

BETHEL TOWNSHIP, DELAWARE COUNTY
BOARD OF SUPERVISORS SPECIAL MEETING AGENDA
JANUARY 28, 2025, 6:30PM
PLEASE SILENCE ALL ELECTRONICS

Public Comment will be accepted and addressed throughout the Meeting.

- I. CALL TO ORDER
 - a. Pledge of Allegiance
 - b. Disclosure of Recording Device
- II. PRESENTATION BY CHESTER VALLEY ENGINEERS: UPDATE ON THE SHAFFER PRESERVE PLANS AND DISCUSSION
- III. ADJOURNMENT

The next Board of Supervisor's Meeting is scheduled for Tuesday, February 11th, 2025, at 6:30PM.

Bethel Township Manager

From: [REDACTED]
Sent: Wednesday, January 22, 2025 4:43 PM
To: Giovanna Iacono
Cc: Bob Barnett; Bethel Township Manager
Subject: RE: [EXTERNAL]Shaffer Presentation
Attachments: Shaffer Preserve Public Presentation (2025 1-28).pdf

Giovanna,

Attached is our presentation for next week's meeting. Please review and comment.

A few notes:

- The earthen berm was added, we can keep all excavated material on site (we're slightly over our needs).
- The height of the berm (at it's highest) is 10 feet above the neighbor's yard elevation.
- The cost estimate was updated to reflect the fact that we are not exporting any material. The # shown does not include the 10% contingency.
- We feel that we are only +/- 15-days off from our original NPDES submission date – reflected in the schedule.

Please call with any questions.

Thanks,

Al Gryga, RLA, ASLA



From: Giovanna Iacono [REDACTED]
Sent: Wednesday, January 22, 2025 1:52 PM
To: Al Gryga [REDACTED]
Cc: Bethel Township Manager <township.manager@betheltwp.com>
Subject: [EXTERNAL]Shaffer Presentation

Caution: This email is from an external sender. Do not click on links or open attachments unless you recognize the sender and know the content is safe.

Al,

Just confirming you can send over the presentation this afternoon. We promised our residents to get it posted today so that they can review before the meeting.

Thanks,

Giovanna Iacono PE, MBA

Supervisor

Bethel Township Board of Supervisors

Bethel Township Manager

From: Delco Times Legals [REDACTED]
Sent: Wednesday, January 8, 2025 12:31 PM
To: [REDACTED]
Cc: Bethel Township Manager
Subject: Re: Legal Notice - Bethel Township



ad# 2679491

Public Notice

Notice is hereby given that the following meetings being held in person at the John L. Myers Building, 1092 Bethel Road, Garnet Valley, PA 19060.

The **Board Of Supervisors** will meet the second Tuesday of each month at 6:30 PM except for November's meeting which will be held on Tuesday, November 18th, at 6:30 PM due to the observance of Veterans Day. The Board of supervisors will hold an additional meeting on **January 28, 2025 at 6:30 PM.**

The **Parks and Recreation Board** will meet the second Wednesday of each month at 7:00 PM except for January's meeting which will be held on January 15th, at 7:00 PM due to New Years Day being on the first Wednesday of the month.

The **Planning Commission** will meet the first Wednesday of each month at 7:00 PM except for October's meeting which will be held on Wednesday, October 7th, at 7:00 PM due to the observance of Yom Kippur.

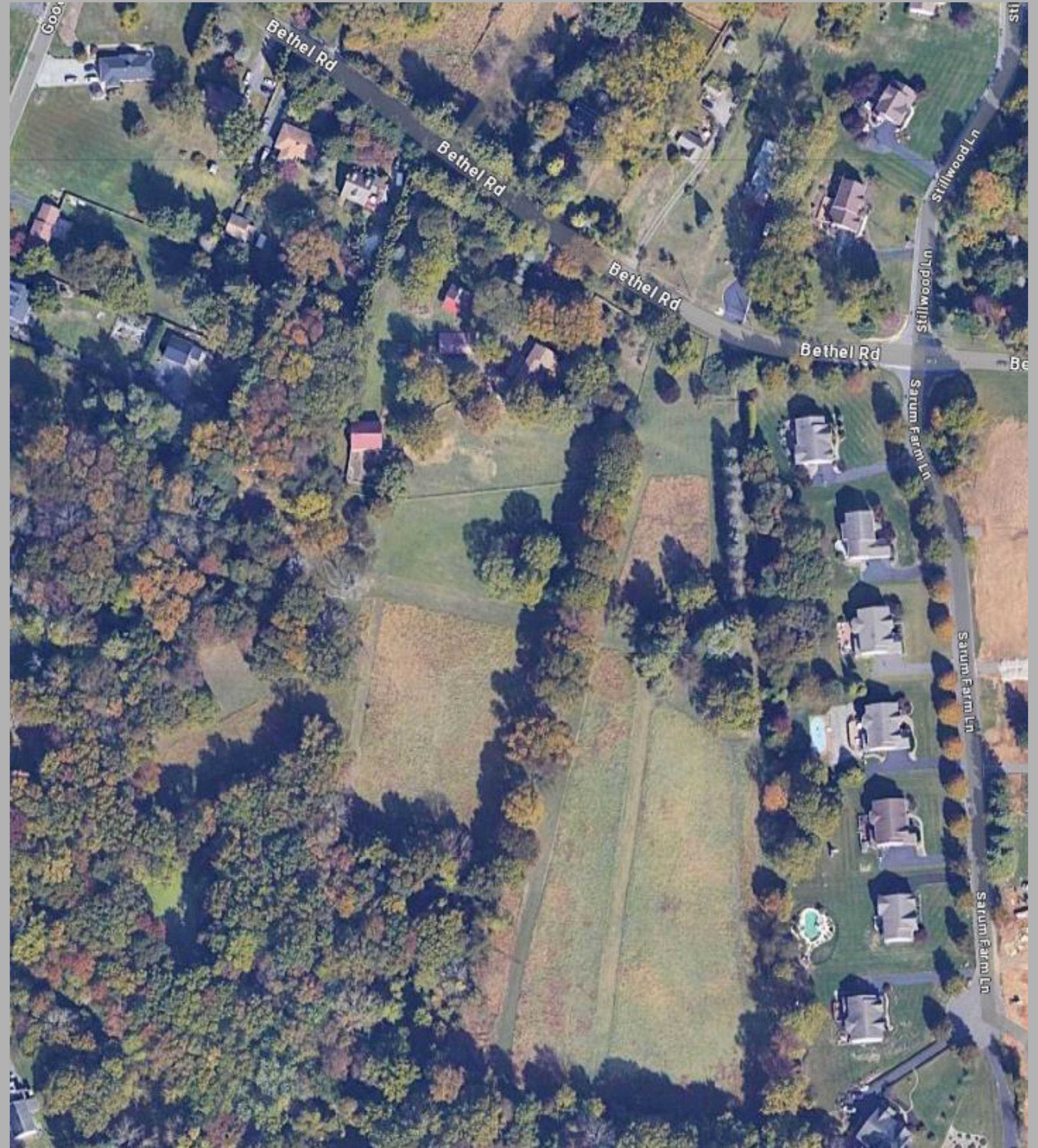
The **Zoning Hearing Board** will meet (if requested) the fourth Wednesday of each month at 7:00 PM, except for November's and December's meetings. November's meeting will take place on November 19th at 7:00 PM, and December's meeting will be held on December 17th at 7:00PM, due to the Thanksgiving and Christmas Holidays.

