



Comprehensive Recreation, Parks and Open Space Plan Update



Silver Spring Township

Cumberland County, Pennsylvania

April 2018

Silver Spring Township

Comprehensive Recreation, Parks & Open Space Plan

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Silver Spring Township Comprehensive Recreation, Parks & Open Space Plan

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The Plan

The Plan

Silver Spring Township developed this **Comprehensive Recreation, Parks and Open Space Plan Update** to guide future decision-making regarding parks, recreation facilities, programs and services, facility management, and the allocation of financial resources. The **Plan** provides an assessment of current assets and operations and suggests strategies and recommendations for enhancing the quality of life for residents of Silver Spring Township.

Silver Spring Township Park & Recreation Vision & Mission

The Silver Spring Township Park & Recreation Vision & Mission statements serve as the foundation for planning and park and recreation initiatives, decision-making, and the allocation of resources. The statements are a synthesis of findings from public outreach, research, and consultation with municipal representatives as part of this **Plan** and should be used to inform decisions and guide future direction for the park system.

Vision Statement

The vision of the Parks & Recreation Department is to ensure an active and healthy community where a majority of our citizens are within a 15-minute walk of a park, and where all people can reach their full wellness potential supported by recreational programs, facilities, parks, natural open space, and services.

Mission Statement

To provide quality parks and recreation facilities and services that meet the community's growing needs by utilizing staff and citizen resources to foster environmental stewardship, recreation and wellness, education, and support the local economy.



Goals

The Plan translates the vision for parks and recreation into five goals. Goals and objectives are expanded in Chapter 9.

Goal 1: Establish parks and recreation facilities as community destinations where residents can have fun, socialize, experience nature, and lead active healthy lifestyles.

Objective 1: Complete park planning to maximize the recreation and conservation benefits of existing parkland.

Objective 2: Maximize the use of existing parks to respond to the expanding needs, interests, and desires of citizens.

Objective 3: Incorporate improvements into existing and new parks that will enhance the convenience of using the facilities, enhance the visual image of park sites, and introduce additional recreation opportunities.

Objective 4: Target acquisition and development of parkland to meet current and future needs of the municipality.

Objective 5: Create great public spaces and quality parks for close-to-home recreation.

Objective 6: Provide facilities for public uses that comply with accessibility and safety regulations and guidelines.

Objective 7: Plan for the continued revitalization and improvement to Silver Spring Township parks through a comprehensive capital improvement program that outlines annual capital expenditures and cyclic improvements to the parks. Update the capital improvement program annually.

Goal 2: Connect the community through a system of land and water trails and greenways.

Objective 1: Coordinate greenway and trail planning and development with regional partners and stakeholders.

Objective 2: Undertake initiatives that set the stage for the successful development of greenways and trails.

Objective 3: Develop a greenway and trail network that protects the green corridors and linear natural resources of Silver Spring Township and connects neighborhood, parks, schools, and community destinations.

Goal 3: Protect our open space and natural resources.

Objective 1: Conserve natural resource lands through various protection and acquisition techniques.

Objective 2: Promote expanded public appreciation and involvement in the conservation of natural resources in Silver Spring Township.

Goal 4: Engage residents of all ages in recreation opportunities that promote active healthy living, connect people to nature, build strong family bonds, and create a sense of community.

Objective 1: Use the first year after adoption of this Plan to formulate an approach to the development of the Program Management Plan.

Objective 2: Adopt four core program areas.

Objective 3: Identify specific community needs and issues, including the needs of target groups that the Department is trying to reach.

Objective 4: Focus on providing and promoting recreation opportunities that citizens can undertake on their own.

Objective 5: Develop a revenue philosophy and pricing plan based upon the formulas presented in this Plan and adapt as warranted.

Objective 6: Set forth cost recovery and revenue goals on which to base program planning.

Objective 7: Develop an evaluation program that includes a mix of formal evaluations after the session, intercept surveys just asking people in passing their opinions, online commenting, monitoring, Facebook and other social media, focus groups, Recreation Advisory Council meetings, comment cards in public places, etc.

Objective 8: Formalize a promotional program. Tie this in with recommendations on branding the Department.

Objective 9: Create a pilot project to apply the Program Management Plan that test out and modify if for the betterment and ease of using it.

Goal 5: Continue the Township's commitment to operational excellence and financial sustainability for public parks and recreation that will garner widespread public support.

Objective 1: Seek a Peer Grant to develop a formal written Maintenance Management Plan.

Objective 2: Seek a Peer Grant or allocate funds to develop a Natural Resource Management and Stewardship Plan.

Objective 3: Change the title "Parks and Recreation Manager" to "Parks and Recreation Director" and evolve the positions functions.

Objective 4: Continue the present level of Township support for parks and recreation while increasing support for maintenance resulting from workload cost tracking information.

Objective 5: Provide training for the Recreation Advisory Council.

Objective 6: Develop an Annual Work Program/

Objective 7: Develop a five-year Employee Development Program.

Strategies and Key Recommendations for Accomplishing the Goals

To accomplish these goals, the following strategies, summarize the key actions recommended in the Plan.

- 1. Adopt the Silver Spring Township Comprehensive Recreation, Parks and Open Space Plan Update.**
- 2. Early Implementation** – Build momentum for implementation by undertaking specific early actions.
 - Adopt the Public Dedication of Land and Fees in Lieu for Parks and Recreation.
 - Adopt the updated Park Ordinance.
 - Develop a plan of action for year one following Plan adoption to keep moving forward.
- 1. Take Care of Existing Facilities and Improve What We Have** – Improve the parks as recommended in the Plan to provide safe, accessible, and beautiful parks and recreation facilities. Prioritize park initiatives in the short term:
 - Pursue a grant from Pennsylvania Department of Conservation and Natural Resources (PA DCNR) to develop a master plan and natural resource management plan for Vincent DiFilippo Nature Preserve.
 - Continue to develop Stony Ridge Park and Paul Walters Memorial Park. Seek park development funding from PA DCNR.
- 3. Pursue Trail Opportunities** – Develop trails in existing parks and coordinate with others to expand trails and pedestrian and bicycle accommodations throughout Silver Spring Township.
- 4. Develop a Greenway and Trail Plan** – Seek grant funding to develop a Silver Spring Township Greenway and Trail Plan that will explore opportunities to protect open space and greenways, develop trails, and provide bicycle accommodations.
- 5. Recreation Programs** – Continue to focus on the four core program areas of Fitness & Sports, Nature, Children & Families, and Community Events. Develop an evaluation system in tandem with ongoing community engagement to anticipate program and service needs. Incorporate the new pricing policy to maximize revenues while retaining the foundational value that parks and recreation is an essential public service.
- 6. Operations** – Change the title of the Parks and Recreation Manager to Parks and Recreation Director. Officially designate the function of Park Planning as a responsibility of the Parks and Recreation Manager (Director). Vest responsibility for all park planning and changes in parks with the Manager (Director). With the addition of a full-time and part-time recreation

staff positions, shift some of the Manager's time into partnership development, support, and enhancement.

7. **Maintenance Management** – Develop a formal Park Maintenance Management Plan. Consider seeking a Peer Grant to help undertake this effort in collaboration with the park maintenance management team. Work toward workload cost tracking, reporting of tasks, and work orders online functions.

Ensuring Success

Implementation of this **Plan** will require the enthusiasm and dedication of the Recreation and Parks Department staff and other Township personnel, the investment of time and money, and the commitment of elected officials. Momentum will be rooted in both small and large successes over time. Every accomplishment, no matter the size, will help to advance parks, recreation service, trails and greenways, and open space in Silver Spring Township.

As an adopted plan, this document serves as a guide to direct future actions. The recommendations provide a road map that suggest strategies to achieve defined goals. It is important to seize opportunities, meet emerging needs, and respond to changing trends throughout the implementation process. The process of implementing the **Plan** is ongoing and recommendations should be updated annually. Successes should be celebrated and built upon to provide momentum for future actions. The **Plan** will enable Silver Spring Township to make sound decisions and create a parks and recreation system that is a true asset in the community.

Chapter 1 - Introduction

Chapter 1 - Introduction

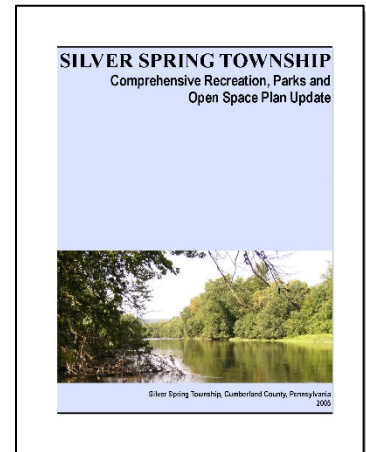
Plan Purpose and Goals

The **Silver Spring Township Comprehensive Recreation, Park and Open Space Plan Update** provides strategic direction for the municipality to enhance parks and recreation functions and reach the next level of excellence in the provision of recreation programs, development of parkland, and care and maintenance of parks and facilities. The **Plan** reinforces the status of parks and recreation as an integral and vital component of municipal government. The **Plan** included a detailed assessment and master plan update for Stony Ridge Park.

This **Plan** will guide future activities to improve parks and recreation facilities, programs and services, and operations. Parks, recreation facilities, trails, and open space add to the quality of life offered in a community; help to attract and retain residents and businesses; and can spur economic activity. Recreation programs and services offer opportunities for residents to gather together as a community and lead a healthful lifestyle.

The **Plan** serves as a long-range planning tool to guide the Silver Spring Township Parks & Recreation Department through next decade. The **Plan** builds upon the existing framework of parks and services in the community and updates the 2005 Plan. Recommendations identify enhancements and initiatives desired by citizens and needed in the community, while considering lifestyle and leisure activity trends.

The **Plan** provides a prioritization for recommended initiatives, recognizing that not everything can be accomplished at once. The **Plan's** space recommendations will require the investment of time, energy, and money, as well as the commitment of elected officials, advisory boards, municipal staff, and volunteers.



Planning Process

Silver Spring Township began this planning process in 2015 by appointing a Study Committee to work with the consultant team of a landscape architect and recreation planners to create this **Plan**. Public input is the foundation for the **Plan's** recommendations. Input was gathered in a variety of ways throughout the planning process:

- Citizens were invited to an open house to share their ideas and views about parks and recreation opportunities in Silver Spring Township. Information stations were set up for residents to visit and share their thoughts and ideas about parks, trails, and Stony Ridge Park.
- Forums were held with sports league representatives and conservation and trail stakeholders and enthusiasts.

- Interviews were held with key stakeholders to gather input and insights into what works well, what needs to be improved, and what parks and recreation in Silver Spring Township should look like in the future.
- A public meeting was held near the end of the planning process to solicit community feedback on the Plans conclusions, recommendations, and priorities.

The public participation process and assessment of current conditions provided the foundation for the plan and defined key issues and opportunities for the enhancement of parks and recreation services in Silver Spring Township.

The Plan as a Guide

The **Silver Spring Township Comprehensive Recreation, Park and Open Space Plan Update** provides a guide for municipal decision-making regarding parks, recreation facilities, trails and greenways, open space protection, recreation programs and services, and their financing. The **Plan** included an **Stony Ridge Park Master Plan Update**, which will guide future investment in the sports complex. The **Plan** reflects citizen's opinions and priorities and sets forth a clear vision of the future of parks and recreation in Silver Spring Township. The **Plan** positions the community to undertake the actions recommended to achieve the goals identified in the **Plan**. The **Plan** functions in both a legal and an advisory capacity.

Legal

Once adopted, the **Comprehensive Recreation, Park and Open Space Plan Update** can serve a legal function. The MPC (Pennsylvania Municipalities Code) stipulates planning requirements that, if adhered to by a municipality, are the basis and rationale for dedication of parkland. The Plan provides a defensible basis for the impact calculation for mandatory dedication of parkland and fee-in-lieu of dedication provisions in municipal ordinances.

Advisory

This **Plan** serves as a reference document for municipal decision-makers and park and recreation staff. It will facilitate collaboration with regional partners and the private sector. The recommendations are based upon an evaluation of current conditions, an assessment of community interests, and consideration of local and regional trends. The plan sets direction for decisions but supports flexibility as trends and resources change.

The **Plan** should be reviewed annually, prior to budget season. Accomplishments should be reviewed and needs and emerging opportunities should be considered. Budgets should be based on the **Plan's** Action Plan, as modified to respond to current circumstances.

The Benefits of Parks & Recreation

Parks and recreation play a critical role in providing a high quality of life that attracts and retains residents and businesses in a community. Pennsylvania municipalities that invest in parkland and recreation programs and services are creating opportunities to enhance citizens' well-being, improve the local economy, conserve the natural environment, and strengthen the community. Recreation brings us

purpose, pleasure, and balance. Our recreational experiences and time spent with family and friends in recreation settings create treasured memories. The benefits of parks and recreation go way beyond fun and games. Consider the following benefits:

Personal Benefits

- Reduce stress
- Increase life expectancy
- Create balance between work and play
- Reduce obesity
- Promote physical activity and healthy lifestyles
- Improve academic performance
- Reduce alienation and loneliness
- Encourage life-long learning and self-discovery
- Provide diversion from routine
- Meet people's needs for adventure, relaxation, belonging, competition, achievement, and excitement



- Increase self-esteem and confidence



- Living close to a park increases use and physical activity.
- Improve physiological and mental health

Community Benefits

- Promote community pride and identity
- Reduce crime, delinquency, and self-destructive behavior



- Keep children involved in positive activities and out of trouble
- Help people stay connected with others
- Encourage appreciation for community traditions and heritage
- Promote cultural understanding and harmony
- Provide opportunities for neighbors to meet and form friendships
- Provide involvement opportunities that build leadership skills

Environmental Benefits

- Reduce pollution and improve water quality
- Protect ecosystems and natural resources



- Enhance air, water, and soil quality
- Protect wildlife and habitat areas
- Provide access to places to enjoy nature

Economic Benefits

- Enhance land and property values



- Assist in business retention
- Increase tourism
- Generate revenue
- Generate income for local businesses
- Reduce vandalism and crime
- Reduce health care and insurance costs
- Reduce employee absenteeism

What Do Children Learn When Participating in Recreation Activities?

Recreation programs teach children skills they need to be successful in school and in life.

- How to budget time, set goals, communicate effectively with others, make decisions, follow rules, use their imaginations, and resolve problems.
- Sportsmanship and fairness, giving total effort, hard work pays off, the importance of exercise and physical fitness, and being a team player.
- Planning, strategy, leadership, patience, resourcefulness, and social skills.
- How to accept, understand, and value differences.

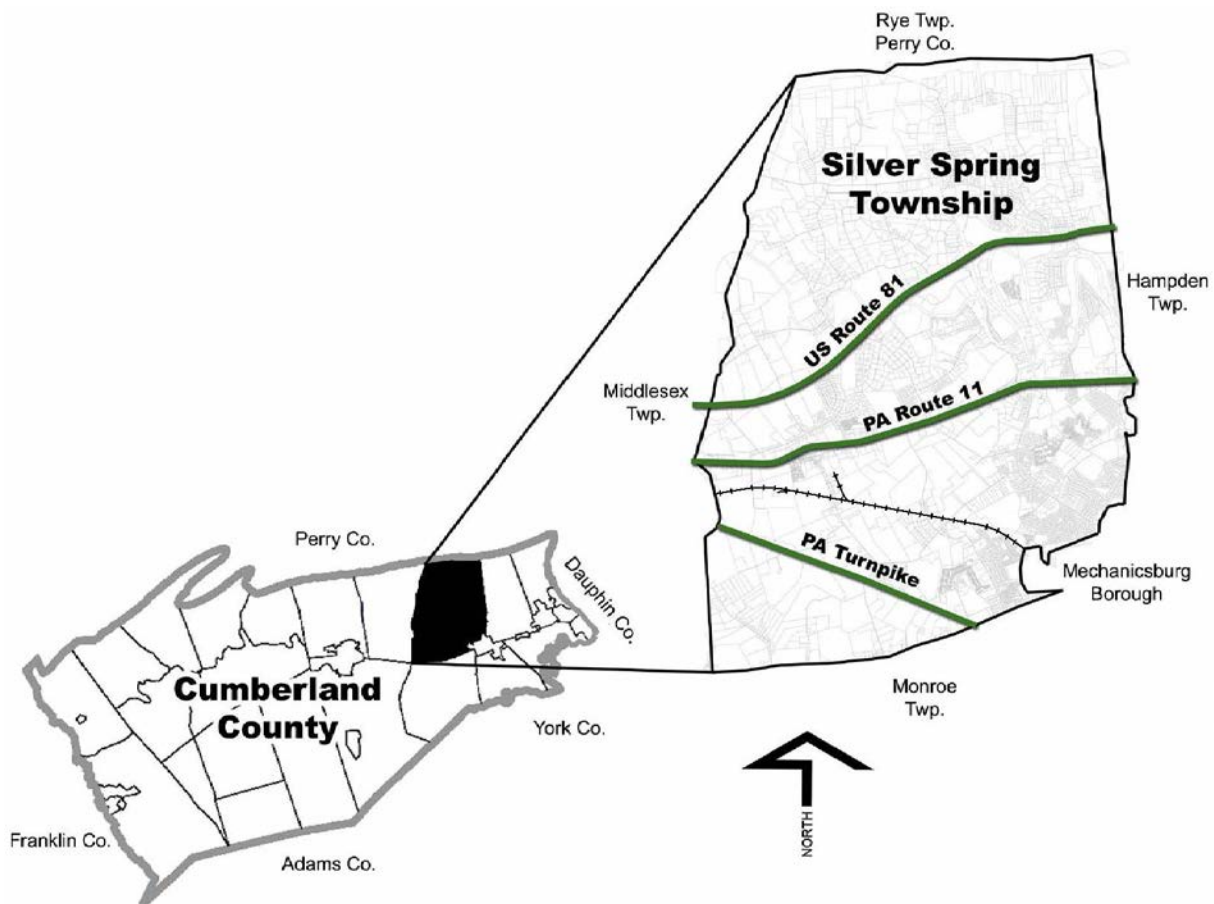
Chapter 2 - Community Profile

Chapter 2 – Community Profile

Location and Configuration

Silver Spring Township is a suburban community located in an area referred to as the “West Shore”, a suburb of Harrisburg on the west shore of the Susquehanna River. Silver Spring Township is in northeast Cumberland County, Pennsylvania. The Township encompasses 32.9 square miles and is surrounded by Middlesex, Monroe, and Hampden Townships and Mechanicsburg Borough in Cumberland County. The Township’s northern boundary extends to Rye Township, Perry County along the Kittatinny Ridge. The Township is one of four municipalities within the Cumberland Valley School District.

US Route 81, Pennsylvania Route 11 (the Carlisle Pike), the Pennsylvania Turnpike, and an active railroad bisect the community, running east-west.



History

Silver Spring Township was settled in the early 1700's. Early settlers were primarily Scotch-Irish. The first known settler and municipal namesake was James Silver who came to the area in 1724. Cumberland County was originally part of Lancaster County until 1750 when Cumberland County was formed, which contained East Pennsboro and West Pennsboro. Silver Spring Township was formed as the first division of the upper half of East Pennsboro. Later divisions were Hampden and Middlesex Township. The John Silver house stands today on Millfording Road.

Municipal Government

Silver Spring Township is a Township of the Second Class. Five elected officials serve the Township as the Board of Supervisors. The Board of Supervisors appoints a Planning Commission, Zoning Hearing Board, Recreation Advisory Council, Conservation & Preservation Committee, Land Preservation Review Board, and other committees that serve the Township.

Silver Spring Township Parks & Recreation Department

Silver Spring Township organized a five-member Recreation Advisory Council (RAC) in 1964. During the early 1980's vacancies within RAC were not filled and RAC was disbanded. With the growing demand for recreation programs and facilities the Township Board of Supervisors reinstated the RAC in 1988. The RAC is now a seven-member council appointed by the Board of Supervisors. The RAC reviews fees, rules, policies, and ordinances as they relate to parks and recreation within the Township.

In 1996, the Board of Supervisors hired the first paid professional as the Recreation Program Coordinator. The duties included establishing recreational activities to meet the needs of the residents and to act as a liaison to Township staff and the RAC. Later, the Township added a Parks & Recreation Director and Assistant Recreation Director. Today (2018), the Department has one Parks & Recreation Manager, a Recreation Program Coordinator, and a part-time Recreation Assistant.

Demographics

Silver Spring Township is a growing community that has retained areas that reflect its agricultural and rural heritage while much of the municipality is suburban in character with extensive residential and commercial development. The 2010 population was 13,657, a 29-percent increase from the previous decade. During this same period from 2000 to 2010, Pennsylvania grew at 3.4-percent and Cumberland County grew by 10.2-percent. This rapid growth in Silver Spring Township has continued since the 2010 census. The Cumberland County Planning Commission tracts building permits and between 2011 and 2015, Silver Spring Township issued the greatest number of building permits in the County at 1,206, over 500 permits greater than the next highest municipality.

Table 2-1 Pennsylvania, Cumberland County, Silver Spring Township Population Changes 2000-2016							
Area	2000 Population	2010 Population	Numeric Change 2000-2010	% Change 2000-2010	2016 Population	Numeric Change 2010-2016	% Change 2010-2016
Pennsylvania	12,281,054	12,702,379	421,325	3.32%	12,784,227	81,848	0.64%
Cumberland County	213,674	235,406	21,732	9.23%	248,506	13,100	5.27%
Silver Spring Township	10,592	13,657	3,065	22.44%	16,954	3,297	19.45%

Source: U.S. Bureau of the Census

What Change is Significant?

The U.S. Bureau of the Census considers a change of 2.5 percent to be significant.

Population Projections

Table 2-2 presents population projections for Cumberland County and Silver Spring Township through 2040. The Township is projected to increase by 28.7 percent over this period. This is more than double the rate of Cumberland County and the County's projected growth rate is one of the highest in the State.

Table 2-2 Cumberland County, Silver Spring Township Population Projections through 2040						
Area	2016 Population	2020 Population	2030 Population	2040 Population	Numeric Change 2016-2040	% Change 2016 - 2040
Cumberland County	248,506	251,836	268,063	280,505	31,999	11.4%
Silver Spring Township	16,954	18,502	20,979	23,790	6,836	28.7%

Source: U.S. Bureau of the Census, Silver Spring Township Community Development Department

Age

Silver Spring Township's median age was higher than the median age of both Pennsylvania and Cumberland County in each year documented. Since 2000, Silver Spring Township's population of citizens' ages 44 years and under has declined by almost 15-percent, while the population age of 45 years and older increased. The population of residents over 65 years old, the traditional retirement age, increased by 52.8-percent from 2000. This indicates an increased demand for programs and recreation opportunities for active older adults and seniors. While, the percent of the Township's population 24 years old and younger decrease over the previous decade, this age group represented 29-percent of the Township's 2016 population. Planning for services for families and children remains important here.

Table 2-3
Pennsylvania, Cumberland County, Silver Spring Township
Age of Population 2000-2010

Age Group	Pennsylvania			Cumberland County			Silver Spring Township		
	2000	2010	2016	2000	2010	2016	2000	2010	2016
Under 5 yrs.	5.9%	5.7%	5.6%	5.5%	5.4%	5.4%	5.7%	5.3%	5.4%
5 – 24 yrs.	26.7	26.1	25.2	27.1	26.1	25.2	24.9	22.7	23.6
25 – 44 yrs.	28.6	24.6	24.7	28.5	24.9	25.1	29.5	23.6	21.5
45 – 54 yrs.	13.9	15.3	14.1	14.7	15.1	14.0	16.9	16.9	17.2
55 – 64 yrs.	9.2	12.8	13.7	9.4	13.0	13.4	10.5	14.5	13.4
65 – 74 yrs.	7.9	7.8	9.0	7.6	7.9	9.3	7.7	9.1	10.8
75 – 84 yrs.	5.8	5.4	5.1	5.4	5.3	5.2	3.9	6.0	5.9
85 yrs. +	1.9	2.4	2.5	1.8	2.4	2.5	0.7	1.9	2.1
Median Age	38.0 yrs.	40.1 yrs.	40.6 yrs.	38.1 yrs.	40.3 yrs.	40.7 yrs.	39.9 yrs.	43.8 yrs.	44.6 yrs.

Source: U.S. Bureau of the Census

Race

Silver Spring Township was a nearly homogenous community of over 90.8-percent Caucasian residents in 2010. Asians equated to 5.4-percent and African Americans made up 1.4-percent of the Township population at that time.

Education

Silver Spring residents are relatively well educated with 38.2% of residents, 25 years and older holding a bachelor's degree or higher. Of that percentage, 13.6% hold a graduate or professional degree. These percentages show a higher education attainment than the County and State.

