

November 20, 2018

Trails Workshop

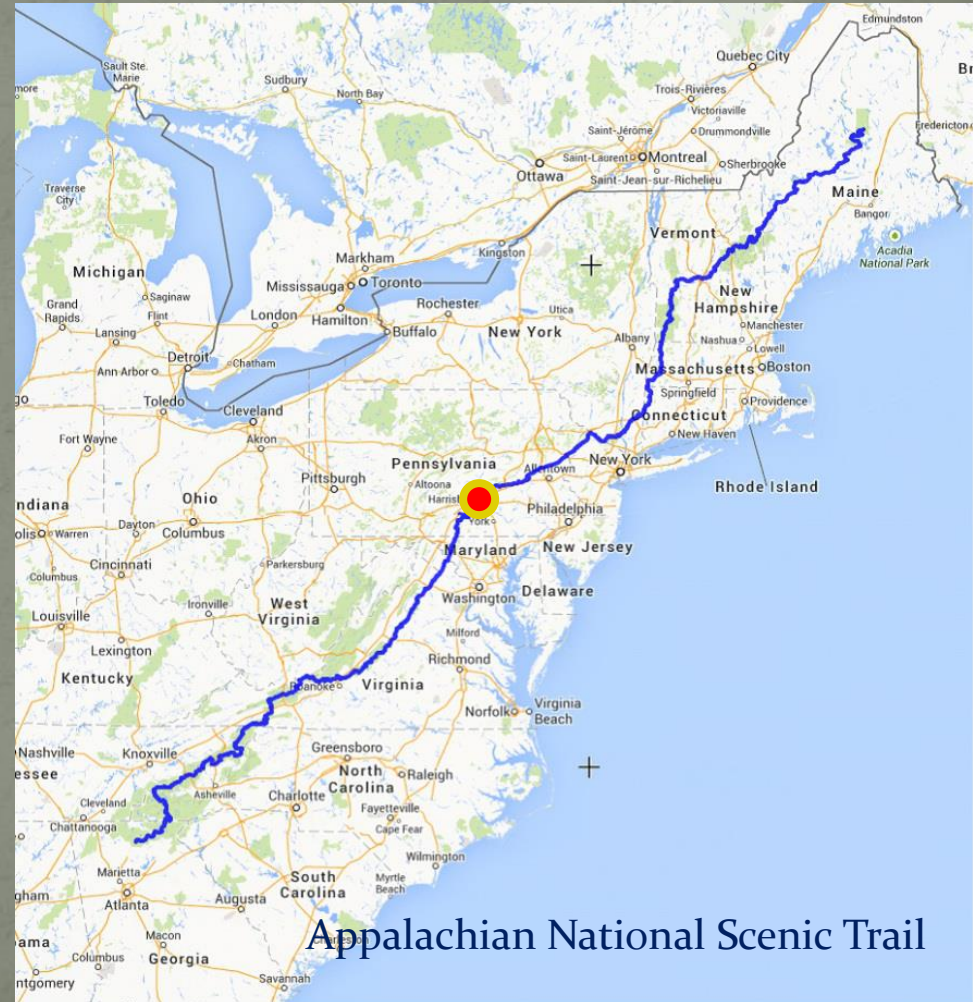
South Mountain Partnership



Cory Adams
cadams@smiddleton.com
www.smiddleton.com



South Middleton Township



Township Overview

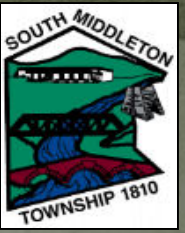
Facts & Statistics



South Middleton Township

- Population: 15,352 (2016 est.)
- Area: 49.5 square miles
- Parkland: 340 acres of parks and approximately ten miles of trails
 - Over 200 acres of expansion/improvements over past five years





Benefits of a Trail System

Trails...

- Increase the value of nearby properties
- Boost spending at area businesses
- Make communities more attractive
- Reduce medical costs due to healthier living
- Revitalize depressed areas
- Provide additional transportation options
- Offer no-cost recreational opportunities

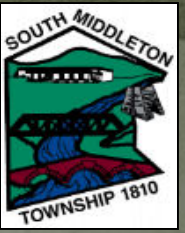


Challenges



- Construction and maintenance costs
 - Bidding, Prevailing Wage (increases overall cost of public projects 25% - 50%)
- Negotiating access easements
 - Pricing, contract terms/length
- Regulatory approvals
 - DEP (NPDES, stream crossings), US Army Corps of Engineers (wetland impacts), PennDOT (trail crossings, HOPs), regulations protecting endangered species, etc.
- Resistance of abutting property owners
 - NIMBYs

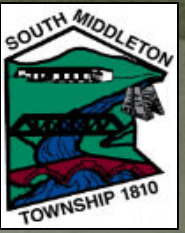




Keys to a Successful Trail System

- Community Support/Buy-In
- Planning
- Partnerships
- Diversification
- Promotion
- Investment