DCT: Jan. 9. a-1

On Wed, Jan 8, 2025 at 12:22 PM [REDACTED]

Shaffer Preserve

Bethel Township, Delaware County, Pennsylvania



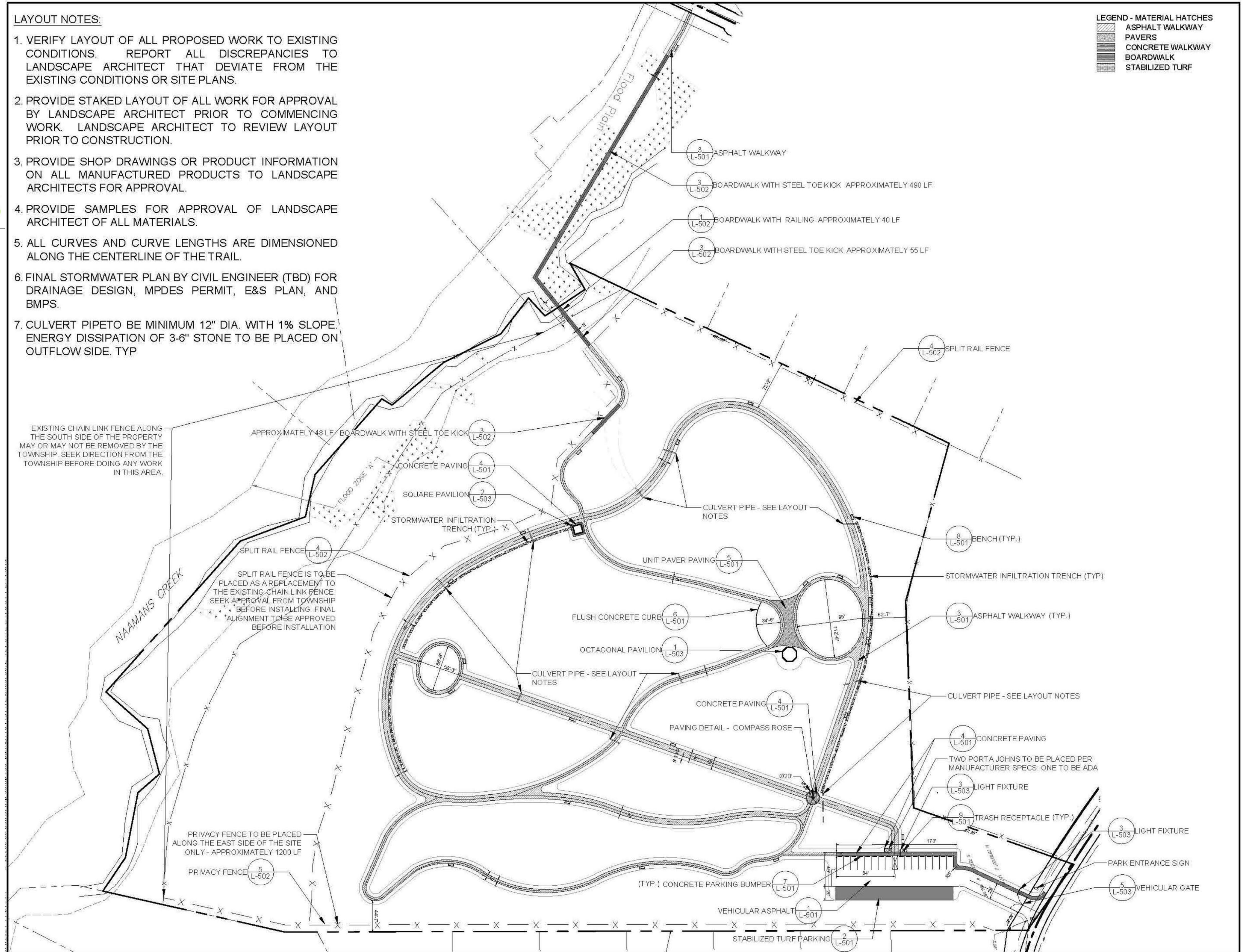
SIMONE COLLINS DEVELOPMENT PLAN

LAYOUT NOTES:

1. VERIFY LAYOUT OF ALL PROPOSED WORK TO EXISTING CONDITIONS. REPORT ALL DISCREPANCIES TO LANDSCAPE ARCHITECT THAT DEVIATE FROM THE EXISTING CONDITIONS OR SITE PLANS.
2. PROVIDE STAKED LAYOUT OF ALL WORK FOR APPROVAL BY LANDSCAPE ARCHITECT PRIOR TO COMMENCING WORK. LANDSCAPE ARCHITECT TO REVIEW LAYOUT PRIOR TO CONSTRUCTION.
3. PROVIDE SHOP DRAWINGS OR PRODUCT INFORMATION ON ALL MANUFACTURED PRODUCTS TO LANDSCAPE ARCHITECTS FOR APPROVAL.
4. PROVIDE SAMPLES FOR APPROVAL OF LANDSCAPE ARCHITECT OF ALL MATERIALS.
5. ALL CURVES AND CURVE LENGTHS ARE DIMENSIONED ALONG THE CENTERLINE OF THE TRAIL.
6. FINAL STORMWATER PLAN BY CIVIL ENGINEER (TBD) FOR DRAINAGE DESIGN, MPDES PERMIT, E&S PLAN, AND BMPS.
7. CULVERT PIPE TO BE MINIMUM 12" DIA. WITH 1% SLOPE. ENERGY DISSIPATION OF 3-6" STONE TO BE PLACED ON OUTFLOW SIDE. TYP.