Table 2-4
Pennsylvania, Cumberland County, Silver Spring Township
Education Attainment – Population 25 Years and Over - 2015

Area	Bachelor's Degree	Graduate or professional Degree	High School Graduate or Higher	Bachelor's Degree or Higher
Pennsylvania	17.4%	11.2%	89.2%	28.6%
Cumberland County	20.3%	12.4%	91.5%	32.7%
Silver Spring Township	24.7%	13.6%	95.3%	38.2%

Source: American Community Survey

Income

The median household income, mean household income, and percentage of households with income and benefits of \$100,000 or more was higher in Silver Spring Township than the State or County. The percentage of families with incomes below the poverty level in the past 12 months was lower in Silver Spring Township. This data suggests that Silver Spring Township residents have more purchasing power and the ability to spend more money on leisure activities than the County or State.

Table 2-5 Pennsylvania, Cumberland County, Silver Spring Township Economic Characteristics – 2015				
Area	Median Household Income	Mean Household Income	Households with Incomes of \$100,000 or More	Families Whose Income in Past 12 Months is Below Poverty Level
Pennsylvania	\$53,599	\$73,175	22.4%	9.3%
Cumberland County	\$61,820	\$79,445	25.7%	5.6%
Silver Spring Township	\$73,469	\$93,570	35.0%	4.7%

Source: American Community Survey

Housing

Silver Spring Township has more occupied housing units than the County or State. The median value of an owner-occupied house in Silver Spring Township in 2015 was \$218,700 and rent was at \$1,136 per month, also higher than the County or State. Over 96-percent of Township housing stock is occupied.

Table 2-6 Pennsylvania, Cumberland County, Silver Spring Township Housing Characteristics – 2015			
Area	Occupied Housing Units	Median Value of Owner-Occupied Housing	Median Gross Monthly Rent
Pennsylvania	88.8%	\$166,000	\$840
Cumberland County	94.0%	\$188,400	\$886
Silver Spring Township	96.1%	\$218,700	\$1,136

Source: American Community Survey

Public Participation

This planning project included a four-part public participation process: working with a Study Committee, conducting key person interviews, and holding focus group and public meetings.

Study Committee

The Study Committee was established to guide the planning process and provide feedback regarding project findings. The Study Committee was comprised of elected officials and appointed board and staff members of the municipality; Township Police officer; a representative of the Cumberland County Planning Department, business community, Central Pennsylvania Conservancy, and Cumberland Valley School District staff and students. The Study Committee met monthly to discuss project findings and planning considerations and to review the draft report.

Key Person Interviews

Interviews were conducted with key stakeholders to obtain information, ideas, concerns and suggestions regarding parks, recreation facilities, and open space conservation.

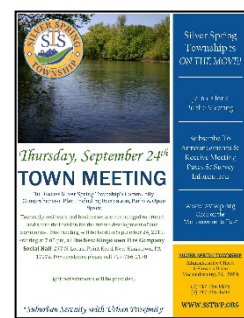


Interviews included the Cumberland County Planning Department staff, Central Pennsylvania Conservancy, adjacent municipalities, Pennsylvania American Water, Cumberland Valley Softball, Conodoguinet Creek Watershed Association, Cumberland Valley School District, Pennsy Supply, Cumberland Valley Lacrosse, and others.

Public Meetings

A Town Meeting was held early in the planning process to obtain input from citizens regarding their leisure interests, existing park, recreation, and trail opportunities, and open space concerns. The meeting was organized as an open house with stations set up to display information on Parks and Recreation, Stony Ridge Park, and Trails. The Town Meeting was well attended with approximately 89 residents signed in.

A second public meeting was held on October 18, 2017 to review the Mission, Vision, Goals, and Recommendations of this **Plan**. Approximately 15 residents attended the meeting.



Forums

Two topical forums were held to gather input from targeted groups: conservation and trail organizations and sports organizations. Five sports organizations were represented at the Sports Forum. Discussion explored trends in participation, facility needs, ideas for improving Stony Ridge Park, and opportunities for cooperation. Representatives of seven conservation and trail organizations attended a forum to discuss current conservation and trail initiatives, natural resource/conservation areas of concerns and priorities, and trail opportunities.

Findings of the Public Participation Process

Open Space Conservation – Open space conservation and the protection of natural areas is valued by residents. The Silver Spring Township Land Preservation Program is a popular program with a waiting list of willing landowners interested in protecting their land with conservation

easements. The Conodoguinet Creek, associated riparian corridor, and watershed are important natural resources and are a priority for protection.

Trails – The interest in trails was voiced consistently throughout the planning process. The Conservation and Trail Forum revealed that residents would like off-road trails, as well as, safe on-road routes for cycling. Silver Spring Township lacks linear resources such as abandoned rail and trolley lines that are often revitalized as trail. Additionally, major roadways transect the municipality forming barriers to trail connectivity. Residents are interested in non-motorized routes to Mechanicsburg and commercial establishments along the Carlisle Pike. The Conodoguinet Water Trail is popular, and residents would like additional stream access areas and a new park with stream frontage and access on the western side of the municipality.

Parks and Parkland – Citizens enjoy and appreciate the existing parks which are primarily viewed as destinations for athletic pursuits. Paul Walters Memorial Park has a softball focus, Hidden Creek has a soccer focus, and Stony Ridge Park is developed as a sports complex. Willow Mill Park provides diversity to the mix of athletic parks, providing picnic and stream access opportunities. The Preserve, a newly acquired open space parcel will provide a destination for passive recreation and enjoying nature along the Conodoguinet Creek. As parks are developed, improvements should be completed in a holistic manner and include support facilities, infrastructure, and amenities that enhance use. Silver Spring Township should acquire additional parkland to meet the needs of the growing community.

Community Sports – The community is well served by numerous youth sports leagues. The leagues use Township parks and school district property for games and practices. The football and soccer programs want additional athletic fields. Participation in lacrosse continues to grow and field hockey is growing in popularity. Additional basketball courts are desired in the parks. Softball and baseball are popular programs that will have their current



field needs met with the build-out of Paul Walters Memorial Park and Stony Ridge Park. Lights are desired for athletic fields to extend the playing season and allow evening use.

Park and Recreation Priorities – Residents are interested in development of off-road trails and on-road bike lanes and bike routes. Access to natural areas is important to residents and the planned improvements to Vincent DiFilippo Nature Preserve will provide a convenient location for passive recreation and an additional access to the Conodoguinet Creek. Community sports groups are most interested in the complete build-out of the existing parks with infrastructure and support facilities.

Programs and Services – The most preferred programs of the community include special events, nature, and fitness. The Parks and Recreation Department also facilitates recreation opportunities provided by other community-based organizations such as sports leagues. The

sports leagues provide important public service mainly for children. While organized recreation opportunities are important, most recreational use takes place at the discretion of the participants. Safe places to walk and bicycle are of pressing importance in Silver Spring Township as that is where most recreation will take place. While this is a family-oriented community, the population over 65 is increasing. Recreation programming for citizens of all ages is important. Finding ways to engage active Baby Boomers is important both as participants and potentially program leaders.



Maintenance – Most people rate the condition of the township’s parks as “good”. The parks look clean, safe, and attractive, but improvements in maintenance could help the Township to capture a rating of excellent by the public for park conditions. Consensus among the residents is that the maintenance of existing park should be a priority of the Township. An important concern emerged about the care of natural resources. Most park maintenance tasks are devoted to grass mowing and litter pick-up/removal. With connections to nature being important, the stewardship of natural resources emerged as an important maintenance priority that is not currently addressed.

Community Analysis

Strengths

Silver Spring Township is a growing suburban community in Cumberland County, one of the fastest growing counties in the State. The Silver Spring, along with Hampden, Monroe, and Middlesex Townships make up the Cumberland Valley School District. The school district partners with the communities to allow use of school property and facilities. Three major transportation routes traverse the Township, providing easy connections to Harrisburg and Carlisle. Numerous commercial establishments are located along the Carlisle Pike in the Township making it a local and regional destination. While the convenient location with transportation infrastructure, commercial centers, and undeveloped areas has resulted in significant residential growth, the municipality still retains important open space and area that highlight the municipalities agricultural roots. The Conodoguinet Creek traverses the Township and three municipal parks offer access to the creek for recreation. The Appalachian Trail generally aligns with the western municipal boundary offering residents easy access to natural area hiking opportunities. The demographic profile shows that Silver Spring Township is better educated with higher median household income than the County or State. This profile reflects a population that has the purchasing power to spend on leisure pursuits.

Challenges

The challenge for Silver Spring Township is maintaining the quality of life for residents in the face of significant projected growth. Commercial development along the Carlisle Pike corridor and office development along major transportation links also is occurring in the Township. This growth is changing the community setting as residential growth overtakes open space and agricultural land. Population growth impacts the need for parkland and expanded recreation programs. Development adds to the challenge of linking a community with trails and greenways.

Opportunities

This **Plan** provides an assessment of recreation opportunities that are based on a foundation of community input, assessment of current and projected population and conditions, and consideration of local and regional interests and trends. The **Plan** explores opportunities to enrich the lives of residents through healthy activities and programs; community special events; and access to parks, recreation facilities, and natural areas. **Plan** recommendations will guide the Township Parks & Recreation Department actions and provide information for future budgets. The **Plan** provides elected officials important information about parks and recreation needs and opportunities as they guide Silver Spring Township into the next decade.

Chapter 3 - Parkland & Recreation

Chapter 3 – Parkland & Recreation

Availability of parkland, diversity of recreation facilities, and access to open space contributes to a resident's quality of life in a community. Silver Spring Township provides residents with an array of park sites and recreation facilities which provides residents the opportunity to pursue leisure and fitness activities and spend time outdoors. This chapter will assess parkland and recreation facilities in Silver Spring Township based on six factors. The assessment will explore how Silver Spring Township parks and recreation facilities contribute to the community as public assets and evaluate the ability of these assets to meet the future recreation needs of residents. The six factors include:

1. Configuration of parkland
2. Amount of parkland
3. Locations of parks
4. Recreation facilities
5. Conditions of parkland and facilities
6. Park and facility trends

Configuration of Parkland

Silver Spring Township has seven parks totaling 252 acres plus two long distance trails and a water trail. Table 3-1 inventories public parkland and trails in Silver Spring Township.

Table 3-1 Silver Spring Township Park/Recreation Land Inventory			
Park	Acreage	Characteristics/Facilities	Planning District
Neighborhood Parks			
Pleasant View Park	12	Pavilion, playground, multi-purpose field (1), 60' softball field (1), sand volleyball courts (1), basketball courts (2), tennis courts (2), walking trail (0.58 mi.)	#6
Potteiger Park	7	54' baseball field (1), practice area, walking trail (0.37 mi.), playground, pavilion	#6
Community Parks			
Hidden Creek Park	14	Multi-purpose fields (3), paddle craft launch/creek access, aggregate (0.14 mi.) and earthen trails, pavilion, playground	#3
Paul Walters Memorial Park	44	60 softball fields (3), concession	#5
Willow Mill Park	18	Pavilion, paddle craft launch/creek access, 9-hole disc golf, Veterans War Memorial, garden area, playground, and Huston Mill	#4
Sports Complex			
Stony Ridge Park	103	90' Baseball field (2), 60' baseball field (6), multi-purpose field (4), football field (2), walking trail (1.5 mi.), playground, restroom/concession/pavilions (2)	#4

Park	Acreage	Characteristics/Facilities	Planning District
Natural Resource Areas			
Vincent DiFilippo Nature Preserve	54	Open space parcel, aggregate trail (2 mi.), creek access along the Conodoguinet Creek, picnic area	#3
Total	252		
Greenways & Trails			
Trail	Miles	Characteristics	Planning District
Municipal Park Trails	2.59+/-	Pleasant View Park (0.58 mi.), Potteiger Park (0.37 mi.), Hidden Creek Park (0.14 mi.), Stony Ridge Park (1.5 mi.)	
Appalachian Trail	1.85 +/-*	Footpath/National Park Service land (199+/- acres)	#1, 2, 4, & 7
Darlington Trail	7.74 +/-*	Footpath	#1
Conodoguinet Creek Water Trail	10.9+/-	Water trail	#2, 4, & 3
Total	23.08+/-	* Length measured within municipal boundary	
Schools	Rec. Acreage	Characteristics/Facilities	Planning District
Green Ridge Elementary School	23	Playground, sports fields	#2
Cumberland Valley Educational Park	120		#4
Cumberland Valley High School		Multiple athletic fields	
Eagle View Middle School			
Silver Spring Elementary School		Playground	
Mountain View Middle School	100+/-		#3
Winding Creek Elementary School			
Cumberland Perry Area Vo- Technical School	44+/-	None	#4
Other Public, Quasi-Public, Protected Lands/Parks	Acreage	Characteristics/Facilities	Ownership/ Planning District
Rich Valley Golf Course	183	18-hole golf course	Private, pay to play / #2
Miller's Gap Property	173	Parcel along Blue Mountain ridge, access via Sample Bridge Road	Central Pennsylvania Conservancy / #1
State Game Lands 170	93+/-	Wooded ridge land	Commonwealth of Pennsylvania / #1
Bunker Hills Open Space	1.3	Undeveloped parcel along the Conodoguinet Creek, adjacent to Hampden Twp. sewage pump station	Silver Spring Township / #3
Vo-Tech Open Space	3.7	Undeveloped parcel along the Conodoguinet Creek with frontage on Rt. 114	Silver Spring Township / #3
White Birch Open Space	15.7	Undeveloped parcel at Pine Hill Road cul-de-sac. Linear steep slope parcel along Simmons Run	Silver Spring Township / #2

Table 3-2
Silver Spring Township
Park and Recreation Classification System

Type/Size/ Service Radius	Definition	Benefits	Appropriate Amenities	Maintenance Level
Mini Park 0-5 acres ¼-mile service radius	Smallest park type, addresses limited recreation need	<ul style="list-style-type: none"> Provides close to home recreation 	<ul style="list-style-type: none"> Playground Benches, seating area 	High level of maintenance associated with well-developed park and playground and reasonably high visitation
Neighborhood Park 5-15 acres minimum ½-mile service radius	Focus of neighborhood; in walking/biking distance of visitors	<ul style="list-style-type: none"> Provides access to basic recreation opportunities Contributes to neighborhood identity Establishes sense of community 	<ul style="list-style-type: none"> Play areas Ballfields Game Courts Picnic/Seating Pathways Community gardens 	High level of maintenance associated with well-developed park and reasonably high visitation.
Community Park 30-50 acres, preferably 50-80 acres 2-mile service radius	Large park for active & passive recreation; serves residents municipality-wide. Accommodates large groups.	<ul style="list-style-type: none"> Variety of recreation opportunities for all ages and interests Space for organized, large scale, high participation events Family destination Fitness and wellness opportunities 	<ul style="list-style-type: none"> Play areas Organized sports facilities Pavilions Permanent restrooms Lighting Amphitheaters Pools, Rinks Parking 	Moderate level of maintenance associated with moderate level of development, budget restrictions, inability to perform higher levels of maintenance. Potential for park “friends” or adopt-a-park partners.
School/Community Park Variable	Parkland adjoining a school used for both recreation and education.	<ul style="list-style-type: none"> Combines two public entities for expanded year-round recreation. Maximizes public resources Expands recreation opportunities 	<ul style="list-style-type: none"> Youth-oriented game Courts and ball fields Play areas Seating Pathways Lighting Parking 	Moderate level of maintenance associated with moderate level of development, budget restrictions. Potential for cooperative agreement with school.
Sports Complex 30+ acres; preferably 50-80 acres	Consolidates sports fields and related facilities in a centralized location.	<ul style="list-style-type: none"> Economy of scale Improved management Municipal showcase Attracts visitors who stimulate local economy 	<ul style="list-style-type: none"> Ball fields Lighting Spectator areas Restrooms, Concessions Landscaping Parking 	State of the art maintenance applied to high quality facilities. Associated with high visitation; revenue generating facilities, tourism.
Special Use Facility Variable	Facility for a single purpose use.	<ul style="list-style-type: none"> Provides special focus recreation opportunities Contributes to community identity 	<ul style="list-style-type: none"> Depends on purpose 	High level of maintenance associated with well-developed park and reasonably high visitation.
Greenways and Trails Variable	Tie park areas and community together to form a contiguous park environment.	<ul style="list-style-type: none"> Connects community Reduces auto dependency Improves air quality Desired recreation facility for lifetime use Attracts visitors 	<ul style="list-style-type: none"> Pathways – multipurpose Trailheads Support facilities Signage 	Lowest level of maintenance. Focus on trailheads and trail safety.
Natural Resource Area/ Preserve	Natural areas for the protection/ management of natural environment	<ul style="list-style-type: none"> Protects resources Provides wildlife habitat Offers opportunities for environmental education 	<ul style="list-style-type: none"> Trails Signage Support facilities 	Lower level of maintenance.

Silver Spring Township's parks and trails offer diverse recreation opportunities based on the size of the park, the characteristics of the site, and the facilities provided. The National Recreation and Park Association categorizes parks into eight types as shown on Table 3-2. Silver Spring Township's parks and trails fall into five of the eight categories. The open space parcels are not included in the classification because public access and use of the parcels is not accommodated. The following conclusions can be drawn from the analysis of Park and Recreation Classifications as they relate to the Silver Spring Township park system:

- Only Paul Walters Memorial Park has the acreage suggested for a community park. Currently, 10 acres of the park is developed as a softball complex. The recently completed master plan proposes a transformation of the small single sport complex into a community park with both passive and active recreation opportunities, as well as, areas for special events.
- Hidden Creek Park is dominated by multi-purpose fields. Recent improvements include a pavilion and playground, enhancing the property as a community recreation destination, broadening the use of the park beyond flat-field sports activities.
- Willow Mill Park and Hidden Creek Park are categorized as community parks, although their acreage is well less than the 30-50 acres recommended for the size of a community park. The smaller size limits the number and diversity of facilities that can be provided in the parks.
- The Vincent DiFilippo Nature Preserve is the municipality's newest park and only natural area developed with public access. Park amenities include a 2-mile trail and access to the Conodoguinet Creek.
- No mini parks, school/community parks, or special use facilities are part of the Silver Spring Township park and recreation system.

Amount of Parkland

How much parkland does Silver Spring Township need to meet the recreation needs of residents? Currently Silver Spring Township has 252 acres of parkland in seven parks. The total parkland can be further categorized as passive or active parkland. Six of the seven municipal parks offer active parkland totaling 198-acres. The 54-acre Vincent DiFilippo Nature Preserve, a natural site, offers passive recreation opportunities and amenities.

The typical analysis of parkland acreage excludes conservation parklands and parkland for passive recreation activities. The National Recreation and Park Association 1990 publication, *Recreation, Park and Open Space Standards and Guidelines* notes the following about conservation lands:

- "In addition to providing space and facilities for leisure activity, park systems often include conservation land. There are no specific standards for how much conservation land a community ought to have. Instead it is dependent on the number and quality of natural resources in the area."
- "Preservation and conservation of these resources cannot be constrained by ascribing arbitrary acreage or locational guidelines. The protection and management of these

resources must, by their nature, be within the context of the community or regional open space systems plan and accompanying policies.”

When the Vincent DiFilippo Nature Preserve acreage is removed from the parkland total, Silver Spring has 198-acres of parkland. Parkland is typically evaluated on a population ratio method that considers the acres of parkland per 1,000 residents. A population ratio method follows the logic that the amount of active parkland in a community should relate to the population to be served by the parkland. Simply put, the population of a community will drive the number of ballfields and basketball courts a community needs. As a community’s population grows, so does the need for parkland. A population calculation can readily be updated as a community grows.

The prevailing standard for active parkland acreage had been 10-acres per thousand-population. This standard was first referenced in 1969 *National Park, Recreation and Open Space Standards* published by the NRPA (National Recreation and Park Association). Communities have continued to work with the 10-acre per thousand-population standard over the past 46 years as an easy default to evaluate if their community had sufficient parkland. But much has changed in sports, recreation, and the way we spend our leisure time since 1969. Consider the following factors that influence the amount of parkland needed to serve a community:

- There are new popular youth sports: soccer and lacrosse
 - Youth soccer didn’t emerge as a major youth sport until the 1980’s and 1990’s. US Youth Soccer, the largest youth soccer organization in the U.S. has 3,000,000 members, ages 5 – 19.¹
 - Lacrosse didn’t emerge as a popular youth sport until the 2000’s with “just over 250,000 players in 2001 to the current total of 826,023, an increase of over 225 percent over a 15-year timeframe.”²
- Girl’s participation in youth sports has grown significantly since 1969. In 1972, Title IX provided equal access to programs and activities that receive Federal financial assistance, including sports. In the 40 years since Title IX went into effect, girls’ participation in sports has grown exponentially. “During the 1971-1972 school year, immediately before the legislation passed, fewer than 300,000 girls participated in high school athletics. To put that number in perspective, just 7% of all high school athletes were girls. In 2010-2011, the number of female athletes had climbed by more than tenfold to nearly 3.2 million, or 41% of all high school athletes.”³ Before Title IX, one in 27 girls played sports. Today that number is two in five.⁴ This growth is also reflected in youth sports programs.
- Youth sports programs have expanded beyond their traditional seasons. Baseball is no longer just a spring sport with most youth programs offering both spring and fall seasons. Soccer and lacrosse also are played in multiple seasons.

¹ http://www.usyouthsoccer.org/media_kit/ataglance/, n.d., Web. 14 Dec. 2017.

² Logue, Brian. www.uslacrosse.org/blog/national-lacrosse-participation-tops-825000-players, 9 June 2017, Web. 14 Dec. 2017.

³ National Federation of State High School Associations, *2010-11 High School Athletics Participation Survey*.

⁴ Olmstead, Maegan. www.womenssportsfoundation.org/education/title-ix-and-the-rise-of-female-athletes-in-america/, 2 Sep. 2016, Web. 14, Dec. 2017.

These statistics show that the 10-acre parkland standard is outdated. In 1995, in the NRPA *Park, Recreation, Open Space and Greenway Guidelines*, the NRPA promoted “a shift away from reliance on an absolute national standard, i.e. the long-standing notion of 10 acres/1,000 persons, to increasing community self-direction where the number of acres for park and recreation land is based on what the citizens determine is best for themselves.”

The first step in assessing if Silver Spring Township has sufficient parkland is to evaluate the current parkland acreage, based on population. A quick calculation of the status quo reveals that Silver Spring has 11.68-acres of parkland per 1,000 residents. This calculation is based on the 2016 municipal population.

2016 Status Quo Calculation

16,954 (2016 SST population) ÷ 1,000 = 16.954

198 (active parkland acreage) ÷ 16.954 = 11.68-acres of active parkland/1,000 residents

Silver Spring Township 2016 Status Quo Parkland Standard = 11.68-acres of parkland/1,000 residents

At 11.68-acres per 1,000 population, Silver Spring Township is just over the 10-acre standard first recommended in 1969, suggesting the need for additional parkland. The planning and outreach to recreation user groups further verified the need for additional parkland in the Township. Consider the following:

- The football and soccer programs noted the seasonal limitations and the need for lights to extend the playing time on existing fields to meet program needs.
- Youth football and soccer cited the need for additional fields to meet their program needs.
- Youth baseball indicate that they may need one additional diamond within the next five years.
- Girls softball indicate that an additional one or two fields are needed for their program.
- Recreation trends in the township and region show that lacrosse, rugby, and field hockey programs are growing. Lacrosse uses multi-purpose fields in Stony Ridge Park and while rugby and field hockey are not currently requesting use of park field, continued growth in these programs is anticipated. The growth of these sports will impact the needs for additional multi-purpose fields.
- The rapid pace of population growth in Silver Spring Township is projected to continue in the future.

In the 2013 Land Partnership Plan, Cumberland County Planning Department determined that 15-acres of parkland per 1,000 residents is recommended for municipalities to provide adequate parkland for their population and needs. Currently, Silver Spring Township falls short of meeting this recommendation at 11.68 acres of parkland per 1,000 residents.

Since the last Census in 2010, Cumberland County has been the fastest growing county in the State and Silver Spring Township has been one of the fastest growing municipalities in Cumberland County with 19.5-percent growth from 2010 to 2016. The growth of the Township out-paced the growth anticipated in the 2005 *Silver Spring Township Comprehensive Recreation, Parks and Open Space Plan Update*. Silver Spring Township Community Development Department projects that Silver Spring Township will continue this growth rate through the year 2040.

A needs-based assessment of parkland should consider population growth projections, the parkland/facility needs of user groups and their participation trends, the unique characteristics of the municipality, municipal recreation goals, and other elements. Table 3-3 explores the parkland acreage based on the 2016 status quo calculations and the Cumberland County recommendation. The calculations illustrate that, additional parkland is needed to achieve the Cumberland County recommended parkland standard. The table also illustrates that, at the very minimum, to maintain the status quo, additional parkland will be needed as the municipality's population increases.