Community Support/Buy-In

Key Stakeholders

- Impacted property owners
- Nearby and outdoor-oriented businesses and interest groups

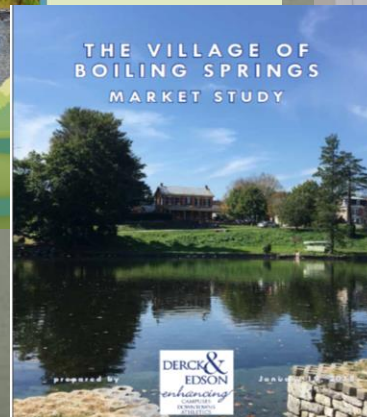
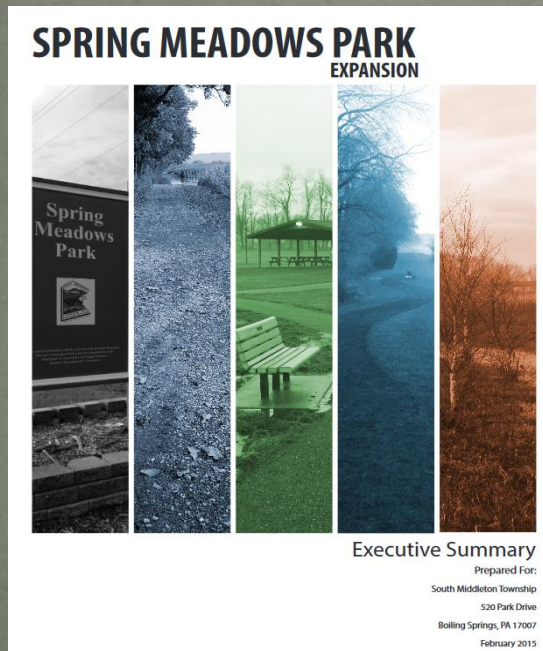


Community Support and Buy-In



“Where planning and public meet”

- Involve the public in all studies and development plans, especially during the design phase