LEGEND - MATERIAL HATCHES

	ASPHALT WALKWAY
	PAVERS
	CONCRETE WALKWAY
	BOARDWALK
	STABILIZED TURF



AERIAL PLAN

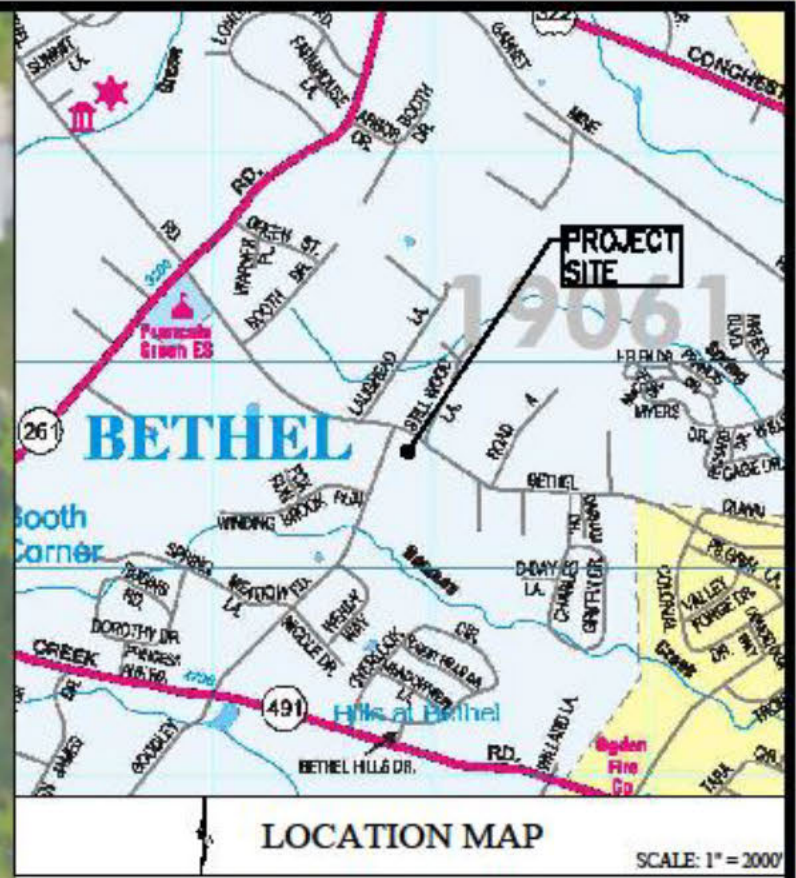
NOTE TO USER OF THESE PLANS:
 THESE PLANS WERE PREPARED BY CHESTER VALLEY ENGINEERS, INC. FOR THE TOWNSHIP OF BETHEL, PENNSYLVANIA. THE INFORMATION CONTAINED ON THESE PLANS WAS OBTAINED FROM THE RECORDS OF THE TOWNSHIP OF BETHEL, PENNSYLVANIA. THE USER OF THESE PLANS SHALL BE RESPONSIBLE FOR VERIFYING THE ACCURACY OF THE INFORMATION CONTAINED ON THESE PLANS. THE USER OF THESE PLANS SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE TOWNSHIP OF BETHEL, PENNSYLVANIA. THE USER OF THESE PLANS SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE TOWNSHIP OF BETHEL, PENNSYLVANIA.

UNIFORM PARCEL IDENTIFIER: 03000004200

SEE SHEET FOR FACILITY OWNER'S DESIGNATED OFFICE ADDRESS AND TELEPHONE NUMBER.