Table 3-3 Silver Spring Township Parkland Acreage Analysis					
Parkland Acreage Analysis - 198 Acres Active Parkland (Excluding V.F. Nature Preserve)					
Year	Population Projections	SST 2016 Status Quo 11.79 acres/1,000	Surplus or (Deficit)	Cumberland County Goal 15 acres/1,000	Surplus or (Deficit)
2020	18,502	219 acres	(21 acres)	278 acres	(80 acres)
2030	20,979	248 acres	(50 acres)	315 acres	(117 acres)
2040	23,790	281 acres	(83 acres)	357 acres	(159 acres)

Population Projections: SST Community Development Department

Based on the acreage analysis and the finding of outreach to athletic programs, the Cumberland County municipal parkland goal of 15-acres per 1,000 population is suggested as the default standard for future parkland planning analysis in Silver Spring Township. The following conclusions can be drawn from the assessment of parkland acreage using the 15-acre parkland standard:

- Silver Spring Township will have an 80-acre deficit of parkland in 2020. The Silver Spring Township Park and Recreation Classification System suggest that a community park is 50-80 acres in size. This deficit of parkland equates to one additional community park.
- This deficit of parkland will expand to 117-acres in 2030 to meet the recreation needs of the anticipated municipal population. By 2030 the Township will need two additional community parks.
- The parkland need will continue to grow as the population grows. In 2040 the parkland deficit is projected at 159-acres, equating to the need for two or three additional community parks.

Land Dedication Formula

The 15-acre parkland standard can be translated into a land dedication formula for adoption as the *Park Dedication and Land and Fees in Lieu for Parks and Recreation* amendment to the *Silver Spring Township Subdivision and Land Development Ordinance*. The land dedication formula determines how much land is required for dedication as parkland as development occurs. A dwelling unit calculation

using the municipal parkland standard of providing 15-acres of parkland per 1,000 residents is the basis for the land dedication formula. To derive a per unit calculation using this methodology, the 1,000-population figure is divided by the municipality's 2010 U.S. Census average household size. The following calculation results.

Silver Spring Township 2010 Average Household Size: 2.45

$1,000 / 2.45 \text{ persons per dwelling unit} = 408 \text{ dwellings}$

Dividing the desired 15-acre per 1,000 residents by the number of dwelling units/1,000 persons (408) yields the amount of land to be dedicated per dwelling unit:

$15\text{-acres} / 408 \text{ dwellings} = 0.037 \text{ acres/dwelling}$

Example: For a subdivision of 50 homes, the 0.037-acre requirement yields 1.85-acres of parkland:

$0.037\text{-acres/dwelling} \times 50 \text{ dwellings} = 1.85 \text{ acres}$

Silver Spring Township's current land dedication amount adopted by ordinance in 2005 is 0.032 acres of parkland per dwelling unit. Using the same 50 home subdivision example, the 0.032-acre requirement yields 1.6 acres of parkland.

$0.032 \text{ acres/dwelling} \times 50 \text{ dwellings} = 1.6 \text{ acres.}$

Using the 15-acre parkland standard as the basis of the land dedication formula yields parkland acreage for dedication that exceeds the current ordinance provisions.

Fee-in-Lieu

Current Fee-in-Lieu Requirements – Fee-in-lieu of dedicating parkland is defined by the current Silver Spring Subdivision and Land Development ordinance as follows:

The Board of Township Supervisors may waive the foregoing land appraisal requirement provided that the applicant agrees to pay a fee of \$1,300 per proposed dwelling unit, which fee may be amended from time to time by the Board of Supervisors by resolution.

The \$1,300 per proposed dwelling unit was adopted by ordinance in 2005.

Alternative Fee-in-Lieu Calculation – When fee-in-lieu is preferred over land dedication the municipalities should require that the fee relate to the fair market value of the land to be dedicated.

Using the 1.85 acres of land dedication for a 50-unit subdivision, the developer should provide the Township with an appraisal of the required 1.85-acre parcel. Therefore, if the land were appraised at \$50,000 per acre, the Township would accept a \$92,500 fee-in-lieu of the land dedication.

By contrast, the current requirement is \$1,300 per dwelling unit results in \$65,000 for the same 50-unit subdivision.

By tying the mandatory dedication fee-in-lieu amount to the fair market value of an acre of land and the average household size, the dedication of lands or fee will align with the changing real estate market. If the Township prefers a dwelling unit calculation, the calculation should relate to the fair market value and should be reviewed and adjusted on an annual basis. The following calculation is based on \$50,000 per acre land appraisals:

Using the previous example of appraised land value of \$50,000 per acre translates as follows:

$$0.037\text{-acres} \times \$50,000/\text{acre} = \$1,850/\text{dwelling unit fee-in-lieu amount.}$$

This method of calculating fee-in-lieu yields a fee per dwelling unit that is higher than the amount defined by the current ordinance. Additionally, the \$50,000 per acre cost is most likely undervalued for an acre of land in Silver Spring Township. A higher assessment of fair market value for an acre of land would translate to a higher fee-in-lieu amount. If the municipality adopts a per dwelling unit fee, the fee should be updated annually to align with current real estate market conditions and the current fair market value of an acre of land, the basis of the dwelling unit fee calculation.

Land Type and Characteristic for Dedication Requirements

The characteristics of land suitable for dedication for recreation purposes should be defined by the Silver Spring Township Subdivision and Land Development ordinance. The current ordinance has generalized criteria for lands to be dedicated. Mandatory dedication ordinances should provide concise criteria for land to be dedication for parkland to protect the municipality from receiving lands that do not provide recreation benefit. Following are suggested criteria for land to be dedicated for parkland and trails.

- The land is a minimum of five-acres in size, contiguous in shape and has soil conditions suitable for developing recreational facilities. The five-acres relates to the size of a neighborhood park as defined by this Silver Spring Township Park and Recreation Classification System. The municipality should require a fee-in-lieu for land areas less than five acres unless the land to be dedicated is contiguous to an existing park site or protected open space.
- The land is configured to include natural features worthy of preservation and protection.
- The land is easily and safely accessible from all areas of the subdivision with direct access to a public street and the minimum required lot width at the public street frontage. Sidewalk connections are provided where feasible. No roadways traverse the site.
- A maximum of 15% of the total site to be dedicated can consist of floodplain, wetlands, steep slopes (8%+), utility easements or rights-of-way, or other limiting features that render the lot un-developable.

- The land should be accessible to utilities such as sewer, water, and power. The municipality should require that the developer extend utilities to the tract.
- The land should not contain stormwater facilities designed to detain, retain, or infiltrate stormwater.
- The land should, where possible, be located adjacent to existing parkland, protected open space, undeveloped tracts, or other dedicated lands to create a single, larger tract.

The land to be dedicated may be incorporated into the trail system of the municipality, by means of a grant of right-of-way or easement to the municipality. Land for dedication as a trail shall be consistent in location, design, dimension, topography and route with an approved *Trail System Map* or recommended by the Township Board of Supervisors. Lands to be dedicated for trails should be suitable for the development of a trail without extensive engineering and structures. Grant of rights-of-way or easements, intended to be incorporated in the trail system shall be not less than 20 feet wide and not more than 30 feet wide at any point along the length of said trail and shall include an additional 20-foot-wide parallel construction easement along the length of said trail which shall automatically terminate upon the completion of construction of the same.

Recreation and parks are Essential to Quality of Life

Recreation is a:

- Factor in personal health.
- Key to balance human development.
- Significant economic generation.
- Component of balanced human development.

Recreation:

- Reduces self-destructive and anti-social behavior.
- Builds strong families and healthy communities.
- Reduces health care, social services, and police/justice costs.

Mandatory Dedication for Non-Residential Development⁵

Some municipalities have significant park and recreation demands generated by non-residents (e.g., commercial/industrial athletic league programs, office workers using trails at lunch, etc.). However, the Pennsylvania Municipal Planning Code (MPC) is silent on whether public dedication may be imposed on *non-residential* developments. The MPC refers to public dedication as serving “inhabitants of the development or subdivision,” and it is unclear if this term encompasses *employees* (see §503(11)(v)).

⁵ Public Dedication of Land and Fees-in-Lieu for Parks and Recreation, A Tool for Meeting Recreational Demands in Pennsylvania Municipalities. <http://conservationtools.org/guides/17-public-dedication-of-land-and-fees-in-lieu-for-parks-and-recreation>. October 1, 2015.

Nevertheless, numerous Pennsylvania municipalities do impose public dedication requirements on commercial and industrial development. Currently, in Cumberland County 13 out of 33 municipalities have adopted mandatory dedication of non-residential land. The 13 municipalities including two neighboring municipalities; Hampden and Middlesex Townships. Additionally, Carlisle Borough and Upper Allen, West Pennsboro, and South Middleton Townships have adopted mandatory dedication of non-residential lands ordinances. The dedication formulas for non-residential lands are typically based on a square foot of building area, a per employee calculation, or a per parking space calculation.

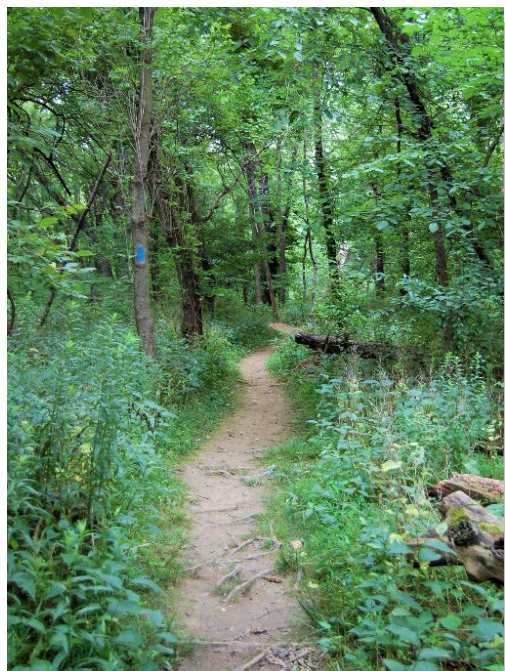
As part of this planning project the Silver Spring Township Public Dedication of Land and Fees in Lieu for Parks and Recreation ordinance provisions were reviewed and updated based on the recommendations of this plan. The review process included consideration of dedication of parkland for residential and non-residential uses. The Subdivision and Land Development ordinance for mandatory dedication and fee-in-lieu for residential development was adopted in December 2017.

Location of Parks

The parkland distribution analysis evaluates the location of parks relative to existing residential development and considers physical barriers that limit easy access to park sites. Service radiuses, which define the geographic area generally served by a park, have been applied to neighborhood and community parks, based on the Silver Spring Township park classification system. Refer to the Existing Facilities Map on page 3-28.

Easy access to parks promotes an active, healthy life style. Parks provide opportunities and facilities for physical activity for people of all ages and abilities. Convenient access to parks can facilitate incorporating healthy activities into daily routines. The Trust for Public Land, Urban Land Institute, and National Recreation & Park Association have teamed together to create a campaign that promotes easy access to parks: *Everyone Deserves A Park Within A Ten-Minute Walk of Home*. This campaign recognizes that parks are essential to the physical, social, environmental, and economic health of a community. This goal is especially relevant in urban areas where the built fabric of a city limits opportunities for outdoor activities. As Silver Spring Township continues to grow, the goal of providing convenient access to parkland should be considered as development occurs.

Silver Spring Township has been divided into seven planning district which replicate the planning districts of the 2005 Plan. The planning district boundaries are defined by the transportation corridors that create barriers to easy convenient access to park sites. Parkland is not distributed evenly through the municipality and there are significant areas of the municipality that do not have convenient access to a neighborhood or community park. Consider the following:



Planning District #1 – This rural area that includes the Kittatinny Ridge and north valley contains no parks. The Darlington and Appalachian Trails are located either within or near this Planning District and there are parcels of protected public lands associated with these trails.

Planning District # 2 – There are no parks in this Planning District. Green Ridge Elementary School is centrally located in this district and offers three playground areas, three pavement game areas, a multi-purpose field and a baseball/softball diamond overlaid with a multi-purpose field. The White Birch Farm Open Space parcel is in this district along Simmons Run. This open space parcel is in a residential area but provides little recreation value due to the parcel’s steep slopes and extensive vegetation. A section of the Appalachian Trail extends through this Planning District with associated protected lands north of Stony Ridge Park. Rich Valley Golf Course is in Planning District #2. The Conodoguinet Creek traverses the western portion of this Planning District.

Planning District #3 – Two parks are located within this district: Hidden Creek Park and Vincent Di Filippo Nature Preserve. Additionally, the Bunker Hill Tract Open Space parcel is located along the Conodoguinet Creek. The Conodoguinet Creek traverses this district, and one bridge crossing links the north and south areas. The planned new Mountain View Middle School and Winding Creek Elementary School will be in this district, on Bali Hai Road, along the Hampden Township boundary.

Planning District # 4 – There are three major recreation destinations in this district: The Cumberland Valley Educational Park campus, Willow Mill Park, and Stony Ridge Park. The Cumberland/Perry Vo-Tech School is in this district, however there are no recreation facilities associated with this school. The Conodoguinet Creek traverses the eastern portion of this Planning District and the Appalachian Trail is located along the western boundary.



Planning District #5 – Paul Walters Memorial Park is in this planning district.

Planning District #6 – Potteiger Park and Pleasant View Park are in this planning district.

Planning District #7 – There are no parks or school properties located in this planning district. The Appalachian Trail is located along the western boundary, which includes one area of protected public lands. There are numerous preserved properties in the western portion of this planning district.

The Existing Facilities Map on page 3-28 illustrates the locations of parks, schools, and other recreation and open space parcels in Silver Spring Township. The following conclusions can be drawn from analysis of park locations:

- Most the parks are in relatively proximity to the Carlisle Pike, the central east-west corridor through the municipality.

- There are no municipal parks in the northern and southwest portions of the municipality.
- Three parks, two open space parcels, a golf course, and a future school complex are located with frontage along the Conodoguinet Creek, presenting an opportunity for trail and water trail linkages.

Recreation Facilities

Recreation facilities should be provided within a community to meet the demands of individuals, community groups, and organized adult and youth leagues. The appropriate number of park facilities in a community should be based on need as defined by current facility usage and local trends in recreation and leisure activities. Table 3-4 provides an inventory of recreation facilities in municipal parks and the Cumberland Valley School District sites.



Table 3-4
Recreation Facility Inventory

Park Name	Baseball Field - 60' Baseline	Baseball Field - 90' Baseline	Softball Field	Multi-Purpose Field	Playground	Pavilion	Basketball Court	Tennis Courts	Football Field	Volleyball Court	Concession Stand	Restroom (Indoor)
Silver Spring Township Recreation Facilities												
Pleasant View Park	-	-	1	1	1	1	2	2	-	1	-	1
Potteiger Park	1	-	-	1	1	1	-	-	-	-	-	-
Hidden Creek Park	-	-	-	3	1	1	-	-	-			
Paul Walters Memorial Park	-	-	4	-	-	-	-	-	-			
Willow Mill Park	-	-	-	-	1	1	-	-	-			
Stony Ridge Park	6	2	-	4	1	2	-	-	2	-	1	1
Vincent DiFilippo Nature Preserve	-	-	-	-	-	-	-	-	-	-	-	-
Totals	7	2	5	9	5	6	2	2	2	1	1	2

Table 3-4, Cont.
Recreation Facility Inventory

Cumberland Valley School District Recreation Facilities in Silver Spring Township												
School Name	Baseball Field - 60' Baseline	Baseball Field - 90' Baseline	Softball Field	Multi-Purpose Field	Playground	Pavilion	Basketball Court	Tennis Courts	Football Field	Volleyball Court	Concession Stand	Restroom (Indoor)
Green Ridge Elementary School	1	-	-	1	3	-	-	-	-	-	-	-
Silver Spring Elementary School	-	1	-	1	4	-	-	-	-	-	-	-
Winding Creek Elementary School *	-	-	-	1	1	-	-	-	-	-	-	-
Mountain View Middle School *	-	-	-	1	-	-	-	-	1	-	-	-
Eagle View Middle School	-	-	-	1	-	-	-	-	1	-	-	-
Cumberland Valley High School	2	-	1	4	-	1	-	6	2	-	-	1
* Proposed												
Totals	3	1	1	9	8	1	0	6	4	0	0	1

An analysis of facilities must consider the context of the municipality and the trends and popularity of the sport or activity that the facility serves. Facility trends and observations in Silver Spring Township illustrate the need for additional recreation facilities. Consider the following findings from the key person interviews, sports forum, and public meetings:

Local, Regional & National Youth Athletic Trends and Research

- Most the youth sports programs serve the four communities of the Cumberland Valley School District: Hampden, Monroe, Middlesex, and Silver Spring Townships.
- Participation in traditional sports (baseball, softball, soccer, and football) is being affected by the rise in popularity of emerging sports to include lacrosse, field hockey, and rugby.
- Dual seasons, year-round sports, and elite teams are affecting participation numbers in youth sports. Players are choosing a single sport earlier and not playing multiple sports.
- Emerging and growing sports are putting additional pressure on both municipal and school district fields in Silver Spring Township.
- Lacrosse is growing locally, regionally, and nationally. PIAA first sanctioned high school competitive lacrosse for boys and girls in 2009.

- Soccer participation continues to increase locally.
- Local youth football, soccer, baseball, and softball programs cite the need for additional fields to meet their program needs.
- Lack of indoor venue limits winter programs and training and conditioning activities. Soccer and lacrosse compete for indoor gym space in the spring.
- The Cumberland Valley School District (CVSD) athletic facilities are heavily used by school organizations. CVSD facilities are available for community use, with school use prioritized over community use.
- SFIA (Sports and Fitness Industry Association) provides sports participation data, 5-year participation trends (2009-2014) for youth sports (6-17-year old's):

- Baseball: - 4.3%	- Football (Touch): -32.4%
- Basketball: - 6.8%	- Lacrosse: + 28.8%
- Field Hockey: - 15.5%	- Soccer (Outdoor): - 8.4%
- Football (Tackle): - 17.9%	- Softball (Fast-pitch): + 1.6%
- The 2014-2019 SCORP Resident Survey found that residents in the Southeast Region (including Cumberland County) report that a household member participated in the following activities in the last 12 months:

- Baseball/Softball: 22.9%
- Basketball (Outdoors): 19.4%
- Lacrosse/Soccer/Football: 13.7%
- Support facilities, such as restrooms, adequate and off-street parking, shaded sitting and gathering areas, and landscaping are important features in parks and add to the function and quality of facilities.
- Seniors are more active and are requesting facilities for recreation and fitness and wellness activities.
- State-wide, walking is ranked as the activity with the highest participation and trails are typically the highest desired park facility. Trails can be used by most segments of the population and are popular for walking, jogging and participating in fitness and wellness activities. Trail connect neighborhoods and provide safe links for children to get to parks, schools and other destinations.
- Walking is not accommodated in every park. Trails are provided in Hidden Creek Park, Pleasant View Park, Potteiger Park, Vincent DiFilippo Nature Preserve, and Stony Ridge Park. Trails are required to provide accessible routes to recreation facilities as required by the Americans with Disabilities Act and to provide opportunities for health and fitness activities.

These recreation needs and trends indicate that local recreation programs have facility needs, but the programs are not wait-listing participants or turning participants away. Several opportunities exist to expand recreation facilities within the current park system, to include:

- Undertake improvements to existing facilities at Stony Ridge Park and develop additional athletic fields as illustrated on the Master Plan Update.
- The expanded Paul Walters Memorial Park will offer one additional softball field, which will replace a short field on the older portion of the park.
- Based on current plans, there will be a net gain of two or more flat fields when the new middle school and elementary school on Bali Hai Road are developed. These fields will primarily benefit Cumberland Valley School District.
- Stony Ridge Park and Hidden Creek Park are in areas of the municipality that are compatible with sports field lights. Fields with lights have extended use hours and are useful on fields that serve fall sports when the sun sets earlier.

Facility Assessment

Following is the facility assessment for Silver Spring Township by activity:

Softball – There are five existing softball fields in Silver Spring Township. The master plan for Paul Walters Memorial Park eliminates a short field and adds a new field. Softball in the Township is played competitively as part of the Cumberland Valley Girls Softball League. Softball should be provided in community parks.

- Participation in softball is steady and is played in both the spring and the fall.
- Paul Walters Memorial Park is the home of softball in the Township.
- There is a need for additional fields to accommodate the program. The league also uses three fields in Hampden Township.



Baseball – There are seven youth baseball fields (six, 60'-base line fields and one 75'-base line field) in the municipality and two adult fields (90'-base line). All but one field is in Stony Ridge Park providing a centralized location for baseball activities. Baseball fields should be provided in community parks and



developed with lights, as appropriate, based on the location.

- Baseball programs have merged locally into one league: Cumberland Valley Little League.
- Cumberland Valley Little League plays spring and fall seasons. Participation in fall season is dropping.

Football – Cumberland Valley Midget Football Association serves the school district area with a youth football program. The league uses two football fields in Stony Ridge Park. Football is not compatible with soccer on the same field due to turf wear and shared use is not recommended. Football fields are not currently recommended for additional parks in Silver Spring Township.

- The league indicates that participation is increasing for football. Additional fields are needed to accommodate the growing program.
- Stony Ridge is the home of Cumberland Valley Midget Football and the league has invested funds into the football facilities at the park. The league also plays at Good Hope Middle School. The league is interested in using additional fields for practice.
- The recent media attention about concussion associated with football play may begin to affect youth football participation.



Basketball – There are two basketball courts located in Pleasant View Park. These are the only courts in the community. The Paul Walters Memorial Park recommends one full-court and one half-court on the expand park area. Outdoor basketball courts are recommended in new neighborhood and community parks. Where possible, courts should be developed in banks of at least two courts near parking areas and separated from younger children and passive activity areas. Court lighting extends play time and lights are suggested in parks where they would be compatible with surrounding land use.

Lacrosse – Lacrosse is a growing sport in the municipality and region. Lacrosse uses fields in Stony Ridge Park for lacrosse practice, games, and tournaments. The interest in lacrosse and its growth at the youth level is expected to continue in the region. Multi-purpose fields should be provided in community parks for lacrosse and other emerging sports such as field hockey. Multi-purpose fields should be sized to accommodate each of these sports.

Soccer – There are seven multi-purpose fields in Silver Spring Township parks that are used by the soccer program. The three fields at Hidden Creek Park are used by the HMMS Youth Soccer Association. Other fields are in Stony Ridge Park and Pleasant View Park. Additional soccer fields

are needed to accommodate the youth programs and to provide opportunities for adult play. Field lights are suggested, where appropriate, to extend playing times and maximize the use of existing facilities during the fall season which has shorter evening hours of daylight.

Volleyball – There is one sand volleyball courts in Pleasant View Park. Volleyball courts are popular park facilities and are often used in conjunction with picnic outings and should be located close to picnic pavilions, where possible. Families and adults generally prefer lawn volleyball while teens and young adults prefer sand volleyball courts. When new community parks are developed, the level of interest in league play should be evaluated. If interest emerges for competitive volleyball, courts in banks of two or more for league play should be developed. League play is typically in evenings and courts should be developed with lights. One grass volleyball court is proposed for a picnic area in the Stony Ridge Park Master Plan Update.



Tennis – There are two tennis courts provided in Pleasant View Park. Two tennis courts are proposed on the expanded portion of Paul Walters Memorial Park. Tennis is a lifetime recreation activity that can be enjoyed by all ages. Although the popularity of the sport has waned over the last decade, it is important to provide tennis courts in municipal park systems for the lifetime recreation benefits. Tennis courts should be developed in banks of two or more and should be in visually accessible areas, preferably near parking areas and park entrances. Court lighting is recommended where adjacent land use is compatible. Tennis courts should be developed in future community parks.

Swimming Pools – There are no public swimming pools in the project area. There are public swimming pools in Mechanicsburg Borough and Hampden Township. The Cumberland Valley High School has an indoor swimming pool which is available for public use on a limited basis. Non-school use of the pool is limited due to priority given to school use and school sponsored use. Swimming is a lifetime recreation activity, and there should be convenient access to swimming in Silver Spring Township. If interest emerges, a feasibility study should be completed to determine the need for and configuration of a swimming pool to serve Silver Spring Township residents. A feasibility study should also evaluate capital and operational costs and potential partners prior to consideration of development.