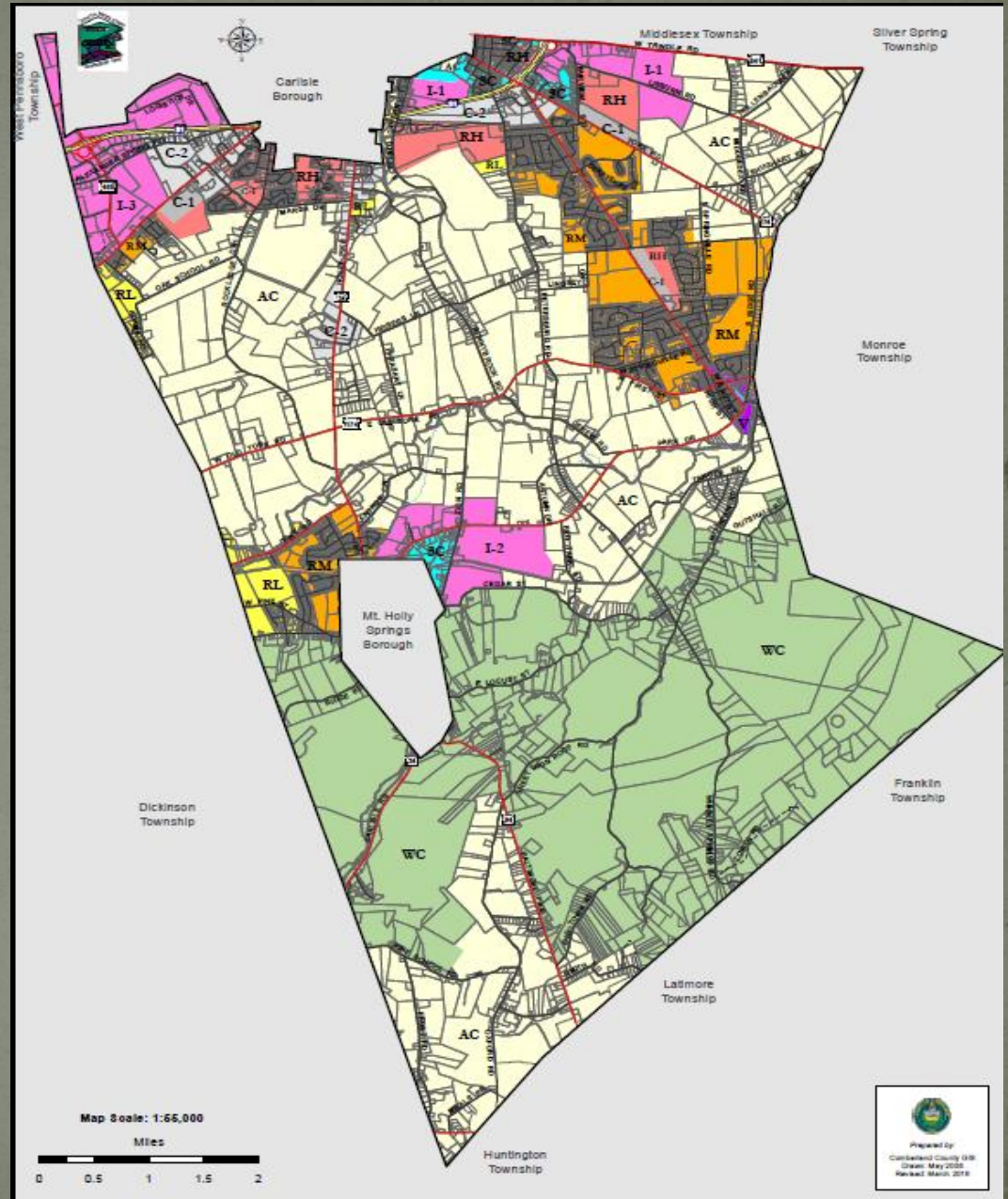
Planning Official Map



- Planning tool authorized under the MPC (*Section 401*)
 - Adopted by ordinance
- Shows the locations of planned future public lands and facilities such as streets, trails, parks, and open space
- Helps focus limited financial resources on projects that meet and advance community goals
- Saves time and money by informing property owners and developers of municipal goals and intentions in advance of development
- An effective negotiation tool for municipalities, helping to ensure that development is compatible with and supportive of public goals
- Gives municipalities a competitive advantage in securing grants