CALL 3 WORKING DAYS BEFORE YOU DIG 1-800-242-1776

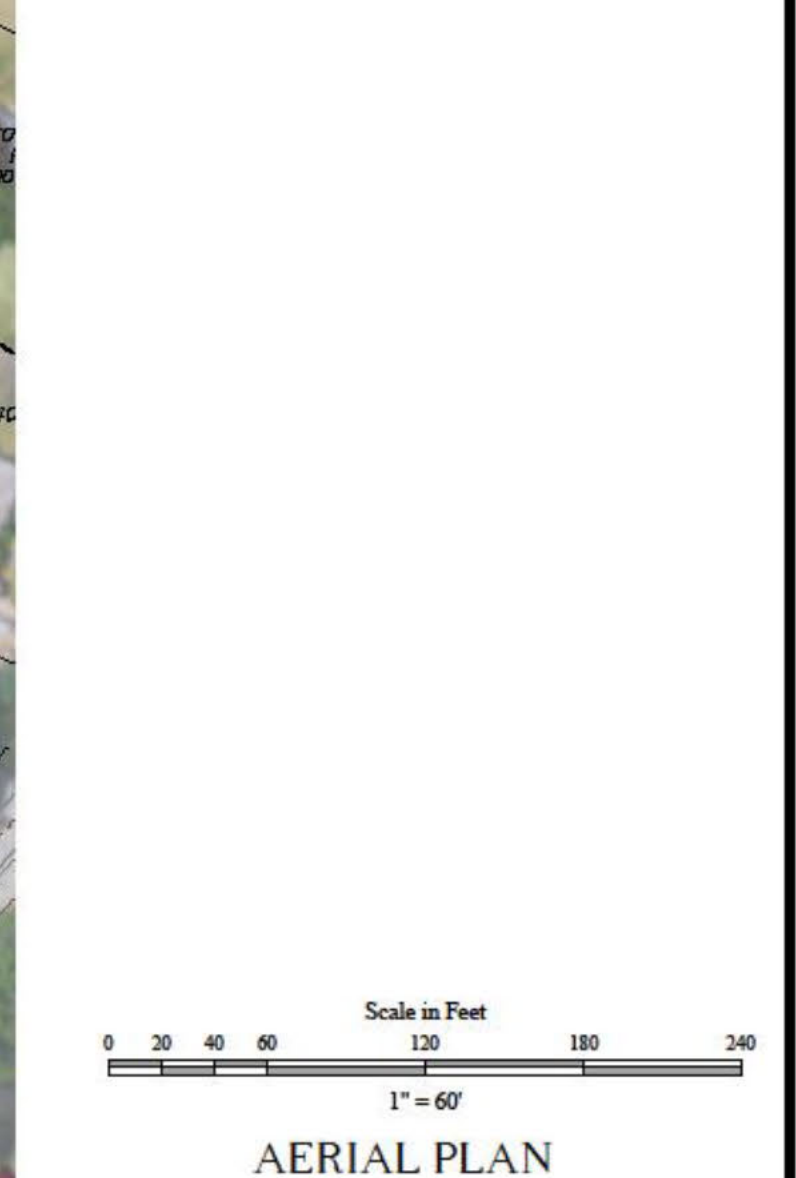
FOR AERIAL PLAN: 03000004200



LEGEND

EXISTING FEATURES

[Symbol]	EXISTING PROPERTY BOUNDARY
[Symbol]	EXISTING ADJOINING PROP. LINE
[Symbol]	EXISTING RIGHT-OF-WAY LINE
[Symbol]	EXISTING FACEDMENT
[Symbol]	EXISTING SETBACK BOUNDARY
[Symbol]	EXISTING STREAM
[Symbol]	EXISTING FLOODPLAIN
[Symbol]	EXISTING BUILDING
[Symbol]	EXISTING 1' CONTOURS
[Symbol]	EXISTING 3' CONTOURS
[Symbol]	EXISTING SPOT ELEVATION
[Symbol]	EXISTING SOIL TYPE
[Symbol]	EXISTING CLUMP
[Symbol]	EXISTING EDGE OF PAVEMENT
[Symbol]	EXISTING FENCE
[Symbol]	EXISTING STORM INLET AND PIPE
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[Symbol]	EXISTING U/G GAS LINE
[Symbol]	EXISTING OVERHEAD WIRES
[Symbol]	EXISTING LIGHT POLE
[Symbol]	EXISTING SIGN
[Symbol]	EXISTING UTILITY POLE
[Symbol]	EXISTING CONIFEROUS TREE
[Symbol]	EXISTING DECIDUOUS TREE
[Symbol]	EXISTING TREE & SHRUB LINE



NO.	DATE	REVISION

SITE IMPROVEMENT PLAN
 FOR
SHAFFER PRESERVE
 BETHEL TOWNSHIP - DELAWARE COUNTY - PENNSYLVANIA

DRAFT 1/22/25

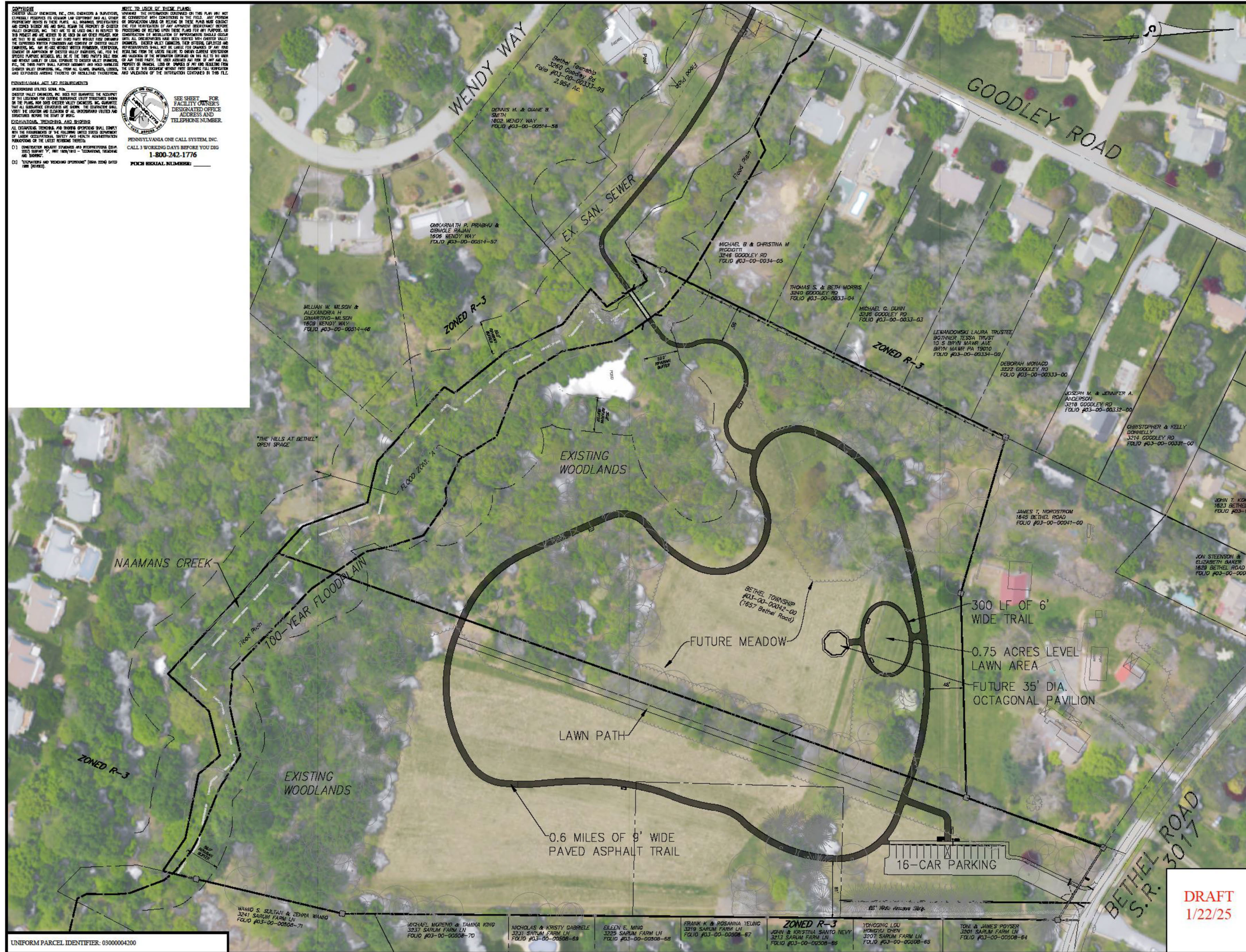
CVE ChesterValley ENGINEERS, INC. PROJECT NO. **22325**