Playgrounds – Play equipment is provided in Pleasant View Park, Willow Mill Park, Hidden Creek Park, Potteiger Park, and Stony Ridge Park. The playgrounds in Pleasant View and Stony Ridge Parks are age-segregated, with separate areas for 2-5-year old's and 6-12-year old's. The playground in Potteiger Park provides modular play equipment for both age groups but is not age-segregated with physical separation elements between the two age areas. Willow Mill Park offers a small area of tot play equipment. When developing and renovating playground areas, the following general guidelines should be incorporated into the design:

- The playground layout, equipment and safety zone should comply with the Consumer Product Safety Commission (CPSC) Guidelines for Playground Safety.



- Playgrounds must meet the requirements of the Americans with Disabilities Act (ADA), which requires that an accessible route be provided from walkways/parking areas to the playground equipment and that a portion of the equipment offer activities that can be utilized by physically challenged children.
- Playgrounds should be age-segregated to accommodate children of different ages and abilities and meet the CPSC safety guidelines. The guidelines state that the two play areas “should be separated at least by a buffer zone, which could be an area with shrubs or benches.” Signs should identify the appropriate age for the play area.
- Important American Society for Testing and Materials references for public playground safety:
 - F1487 Standard Consumer Safety Performance Specification for Playground Equipment for Public Use.
 - F2373 Standard Consumer Safety Performance specification for Public Use Play Equipment for Children 6 Months through 23 Months.
 - F1292 Standard Specification for Impact Attenuation of Surface Systems Under and Around Playground Equipment.

Playgrounds should be developed to stimulate imaginative play as well as physical activity. Playgrounds should be bright, interesting environments that engage children while providing convenience facilities for adults, such as benches and shaded seating areas. Locate playgrounds for safety. Provide adequate separation from parking areas, ball field foul ball and home run territory, and drives/roadways.

Playgrounds should be renovated or upgraded on a cyclic basis to conform to the latest safety and accessibility standards. A playground safety and accessibility audit should be completed for all parks and playground equipment removed that cannot be rehabilitated to fully comply with the latest standards. Playground renovation and replacement should be identified in the municipality’s Capital Improvement Program, starting with the playground that is in most urgent need of replacement. As new parks are developed, playgrounds should be incorporated into the park layout.

Trails/Pathways – Trails and pathways should be provided in every park for recreation purposes and to meet the requirements of the ADA. ADA requires an accessible route from parking areas and drop-off areas to recreation facilities. Accessible routes must extend to player's areas on both sides of athletic fields and courts. Additionally, viewing areas for physically impaired spectators must be provided at athletic facilities. In neighborhood and community parks, where space allows, develop trails with a minimum eight-foot width to accommodate multiple users. In more urban or developed settings, trails should be paved to provide multiple recreational opportunities, such as bike riding, inline skating, jogging, and walking. Stonedust aggregate trails may be preferred in parks with natural settings where slopes are gentle. Stonedust aggregate trails are typically not compatible with floodplain areas. Trails in parks should link to nearby multi-use trails and sidewalks to promote non-motorized access to park sites. Trails should be developed to be convenient to use with trail maps located in park hubs, crosswalks at road and drive crossings, benches in shaded areas along long-distance trails, and mile-markers.

Indoor Recreation – There are no municipal indoor recreation facilities in Silver Spring Township. Several leagues use gymnasiums for training, practice, and games.

- The Silver Spring Township Recreation Program Coordinator indicated an interest in and need for additional indoor recreation venues. An indoor gymnasium dedicated to Township and league use would serve the existing basketball program and would provide opportunities for indoor soccer and winter and inclement weather training and practices for multiple sports.
- A municipal facility for indoor recreation would accommodate a variety of recreation programs in addition to the youth sports programs. A feasibility study should proceed consideration of developing an indoor recreation center.
- The Huston Mill is currently under renovation to stabilize the structure. The type of public use has not been determined. A feasibility study should be considered to determine the best public use of the historic structure. The size and configuration of the structure is not compatible with sports programming, but other class-room based recreation programs or meetings may be compatible with Huston Mill following renovation.

Picnic Area – Picnic pavilions are offered in Pleasant View Park, Stony Ridge Park, and Willow Mill Park. Picnic areas can be configured as scattered picnic tables and grills within a shaded grove of trees or a picnic pavilion with complementary amenities such as horseshoe pits, volleyball court, playground, or softball field. In community parks, picnic areas typically serve families and groups. In sports complexes picnic pavilions are often located for team use and tournament orientation. Pavilions offer shaded sitting areas for caregivers near playgrounds and are important amenities in new parks with limited vegetation for shade.

Conditions of Parkland and Facilities

Multiple field visits were made to the Township parks to view and assess the recreation facilities and observe recreation activities. Specific findings of site observations and assessment of recreation opportunities for each park are outlined below. Park size and facilities are listed in table 3-1.

Pleasant View Park

Pleasant View Park is classified as a neighborhood park. It is located just north of Mechanicsburg Borough. There are residential homes on three sides of the park and the trail connects to the surrounding streets in two locations. The park is fully developed with facilities and the playground was recently updated with new equipment. Trail connections are needed within the park to extend to facilities to meet accessible route requirements of the ADA.

Opportunities –

- Extend trail connections to both sides of the softball field for ADA access.
- Add paved pads for bleachers at the softball field.
- Extend trail connections to both sides of the tennis courts and basketball courts for ADA access. Add benches at the entrance areas to the courts.



Potteiger Park

Potteiger Park is classified as a neighborhood park. It is a small park, located in New Kingstown on the south side of John King Lane, an alley. The property is contiguous to the New Kingstown Fire Department property. The baseball field is adjacent to John King Lane and the rear of the residential properties. This location results in foul balls reaching the alley and adjacent properties, causing an unsafe condition. The backstop and sideline fencing are in poor condition. Recent improvements to the park include an age-segregated playground, walking trail encircling the property, and a pavilion.



Opportunities –

- Add trees for shade and a gazebo near the Fire Department property.
- Provide stabilized ADA spectator seating area at the bleachers.

- Explore the potential of extending the trail onto lands of the New Kingston Fire Department.
- Determine the future use of the ballfield in this park. If ballfield use is retained, move the ballfield into the park site to provide function and safety area behind the backstop and players/spectator area or provide an upgraded, oversized backstop and sideline fence.
- Replace the player's benches.
- Remove the outfield fence for the ballfield to accommodate multi-purpose field use for practices.

Hidden Creek Park

Hidden Creek Park is classified as a community park. The park extends approximately 1,500 feet along the Conodoguinet Creek and is used by HMMS Soccer Club. Soccer fields are laid out in various configurations to meet the size needed. There is an informal grass trail along the Conodoguinet Creek and a stepped access to the creek for fishing and paddle-craft launch. The trail is located within the shade of the riparian buffer vegetation along the creek providing a pleasing setting. The access drive also serves the Silver Spring Township sewage treatment plant, located south of the park. The park is adjacent to the Pennsy Quarry and a residential development and is just over one-half-mile from the Vincent DiFilippo Nature Preserve.



Opportunities –

- Pave the trail along the Conodoguinet Creek and extend the trail to the south following the creek onto lands of the Silver Spring Township sewer plant to connect with nearby businesses (Wegman's, Target, etc.) and nearby trails.
- Develop an accessible trail that encircles the park site that connects from the



parking areas to each field area. Connect to the creek access area.

- Add vehicle bumper blocks in the aggregate parking areas to define the parking spaces or pave the parking areas and paint the parking stalls. Paving the parking areas will have stormwater implications which will require engineering and implementation of stormwater control measures.
- Enhance the riparian buffer and wetland areas with native vegetation to buffer and stabilize the streambanks of the Conodoguinet Creek and buffer wetland areas.
- Plant native trees throughout the park and in the parking areas to provide shade and define the parking space layout. Provide curb around the tree islands to protect the trees.
- Consider a park use policy that would permit camping in the park for paddlers traveling on the Conodoguinet Creek Water Trail. Camping would be by permit only and minor improvements such as lighted access to a restroom, grill/fire ring, and designated refuge containers should be incorporated into the park if permit camping allowed.

Paul Walters Memorial Park

Paul Walters Memorial Park is classified as a community park. The park is contained within two parcels. The older northern parcel is developed with recreation facilities. The southern parcel was dedicated from the adjacent residential community and has been master planned to provide community park facilities.

The developed area of the park is maximized with softball fields and associated amenities. Aggregate parking is developed where room is available. There are no ADA accommodations. The undeveloped area of the park is fallow agriculture fields. The proposed facilities and enhancements to the park are illustrated on the Paul Walters Memorial Park Master Plan.

Opportunities –

- Develop the park as illustrated on the Paul Walters Memorial Park Master Plan.
- Explore opportunities to extend future park trails north to the Carlisle Pike, to nearby parks and bike routes/lanes, and through the Walden Development to Woods Drive to the south.



Willow Mill Park

Willow Mill Park is classified as a community park. The park site extends approximately 2,100 feet along the Conodoguinet Creek. The park is home to the historic Huston Mill, a large historic stone grist mill that is envisioned as a future community asset. A friends group has been established to raise funds for the rehabilitation of the mill and renovations are complete for Phase 1: structure stabilization. The property had a past life as an amusement park and a few remnants of the amusement park have been incorporated into existing facilities. At one point it was also a trailer park and a rental house still exists on the site. Silver Spring Township Veteran's Memorial is in Willow Mill Park.

Opportunities –

- Extend an accessible trail throughout the park that encircles the park and connects to facilities to provide walking opportunities and meet the requirements of the ADA.
- Develop an age-segregated playground with convenient access from a parking area.
- Develop a new pavilion in an area determined to be suitable and convenient.
- Evaluate the roadway system and parking and reconfigure to limit the extent vehicle enter the site to limit vehicle and pedestrian conflicts.
- Create a paddle craft launch area near the Huston Mill.
- Provide additional accessible parking spaces and accessible enhancements to the paddle craft launch area.
- Determine the preferred community uses for the historic Huston Mill.
- Enhance the riparian buffer along the Conodoguinet Creek with native plant material.
- Consider a park use policy that would permit camping in the park for paddlers traveling on the Conodoguinet Creek Water Trail. Camping would be by permit only and minor



improvements such as lighted access to a restroom, grill/fire ring, and designated refuge containers should be incorporated into the park if permit camping allowed.

Stony Ridge Park

Stony Ridge Park is classified as a sports complex. This park is developed on a former agricultural field and lacks vegetation for shade and to establish a human-scale environment. The expansive site offers multiple athletic fields and a centralized hub with concession/ restrooms/storage building. The size of the site with multiple fields, parking, and area for overflow parking creates a venue for baseball and flat-field sports tournaments and community special events.

Opportunities – A detailed assessment and recommendations for Stony Ridge Park is included in Chapter 6.

Vincent DiFilippo Nature Preserve

Vincent DiFilippo Nature Preserve is classified as a natural resource area. The preserve is the most recent parkland acquisition by the Township and is the site of the former Silver Spring Golf Course. The property extends approximately 0.9-miles along the Conodoguinet Creek with a southern terminus at the Sample Bridge Road bridge. The park is undeveloped although some remnants from the former golf course remain such as benches. The site is picturesque with mature trees, long vistas, and glimpses to the creek through the riparian buffer vegetation. Eight ponds and several wetland areas exist on the site.

Opportunities – The property's natural features and setting are appropriate for a nature preserve. Suggested improvements to provide public access and enhance the visitor's experience include:

- An information kiosk in the parking area to orient the visitor to the site and illustrate the trail system.
- Trail extensions for hiking, biking, cross-country skiing, and stream access.
- Explore potential trail links to nearby neighborhoods and Hidden Creek Park.
- Benches and adult swings placed along trails.
- Explore environmental education opportunities that could be incorporated into the park. Consider developing interpretative signs that provide information about the site's natural resources and/or function of natural systems. Identify trees with species name tags.



- Develop a pavilion or gathering areas for informal use and to support environmental education programs.
- Stabilized stream access areas for fishing and viewing the Conodoguinet Creek.
- Develop environmental education demonstration areas and signage through partnership with PA American Water that address the importance of water quality.
- A stabilized stream access area near the parking area for paddle craft launch.
- Develop a natural resource management plan to guide maintenance of the nature preserve.

Park and Facility Trends

The way we spend our leisure time and the activities we enjoy changes over time. Trends emerge that impact the parks and recreation facilities that we need in our communities. The following trends were identified as impacting the parks and delivery of recreation services in Silver Spring Township.

- Dual sports seasons, elite teams, and growing sports programs have placed a high demand on available fields for recreation programs.
- Lacrosse is a growing sport that is having an impact on participation numbers of other traditional sports and placing demands on available athletic fields.
- Field hockey and rugby are emerging sports in the Cumberland Valley School District area and it is anticipated that these sports will need fields for programs in the coming years.
- Adult recreation opportunities are limited in the community due to lack of available facilities and demands of youth sports programs.
- Pickleball, bocce, and outdoor fitness equipment are new trends in recreation activities.
- Fitness and wellness activities are a significant draw for self-directed use of parks.
- Trail activities are very popular among all age groups, and trails for walking and cycling are desired by residents of Silver Spring Township. There is interest in on-road and off-road cycling opportunities. Office employees enjoy walking at lunch.



- The Conodoguinet Creek Water Trail is popular for paddling and tubing.
- Synthetic turf fields are becoming more popular in community recreation settings due to minimal maintenance requirements and usability following storm events. Synthetic turf is more extensive to develop than a lawn field. Additional research is suggested to investigate cost, safety considerations, and maintenance requirements prior to developing a synthetic turf field.

Parkland & Recreation Analysis

Strengths

Silver Spring Township has a balanced park system with the acquisition of Vincent DiFilippo Nature Preserve. Vincent DiFilippo Nature Preserve adds a passive natural park site to the diverse mix of active parks that includes community parks, neighborhood parks, and an athletic complex. Master planning is complete for Paul Walters Memorial Park and Stony Ridge Park. Two long distance trails provide opportunities to hike close to home. The Conodoguinet Creek traverses the municipality, providing seasonal opportunities for paddling, tubing, and fishing.

Challenges

Silver Spring Township is one of the fastest growing municipalities in the Commonwealth and the need for recreation facilities and opportunities continues to expand along with the population. The Township has significant park acreage, but the parks are not fully developed with recreation facilities and amenities needed to serve the public. Stony Ridge Park provide athletic fields but does not offer convenience amenities and park infrastructure that visitors are looking for when visiting parks. Accessible routes and handicap parking spaces are needed in all parks to meet the requirements of the American with Disabilities Act and to improve public access. Maintaining existing facilities while responding to emerging trends and the interests of residents is an ongoing challenge.

Opportunities

The master plan update for Stony Ridge Park and the master plan for Paul Walters Memorial Park illustrate proposed improvements to the parks that target community recreation needs. Vincent DiFilippo Nature Preserve offers the setting for passive recreation opportunities and trails. Adding enhancements, such as accessible routes to meet the accessibility requirements of the ADA, trails, and convenience amenities will create premier parks that target the recreation interests of the public. The Conodoguinet Creek is an enormous asset in the community and expanding access and providing amenities that support water trail users will expand use of this resource while also presenting the beauty and importance of the resource. Public-private partners, new funding sources, and ongoing investment will position Silver Spring Township parks and recreation facilities as premier facilities in the region.

Silver Spring Township

Cumberland County, Pennsylvania

April 2018

EXISTING FACILITIES & SERVICE AREAS MAP

Prepared for:
Silver Spring Township

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LEGEND:

- Preserved Property
- Municipal Park
- Open Space Parcel
- Other Public Lands
- Golf Course
- School
- Municipal/Community Property

H Historic site/Marker

— River/Stream

— Property Parcels

--- Municipal Boundary

--- Trail

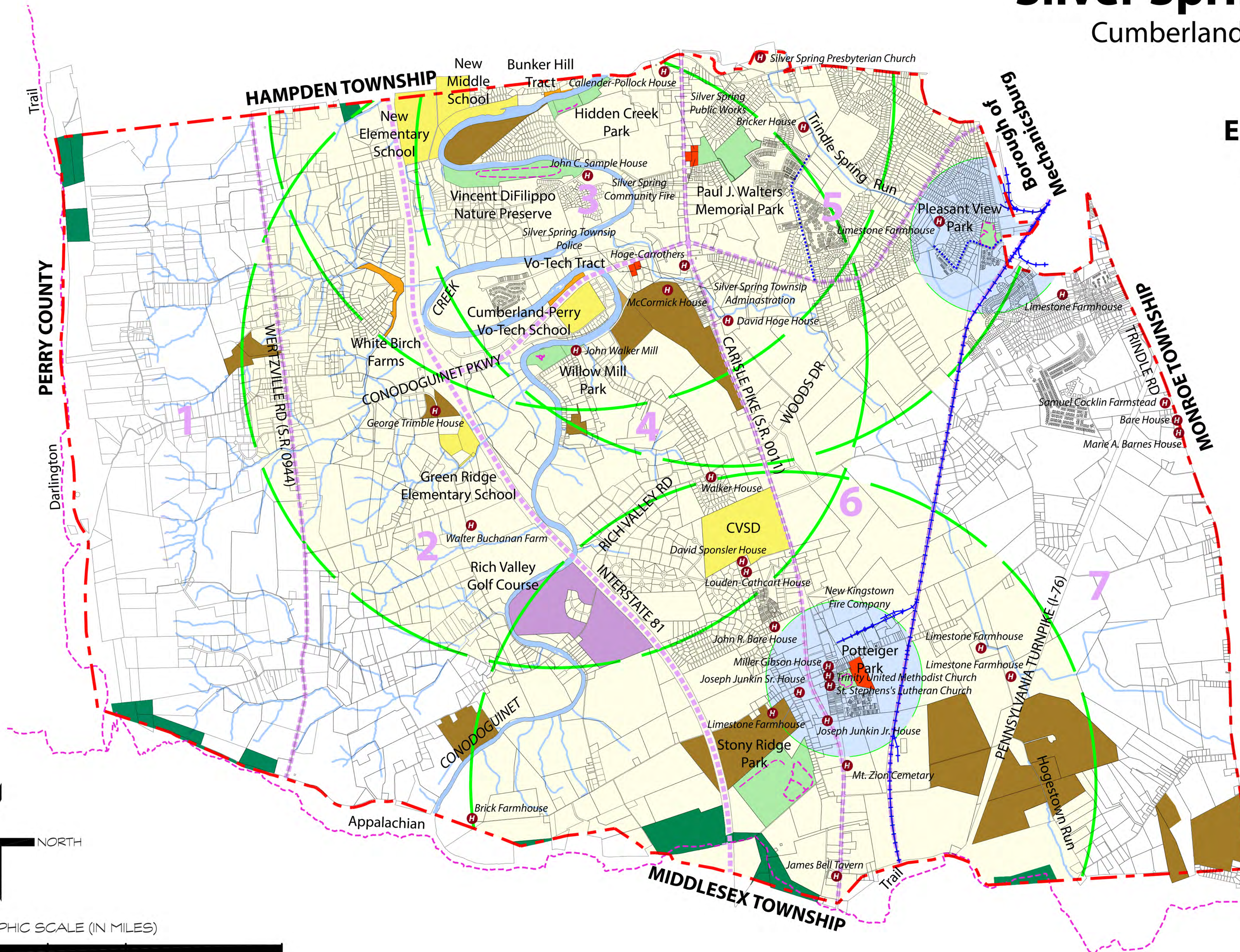
--- Railroad

--- Bike Lane

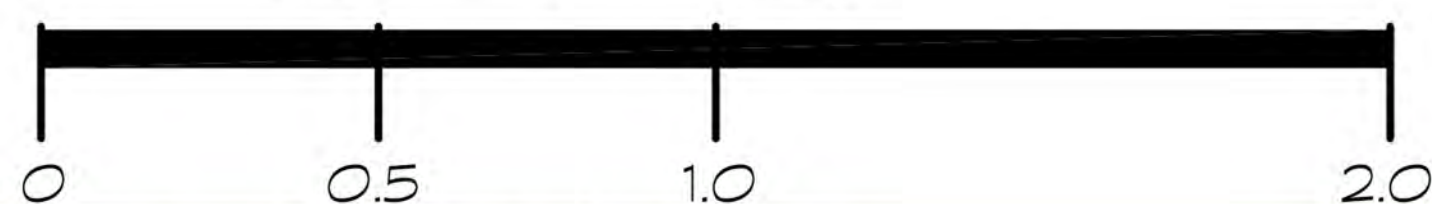
7 Planning District

Service Radius (1/2 Mi.)

Service Radius (2 Mi.)



GRAPHIC SCALE (IN MILES)



Chapter 4 - Greenways & Trails

Chapter 4 – Greenways & Trails

Greenways and trails are components of a community's comprehensive parks and recreation plan. Trails provide passive recreation opportunities and green corridors protect natural resources and important habitat areas. Easy access to trails facilitates exercise and fitness. Connecting parks and community destinations with trails and greenways adds to the livability and quality of life of a community. This chapter will explore the opportunities for greenways and trails in Silver Spring Township.

Greenways & Trails

Greenways

A greenway is a corridor of open space. Greenways may vary greatly in scale, from narrow ribbons of green that run through urban, suburban, and rural areas to wider corridors that incorporate diverse natural, cultural, and scenic features. They can incorporate both public and private property and can be land- or water-based. They may follow old railways, canals, or ridge tops, or they may follow stream corridors, shorelines, or wetlands, and include water trails for non-motorized craft. Some greenways are recreational corridors or scenic byways that may accommodate motorized and non-motorized vehicles. Others function almost exclusively for environmental protection and area not designed for human passage.

Greenways differ in their location and function, but overall, a greenway will protect natural, cultural, and scenic resources, provide recreational benefits, enhance natural beauty and quality of life in neighborhoods and communities, and stimulate economic development opportunities.

Source: Pennsylvania Greenways – an Action Plan for Creating Connections

Benefits of Greenways and Trails

Social Benefits –

- Increase quality of life.
- Provide access to historically and culturally significant features in our communities.
- Provide opportunities to reconnect with the natural environment and urban fabric of our communities.



- Help to preserve the character and aesthetic appeal of a place or landscape.
- Provide significant new public places which can help to connect people and communities.
- Improve health and wellness of greenway and trail recreation users.
- Heighten sensitivity to the natural environment by providing for interaction between people and nature.

Transportation Benefits –

- Promote non-motorized transportation.
- Provide safe alternative transportation routes for pedestrians and bicyclists which will lessen dependency on automobiles.
- Provide emergency access via trails to undeveloped areas.
- Reduce roadway congestion through redistribution of users to alternative transportation routes.



Ecological Benefits –

- Connect fragmented landscapes.
- Promote plant and animal species diversity.
- Provide corridors for wildlife migration and movement.
- Preserve and protect vital wildlife, plant, and aquatic habitats.
- Improve air quality and reduce noise.
- Protect natural areas.
- Reduce stormwater damage and promote flood mitigation within protected floodplains.



- Serve as a filtering zone; wetlands absorb pollutants and nutrients and slow surface runoff.
- Protects watersheds and groundwater retention areas.
- Store and convey floodwaters.
- Clean up abandoned corridors.

Recreation Benefits –

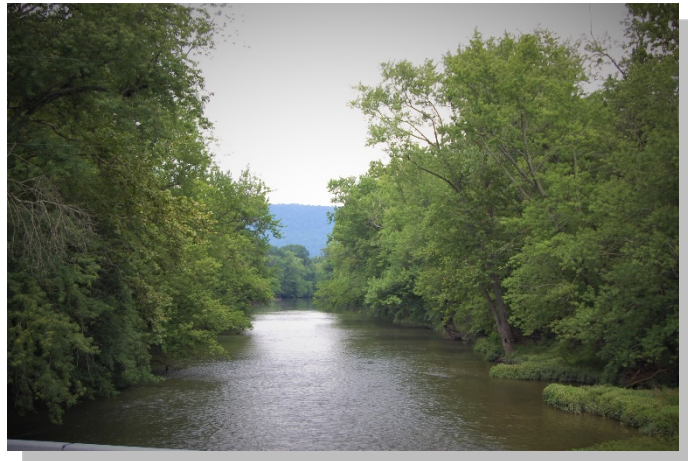
- Provide areas to jog, walk, bike, ride horses, cross-country ski, and canoe.
- Serve as sites for passive pursuits such as picnicking, fishing, and enjoying nature.
- Connect existing and planned trails.
- Encourage ecotourism.
- Provide landscapes for environmental education.



- Provide connections between parks and other protected lands.

Economic Benefits –

- Increase nearby property values.
- Precipitate new and expanded businesses related to greenway and trail use. New businesses will provide employment opportunities and revenues.
- Create tourist destinations which generate expenditures on food, services, and lodging.



- Reduce damage and financial loss from flooding by providing buffer areas along stream and river corridors.

State and Local Greenway and Trail Initiatives

Pennsylvania

In 1991, Pennsylvania developed the *Pennsylvania Greenways: An Action Plan for Creating Connections*. This plan set forth a series of goals and actions aimed at developing a statewide system of connected greenways.