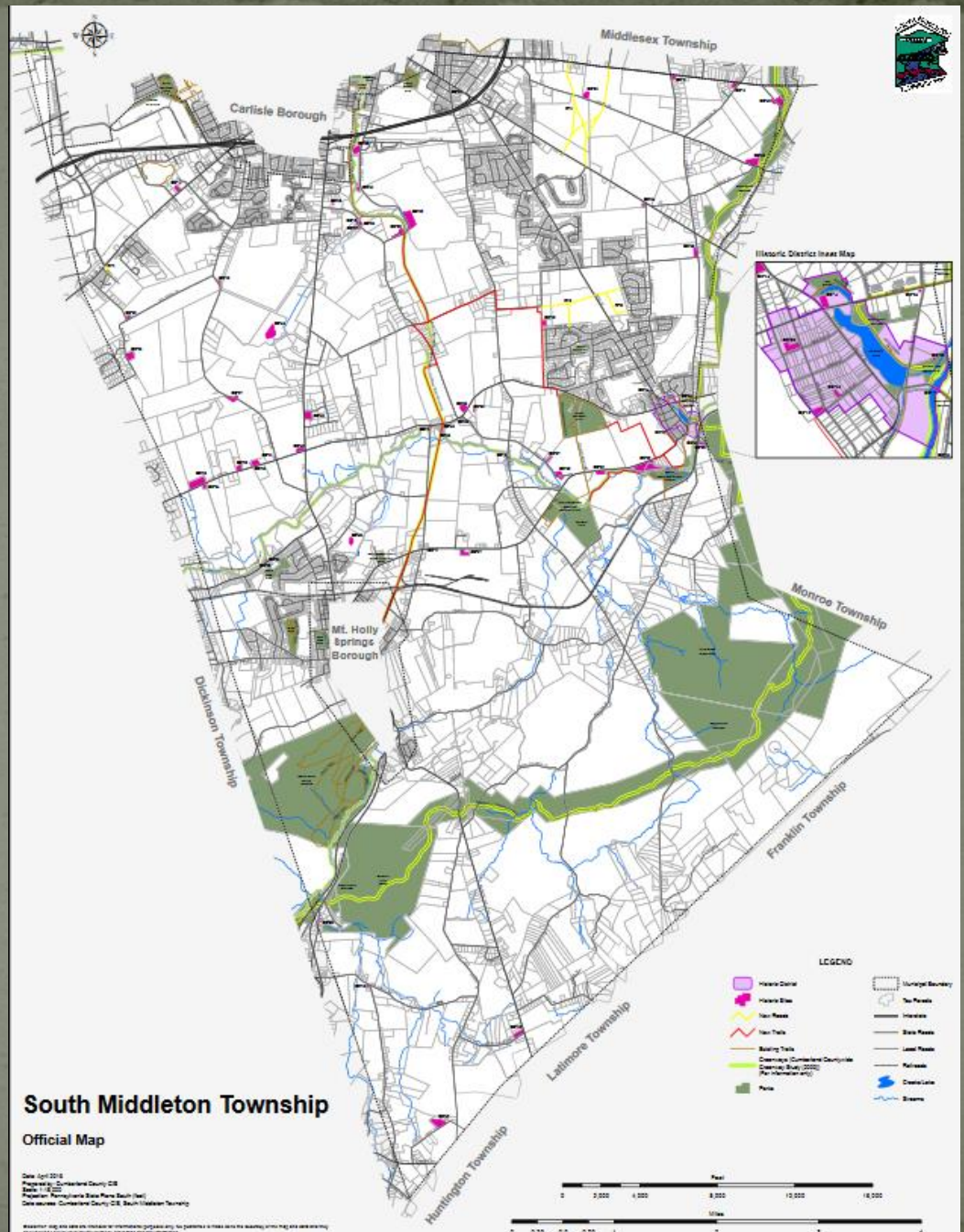
Planning Zoning Map Vs. Official Map

South Middleton
Township
Zoning Map



Planning Zoning Map Vs. Official Map

South Middleton Official Map

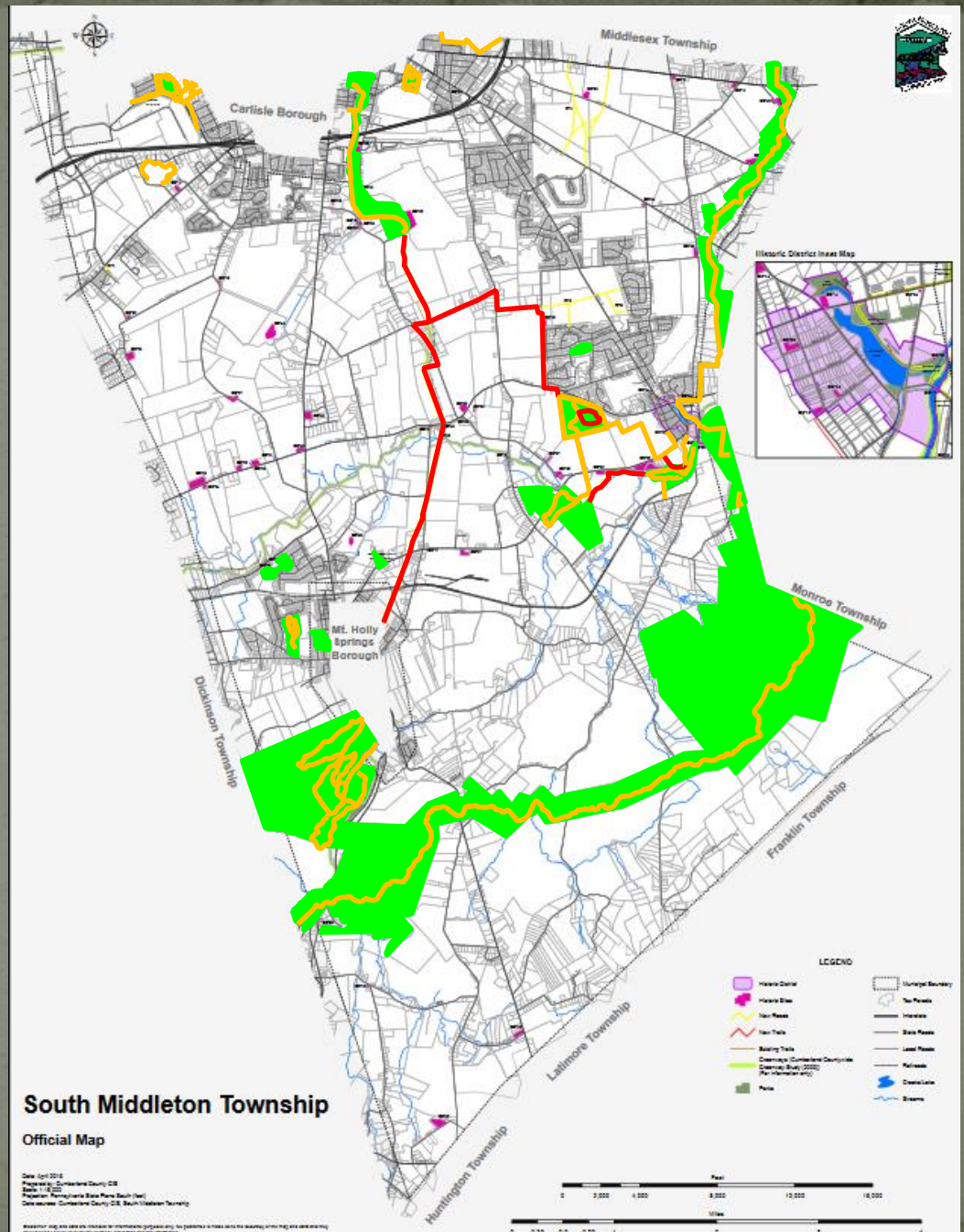


Planning

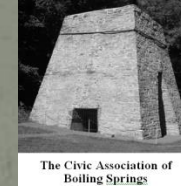
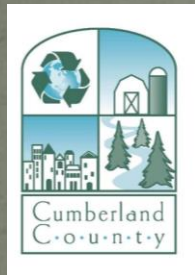
South Middleton Official Map