112 Phoenix Road, Suite 200, Havertown, PA 19353
 610-261-0000
 www.cve-engineers.com

SCALE: 1"=60' DATE: 1/22/25 DRAWN BY: JEB CHECKED BY: JEB DRAWING NO.:

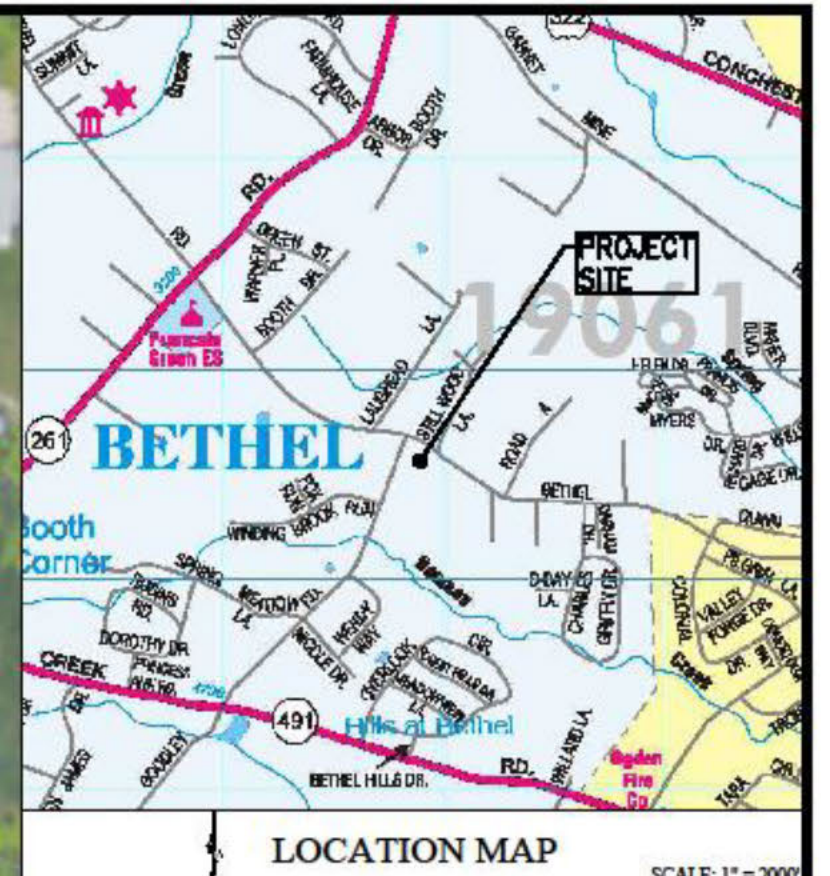


SITE PLAN



DISCLAIMER: THE ENGINEER HAS CONDUCTED VISUAL INSPECTIONS OF THE SITE AND HAS REVIEWED THE RECORD PLANS AND SURVEY DATA PROVIDED BY THE CLIENT. THE ENGINEER HAS CONDUCTED VISUAL INSPECTIONS OF THE SITE AND HAS REVIEWED THE RECORD PLANS AND SURVEY DATA PROVIDED BY THE CLIENT. THE ENGINEER HAS CONDUCTED VISUAL INSPECTIONS OF THE SITE AND HAS REVIEWED THE RECORD PLANS AND SURVEY DATA PROVIDED BY THE CLIENT.