Pennsylvania Greenways Vision

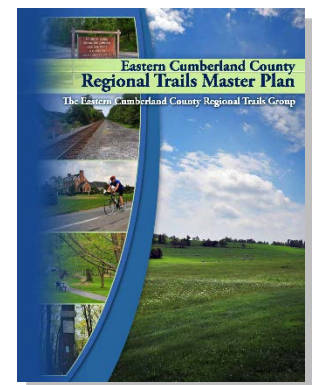
Pennsylvania and its many partners will develop an outstanding network of greenways across the Commonwealth, creating an asset highly valued by Pennsylvanians and enhancing the quality of life for all. This network of greenways will connect Pennsylvania's open space, natural landscape features, scenic, cultural, historic and recreational sites, and urban and rural communities. Greenways will become one of the Commonwealth's most powerful tools to achieve sustainable growth and livable communities.

The landscape connections will create a network of "green infrastructure" vital to the health of Pennsylvania's ecological systems and manmade communities. The statewide greenways network will provide a new connectivity within and among Pennsylvania's communities and promote healthier lifestyles with more abundant recreational opportunities and transportation alternatives, and stronger connections to cultural and historic places.

Eastern Cumberland County Regional Trails Master Plan

The Eastern Cumberland County Regional Trails Master Plan explored trail opportunities in the eastern eight municipalities of Cumberland County. Nine priority routes, representing approximately 83 miles were identified and four routes traverse Silver Spring Township:

- Route A – Locust Point Road
- Route B – Conodoguinet Pkwy. – S. Market St.
- Route F – Carlisle Pike
- Route G – Trindle Road



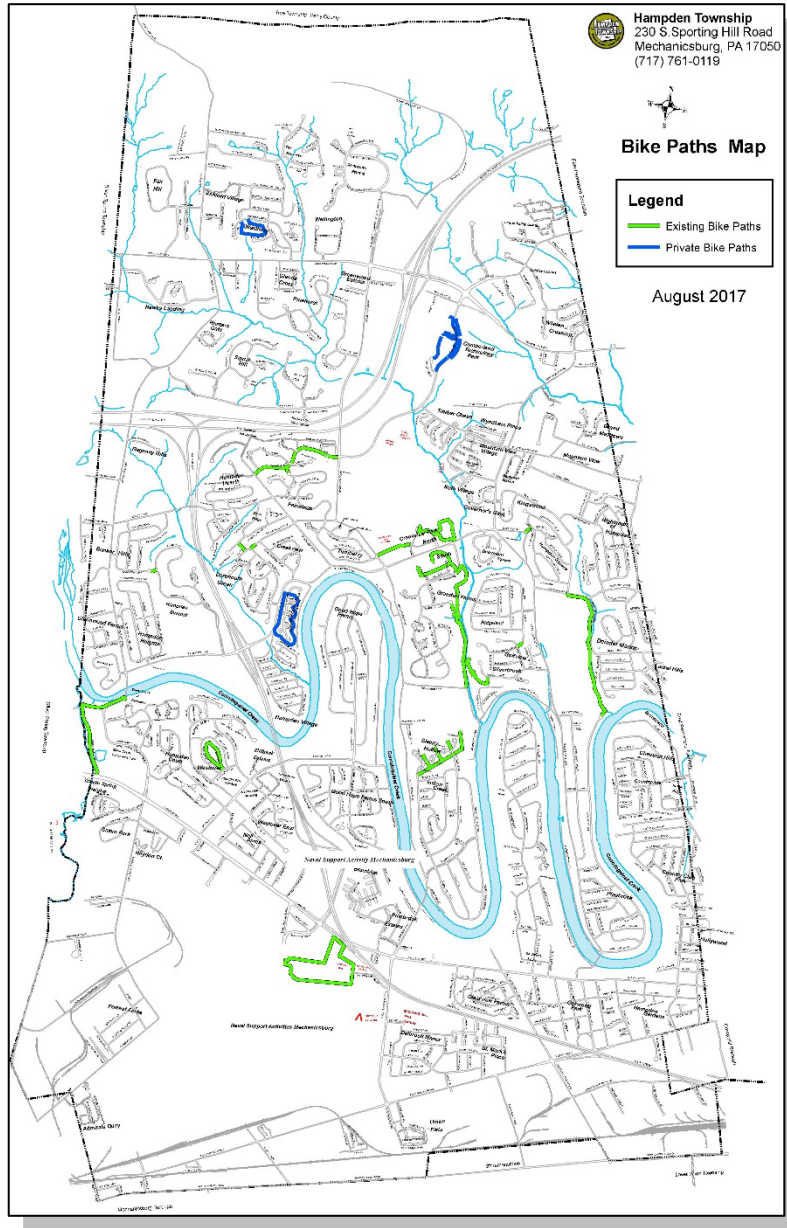
Greenway and Trail Initiatives of Adjacent Municipalities

Silver Spring Township is contiguous to five municipalities. Adjacent municipalities were contacted to discuss greenway and trail initiatives. The following existing and potential trail connections exist between Silver Spring Township and the municipalities that surround the Township.

Hampden Township –

Hampden Township has an extensive Bike Path Map that illustrates existing, private, proposed, and future bike paths. Several bike paths connect to Silver Spring Township and present opportunities to extend trails between the two communities.

- Existing bike path on the former alignment of Lambs Gap Road. The trail extends from the Carlisle Pike, along Trindle Spring Run to the norther entrance to Silver Spring Square and then follows the upland along the Conodoguinet Creek to the east.
- Proposed bike trail extending from South Creekbend Drive to an alignment that parallels Trindle Spring Run, heading north to the Carlisle Pike.



Middlesex Township – Middlesex Township does not have a trail plan or any trail initiatives that would connect to Silver Spring Township. The Appalachian Trail alignment closely follows the Silver Spring/Middlesex Township municipal boundary with portions in Middlesex Township.

Borough of Mechanicsburg – The Borough of Mechanicsburg has no greenway or trail initiatives. A feasibility study is proposed to investigate the potential of a recreation trail that follows the corridor of the former Dillsburg & Mechanicsburg Railroad. The railroad connected the two Boroughs and stopped at Williams Grove Park. The railroad discontinued service in 1928 and the tracks were removed in the 1990's. A very short segment of this corridor passes through Silver Spring Township, southwest of Mechanicsburg. A feasibility study for this rail to trail conversion has been funded.

Monroe Township – Monroe Township has no trail initiatives that interface with Silver Spring Township. Portions of the Appalachian Trail extend through Monroe Township. The potential trail along the route of the former Dillsburg & Mechanicsburg railroad traverses Monroe Township.

Rye Township, Perry County – The area of Rye Township contiguous to Silver Spring Township is along the Kittatinny Ridge and part of PA State Game Lands 170. Darlington Trail, a hiking trail, extends east-west through State Game Lands 170. The Appalachian Trail extends through Rye Township.

Carlisle Borough – The Cumberland Valley Rail Trail, a multi-use recreation trail, is developed between Shippensburg Brough and Newville Borough with the extension east to Carlisle Borough in the planning and funding stage. There are no plans currently to connect to Middlesex Township or communities to the east.

Organizing Elements of the Greenways and Trail Network

The 2001 Pennsylvania Greenways – An Action Plan for Creating Connections proposes that “... the Commonwealth should have a distinguishable greenway network, similar to the Interstate Highway System ...”. This greenway network will ultimately take the form of "hubs and spokes." The "hubs" of this network are the destination and the "spokes" are the greenways and trail corridors connecting these destinations with the places where we live, work, and play. The following hubs and spokes have been identified in Silver Spring Township:

Hubs

Transportation –

- Capital Area Transit Route C – Carlisle Local and Commuter Express, Stops at Carlisle Pike /Hogestown and Carlisle Pike /New Kingstown

Schools –

- | | |
|-----------------------------------|-------------------------------------|
| ▪ Cumberland Valley High School | ▪ Winding Creek Elementary School |
| ▪ Eagle View Middle School | ▪ Ridge Green Elementary School |
| ▪ Silver Spring Elementary School | ▪ Cumberland – Perry Vo-Tech School |
| ▪ Mountain View Middle School | |

Recreation –

- | | |
|-------------------|---------------------------|
| ▪ Municipal Parks | ▪ Rich Valley Golf Course |
|-------------------|---------------------------|

- Appalachian Trail

- Darlington Trail

Commercial / Employment –

- Carlisle Pike corridor
- Mechanicsburg Borough downtown

- Conodoguinet Parkway
- Bent Creek Boulevard

Other Destinations –

- Restaurants
- Churches
- Municipal buildings

- Historic sites
- Libraries
- Museums

Spokes

- | | |
|----------------------------|-------------------------|
| ▪ Trails | ▪ Utility rights-of-way |
| ▪ Stream corridors | ▪ Road rights-of-ways |
| ▪ Sanitary sewer easements | ▪ Sidewalks |

Barriers

There are several barriers to greenway corridor and trail development in the study area. The very resources that promote greenway potential, also influenced land use and development patterns, resulting in barriers to connectivity. The developed urban/suburban fabric of the community presents the most significant obstacle to creating greenways and trails. The image below shows the commercial development along the Carlisle Pike (Route 11) which is a destination area and a barrier. The major transportation corridors also present significant barriers to connectivity, both within the community and linking beyond to other municipalities. The Pennsylvania Turnpike, Route 81, Route 11 and the active railroad, north of the Turnpike are significant barriers to development of trails. Each of these barriers generally extend east-west across the municipality, limiting north-south connections. These transportation corridors present physical impediments to continuous flow of greenways and trails.



Alternative routes or engineering solutions such as bridges, underpasses, and controlled crossings must be incorporated to provide a connected network across these barriers. To create a comprehensive greenway system, linkages that connect greenways and trails across barriers is critical to maximizing recreation benefits. In Silver Spring Township it is important to work with PennDOT and the Township Public Works Department to incorporate pedestrian and bicycle friendly linkage solutions when highways, bridges and underpasses are upgraded. It will be necessary to evaluate existing sidewalks and road rights-of-ways as part of a comprehensive system of greenways, trails, and trail links.

Greenway in Silver Spring Township

Streams and the Kittatinny Ridge provide the spokes for the Silver Spring Township greenway system. Two major greenway corridors have been identified with three minor greenways that connect to the major greenway. The greenways are illustrated on the Greenway and Trail Map on page 4-21.

Major Greenways

Conodoguinet Creek Greenway – The Conodoguinet Greenway is a regional greenway that extends from the Susquehanna River to the western Cumberland County boundary at Hopewell Township. The Conodoguinet Creek Greenway was recognized in the 2000 Cumberland Countywide Greenway Study and the 2006 Land Partnerships Plan. The greenway follows the circuitous alignment of the Conodoguinet Creek in Silver Spring Township with a length of approximately 11 miles between the Middlesex and Hampden Township boundaries. The Conodoguinet Creek is classified as a Warm Water Fisheries stream within Cumberland County. This designation is for streams that maintain and propagate fish species indigenous to a warm water habitat. Rich Valley Golf Course, Willow Mill Park, the Vo-Tech Tract open space, Vincent DiFilippo Nature Preserve, Bunker Hill Tract open space, and Hidden Creek Park are recreation destinations along this greenway. The Cumberland-Perry Vo-Tech School and the new elementary and middle school planned for Bali Hai Road have creek frontage along the Conodoguinet Creek Greenway, but the development area is separated from the creek by steep slopes.



Kittatinny Ridge Greenway – The Kittatinny Ridge Greenway follows the Kittatinny Ridge, also known locally as Blue Mountain and referred to as the Blue Mountain Greenway in the 2005 Silver Spring Township Comprehensive Recreation, Parks and Open Space Plan Update. The greenway extends approximately 53 miles along Cumberland County's boundary with Perry County and approximately 3.7 miles along the northern boundary of Silver Spring Township. The 200-mile regional greenway extends south into Maryland, crossing Franklin and Fulton Counties; and northeast to New Jersey, crossing Dauphin, Lebanon, Schuylkill, Berks, Carbon, Lehigh,

Northampton, and Monroe Counties. In Cumberland County, the Kittatinny Ridge Greenway traverses each of the municipalities along the Cumberland/Perry County boundary. The Kittatinny Ridge Greenway has been designated as an Important Bird Area, due to its significance as a major flyway for migrating raptors, vultures, and songbirds.

Appalachian Trail Greenway – The Appalachian Trail Greenway follows the Appalachian Trail which generally aligns with the Silver Spring/Middlesex Township boundary. The federal government owns parcels along the trail corridor, including parcels in Silver Spring Township. The protected lands of the Appalachian Trail create a major greenway that traverses Silver Spring Township as it extends regionally and beyond following the trail corridor between Maine and Georgia. The Appalachian Trail is approximately 500-feet from the northwest corner of Stony Ridge Park.

Minor Greenways

Hogestown Run Greenway – The Hogestown Run Greenway follows Hogestown Run which extends from the southwest portion of the Township near Old Stone House Road, northeast to join with the Conodoguinet Creek near Bent Creek Boulevard, just north of the Silver Spring Commons Shopping Center. There are no parks or open space parcels located along this stream and it is classified as a Cold Water Fisheries stream by PA Department of Environmental Protection, water quality standards.

Trindle Spring Run Greenway – Trindle Spring Run Greenway follows Trindle Spring Run in the southeast portion of the municipality. The stream is tributary to the Conodoguinet Creek with the confluence at the Silver Spring/Hampden Township boundary. There are no public recreation tracts along the stream corridor. Trindle Spring Run is classified as a Cold Water Fisheries stream.

Simmons Run Greenway – Simmons Run Greenway follows Simmons Run, a small stream that flows from the base of Blue Mountain to the Conodoguinet Creek in the area east of the Route 81/Wertzville interchange. The White Birch Farms open space parcel is located along this stream. Simmons Run is classified as a Warm Water Fisheries stream.

Greenways and Open Space Protection

The greenways in Silver Spring Township function primarily to protect natural area and resources. Conservation and protection of these greenway corridors is a goal of other regional, county, and local planning initiatives. The greenways primarily traverse private lands, except for portions of State Game Lands No. 170, three municipal parks, and three municipally owned open space tracts. While public ownership is one way to protect the greenways and their underlying resources, few municipalities have the financial resources or the opportunity to acquire all the land along a natural corridor. Working with willing landowners to protect land through stream stabilization, riparian buffer plantings, and natural flood mitigation strategies, as well as, conservation easements are popular approaches to conservation, while the land remains in private ownership. Municipal ordinances can also contribute to the protection of greenways and open space.

Conservation Easement Programs – Cumberland County has an active Agricultural Land Preservation Program and Silver Spring Township implemented the Silver Spring Township Land Preservation Program in 2013. These programs purchase conservation easements from willing landowners to protect farmland and open space in the municipality. Several of these protected parcels are located along designated greenways. Refer to Chapter 5 - Open Space for further discussion of these programs.

Official Map – A municipality may express an interest in acquiring specific land (or easements) for parks, greenways, trails, and streets, and other public purposes by establishing an Official Map that reserves public land. If a plan for subdivision or development of mapped land is presented, the municipality may withhold approval for a period of one year, giving the municipality the option to purchase or condemn the property. The official map does not protect land for greenways but merely reserves land for purchase by the municipality.

Mandatory Dedication – The Silver Spring Township mandatory dedication ordinance is titled *Park Dedication and Land and Fees in Lieu for Parks and Recreation Parks* and is part of the *Silver Spring Township Subdivision and Land Development Ordinance*. Mandatory dedication ordinances require the dedication of land from developers for park, trails, and recreational purposes. Fee in lieu of provisions allows fee for land based on fair market value to be used for purchase of land in targeted areas. Refer to Chapter 3 – Parkland & Recreation for further discussion of mandatory dedication of open space for trails.

It will take the cooperative efforts and long-term commitment of landowners, municipalities, the county, and land conservation organizations to fully protect the five greenways identified. The existing protected open space parcels and park site are the building blocks of a continuous network of protected green corridors. Protecting contiguous lands along the major greenway corridors is recommended as the highest priority for conservation.

The *Silver Spring Township Fiscal, Operational and Mission Management Plan* sought resident input on recreation issues and found that the public desires neighborhood connectivity to parks, schools, and retail areas. Currently there is no incentive or regulatory guideline/policy that requires a developer to make trail connections. Public input to the Silver Spring Township Fiscal, Operational and Mission Management Plan relative to greenways and trails includes:

- The Township should create pedestrian connectivity from existing and planned neighborhoods to schools, commercial areas and parks.
- Residents would like to see trail and creek access points along the Conodoguinet Creek. Also, there should be efforts to preserve the creek's water quality and streambank stabilization.
- Expand upon current amenities in the parks such as adding a dog park or more trails.

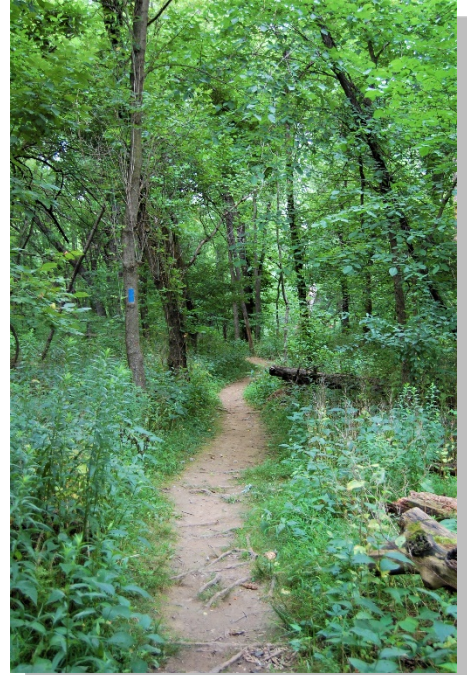


Existing and Potential Trails in Silver Spring Township

There are two long-distance walking trails and a water trail in Silver Spring Township. The trails are illustrated on the Greenway & Trail Map on page 4-21.

Existing and Planned Trails and Bicycle Routes

Appalachian National Scenic Trail – The Appalachian National Scenic Trail is a continuous, marked footpath extending along the Appalachian Mountain system for more than 2,100 miles between Katahdin in Maine and Springer Mountain in Georgia. The Appalachian National Scenic Trail enters Cumberland County from the north, just west of the Silver Spring/Middlesex Township boundary. The trail extends south, generally paralleling the Silver Spring/Middlesex Township boundary. The trail crosses into Silver Spring Township near the intersection of Green Hill Road and Bernheisel Bridge Road, north of the Route 81 corridor and extends across Route 81 on the Bernheisel Bridge Road bridge. South of Route 81 the trail turns to the west from Bernheisel Bridge Road, near (500') to Stony Ridge Park. The trail follows the Silver Spring/Middlesex Township boundary and crosses the Carlisle Pike (Route 11) on a trail footbridge. South of the Carlisle Pike the trail extends into Middlesex Township for a short section and then aligns with the Silver Spring/Middlesex Township boundary along Appalachian Drive, crossing over the Pennsylvania Turnpike and extending south along the municipal boundary to a point just north of Hogestown Run, where it turns west into Middlesex Township and continues south into South Middleton Township.



The National Trails System Act authorized new, broader agreements among federal agencies, states, and non-federal entities to manage the trails. The Appalachian Trail Conservancy and Appalachian Trail Park Office, in partnership with the United States Department of Agriculture Forest Service, and numerous volunteer organizations, share responsibility for general trail management and operations; resource management; facilities and use management; information, interpretation, education, and outreach; and technical program support.

On June 11, 2008, then Governor Rendell signed House Bill 1281 amending the Appalachian Trail Act of 1978. HB 1281 is now known as Act 24 of 2008 and became effective on August 10th, 2008. The amended act now requires municipalities within which the Appalachian Trail passes to adopt and enforce zoning ordinances that preserve the “natural, scenic, historic and aesthetic values of the trail and to conserve and maintain it as public resource”. Silver Spring Township is working with the Appalachian Trail Conservancy to develop ordinance provisions.

Darlington Trail – The 7.74-mile Darlington Trail is a moderate-rated trail, located in State Game Lands #170. The trail generally follows the Perry and Cumberland County line along the eastern

portion of the Silver Spring Township boundary and crosses into Perry County and back into Cumberland County and Silver Spring Township on the western portion of the boundary. The trail is orange-blazed and runs from the junction at the Appalachian Trail and Tuscarora Trail to Tower Road in Marysville, Perry County. The trail is maintained for day-hiking by volunteer members of the Susquehanna Appalachian Trail Club in Harrisburg.

The best access points are at Millers Gap Road off Route 944 (Wertsville Road West) and at Lambs Gap Road, in Hampden Township. From these two points, you can travel west towards the Appalachian Trail or east to Tower Road.

Conodoguinet Creek Water Trail –

The Pennsylvania Fish and Boat Commission (PFBC) define water trails as boat routes suitable for canoes, kayaks, and small motorized watercraft. Like conventional trails, water trails are recreational corridors between specific locations. Water trails are comprised of access points, boat launches, day use sites and potential overnight camping area, enabling the water trail to be used for single day and multiple day trips. Water trails also provide connections to history, ecology,



geology, heritage, and wildlife. PFBC is the sole agency to designate official water trails; however, individual trails and trail corridors are conceived and maintained by a network of volunteers, property owners, civic groups, and associations. Water trails are a special type of greenway and offer various benefits to local communities including enhancing opportunities for tourism and economic development, providing recreational amenities, and encouraging restoration and conservation through proper stewardship of the resource. All designated water trails abide by “leave no trace” principles. The Conodoguinet Creek Water Trail was designated in 2004 and includes the portion of the stream that flows through Silver Spring Township. Three access points are in the Township: at Willow Mill Park, at Hidden Creek Park, and at the Vincent DiFilippo Nature Preserve. The distance between these two access points is 6.5-miles. The water trail’s longest stretch between access points is west of Willow Mill Park, a span of 13.2-miles to Creekview Park in North Middleton Township. An additional access point near the western border of Silver Spring Township would reduce the length of this distance and provide an approximate 11.5-mile trip across the Township to Hidden Creek Park.

Cumberland Valley Visitors Bureau Bike Route 7 – The Cumberland Valley Visitors Bureau has identified numerous biking opportunities throughout Cumberland County. The Mechanicsburg High School Route (Route7) extends from the Mechanicsburg High School into Monroe and Silver Spring Townships to form a loop trail that extends 15-miles on flat country roads. The portion of the route in Silver Spring Township is in the southwest portion of the municipality.

Potential Trails and Bicycle Routes

Conodoguinet Creek Trail – The Conodoguinet Creek presents a natural corridor that has potential for trail development. While most of the properties along the creek are privately held, there are three municipally owned parks, two municipal open space parcels, two Cumberland Valley School District (CVSD) properties, the Cumberland-Perry Vo-Tech School, and Rich Valley Golf Course that could function as anchors for trail segments. The limiting factors to developing a public use trail along the Conodoguinet Creek include the steep slopes separating the stream corridor from upland developed areas and private land ownership parcels. The Conodoguinet Creek Trail could extend regionally and connect western Cumberland County to the Susquehanna River. Potential trail links include:

- **Mountain View Middle School and Winding Creek Elementary School to Vincent DiFilippo Nature Preserve to Hidden Creek Park Link** – The proposed Cumberland Valley School District Middle School on Bali Hai Road could be linked, via trail, to the Vincent DiFilippo Nature Preserve with a trail that extends along the north and west bank of the Conodoguinet Creek. The cooperation of two private landowners will be required to create the link. From the Vincent DiFilippo Nature Preserve the trail could connect south if the pending new bridge on Sample Bridge Road over the Conodoguinet Creek is upgraded to include bicycle and pedestrian accommodations. This trail could then connect to the Sample Bridge Road to Millfording Road to Hidden Creek Park link described below.
- **Sample Bridge Road to Millfording Road to Hidden Creek Park Link** – Silver Spring Township owns a right-of-way on the east side of Sample Bridge Road, from approximately Circle Lane to the northern limits of the Pennsy Supply quarry property. The right-of-way is maintained as mowed lawn. North of the right-of-way an old access drive exists on the northern tract of Pennsy Supply land, parallel to Millfording Road. This aggregate drive extends to the entrance of Hidden Creek Park. A trail could be developed in the municipal right-of-way and the old drive on Pennsy Supply land and extend to the existing trail in Hidden Creek Park.
- **Hidden Creek Park to Old Lambs Gap Road (Hampden Township) Link** – The trail along the Conodoguinet Creek in Hidden Creek Park could be improved and extended through the Silver Spring Township Sewer Treatment Plant property to the south, following the Conodoguinet Creek to connect to the Old Lambs Gap Road trail (Hampden Township). Hampden Township Bike Path Map illustrates this trail extending on the abandoned road bed then turning east along the southern bank of the Conodoguinet Creek to the right-of-way of Route 581.

