to permit "low-impact" home-based businesses to have up to two additional employees, but requiring that business vehicles be parked out of sight.

Signs: Changes are expected to be proposed to the Board of Supervisors, focusing on sign measurement to determine square footage, commercial signage, and location of signs within road rights-of-way.

North Penn Water Authority

Annual inspection and flushing of fire hydrants is scheduled to occur from April 3 to May 21. For more information, visit North Penn Water’s website at www.northpennwater.org.

71st Annual Farmers’ Union Horse Show
Saturday, June 4
Heyser Field, 8:00 am
Valley Forge Road, Fairview Village behind Worcester Township Community Hall

- Drill Team performance at noon
- Historical Memorabilia display
- FOW’s fabulous Food Tent!

May 7, 5:30pm: Sebastian's Derby/Dine & Dance Fundraiser
May 8, 10am: Melvin Dutton Instructional Clinic
October 1, 9am: Fun Horse Show & Community Canned Food Drive

Visit farmersunionhorsecompany.org or call 215.990.2038 for more information

Arbor Day at Worcester Elementary

Friends of Worcester sponsored two Arbor Day programs at Worcester Elementary School on April 29. Kindergarten through 2nd graders read A Tree is Nice by Janice May Udry and 3rd-4th grade classes watched the video, “Arbor Day: The Holiday That Makes a Difference.” All of the children received a small evergreen tree and a fun booklet about Arbor Day.

This day was made possible by volunteers from Friends of Worcester and Meadowood, and by the parents and staff at Worcester Elementary School.
SUPPORT FRIENDS OF WORCESTER

FRIENDS OF WORCESTER is a non-profit organization made up of new and long-time residents of the township. All involved residents share an appreciation for the rural quality of Worcester and a common concern for its future. FOW seeks to influence that future. All funds received are used to support our efforts to preserve open space, maintain the rural lifestyle of the community and keep our neighbors informed through our minutes and newsletters. All contributors receive our monthly agenda and minutes as well as notification of important township events by either email or US mail.

Did you know?
You can now make your tax-deductible contribution to Friends of Worcester using PayPal. Visit www.friendsofworcester.org and click on the Donate link on the front page. Thank you!

NAME: ____________________________________________
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__________________________________________________
PHONE: ____________________________________________
E-MAIL: ____________________________________________

Please send your tax-deductible contributions to:
FRIENDS OF WORCESTER
P.O. BOX 545
Worcester, PA 19490
(or use the PayPal donation button on our website)

The official registration and financial information of The Friends of Worcester may be obtained from the Pennsylvania Department of State by calling toll-free, within Pennsylvania, 1-800-732-0999. Registration does not imply endorsement.
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Worcester Township Public Meetings

Community Hall, 1031 Valley Forge Rd, Fairview Village

Board of Supervisors
   1st Monday of the month, 8:00 am
   3rd Wednesday of the month, 7:30 pm

Planning Commission
   2nd & 4th Thursday, 7:30 pm

Zoning Hearing Board
   4th Tuesday, 6:30 pm

Supervisors/Planning Commission Joint Meeting
   Monday, 8:00 am: May 2

Friends of Worcester Officers

Kim David - President (610-584-1805)
Rob Hayes - Vice President (610-584-0371)
Wini Hayes - Treasurer (610-584-0371)
Barbara McMonagle - Secretary (215-257-1436)

Join us at these upcoming meetings and events

Meetings: 2nd Wednesdays, 7:30 pm, Sept through May

         May 21: Road Clean up
         June 4: Farmers Union Horse Show
Check friendsofworcester.org for details.

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