UNIFORM PARCEL IDENTIFIER: 03000004200



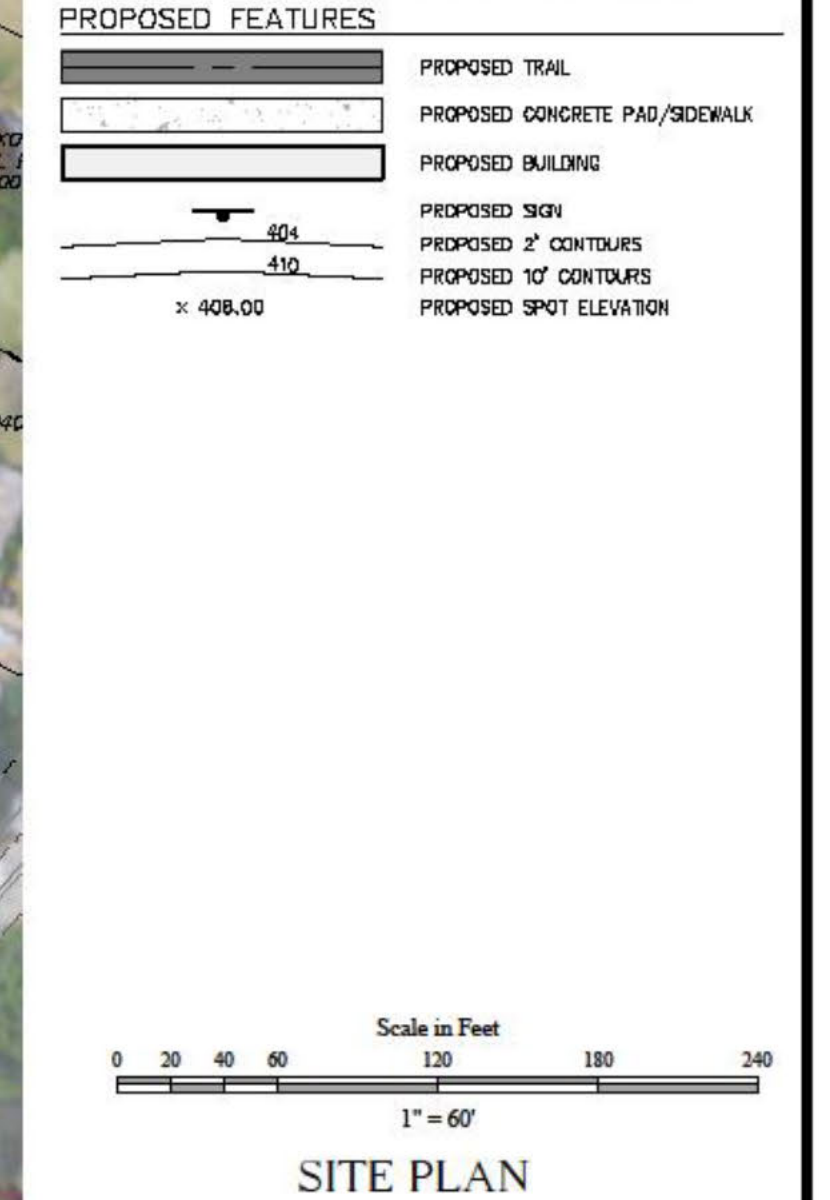
LEGEND

EXISTING FEATURES

- EXISTING PROPERTY BOUNDARY
- EXISTING ADJOINING PROPERTY LINE
- EXISTING RIGHT-OF-WAY LINE
- EXISTING EASEMENT
- EXISTING SETBACK BOUNDARY
- EXISTING STREAM
- EXISTING FLOODPLAIN
- EXISTING BUILDING
- EXISTING 1' CONTOURS
- EXISTING 5' CONTOURS
- EXISTING SPOT ELEVATION
- EXISTING SOIL TYPE
- EXISTING CURBS
- EXISTING EDGE OF PAVEMENT
- EXISTING FENCE
- EXISTING STORM INLET AND PIPE
- EXISTING MANHOLE AND PIPE
- EXISTING U/G FIRE LINE
- EXISTING U/G WATER LINE
- EXISTING U/G ELECTRIC LINE
- EXISTING U/G TELEPHONE LINE
- EXISTING U/G GAS LINE
- EXISTING OVERHEAD WIRES
- EXISTING LIGHT POLE
- EXISTING SIGN
- EXISTING UTILITY POLE
- EXISTING CONIFEROUS TREE
- EXISTING DECIDUOUS TREE
- EXISTING TREE & SHRUB LINE

PROPOSED FEATURES

- PROPOSED TRAIL
- PROPOSED CONCRETE PAD/SIDEWALK
- PROPOSED BUILDING
- PROPOSED SIGN
- PROPOSED 1' CONTOURS
- PROPOSED 2' CONTOURS
- PROPOSED 10' CONTOURS
- PROPOSED SPOT ELEVATION



SITE IMPROVEMENT PLAN
FOR
SHAFFER PRESERVE
BETHEL TOWNSHIP - DELAWARE COUNTY - PENNSYLVANIA

CVE Chester Valley ENGINEERS, INC. PROJECT NO: 22325

112 Moore Road, Suite 200, Malvern, PA 19355

DRAFT 1/22/25

SCALE: 1"=60' DATE: 1/22/25 DRAWN BY: JEL CHECKED BY: REB DRAWING: SHEET 1 OF 1



STORM & GRADING PLAN

DISCLAIMER
 THE INFORMATION CONTAINED ON THIS PLAN WAS NOT PREPARED BY THE ENGINEER OR ARCHITECT AND THE ENGINEER OR ARCHITECT DOES NOT WARRANT THE ACCURACY OF THE INFORMATION CONTAINED ON THIS PLAN. THE USER OF THIS PLAN SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPROPRIATE AGENCIES AND FOR OBTAINING ALL NECESSARY INFORMATION FROM THE RECORD DRAWINGS AND SURVEY DATA. THE ENGINEER OR ARCHITECT SHALL NOT BE RESPONSIBLE FOR ANY DAMAGE TO PERSONS OR PROPERTY ARISING FROM THE USE OF THIS PLAN.