Parkland

Current Trails Proposed Trails

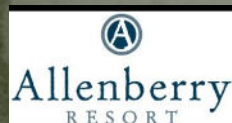
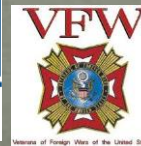
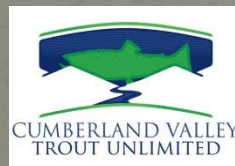


Partnerships



A FLY FISHING & OUTDOOR EXPERIENCE

PARTNERSHIP
for Better Health



Partnerships Government Agencies



- Look to government agencies as *partners* not as adversaries
 - Federal, State, and County
- Establish relationships with your legislators
- Work with neighboring municipalities



Partnerships Nonprofits



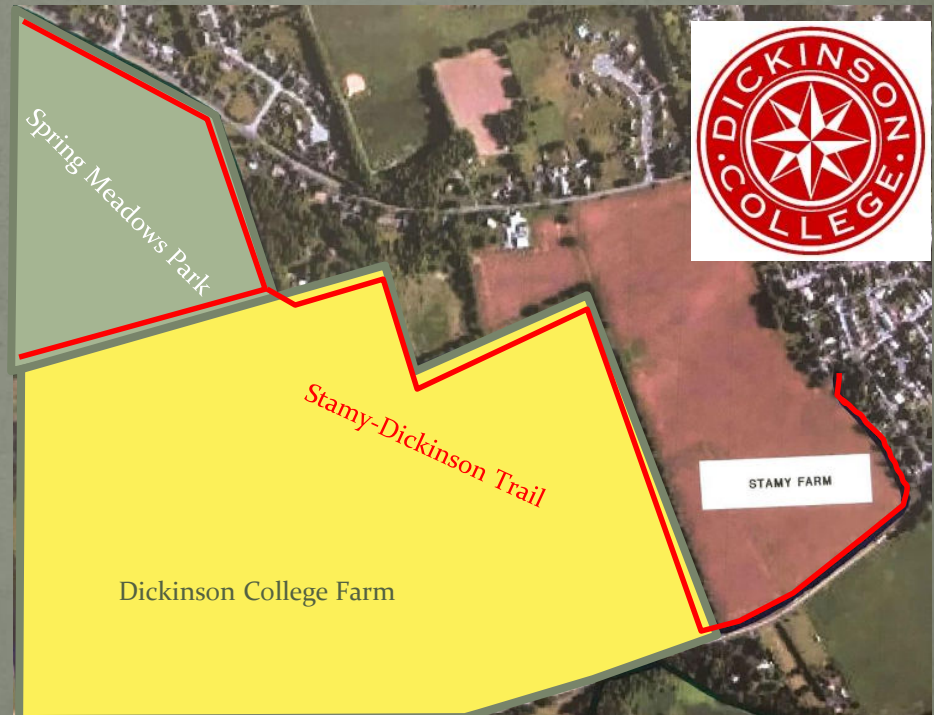
- Identify and work with the many nonprofit and charitable trusts dedicated to preserving and enhancing open space



Partnerships Colleges and Universities



- Work with nearby institutions of higher learning to leverage their research capacity or land for rec. facilities



Partnerships

Real Estate Developers



- Require real estate developers dedicate open space or funding to provide for trails