Eastern Cumberland County Regional Trails Master Plan – The Eastern Cumberland County Regional Trails Master Plan identified nine priority trails route in the eight eastern municipalities of Cumberland County. Four routes traverse Silver Spring Township:

- | | |
|--|---------------------------|
| ▪ Route A – Locust Point Road | ▪ Route F – Carlisle Pike |
| ▪ Route B – Conodoguinet Pkwy. – S. Market St. | ▪ Route G – Trindle Road |

Woods Drive Bike Lanes – Portions of Woods Drive have been developed with striping for bike lanes but not marked with signage and only developed on one side of the road. Bike lanes should be provided on both sides of a roadway for bike traffic to travel in the direction of vehicular traffic. The Woods Drive Bike Lanes are projected to extend from Silver Spring Road to the west, across Route 114, continuing on Woods Drive to Roaring Fork Drive to Hempt Road, ending at the Carlisle Pike at the traffic light opposite the Cumberland Valley High School campus. This route, if upgraded to bike lane standards, would facilitate safe bicycle travel to the school.

Hogestown Road (Route 114) Bike Lanes – Hogestown Road is developed with a relatively wide shoulder on each side of the roadway between the Carlisle Pike and Mechanicsburg Borough. Additionally, the major roadways that intersect Hogestown Road are signalized. These bike lanes will connect to the proposed Woods Drive Bike Lanes, extending access to the Cumberland Valley High School campus.

Sample Bridge Road to Paul Walters Memorial Park – This trail would link to the Sample Bridge Road to Millfording Road to Hidden Creek Park Link noted above and together would link the Vincent DiFilippo Nature Preserve, Hidden Creek Park, and Paul Walters Memorial Park. The trail would extend to the Carlisle Pike along Sample Bridge Road, north of the Carlisle Pike, cross the Carlisle Pike at the existing traffic light and extend along Maple Drive to link to Paul Walters Memorial Park.

South Mountain Trolley Trail – This trail is also known as the Dillsburg – Mechanicsburg Rail Trail. This trail would span between Mechanicsburg Borough, Cumberland County and Dillsburg Borough, York County. Funding has been sought for a feasibility study to determine if this abandoned corridor could be re-purposed as a multi-use trail. A very small segment of the South Mountain Trolley Trail is in Silver Spring Township, near Trindle Road.

Refer to Appendix B – Trail, Bike & Running Routes for maps prepared by Silver Spring Township which illustrate regional trails and suggested bike and running routes along municipal roads.

Expanding the Trail System

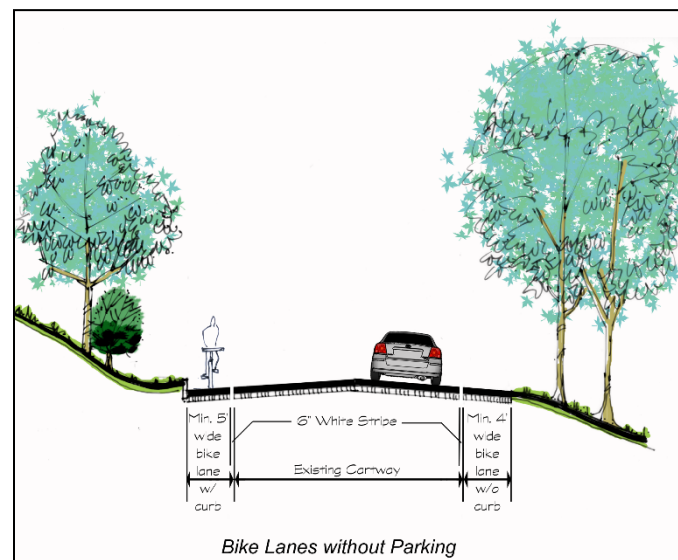
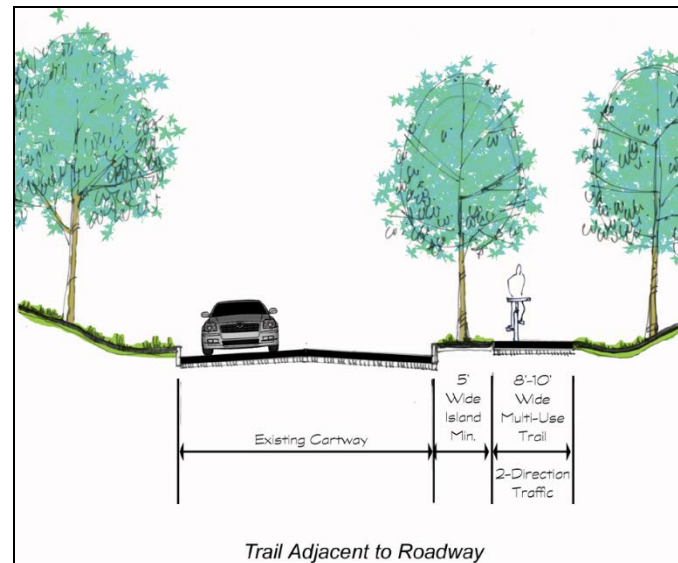
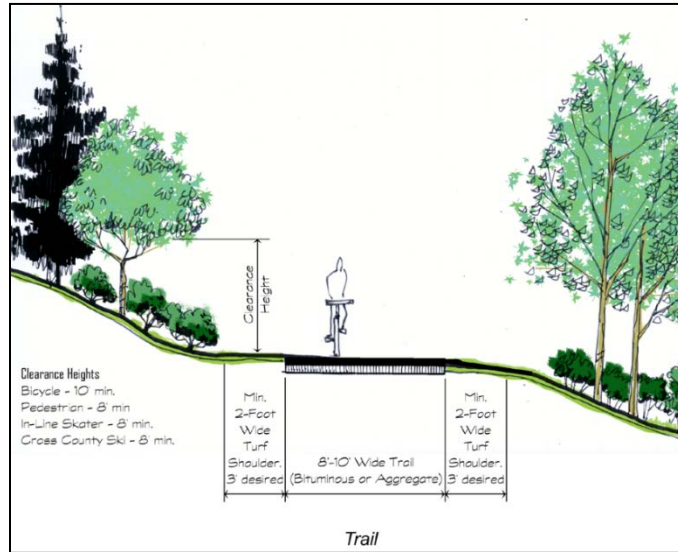
The diverse setting of Silver Spring Township with agricultural, suburban residential, and commercial land use will require a varied approach to create a comprehensive network of trails throughout the municipality. Significant trail opportunities like abandoned rail or trolley lines do not exist in the municipality and numerous barriers to connectivity will make creating a Township-wide system of trails and greenways a challenge. Pedestrian and bicycle friendly communities includes sidewalks, bike lanes, and shared roadways to round out trail systems. Following are facilities that should be considered to enhance community mobility and connectivity.

Sidewalks – Sidewalks present one level of solution for enhancing mobility, but only accommodate pedestrians. To truly enhance mobility in a community, trails of sufficient width to accommodate both pedestrians and cyclists are needed. Silver Spring Township is developed with neighborhoods with and without sidewalks.

Trails – Typically, the preferred configuration for a trail is a separate corridor that extends from point A to point B. Safety is enhanced when trails are separated from roadways and road crossings are minimized. Community trails should be multipurpose for both pedestrians and bicycles. Recommended width for a shared use trail with two-directional traffic is 8-12-feet. Trails may follow a stream corridor or a utility right-of-way or run cross-country following no physical feature at all. Because trails are typically outside of public rights-of-ways, access easement will be required where trails are not on public land.

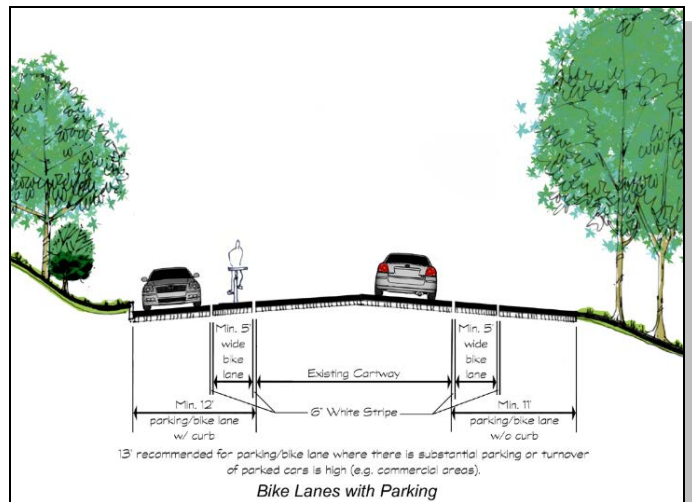
Trails Adjacent to Roadways – Trails adjacent to roadways are typically located within the road right-of-way. A grass strip of at least 5-feet wide should separate the trail from the roadway, where possible. Trails adjacent to roadways are suggested along roads that do not have adjoining sidewalks and the physical area is available to develop a trail.

Bike Lanes without Parking – Where physical space is limited, trail development may not be possible. An alternative may be development of bike lanes on wide roadways with adequate right-of-way width. Bike lanes should be developed on both sides of a two-way street, separated from the vehicular cartway by a 6" white stripe. Bike lanes carry bike traffic, on the road cartway, in the same direction as the adjacent vehicular traffic. The recommended minimum width of a bike lane is 4' on streets without curb or gutter and 5' from the face of a curb. The *American Association*



of State Highway and Transportation Officials (AASHTO) *Guide for the Development of Bicycle Facilities* should be referenced when designing on-road bicycle facilities. Bike lanes provide a travel route for bicycles but do not provide accommodations for pedestrians. In areas where sidewalks exist, bike lanes can expand the network by providing a dedicated location for bicyclists. Where sidewalks are not provided, a separate multi-use trail is preferred to accommodate both pedestrians and bicyclists. Bike lanes effectively narrow a street and provide a traffic calming effect as motorists typically drive slower on a narrower cartway.

Bike Lanes with Parking – Additional consideration must be made where on-street parking is permitted. To expand the connectivity of the trail network for cyclists, bike lanes are often developed between the parking aisle and the vehicle cartway on streets with parking where certain spatial parameters exist. The sketch below shows the dimensions provided in the AASHTO guidelines for bike lanes on streets with on-street parking.



There is an inherent danger associated with bike travel in the “door zone” of parked cars and the topic of bike lanes on streets that allow on-street parking is controversial, with diverse views that relate to safety. Car doors opening into bike lanes present a significant safety concern for cyclists. When cyclists encounter a door opening in their path of travel they must either stop short or swerve into the vehicle travel lane to avoid the open door. Cyclists have been injured and killed trying to avoid an open car door or hitting an open door. The possibility of a door zone related crash is highest in locations with high parking turnover, such as a main street or in commercial districts.

Various techniques have been experimented with in communities to reduce door zone accidents such as wider bike lanes, pavement markings and warning signs, and in some communities shared lane pavement marking are used.

Signed Shared Roadways – The roadways in Silver Spring Township have not been designed with bicyclists in mind. In Pennsylvania, a bicycle is considered a vehicle and must conform to the rules and regulations that apply to all vehicles as well as specific requirements for bicycles. There are accommodations that can make a roadway more compatible with bicycle travel. Signing or marking a road for shared use is a common design feature that enhances bicycle use. The AASHTO guidelines note the following reasons for developing a signed bike route:

- The route provides continuity to other bicycle facilities such as bike lanes and shared use paths.
- The road is a common route for bicyclists through a high demand corridor.

- In rural areas, the route is preferred for bicycling due to low motor vehicle traffic volume or paved shoulder availability.
- The route extends along local neighborhood streets and collectors that lead to an internal neighborhood destination such as a park, school, or commercial district.

Another method of signing a roadway that emerged in recent years and is becoming more popular is the installation of “sharrow” markings on roadway pavement. A sharrow is a shared lane marking that is often installed on roadways that are popular with bicyclists but too narrow or inappropriate for bike lanes. The sharrow indicates where bicyclists should ride to avoid traveling in the door zone of parked cars and alerts motorists of bicycle traffic. Sharrows are typically installed 11-feet from the curb, which provides approximately 4-foot clearance from parked cars. Sharrow markings are intended to improve the position of the bicyclists and motorists on roads without bike lanes, alert motorists, deter aggressive motorist behavior, encourage correct bicycle travel, and encourage bicycle use.



Other roadway improvements that enhance shared road bicycle travel include bicycle-safe drainage grates, paved shoulders, flush bridge expansion joints, improved railroad crossings, controlled intersections with lights, and wide curb lanes. When roads are improved or repaved, the Township should include these improvements as possible to enhance the safety for pedestrian and bicycle traffic.

The two signs at the right are used in Pennsylvania to designate a shared road roadway. In April of 2012 Pennsylvania enacted a new law to enhance bicycle safety, requiring drivers to provide a 4-foot comfort zone when passing on the left of bicyclists.



Complete Streets & Walkable Communities

Complete Streets are streets for everyone. They are designed and operated to enable safe access for all users, including pedestrians, bicyclists, motorists, and transit riders of all ages and abilities.¹

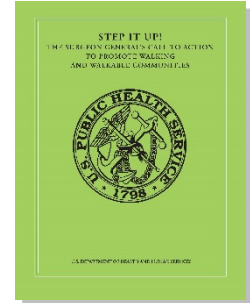
Benefits of Complete Streets include:

- | | |
|---|--------------------------------|
| ▪ Provide travel choices | ▪ Enhance safety |
| ▪ Encourage walking and bicycling | ▪ Improve air quality |
| ▪ Encourage healthy and active lifestyles | ▪ Help reduce carbon emissions |

¹ National Complete Streets Coalition, 10/28/15. <http://www.smartgrowthamerica.org/complete-streets/complete-streets-fundamentals/complete-streets-faq>

- Help create livable communities where walking and bicycling are a viable choice of transportation
- Provide children with opportunities to reach nearby destination in a safe environment
- Have positive environmental impacts due to reduced pavement widths, use of pervious pavement, and introduction of landscaping

In 2015 the US Department of Health and Human Services released “*Step It Up! The Surgeon General’s Call to Action to Promote Walking and Walkable Communities*”. The Call to Action addresses several key principles for improving the nation’s health and defines five goals to support walking and walkability in the United States.



Goal 1 – Make Walking a National Priority.

Goal 2 – Design Communities that Make It Safe and Easy to Walk for People of All Ages and Abilities.

Goal 3 – Promote Programs and Policies to Support Walking Where People Live, Learn, Work, and Play.

Goal 4 – Provide Information to Encourage Walking and Improve Walkability.

Goal 5 – Fill Surveillance, Research, and Evaluation Gaps Related to Walking and Walkability. Walking is an easy way to start and maintain a physically active lifestyle that will provide substantial health benefits. Among adults who reported any physical activity in 2011, 52% or men and 74% of women reported walking as one of the top two activities in which they participate.² Walking can be multipurpose and, where pedestrian and bicycle accommodations are provided, can be transportation to get to school, go shopping, walk the dog, or gather with friends at a nearby park to socialize. Walking benefits communities by making them safer, reducing air pollution, and benefiting local economies.

Greenways & Trails Analysis

Strengths

There is significant community interest among Silver Spring Township residents in the development of trails for fitness and wellness and designating safe bicycle routes. Attendees at the first public meeting voice support for developing trails, bike lanes, and bicycle routes in the municipality. Silver Spring Township is fortunate to have two long-distance hiking trails that traverse the municipality. The streams of Silver Spring Township present trail development opportunities. Additionally, sidewalks exist in a few neighborhoods, which could be the building blocks of a trail system.

² Watson KB, Frederick GM, Harris CD, Carlson SA, Fulton JE. U.S. adults’ participation in specific activities, Behavioral Risk Factor Surveillance System – 2001. *J Phys Act Health*, 2015;12(suppl 1):S3-S10.

Challenges

Existing roadways, the active railroad corridor, streams, and established commercial and residential areas present physical challenges to developing an interconnected system of trails and protecting greenways in Silver Spring Township. While the Conodoguinet Creek traverses the middle of the municipality and has been identified as a greenway corridor, steep slopes and private landownership limits the potential for trail development along this corridor. Access and ownership are significant challenges to trail development and greenway conservation along other stream corridors as well.

Opportunities

The public input process found that there is broad public support for trails and this **Plan** identifies several opportunities for trail development in Silver Spring Township. The existing parks present opportunities to develop trails, particularly Stony Ridge Park and Paul Walters Memorial Park which have the size to create walking destinations. There are on- and off-road opportunities to accommodate pedestrian and bicycle travel in the Township. A multi-modal bicycle plan should explore trails to connect neighborhoods, schools, parks, and community destinations to create a connected community.

Silver Spring Township

Cumberland County, Pennsylvania

April 2018

GREENWAY & TRAIL MAP

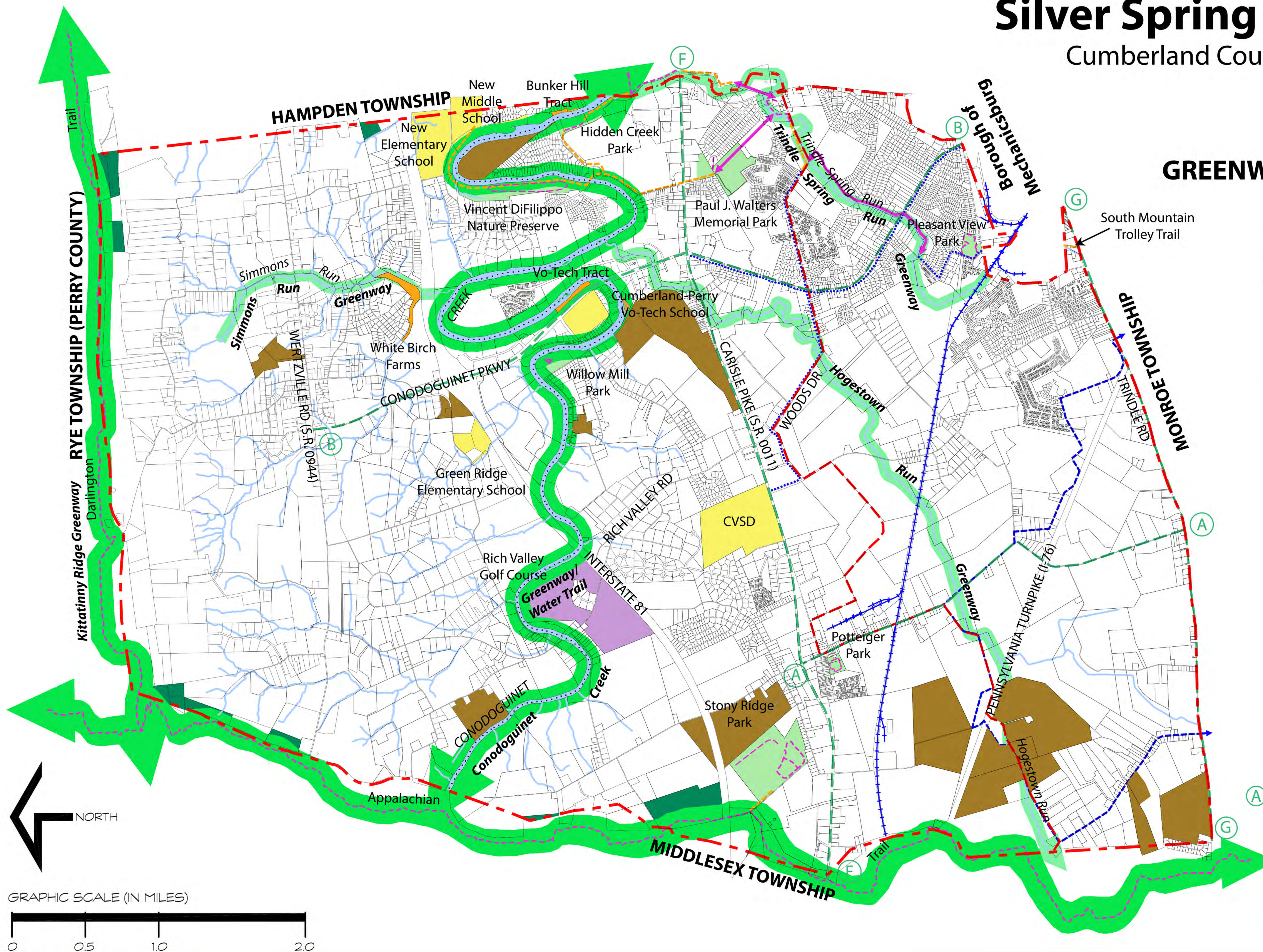
Prepared for:
Silver Spring Township

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LEGEND:

- Municipal Park
- Open Space Parcel
- Other Public Lands
- Golf Course
- School

- River/Stream
- Conodoguinet Creek Water Trail
- Property Parcels
- Municipal Boundary
- Existing Trail
- Potential Trail
- Carlisle to Harrisburg Bike Route
- Railroad
- East Cumberland County Regional Trails Master Plan Priority Routes
- Bike Lane
- On-Road Bike Route
- Trail Link
- Major Greenway
- Minor Greenway



Chapter 5 – Open Space

Chapter 5 – Open Space

Silver Spring Township is in the picturesque Cumberland Valley, on the western leading edge of the densely developed communities associated with the West Shore of the Capital Region. Silver Spring Township combines developed areas along primary transportation corridors with large tracts of open space and protected farmland in the central valley and the Kittatinny Ridge to the north. The Conodoguinet Creek traverses the center of the municipality, providing a green corridor that meanders through the valley.

Open Space –land that is undeveloped – without human-built structures

While the Township has some significant tracts of open space, growth from both the east and west is putting development pressure on the municipality. To the east are the densely developed communities of Hampden Township, East Pennsboro Township, Camp Hill Borough, and Lemoyne Borough. These communities connect to Silver Spring Township via the Carlisle Pike (Route 11), a thriving commercial corridor and Route 81, a heavily traveled interstate highway. To the west three significant transportation routes merge to provide a transportation hub that is a target for warehouse and transportation related development.

Sustaining the desired landscape characteristics of Silver Spring Township will not occur naturally. Planning and zoning, conservation initiatives, and proactive management of resources are necessary to maintain the landscape values and opportunities that contribute to the quality of life residents enjoy in Silver Spring Township. Over development, excessive timber harvesting, loss of significant farmland, and stream encroachments are some of the potential issues that could negatively impact the municipal landscape if an open space vision is not defined for Silver Spring Township. If land is haphazardly developed without concern for protection of natural resources and open space, the benefits of these areas will be diminished and the character of Silver Spring Township that residents currently enjoy will be lost.

Open Space Benefits

- Legacy for future generations
- Sustain and protect natural resources and preserve ecological functions
- Provide wildlife habitat
- Reduce stress and anxiety
- Positive affect on residential property values and generates tax revenues
- Boost local economies by attracting businesses and residents
- Improve quality of life
- Preserve critical elements of local heritage, culture, and economy
- Provide places for recreation
- Buffer drinking water supplies
- Improve air quality
- Control erosion
- Preserve community character
- Attracts businesses and boosts tourism

Open Space in Silver Spring Township

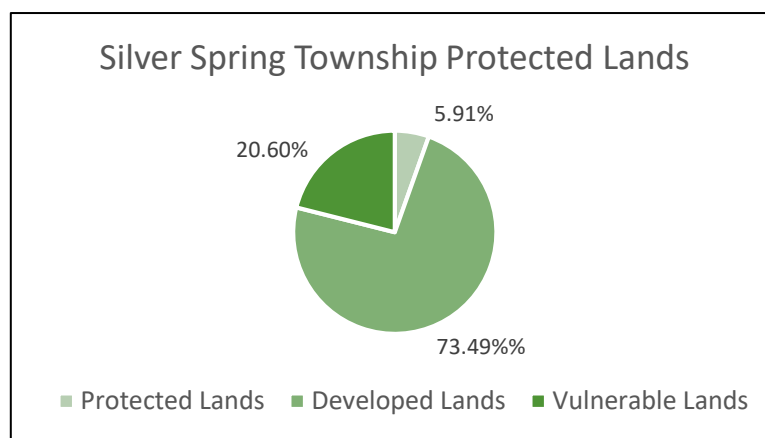
To understand the status of open space in a community we must first quantify what is protected, what is developed, and what remains. Acreage data from Cumberland County and Silver Spring Township was used to quantify land status in Silver Spring Township.

What is Protected?

Silver Spring Township includes land held by governmental agencies and conservation organizations, which is permanently protected. Protected lands are held by the Commonwealth, Federal government, municipal government, and land trust and conservation organizations. Table 4-1 lists Protected Land in Silver Spring Township.