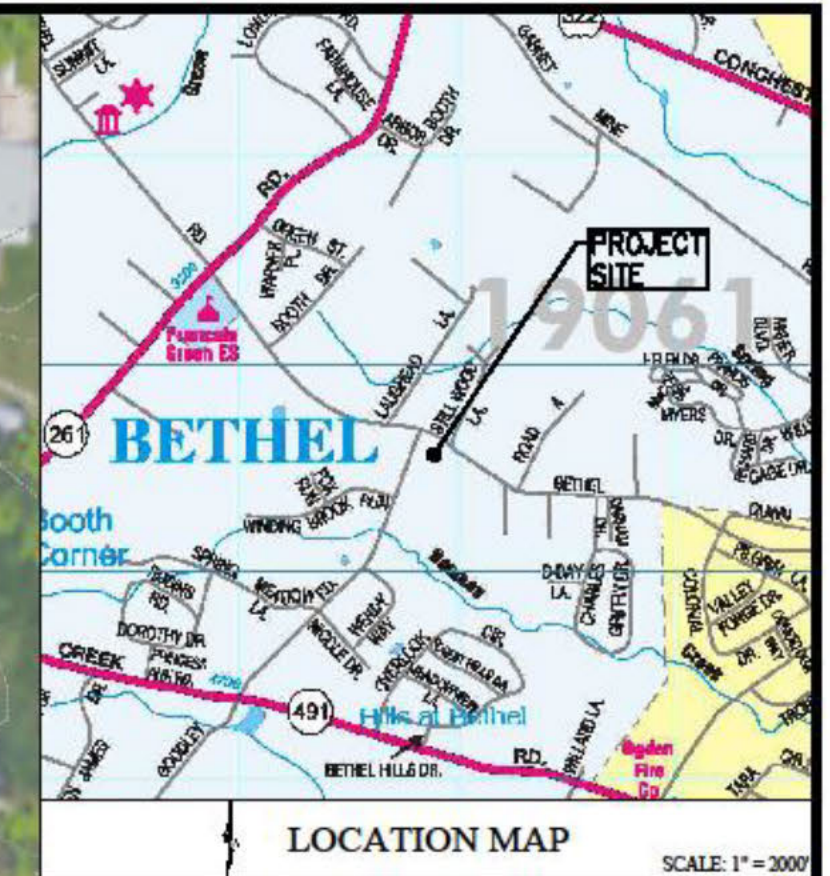
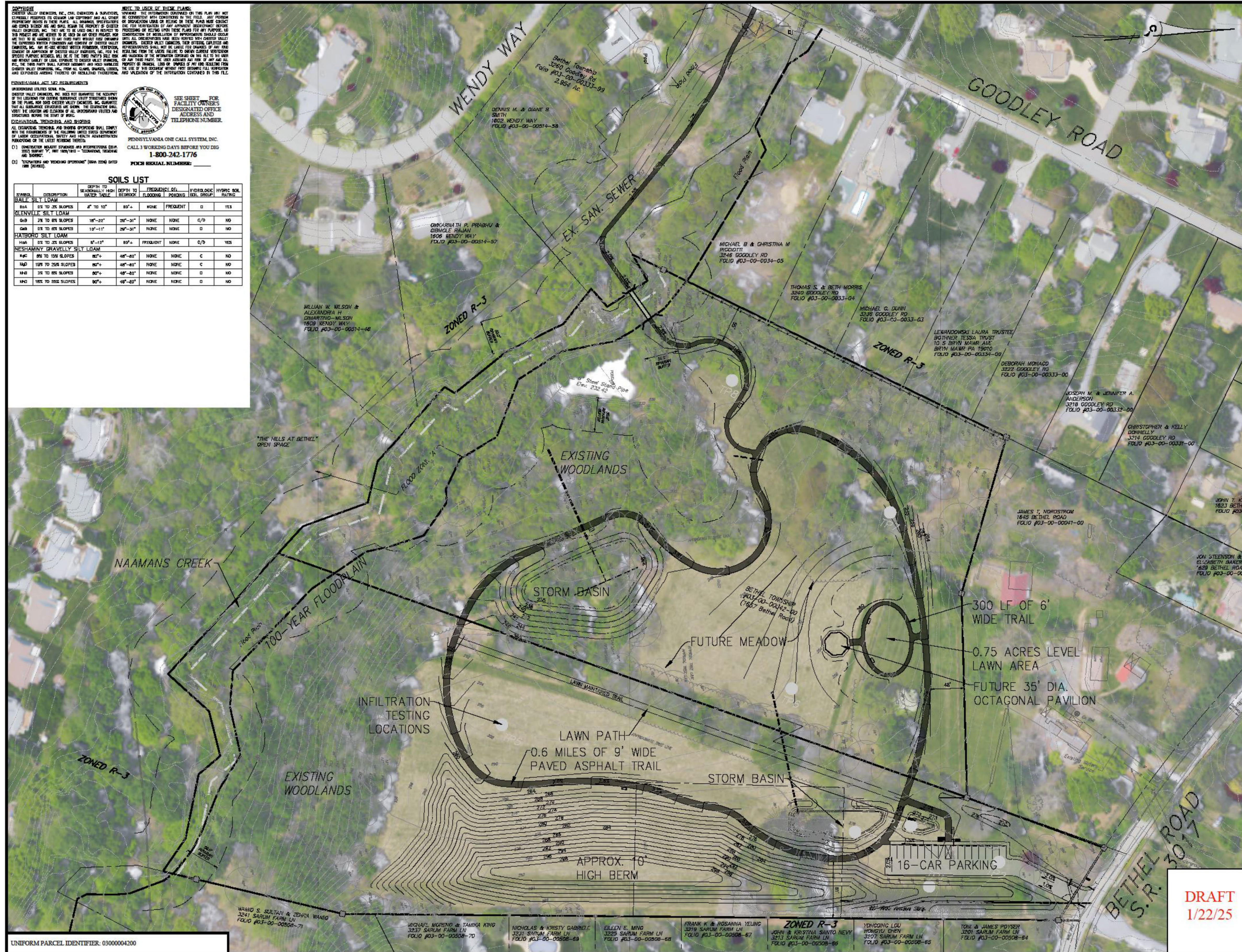
UNIFORM PARCEL IDENTIFIER
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SEE SHEET FOR FACILITY OWNER'S DESIGNATED OFFICE ADDRESS AND TELEPHONE NUMBER
 1-800-242-1776

FOR EACH SERIAL NUMBER:

SOILS LIST

STANDARD SYMBOL	DESCRIPTION	DEPTH TO SEASONALLY HIGH WATER TABLE	PERCENT BLOOMING	PERCENT FLOODING	PERCENT HYDROLOGIC SOILS
SLA	CLAY TO SILT LOAM	0" to 10"	80%+	NONE	NO
SLB	CLAY TO SILT LOAM	10" to 20"	80%+	NONE	NO
SLC	CLAY TO SILT LOAM	20" to 30"	80%+	NONE	NO
SLD	CLAY TO SILT LOAM	30" to 40"	80%+	NONE	NO
SLM	CLAY TO SILT LOAM	40" to 50"	80%+	NONE	NO
SLN	CLAY TO SILT LOAM	50" to 60"	80%+	NONE	NO
SLP	CLAY TO SILT LOAM	60" to 70"	80%+	NONE	NO
SLQ	CLAY TO SILT LOAM	70" to 80"	80%+	NONE	NO
SLR	CLAY TO SILT LOAM	80" to 90"	80%+	NONE	NO
SLS	CLAY TO SILT LOAM	90" to 100"	80%+	NONE	NO

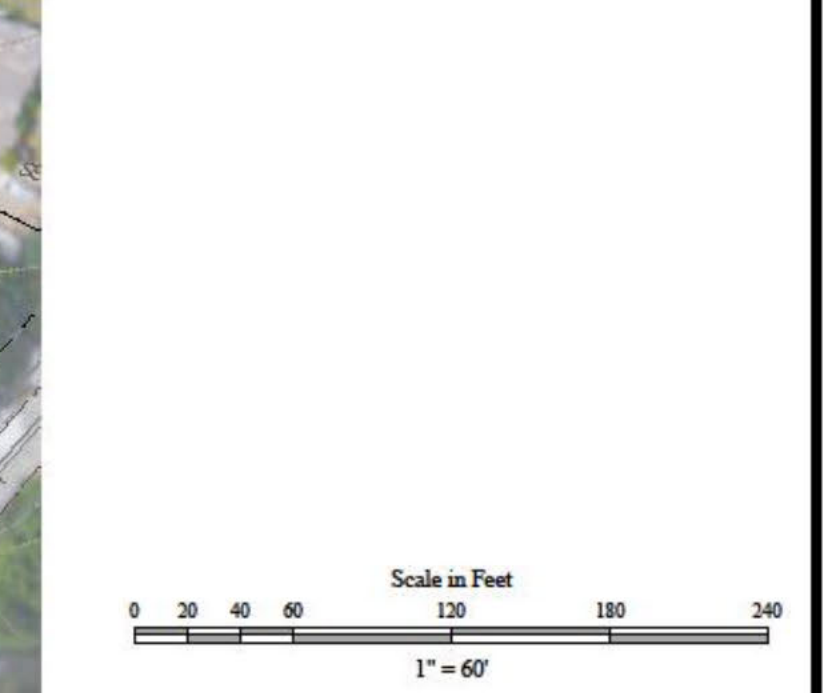


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[Symbol]	PROPOSED 2' CONTOURS
[Symbol]	PROPOSED SPOT ELEVATION