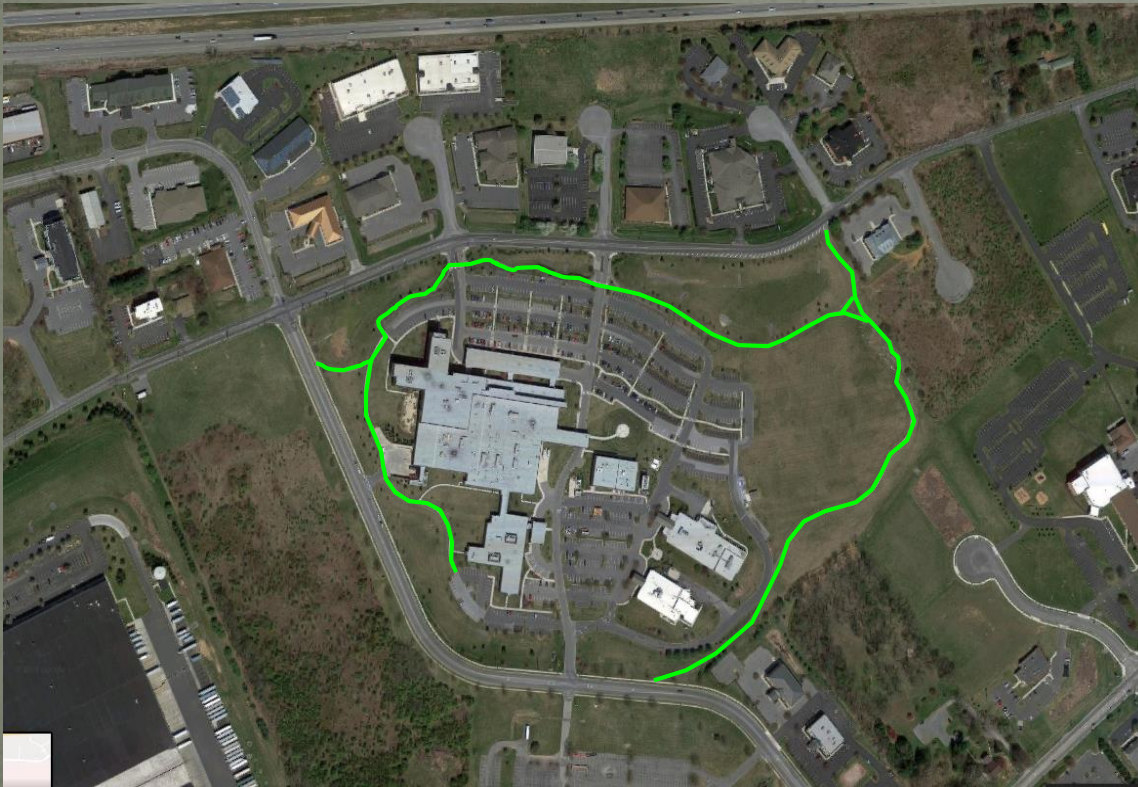


Forbes Trail

Partnerships Businesses



- Commercial properties can construct public trails as part of a wellness program