Table 4-1 Silver Spring Township Protected Lands	
Ownership	Acres
Federal Lands	186.01
State Game Lands	47.81
PA Fish & Boat Commission	0
County Lands	0
Cumberland County Agricultural Conservation Easements	241
Silver Spring Township Park and Recreation Lands	252
Silver Spring Township Land Preservation Program	210.94
Pending Silver Spring Township Land Preservation Program	174.04
Conservancy Lands	126.28
Other Protected Recreation Lands	7.10
Total Protected Lands	1,240.18 acres
Total Municipal Acreage	20,992.35 acres
Percent of Municipality Protected	5.91 %

At 5.91-percent protected, much of Silver Spring Township land remains vulnerable, lacking ownership that affords permanent protection or is already developed. Developed lands consist of home sites, commercial land, industrial land, transportation and utility corridors, and quasi-public lands occupied by churches, education institutions, and government entities. Approximately 15,428



acres, or 73.49-percent of Silver Spring Township is developed based on GIS data from the municipal Planning Department.

What is Vulnerable?

What lands are vulnerable to unplanned growth and development? Vulnerable lands comprise 20.60-percent (4,324.17 acres) of Silver Spring Township. This amount is calculated by subtracting the protected lands and developed lands from the total municipal acreage based on Cumberland County tax information.

Included within Silver Spring Township's vulnerable lands are riparian corridors, woodlands, streams, prime agricultural soils and other landscape features. The municipal zoning ordinance defines uses that can occur within zoning districts. The subdivision and land development ordinance defines the standards for development within the Township. The stormwater ordinance defines the stormwater and drainage management practices that must be followed to develop in the municipality. Unfortunately, regulations and ordinances do not guarantee the appropriate management, wise use, and permanent protection of these resources for sustained conservation.

Floodplains and wetlands are often identified as critically important lands that may fall within the vulnerable lands category, even though federal and state regulations protect floodplains and wetlands. Floodplains carry flood waters and development within floodplains should be discouraged. Wetlands support diverse plant and wildlife communities, help to control flooding, enhance water quality, and promote groundwater recharge. While afforded some protection from regulations, further protections of these natural systems and their ecological functions can be enhanced by enacting local regulations and promoting riparian buffers.

Conservation Vision

Trying to answer the question of what to conserve is challenging due to the extensive pallet of natural resources in the municipality and various opinions on what the municipal priorities should be. What resources are essential to the character of the municipality and quality of life in Silver Spring Township? Should protection of the Kittatinny Ridge with it forest resources and steep slopes be a high priority? Should protection of the Conodoguinet Creek be prioritized as a water source used by Pennsylvania American Water to provide water to many living in the region? Should protection of farmland be elevated to the highest priority due to the fertile soils of the Cumberland valley? These are difficult questions to answer.

A focused conservation strategy will direct conservation efforts and initiatives in the Township and yield greater results based on the cumulative efforts of many to promote a defined objective. A conservation vision will facilitate objective decision-making and result in a clear path toward fulfilling the Township's conservation goals. The focus should define the type of land the municipality wishes to protect, such as, agricultural lands or lands with water resources. Additionally, a geographic focus for location of land to be protected might be appropriate. Larger preserves are ecologically more sustainable and beneficial than smaller preserves and reserves close together are better than reserves that are far apart. The ecological benefits of a conservation focus on green corridors were discussed in Chapter 4.

Existing Protections

No municipality can afford to purchase all the land they wish to preserve, so it is important to employ other strategies for preservation. We recommend that Silver Spring Township follow the conservation adage, “Buy the best, zone the rest.” Silver Spring Township should continue to purchase conservation easements through its Land Preservation Program. These parcels along with parkland and other protected lands are the building blocks of an open space network.

Silver Spring Township municipal ordinances provide layers of protection for significant natural area and resources by promoting their wise use and management.

Ordinances

Silver Spring Township’s Zoning Ordinance provides protection of natural features through the following provisions: Section 231 Floodplain Zone, Section 232 Conservation Subdivision Overlay Zone, Section 346 Development Along Streams and Wetlands, and Section 348 Forestry. The Silver Spring Township Subdivision and Land Development Ordinance provides protection of natural features through Section 612 Steep Slope Conservation and Section 617 Karst Areas.

Floodplain Zone – The Floodplain Zone is an overlay zone for the Conodoguinet Creek, Hogestown Run, Trindle Run, and other contributory streams in Silver Spring Township. The intent of the ordinance provision is “to protect areas of floodplain subject to and necessary for the containment of flood waters, and to permit and encourage the retention of open space land use which will be so located and utilized as to constitute a harmonious and appropriate aspect of the continuing physical development of the Township”. Permitted uses in the Floodplain Zone include agriculture, plant nursery, wildlife sanctuary, passive recreation park, trails, recreation uses, and other uses compatible with flooding.

Conservation Subdivision Overlay Zone – The Conservation Subdivision Overlay Zone (CSOZ) conserves undeveloped land to protecting Primary and Secondary Conservation Areas in contiguous, un-fragmented, commonly managed landscapes. Primary Conservation Areas include floodplain, wetlands, steep slopes (25%+). Secondary Conservation Areas are lands that contain natural or cultural features that are worthy of conservation but not included in the Primary Conservation Areas.

The CSOZ applies to the R, RE, RI, and R2 Zones where three or more lots are proposed. The design of subdivisions within the Conservation Subdivision Overlay Zone requires planning that prioritizes the protection of green resources through a four-step design process. The Township consults with a land conservation organization which provides review of conservation subdivision submissions.

The Township protects natural resources and areas through the development process when CSOZ is used. The property being developed is assessed and the most important natural resources are protected as greenway land, which remain as open space. Greenway land is protected in perpetuity against development through a conservation easement.

Development Along Streams and Wetland –

Development along streams and wetlands to include new building, new or expanded vehicle parking, or new or expanded business outdoor storage is prohibited in areas within 75 feet from the top of the primary bank of the Conodoguinet Creek. No new or expanded building, vehicle parking, or business outdoor storage area shall be located less than 20 feet from a wetland.

Forestry – Forestry (harvesting of forest products) is permitted by rights in all zoning districts. The Silver Spring Zoning Ordinance limits forestry activities that can occur in a calendar year.

Steep Slope Conservation – The Silver Spring Township Subdivision and Land Development Ordinance limits modification of existing topography or vegetative cover within areas which contain 25% slopes or greater.

Karst Areas – The Silver Spring Township Subdivision and Land Development Ordinance limits building, structures, impervious surfaces, stormwater management facilities, and utilities within 100-feet of karst features to minimize risk of damage due to sink holes. A Carbonate Assessment Report is required for development of five or more homes.

These ordinance provisions promote conservation. However, zoning should not be considered a long-term protection measure. Zoning can be changed at any time. It often occurs in conjunction with a political shift in the township leadership. Subdivision and Land Development ordinance provisions provide long term, legally enforceable protection measures, but ordinance provisions can be waived by the Board of Supervisors on a case by case basis.

Riparian Buffer Corridors

Riparian buffer corridors are critical to healthy stream and wetlands associated with stream corridors. Riparian corridors are vegetated land contiguous to watercourses. Riparian corridors provide ecological benefits which include:

- Stabilize Stream Banks – Deep-rooted vegetation binds soil along stream banks, preventing erosion.
- Improve Water Quality – Vegetation along streams trap and treat sediment, nutrients, and pollutants before they enter the stream or groundwater.
- Enhance Wildlife Habitats – Trees, shrubs, and grasses along streams provide habitat, shelter, and travel corridors for aquatic and land species.
- Reduce Flooding and Sedimentation – Vegetation retains stormwater runoff longer, improves infiltration, and filters sediment from flowing downstream during floods.
- Keep Streams Cooler and Healthier – Shade from riparian buffers cool stream waters, increasing food, oxygen, and improving habitat for aquatic life.
- Enhance Scenery – Vegetation along streams adds beauty and diversity to the landscape.

Easements

An agricultural preservation or conservation easement is a legally enforceable agreement between a landowner and an agency or non-profit organization that places restrictions on the use or activities on a specific property. The restrictions may vary and align with the preservation or conservation objective. A conservation easement may protect a sensitive natural area, but if the property is in an area also slated for trail development, an additional access easement is necessary to provide the public the right to access or cross privately-owned lands. The landowner retains rights not surrendered in the easement agreement and the easement provisions are valid and enforceable in perpetuity. An easement may be sold, donated, or bequest.

Existing Preservation Programs and Protected Land

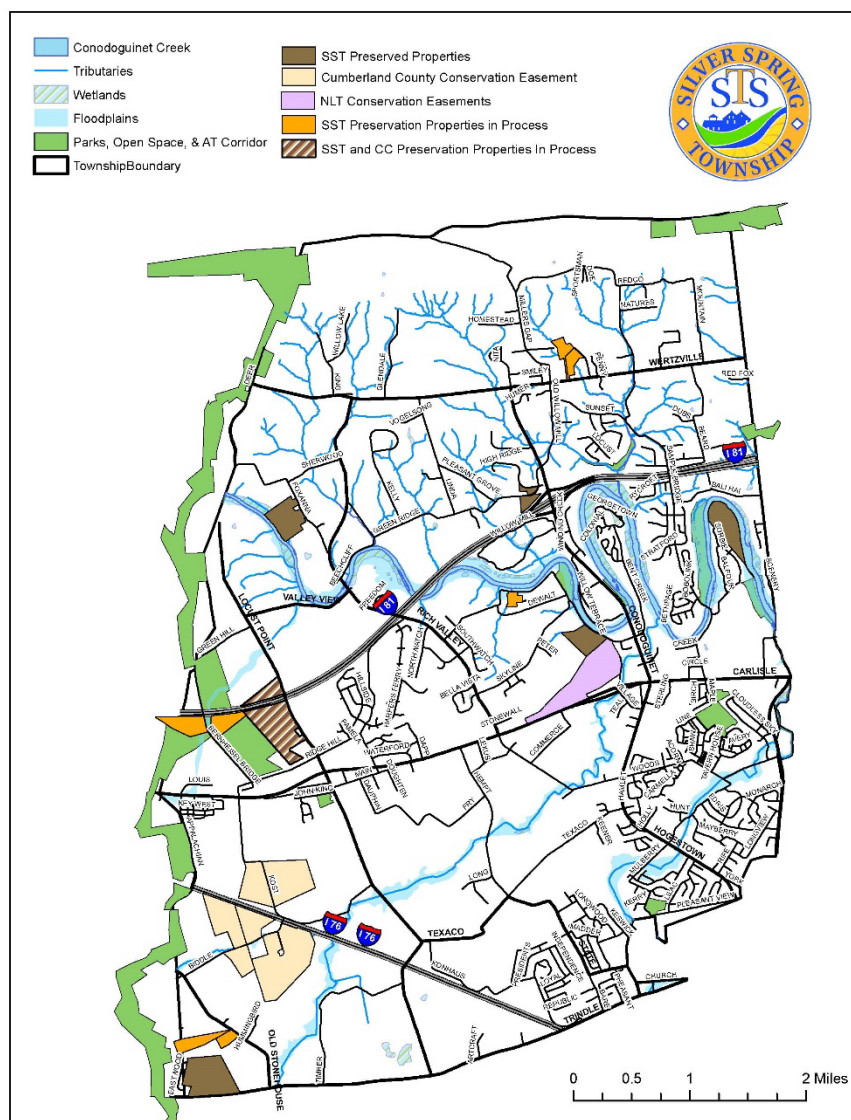
Silver Spring Township Land Preservation Program – In 2013

voters in Silver Spring Township approved a local Land Preservation Program funded by an increase of one-tenth of one percent (0.01%) of the EIT (Earned Income Tax) tax. The EIT tax generates approximately \$320,000 per year plus the Township has supplemented the tax revenue with a low interest loan to create a fund for the purchase of conservation easements. Currently the program has approximately \$1.8 million available.

Parcels of land must be at least 10 acres in size to be considered for the program. The program is voluntary for land owners who wish to preserve their

land. A Land Preservation Review Board oversees the Land Preservation Program and reviews applications from landowners and makes recommendations to the Board of Supervisors on parcels for preservation. Applications to the program are evaluated using open space selection criteria. The program has an open space focus, not specifically an agricultural land focus.

Cumberland County Agricultural Land Preservation Program – Cumberland County developed an agriculture conservation easement program in 1989 to slow the loss of prime farmland and promote the continuation of agriculture as an important component of the County's economy. The program funds the purchase of qualified farms and pays property owners to restrict the use of their land to agricultural purposes. The program provides permanent protection to the property which must remain in agricultural in perpetuity. Cumberland County has funded the purchase of agriculture conservation easements on 241 acres on two farms in Silver Spring

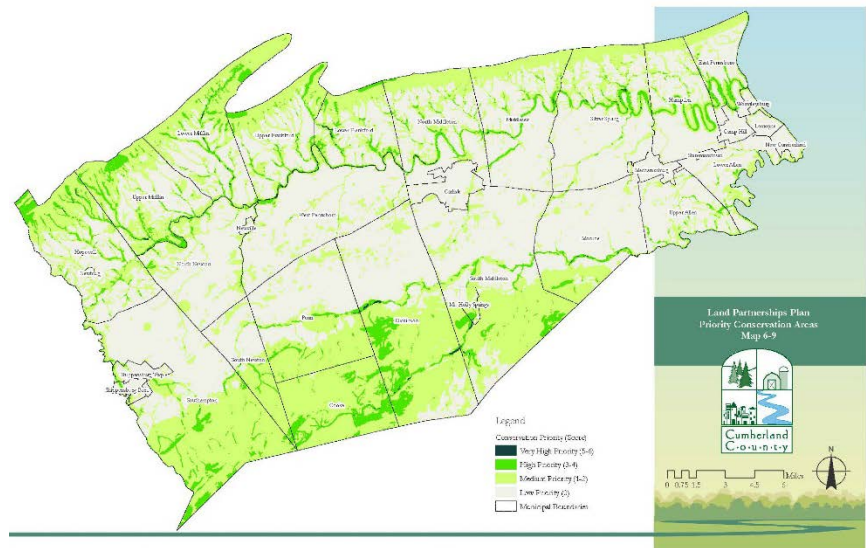
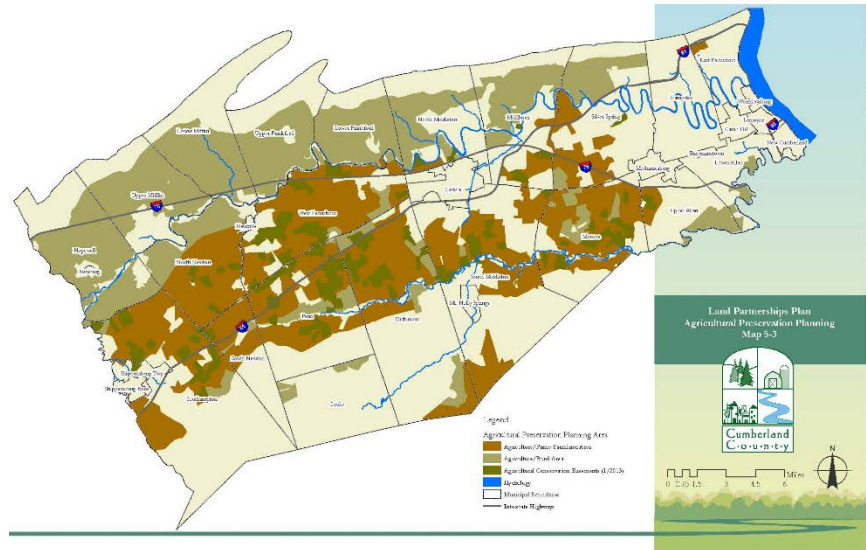


Township. The farmland priority areas are derived from the County Future Land Use Map. Prime Agricultural Soils are the top priority for the program, followed by rural agricultural land.

Cumberland County has also defined priority areas for Open Space/Natural Resource

Conservation. These priority conservation areas were identified using GIS and layers for hydrology (200-foot buffer), 100-year floodplain, woodlands, slopes (15+ percent), Natural Area Inventory sites and wetlands. The map below overlays these layers to identify conservation priorities. In Silver Spring Township, the highest priority areas are associated with the

Conodoguinet Creek. Other priority areas for conservation include the ridgeline and slopes of the Kittatinny Ridge and stream corridors.



Government Owned Land – There are no county or state parks in Silver Spring Township. The federal government owns 186.01 acres of lands associated with the Appalachian Trail. State Game Land No. 170 is located along the Kittatinny Ridge with 47.81 acres of the 9,185-acre State Game Lands located in Silver Spring Township.

Agricultural Security Areas – An Agricultural Security Area (ASA) lends additional protections to the Township’s farmers. While the ASA does not permanently preserve land, it does exempt farmers from the requirements of certain township ordinance provisions and protects them from complaints from neighbors. Currently, 45 parcels are enrolled in the program, containing over 1,743 acres. The ASA designation encourages farmers to remain in Silver Spring Township, which helps to preserve the Cumberland Valley’s historic agricultural character and beauty. A parcel

must be previously enrolled as an ASA to be eligible for the County's or Township's preservation programs.

Public Dedication of Land and Fees in Lieu for Parks and Recreation

The Silver Spring Township Subdivision and Land Development Ordinance Section 615 provides for the mandatory dedication of parkland, trail, or open space resulting from a subdivision or land development that would create one or more new dwelling units. Mandatory dedication is a means of protecting land and securing land for parks and open space. Refer to Chapter 3 for an extensive discussion of mandatory dedication.

Open Space Priority Areas

Previously Identified Significant Features

The Natural Areas Inventory (NAI) of Cumberland County, 2005 identifies locations of rare, threatened, and endangered species and of the highest quality natural areas in the County. Four locations are identified in Silver Spring Township:

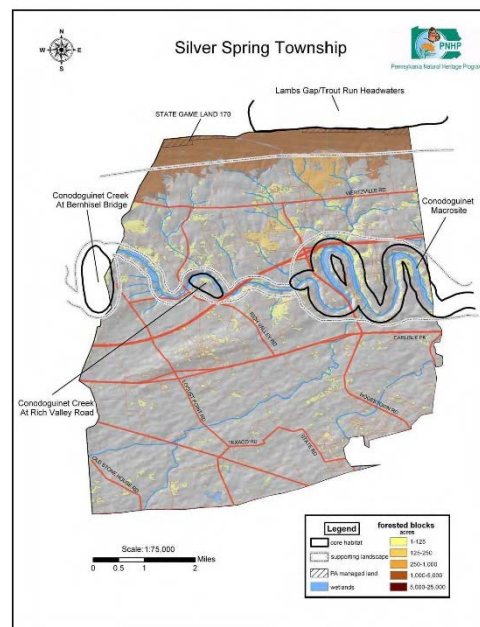
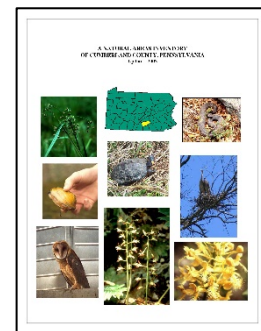
Conodoguinet Creek at Rich Valley Road – This forested floodplain location along the Conodoguinet Creek has good quality populations of two plant species of concern.

Conodoguinet Creek at Bernheisel Bridge – This floodplain location along the Conodoguinet Creek supports two plant species of concern and an animal species of concern.

Conodoguinet Macrosite – An area that extends along the Conodoguinet Creek from Huston's Mill to the confluence with the Susquehanna River, which includes multiple occurrences of listed plant and animal species. The creek, forested slopes, and floodplain along the creek provides habitats for both aquatic and animal species of concern.

Lambs Gap/Trout Run Headwaters – This swamp community is comprised of a series of seeps. The site supports an endangered plant species and provide habitat for birds, reptiles, and amphibians.

The NAI identified threats to these special natural areas as manmade disturbances to include residential development, roads and jeep and mountain bike trails, utility lines, trash dumping, and runoff from developed areas. Concerns include colonization of exotic species, especially in floodplain areas, and negative impacts on identified plants and animal species.




Conservation recommendations include maintaining the water quality of the Conodoguinet Creek ecosystem, which is affected by the entire watershed. Minimize disturbance to the floodplain and provide a wider forested riparian buffer. Protect remaining floodplain forest fragments along the Conodoguinet Creek. Limit disturbance in the Lambs Gam/Trout Run watershed by rerouting trails.

Priority Landscapes

In many communities it is easy to identify areas which should be prioritized for preservation. As farms begin to be replaced by homes, there is usually community outcry to save agricultural land. When forests are being cleared every day, neighbors demand action. Open space plans are often reactionary and target development that appears to be out of sync with the values of the community. Silver Spring Township is blessed to have a diverse landscape of significant features. The agricultural valley, Kittatinny Ridge, and Conodoguinet Creek riparian corridor are each landscapes worthy of protection. Consider the following:

Agricultural Valley

- Cumberland County contains some of the finest agricultural land in the state and country. The quality of the soil and protection of the best soils is critical for a viable agricultural economy. The area of Silver Spring Township south of the Conodoguinet Creek is dominated by Prime Farmland (Class I & II soils).
- 
- Cumberland County prioritizes the preservation of farmland with their Agricultural Land Preservation Program. This program targets farmland on a county-wide basis.
 - The cultural heritage of the Township is agricultural based.
 - The Silver Spring Township Agriculture Zoning District permits development of dwelling units on a sliding scale based on parcel acreage.

Kittatinny Ridge

- The existing steep slopes naturally limit the development potential of the ridge area.
- The Silver Spring Township SALDO protects topography more than 25% slope.
- Forestry (harvesting of forest products) is permitted by rights in all zoning districts. The Silver Spring Zoning Ordinance – Section 348 provides limitations to forestry activities in a calendar year.

- The Kittatinny Ridge within Silver Spring Township falls within the Conservation Zone. Maximum lot coverage permitted is 7% for single-family dwellings and seasonal residences, if more than 50% of the site possesses slopes more than 15%. Woodland Preservation Requirements limits clearing of existing woodlands to the area necessary for construction of structure.
- The Kittatinny Ridge is an important natural corridor for wildlife habitat and ecological value.
- Protection of steep slopes is important from both a scenic perspective and a natural resource protection perspective. Woodlands stabilize slopes; provide habitat and shelter, nesting, and food for wildlife; and protect groundwater by protecting headwaters and filtering stormwater runoff.

Conodoguinet Creek Riparian Corridor

- The Silver Spring Township Zoning Ordinance – Section 346 regulates development along streams and wetlands. Development to include new building, new or expanded vehicle parking, or new or expanded business outdoor storage is prohibited in areas within 75 feet from the top of the primary bank of the Conodoguinet Creek. No new or expanded building, vehicle parking, or business outdoor storage area shall be located less than 20 feet from a wetland.
- The municipal MS4 permit requirements protects the Conodoguinet Creek.
- The Conodoguinet Creek is classified by PA DEP as a Warm Water Fisheries. Only waterways with state-designated classifications of Exceptional Value or High Quality have regulations protect riparian buffers associated with the waterway.
- Pennsylvania American Water Company draws water from the Conodoguinet Creek near Sample Bridge Road to serve 98,000 water customers.
- The Natural Areas Inventory identified four areas in Silver Spring Township with significant natural features and three of these areas were located within the Conodoguinet Creek riparian corridor.

Each of these geographic areas of Silver Spring Township deserves protection. The Township has recently begun a full review and update to its Comprehensive Plan and open space protection priorities will be defined by the Comprehensive Plan. Interim to completion of the Comprehensive Plan update, the Township Planning Department defined a municipal open space conservation emphasis for 2018: Obtain easements along the western border of the municipality to protect the viewshed of the Appalachian Trail and in the southern area of the municipality around existing preserved farms.

Open Space Conservation Strategies

Ordinances

Riparian Buffer Ordinance – Silver Spring Township zoning or subdivision and land development ordinances should be amended to enact regulations that will protect riparian buffers and promote establishment of new riparian buffers. Refer to Pennsylvania Land Trust Association, www.ConservationTools.org for guidelines and references to model ordinances.



Official Map – An Official Map is a combined map and ordinance designed to implement the goals and community vision set forth in a municipality's Comprehensive Plan. As Silver Spring Township completes the update to the Comprehensive Plan an official map should be developed to show lands for proposed parks, trails, and open space conservation. An Official Map documents a municipality's interest in the future acquisition land for a public purpose. Refer to Pennsylvania Land Trust Association, www.ConservationTools.org for *The Official Map: A Handbook for Preserving and Providing Public Lands & Facilities*.

Education

While Silver Spring Township is well ahead of many central Pennsylvania municipalities when it comes to conservation of open space, there is always more that can be done. The Land Preservation Program has conserved approximately 210-acres since its initiation in 2013 with an active list of landowners interested in pursuing conservation easement. But, regardless of the success of this program, most of the municipality's land will always be held in private ownership. Education of the public regarding the importance of conservation principles and demonstration of conservation practices will facilitate landowner buy-in and implementation. Riparian buffer planting, wetland buffers, meadow versus lawn, habitat protection, and many other conservation initiatives can be shared with residents through environmental education programs, informative pamphlets or newsletter articles and physical demonstration areas within park sites.