GRADING & UTILITY PLAN

NO.	DATE	REVISION

SITE IMPROVEMENT PLAN FOR SHAFFER PRESERVE
 BETHEL TOWNSHIP - DELAWARE COUNTY - PENNSYLVANIA

CVE ChesterValley ENGINEERS, INC. 22325
 112 Hickory Road, Suite 200, Malvern, PA 19355
 www.cve-engineers.com

DRAFT 1/22/25

SCALE: 1"=60' DATE: 1/22/25 DRAWN BY: JEL CHECKED BY: RBZ PROJECT NO: 22325 F.S. 1/25



IMPROVEMENT PHOTOS



Image of 18-foot-tall earthen berms – 1st year plant growth



Image of 10-foot-wide asphalt trail with naturalized vegetation (1st year growth)



Successional/Native
Tree Plantings &
shrubs:

- Eastern Red Cedar
- Chokecherry
- Serviceberry
- Red maple



Bayberry &
Arrowwood
Viburnums



IMPROVEMENT PHOTOS



Solar parking lot lighting



Pedestrian bridge



Wood pavilion



Recycled plastic benches



Natural storm basin

PROJECT COST

\$ 1,072,586.00

Items included in the development cost:

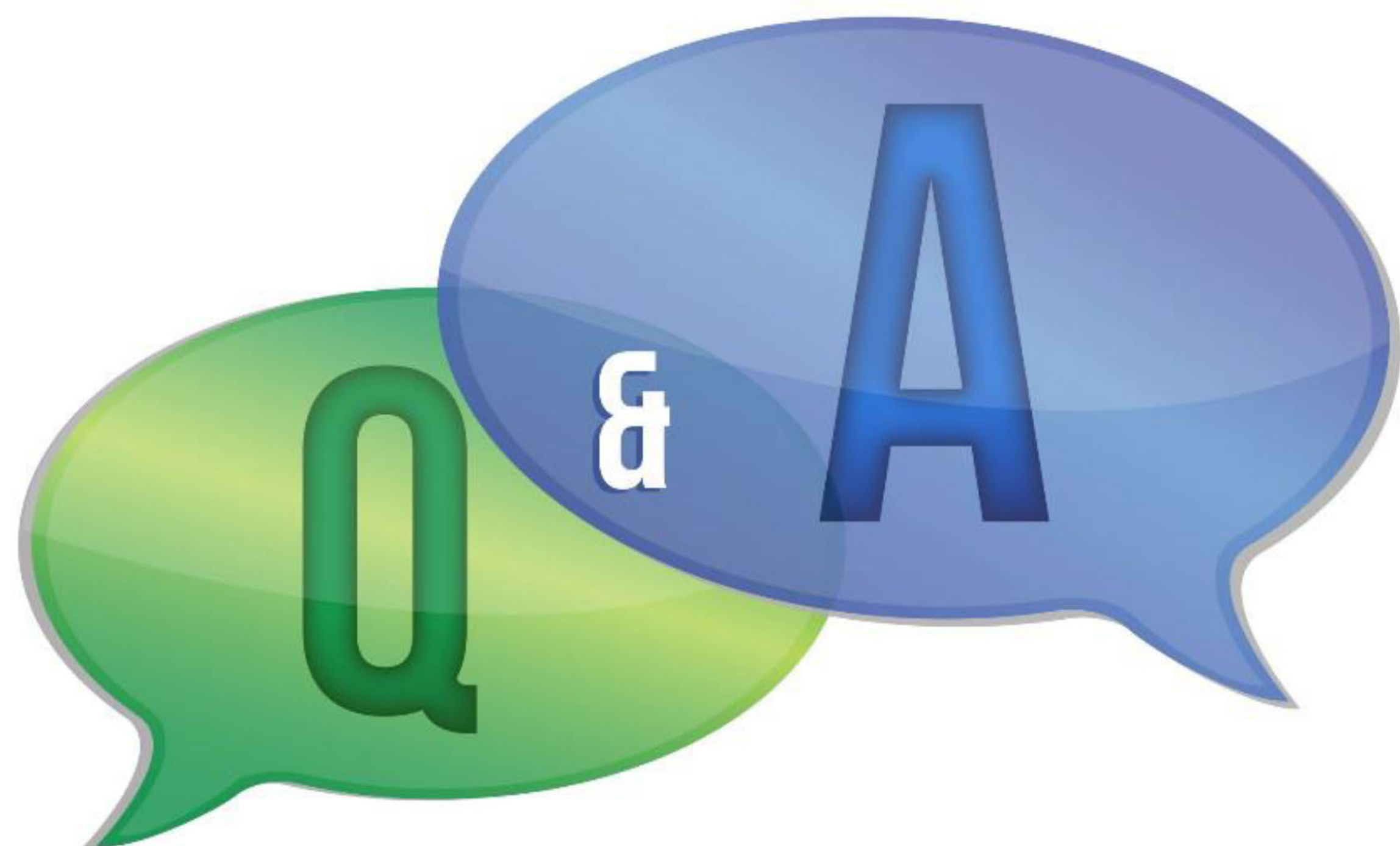
- Excavation & site grading
- Tree removal and grubbing
- Demolition and removal of ex. stone drive and gates
- Installation of erosion control measures
- Fine grading and grass seeding (oval and 3' along trails)
- Fine grading and wildflower seeding (all other disturbed areas)
- Asphalt parking lot paving (incl. line striping and wheel stops)
- Asphalt trail (width varies 6' & 9')
- 50-foot-long bridge (Contech Corten steel with ironwood deck and abutments)
- Storm piping for stormwater basins
- Entry gate
- Light fixtures (solar)

SHAFFER PRESERVE PROJECT SCHEDULE

Beginning of March – Submit plans to the Delaware County Conservation District for NPDES Permit

End of March – Submit plans to PennDOT (HOP Permit) and DEP (Bridge & Wetland Disturbance)

End of September 2025 – Receive Permits, discuss timing on construction



Shaffer Preserve
Bethel Township, Delaware County,
Pennsylvania