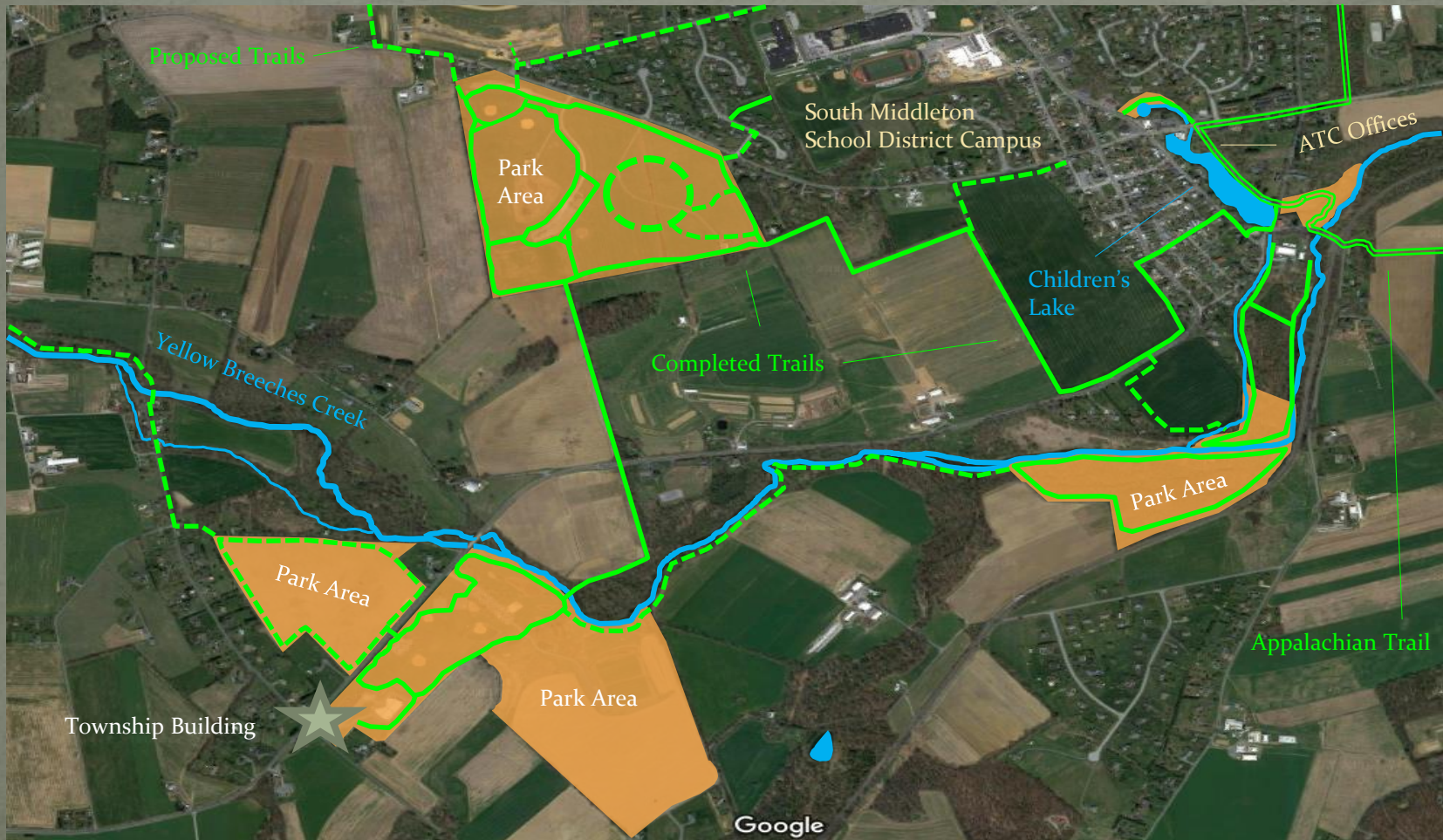


Carlisle Regional
Medical
Center Walking
Trail

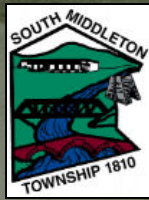
Partnerships Farmers



- Trails can be placed on the periphery of the field, or used as a buffer
 - Easements, lease agreements, rental arrangements, etc.



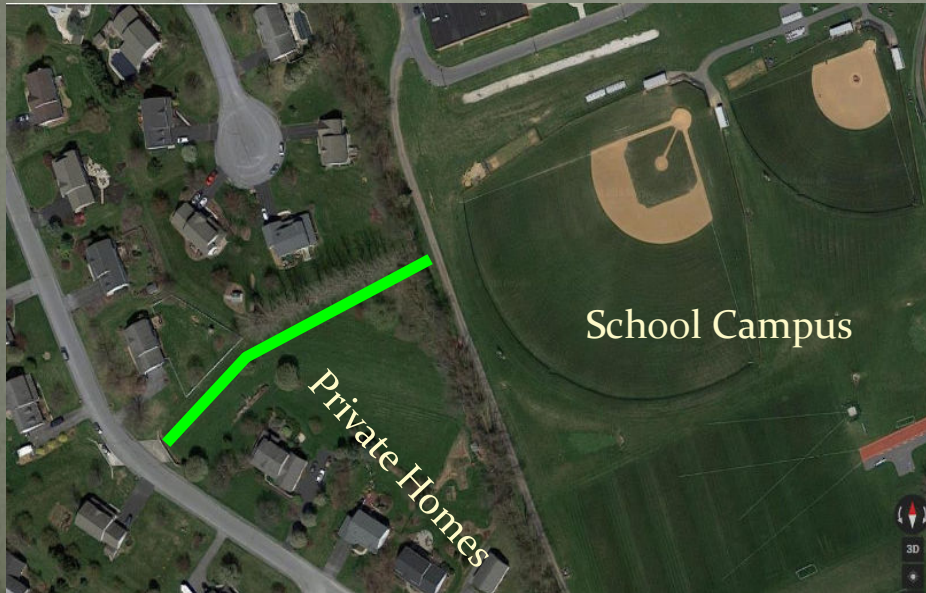
Partnerships Farmers



Partnerships

Private Landowners

- Abutting trails can be installed with minimal negative impact
- RULWA Law (68 P.S. §477(2)(1))
 - Limits landowners' liability for personal injury or property damage if they make their land available to the public for recreation



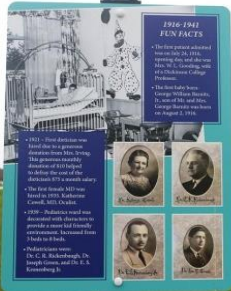
Diversification of Use

- Keep your trails open year-round to accommodate a variety of uses
 - Example: cross-country skiing, horseback riding, snowmobiling, bicycling, rollerblading, etc.
- Use the trails to educate and protect nature
 - Example: Install birdhouses, boardwalks over wetlands, etc.
- Ensure access to *everyone*
 - ADA compliance (paving trails, grade changes, etc.)



Promotion

• Signs and Wayfaring





Promotion

- Hold annual events and promote history that encourages walking and outdoor activity

APPALACHIAN TRAIL MUSIC FESTIVAL

LINE UP:

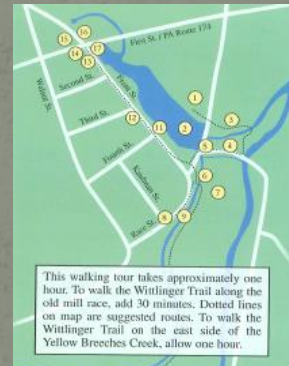
- 1:00 Electric Daydream
- 2:00 North Mountain Ramblers
- 3:00 Darrell Beam
- 4:00 LeBlanc & Messano
- 5:00 The Flat Wheels
- 6:00 Uncle Jake & the 18 Wheel Gang

Grab some blankets and ch...
music along the AT! Admis...
grateful...
**Postcard winners w...

JUNE 1:00-

Children's Lake, East Fir...

PRESENTED BY THE APPALACHIAN



KAUFMAN'S STATION AT THE VILLAGE OF BOILING SPRINGS
A Walk Through the National Underground Railroad Network to Freedom Site



Walking Tour Sponsors

sort Inn & Playhouse
cabin in Boiling Springs
fine dining and theater
717-258-3311, www.villageofboilingsprings.com

torante & Pizzeria
1001 Lake-Old
717-258-5676

Springs Tavern
1001 Lake-Old
717-258-3614
www.springs-tavern.net

Life 101
traces in an historic setting
in the Village Square
www.life101.com

ry L. DeLuca
ney at Law
717-258-6844

M Trust
making Service
1001 Lake-Old
www.mtrust.com

KS FOODS
full-service grocery store
large food
open daily 717-258-1408

I, A Better Way
Irrman, Bachelor
High St., Carlisle
717-243-4922 (office)

15) Gelinas Manor
Lake View Victorian Bed & Breakfast
219 First St., 717-258-6884
www.gelinasmanor.com

21) Village Artisans Gallery
nationally recognized fine American craft & art gallery
321 Walnut St., corner of Fourth St.
717-258-3256, www.villageartisansgallery.com

3) Yellow Breeches Outfitters
A Classic Fly Shop on the Lake
2 East First St., 717-258-6752
www.yellowbreeches.com

This project was financed in part by a grant
from the Cumberland Valley Visitors Bureau.
Cumberland Valley Visitors Center
1001 High St., Carlisle, PA 17011, 1-888-513-5130
www.visitcumberlandvalley.com

A Walk Around Boiling Springs



A Walk Through the Historic District of Boiling Springs

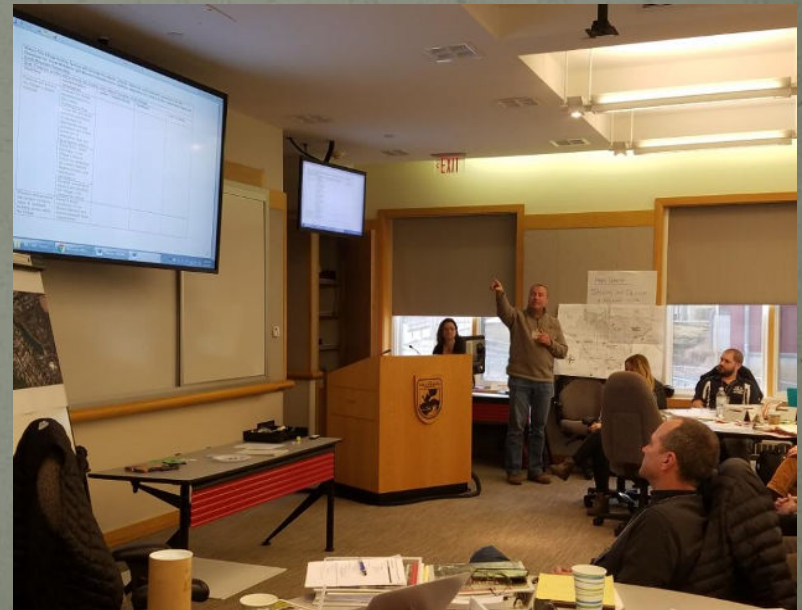
Published by the
Boiling Springs Civic Association
cumberlandvalley.com



Reinvestment



- Fund properly
 - Earmark dedicated funds annually
 - Have a vigorous and well-developed capital plan
 - Correlate revenues to expenditures (i.e. developers' contributions, cable franchise fees, rentals, rec. fees, amusement tax revenue, special tax levies, etc.)
 - Grants
- Continually educate staff and volunteers
- Periodically review and update community's recreational vision
 - Commission master plans reviews
 - County plans
 - Statewide Comprehensive Recreation Plan



Case Study

Children's Lake



Case Study

Children's Lake



- June 12, 2016: Sinkhole opens under Bucher Hill Road, necessitating water levels be lowered
- August 8, 2016: PA Fish & Boat Comm. discover extensive structural issues with dam wall
- April 13, 2017: Fish & Boat announce that \$1.8 million in repairs is necessary to make repairs to the dam and lake wall



Case Study

Children's Lake



- May 10, 2017: “Save the Lake” campaign launched to raise funds to meet goal
- Summer 2017:
 - Citizens raise \$10,000 in three months
 - Township donates \$200,000 and Fish & Boat donates \$200,000 apiece
 - Local businesses donate \$50,000
- March 8, 2018: State awards \$2.4 million towards Children's Lake project
 - Includes dam replacement and lake repairs, ADA work, environmental improvements, and trail enhancements



Case Study Children's Lake



ACTIVITIES

Kid's Games | Face-painting | Dunk Tank | BS Pool 1/2 Price Swim
TCO Sidewalk Sale | Plain Air Painting | Music | Big Hill Ciderworks | Food



More Info and Updates at [Save the Lake](#)

Thank You!