Open Space Criteria

Silver Spring Township has a process for consideration of open space parcels for protection. The Silver Spring Township, Cumberland County Open Space Selection Guidelines are used by the Land Preservation Review Board to review and recommend parcels to be considered for acquisition by the Township. Criteria helps to ensure that the Township uses its limited resources most efficiently and effectively. Well-thought-out criteria, soundly applied, also help ensure that the Township has a rational, defensible program of conservation that benefits the public. The criteria should be

evaluated on an ongoing basis and revised as the needs and priorities of the Township change over time. The Open Space Selection Guidelines include:

Property Selection Criteria – The degree to which the parcel under consideration:

1. Is of adequate size, at least ten acres to be preserved (individual exceptions will be considered);
2. Contains prime or state Importance soils;
3. Contains or is adjacent to a surface water body (creek, pond, spring, etc.);
4. Contains environmental sensitive features (wetlands, steep slopes, etc.);
5. Contains significant native forested stands;
6. Is adjacent to, will connect to, or link other protected parcels (preserved properties, parks, Appalachian Trail, etc.);
7. Contributes to a scenic viewshed (e.g., from public roads or Appalachian Trail);
8. Conserves natural biodiversity and/or at-risk species and their habitats;
9. Is of documented historic or cultural significance;



Other Factor Impacting Selection –

1. Land is under threat of development;
2. Preservation is consistent with Township Comprehensive Plan;
3. Preservation is consistent with County and State planning documents;
4. Willingness of landowner to donate some or all of the easement value;
5. Willingness of landowner to allow public access or trail easements (expands recreation use for Township residents);
6. Opportunity to share costs with Cumberland County's Farmland Preservation program (requires minimum 52 acres and 50% of property in agricultural production);
7. Opportunity to share costs with other funding source (DCNR, etc.);
8. Impact of property encumbrances (i.e., mortgages, liens, rights of way).

Open Space Analysis

Strengths

Silver Spring Township recognizes the importance of open space conservation. The Township has adopted conservation subdivision ordinance provisions and a Land Preservation Program to purchase easements on important agricultural and open space parcels. Other ordinance provisions protect important natural area such as steep slopes, streams, and wetlands.

Challenges

Cumberland County is the fastest growing County in Pennsylvania based on the recent U. S. Census and Silver Spring Township is one of the fastest growing municipalities in Cumberland County. Approximately 20-percent of Silver Spring Township is vulnerable (not developed or protected) to unplanned growth and development associated with this rapid growth.

The layers of ordinances should be viewed as temporary protections, which can be repealed on the whim of new leadership. To achieve true, long term conservation, the Township needs to define a common vision and set priorities for protection of open space.

Opportunities

The existing protected lands of Silver Spring Township provide the building blocks for an open space system. The Land Preservation Program and development that apply the Conservation Subdivision Overlay zoning will continue to provide open space that adds to the system. The 20-percent of the municipality that is undeveloped and not protected provides opportunity to expand the open space system through the protection of additional lands.

Chapter 6 — Stony Ridge Park

Chapter 6 – Stony Ridge Park

Introduction

The Stony Ridge Park Master Plan Update provides a vision for the 103-acre park. Stony Ridge Park is located on Bernheisel Bridge Road in the western portion of the Township. The park is approximately 63-percent developed and improvements were implemented in phases over the past two decades. In 2003, a revised master plan was completed to organize the existing facilities and explore improvements for the undeveloped portion of the park site. The 2016 Update builds upon the 2003 effort and aligns the proposed improvement to the current needs and interests of the community.

Site Characteristics

The park site was previously an agricultural field and now is developed with park athletic facilities or remains as open space. The majority of the park site is relatively shallow sloping, draining to the north. Most of the site is gently sloped with grades in the 0-3 and 3-8-percent slopes. To the south is an area of steep slopes that exceed 25-percent grade. The site soils are silt loam with a typical depth of bedrock more than 48”.

Park development includes the following facilities:

- A 90-foot baseball field.
- Seven 60-foot baseball fields.
- Four soccer/multi-purpose fields
- Two football fields
- A concession/restroom/storage building/pavilion
- One pavilion
- Maintenance sheds
- A playground
- Five parking areas
- Trails that encircle existing facilities and provide accessible routes from parking areas to facilities.

Planning Process

The Stony Ridge Park Master Plan Update planning process included four parts:

1. Inventory and Assessment of Natural and Man-made Resources
2. Public Participation
3. Park Master Planning
4. Costs and Implementation Strategy

1. Inventory and Assessment of Natural and Man-made Resources

The natural resources, setting, and existing features of Stony Ridge Park were viewed and assessed. Open areas and natural resources were explored. Existing park features were evaluated for compliance with accessibility and safety standards and consideration for functional improvements. Undeveloped areas were explored for compatibility with expansion of park facilities.

2. Public Participation

Stakeholder, Study Committee, and public input was sought throughout the planning process guide the master plan. An Open House was held early in the planning process and residents were asked to comment on the previous master plan and consider additional enhancements they would like to see in the park. A Sports Forum gathered sports groups that use Silver Spring Township parks and facilities. The sports group representatives shared information about how they use Stony Ridge Park and their facility needs. The Study Committee critiqued preliminary versions of the Master Plan Update and provided input to the master planning process.

3. Park Master Planning

Preliminary designs were developed to illustrate different build-out options for the undeveloped portions of the site and to organize and provide accessible routes to existing facilities. The master plan maximized the number of athletic fields, located parking with drop-off areas in close proximity to the fields, and suggested support facilities such as restrooms, concession stands, and batting cages. The master plan for Stony Ridge Park was finalized based on the findings and conclusions of the planning process.

4. Costs and Implementation

Probable construction cost opinions and a phasing plan for implementing the master plan over time were completed.

Findings of the Planning Process

The following summarizes the input and findings of the public participation process.

Recreation Need

There is need within the community and region for additional athletic fields and recreation facilities that may be compatible with development at Stony Ridge Park. The following recreation needs were noted:

- Additional multipurpose flat fields are needed for practice and games.
- There is a need for a T-ball 60-foot baseline infield. Gaining a T-ball field at Stony Ridge Park would open an existing full-size 60-foot baseline ballfield for use by older players.
- Field hockey is coming to the area and may require flat fields with exceptionally well-developed lawn or synthetic turf.
- Continued growth is anticipated for the lacrosse, rugby, and field hockey programs. Currently only lacrosse uses fields in the park but as each of these programs grows there will be a need for additional fields.
- Additional basketball courts are needed for general recreation use.
- Add tennis courts.
- The size of the park necessitates the need for additional restrooms, concession stands, and pavilions.

Park Function

Stony Ridge Park needs significant infrastructure improvements to function as a premier recreation complex. Proposed improvements include:

- Water - Water was recently extended to the existing concession stand/restroom building. Water lines should extend throughout the park to provide hose bibs to irrigate fields and condition infields. Water fountains should be provided at basketball and tennis courts. Consider water misters in the hub area near athletic fields. Water lines must be extended to the future maintenance building, concession stands, and restrooms.
- Athletic Field Amenities – The athletic fields should have amenities that enhance their function and the enjoyment for participants and spectators. Prioritize lights along the accessible route between the football fields and parking. Add electronic scoreboards, batting cages, on-deck and pitching warm-up areas, and covered dugouts. Add bleachers and extend accessible routes to the bleacher areas and provide ADA seating areas adjacent to bleachers. Football would like bleachers that are larger than three rows so that spectators have a better view of the playing field.

- Field and Court Lights – Add lights at athletic fields and courts to extend the playing time. Prioritize the two football fields, baseball fields #5 and #6, the stadium soccer field, and the basketball and tennis courts. As fields and courts are improved with lights, lights will be required at parking areas and trails connecting to the fields and courts. The football program currently rents lights for the Stony Ridge Park fields.
- Playgrounds – Playgrounds are important to serve younger children when older siblings are participating in recreation activities. The current playground is centrally located but not close to many of the athletic fields. Add additional playgrounds to compliment groupings of athletic fields.
- Parking – Expand the parking and pave and stripe the existing aggregate parking area. Add designated accessible parking spaces in convenient locations that connect to accessible routes.
- Restrooms and Concession Stands – A location assessment was completed to strategically locate additional restrooms and concession stands in the park. A 400-foot service radius was used to evaluate locations for restrooms and concession stands with the goal of locating a restroom and concession stand within 400 feet of primary park use areas. Electric and water are needed for the restrooms and concession stands.
- Trails - Trails are needed throughout the park to connect visitors to facilities and meet the requirements of the ADA. Explore a trail link to the nearby Appalachian Trail and consider developing a small parking area for trail users on Stony Ridge Park.
- Storage – The user groups have indicated that secure storage is necessary for their equipment.

General Input

The following general input was provided regarding Stony Ridge Park at the community-wide public meeting and the Sports Forum.

- The sports organizations suggest that improvements to Stony Ridge Park are the highest priority of all the Silver Spring Township parks, to address youth organization needs.
- A turf field is desired by the soccer, football, and lacrosse organizations.
- The aggregate parking lots are inefficient without space designations. Two of the aggregate lots have paved ADA spaces however in one area the ADA parking spaces are not connected to an accessible route.
- Develop a trail that links from the park to the Appalachian Trail. Add a parking lot in the northwest corner of the park to serve visitors using the Appalachian Trail.
- The two soccer fields between the football fields and baseball fields at the eastern boundary of the park are too far from parking and a difficult walk for seniors from existing parking due to distance and lack of a trail.

- Add an area for sledding on the southern hillside.
- Develop a dog park within the park.
- Add more activity areas for children, not just athletic fields.
- Add trees to provide shade and a sense of place. The shallow depth of bedrock and minimal topsoil is an issue when planting trees and tree pits should be adapted to compensate for these conditions.
- Community events and sports tournaments are held in the park, such as National Night Out, Fall Fest, and the 5K Irish Jig-Jog.

Guiding Principles

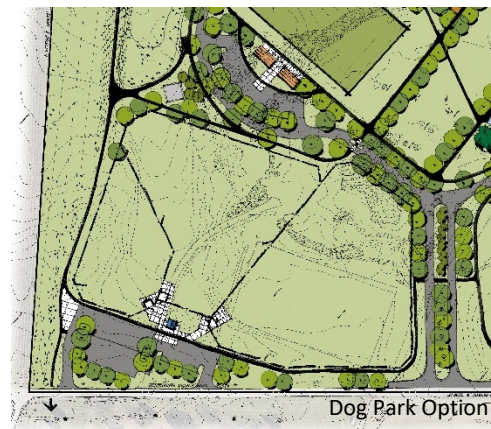
The following guiding principles were defined for the Stony Ridge Park Master Plan Update, based on the findings of the planning and public participation process.

- Maximize the recreation use of the site.
- Maintain existing recreation facilities.
- Promote connectivity throughout the park site via a comprehensive system of trails.
- Promote hubs of facilities that are supported by convenient parking, vehicular drop-off, and restroom/concession building.
- Retain the athletic focus on baseball and multi-purpose flat fields.

Stony Ridge Park Master Plan Update

The Stony Ridge Park Master Plan Update proposes an athletic complex to serve municipal residents and the needs of the many sports groups that serve residents of the Township. The complex is envisioned as a location for youth and adult sports seasonal activities and tournaments. The Master Plan Update builds upon the existing improvements, considers the input from the public and the community sports organizations, and maximized the recreation development.

The idea of developing a dog park at the site was explored during the planning process. Dog parks are destination facilities and compatible with a drive-to location like Stony Ridge Park. An option was explored for the northwest corner of the park site which would develop an eleven-acre dog park in the area of the three, proposed multi-purpose fields. The dog park would be served by a parking area with a separate entrance from Bernheisel Bridge



Road. The preferred plan did not include a dog park as the Township preferred prioritizing athletic facilities in this park. Proposed facilities and enhancements to Stony Ridge Park include:

Recreation Facilities

- A T-Ball field with skinned infield.
- Three basketball courts. The courts are located together. A medium pavilion provides shade and a gathering area. A seating wall is provided to accommodate spectators.
- Two tennis courts are located together near the park entrance for easy visual access to determine court availability. A tennis backboard is provided on one court. Evergreen trees are planted adjacent to the courts to block the northwest winds.
- A lawn volleyball court is added near a pavilion for picnic activities.
- A stadium soccer/multi-purpose field is developed west of the existing playground and restroom/concession building. The option of developing this field with synthetic turf should be explored. Bleachers and lights are provided, and parking is conveniently located west of the field.
- Three additional soccer/multi-purpose fields (330' x195') are in the northwest corner of the park.
- A lacrosse wall is located at the southern end of Multipurpose Field #4.
- Two additional age-segregated playground areas are developed at existing baseball fields #3 and #4 and at the three proposed soccer/multi-purpose fields.
- A cricket field is developed, overlapping the two multi-purpose fields, east of the existing concession building, and may be temporary. Could be relocated to avoid overlapping premiere fields.
- Trails encircle the park and facilities to provide a comprehensive system of trail. The distance of the outer-most trail loop is 1.5-miles. The trails provide accessible routes to facilities to meet the requirements of the ADA. A grass trail is suggested on the steep southern slope to explore the proposed meadow area and enjoy the long views to the north.
- The southern slope is designated for sledding.
- The lawn area west of the existing concession/restroom/pavilion building is retained as an open area for staging special events and providing an informal area for self-directed use. The open lawn is lined with walkways and shade trees to delineate the lawn and separate it from the surrounding facilities.

Support Facilities

- A maintenance building is developed near the northeast corner of the property with an exterior entrance for public restrooms. A fenced maintenance yard for materials supplies and vehicles surrounds the building.

- Additional restroom/concession buildings are developed in three locations in addition to the restrooms at the maintenance building:
 - At the three soccer/multi-purpose fields.
 - Near existing baseball fields #2 and #3.
 - Near existing baseball field #5.
- Four additional picnic pavilions are developed in the park:
 - A large picnic pavilion is located south of the existing concession/restroom building. A portion of this structure should also accommodate storage. The pavilion is located near open lawn and a lawn volleyball court for picnic activities.
 - A medium picnic pavilion at the basketball courts.
 - A small picnic pavilion is proposed at the playground near baseball fields #2 and #3.
 - A medium picnic pavilion with a fireplace is located at the toe of slope of the slope of the southern hillside. The pavilion will serve as a warming hut for winter activities.
- Three batting cages are provided:
 - An existing batting cage at baseball fields #7 and #8 should be upgraded with netting.
 - An existing batting cage between baseball fields #5 and #6 should be upgraded with netting.
 - A new batting cage is proposed at existing baseball field #4.
- Parking areas with drop-off areas and accessible parking spaces.

Park Improvement Phasing

Development of Stony Ridge Park will be an investment in the recreation and special events opportunities offered to Silver Spring Township residents and others from nearby communities that visit the park. Achieving the vision presented in the master plan for the park will require significant capital expenditures. As with most government investment in recreation facilities, it is anticipated that the investment will occur in phases over several years. To guide the proposed improvements to Stony Ridge Park, probable construction cost opinions have been prepared. The probable construction cost opinions correspond to the ten phases of development as determined as part of the planning process. A phasing map is provided on page 6-9. The phased development for Stony Ridge Park is described below:

Phase 1 – Planning for future development phases occurs in Phase 1. Complete an updated topographic survey; complete feasibility studies for utility extensions for water and sewer extensions and appurtenances and electrics distribution and extensions for buildings and athletic field/court and parking lighting; grant document preparation; and other pre-development tasks. Phase 1: Cost to be determined.

Phase 2 – Parking, trail extensions to football fields, bleachers, lacrosse wall, and tree planting. Phase 2: \$364,386.

Phase 3 – Pave parking east of basketball courts, restroom/concession stand near Baseball Fields #5, extend trails to Baseball Field #5 and #6 and Multipurpose Fields #5 and #6. Phase 3: \$1,885,827.

Phase 4 – Playground at Baseball Fields #3 and #4, restroom/concession stand near Baseball Fields #3 and #4, and trail connections to adjacent fields and parking. Phase 4: \$1,201,755.

Phase 5 – Park entrance re-alignment, pave parking to north of entrance near Multipurpose Field #1, trail extensions from parking to adjacent facilities, and Maintenance Building excluding maintenance shed, storage area improvements, and utility extensions. Phase 5: \$1,948,687.

Phase 6 – Special events lawn and parallel trails. \$344,953.

Phase 7 – Roadway re-alignment on northern portion of park. Phase 7: \$504,143.

Phase 8 – Stadium field, lighting, and adjacent parking. Phase 8: \$784,475.

Phase 9 – Parking at Multipurpose Fields #1 and #3, connection trail to Appalachian Trail and pavilion east side of Multipurpose Field #1, and playground at Multipurpose Field #1. Phase 9: \$698,058.

Phase 10 – All other work illustrated on the master plan to include the T-ball Field, small pavilion/warming hut at sledding hill, and soccer wall. Phase 10: \$1,937,725.

Future Phases – There are recreation and support facilities that are illustrated on the Stony Ridge Park Master Plan that are not included in the above phases. These facilities, while desired by the community, were deemed to be secondary to the other improvements listed in the proposed 10 phases. The Future Phase facilities will be developed when funding is available through alternative funding sources such as partnerships with community or regional organizations.

The total probable construction cost for Phases 2-10 is \$9,670,009.

Probable Construction Cost Opinion

All costs provided in this plan are estimated based on the findings of this master plan update and knowledge of similar park development. As funding becomes available the municipality may want to develop the remainder of the park in phases. Design and engineering fees are presented as a percentage of construction costs and may vary when based on a detailed proposal for professional services.

The following opinion of probable construction costs has been completed using DCNR format for use in future grant-funding applications. Costs are based on Pennsylvania prevailing wages for year 2017 construction. A fifteen-percent contingency is included and soft costs such as mobilization, demobilization, layout, etc. are presented as a percentage of the construction costs.

Probable Construction Cost Opinion Assumptions and Exclusions

The Probable Construction Cost Opinions on the following pages exclude the following items:

- Utility service connection fees.

- Electric service upgrades or distribution.
- Utility location/relocation.
- Excavation or removal of rock or unsuitable materials.
- Remediation of soils and sinkholes.
- Soil amendments.
- Import of topsoil.
- Dumping/hauling fees.
- Improvements to Berheisel Bridge Road.
- Off-site trail extensions.
- Construction management.
- Construction inspections fees.
- Off-site improvements and off-site engineering.

YSM is not a construction contractor and therefore probable constructions cost opinions are based solely upon our experience with construction. This requires YSM to make assumptions as to actual conditions which will be encountered on the site; the specific decisions of other design professionals engaged; the means and methods of construction the contractor will employ; contractors' techniques in determining prices and market conditions at the time, and other factors over which YSM has no control.

Assumptions were made based on our visits to the site and the review of available information.

Stormwater management and erosion and sedimentation control costs are provided on a percent of construction cost and specific strategies for this work cannot be defined until the design and engineering phase.

<p style="text-align: center;">Commonwealth of Pennsylvania Department of Conservation and Natural Resources Bureau of Recreation and Conservation PROBABLE CONSTRUCTION COST OPINION</p> <p style="text-align: center;">Municipality: Silver Spring Township Project Title: Stony Ridge Park</p> <p style="text-align: right;">Date Prepared: 3/25/2018</p> <p style="text-align: center;">Phase 2</p>					
Item No.	Work Item	No. of Units	Unit Cost	Total Cost	
1	Demolition/Site Preparation				
	A. Misc. Site Preparation	1 LS	\$2,000	\$2,000	
2	Earthwork				
	A. Strip/Stockpile/Replace Topsoil	3,000 CY	\$4	\$12,000	
	B. Grading Operations	6,000 CY	\$5	\$27,000	
3	Parking Expansion (10 spaces)				
	A. Excavation	75 CY	\$4	\$300	
	B. 8" 2A Coarse Aggregate	225 SY	\$10	\$2,250	
	C. 2.5" Binder Course	225 SY	\$8	\$1,800	
	D. 1.5" Wearing Course	225 SY	\$7	\$1,575	
	E. Concrete curb	150 LF	\$40	\$6,000	
4	8' Wide Bituminous Trail (3,100 L.F.)				
	A. Excavation	1,400 CY	\$4	\$5,600	
	B. 6" 2A Coarse Aggregate	2,800 SY	\$9	\$25,200	
	C. 2" Binder Course	2,800 SY	\$7	\$19,600	
	D. 1" Wearing Course	2,800 SY	\$6	\$16,800	
5	Lacrosse Wall				
	A. Lacrosse Wall	1 LS	\$6,000	\$6,000	
6	Site Amenities				
	A. Bleachers at Football Field	4 EA	\$7,500	\$30,000	
	B. Deliver and Install Amenities (30%)	1 LS	\$9,000.00	\$9,000	
7	Lighting				
	A. Allowance to Stub for Future Lighting	1 LS	\$8,000	\$8,000	
8	Landscaping				
	A. Lawn Seeding	12,000 SY	1.50	\$18,000	
	B. Evergreen Trees	6 EA	275.00	\$1,650	
	C. Shade Trees	30 EA	450.00	\$13,500	
	D. Flowering Trees	6 EA	300.00	\$1,800	
	E. Shrub allowance	1 LS	4,000.00	\$4,000	
9	Stormwater Mgt and Erosion Control				
	A. Stormwater management (8%)	1 LS	\$16,966	\$16,966	
	B. Erosion Control Measures (8%)	1 LS	\$16,966	\$16,966	
10	Bond Mobilization and Layout				
	A. Bond Mobilization and Layout (12%)	1 LS	\$29,521	\$29,521	
11	Contingency				
	A. 15% Contingency	1 LS	\$41,329	\$41,329	
12	Professional Fees				
	A. Design and Engineering Fees (15%)	1 LS	\$47,529	\$47,529	
	Total			\$364,386	

<p style="text-align: center;">Commonwealth of Pennsylvania Department of Conservation and Natural Resources Bureau of Recreation and Conservation PROBABLE CONSTRUCTION COST OPINION</p> <p style="text-align: right;">Date Prepared 3/23/2018</p> <p style="text-align: center;">Phase 4</p> <p>Municipality: Silver Spring Township Project Title: Stony Ridge Park</p>					
Item No.	Work Item	No. of Units	Unit Cost	Total Cost	
1	Demolition/Site Preparation			\$1,000	
	A. Misc. Site Preparation	1 LS	\$1,000	\$1,000	
2	Earthwork			\$5,375	
	A. Strip/Stockpile/Replace Topsoil	500 CY	\$4	\$2,000	
	B. Grading Operations	750 CY	\$5	\$3,375	
3	Tot Lot (Ages 2-5) @ Baseball Fields			\$49,740	
	A. Play Equipment	1 LS	\$24,000	\$24,000	
	B. Play Equipment Shipping & Installation	1 LS	\$9,600	\$9,600	
	C. Excavation Fine Grade and Compaction	90 CY	\$4	\$360	
	D. Concrete Curb Edging	210 LF	\$36	\$7,560	
	E. Underdrain	60 LF	\$12	\$720	
	F. Safety Surface (Mulch)	2,400 SF	\$2	\$4,800	
	G. Stone Base and Filter Fabric	270 SY	\$10	\$2,700	
4	Youth Playground (Ages 5-12) @ Baseball Fields			\$89,480	
	A. Play Equipment	1 LS	\$50,000	\$50,000	
	B. Play Equipment Ship & Install	1 LS	\$20,000	\$20,000	
	C. Excavation Fine Grade and Compaction	75 CY	\$4	\$300	
	D. Concrete Curb Edging	230 LF	\$36	\$8,280	
	E. Underdrain	125 LF	\$12	\$1,500	
	F. Safety Surface (Mulch)	3,000 SF	\$2	\$6,000	
	G. Stone Base and Filter Fabric	340 SY	\$10	\$3,400	
5	Concrete Pavements and Walls			\$10,920	
	A. Concrete Pavement	1,680 SF	\$7	\$10,920	
6	Site Amenities			\$38,415	
	A. Picnic Tables	4 EA	\$1,200	\$4,800	
	B. Benches	6 EA	\$1,500	\$9,000	
	C. Trash Receptacle	2 EA	\$1,200	\$2,400	
	D. Bicycle Rack	1 EA	\$850	\$850	
	E. Game Tables & Chairs	3 EA	\$2,500	\$7,500	
	F. Pitchers warm up area with net canopy Field #4	1 EA	\$5,000	\$5,000	
	G. Deliver and Install Amenities (30%)	1 LS	\$8,865.00	\$8,865	
7	Pavilions			\$45,000	
	A. Small Pavilion @ Playground @ Baseball Field #3	1 LS	\$45,000	\$45,000	
8	Buildings/Structures			\$448,000	
	A. Restroom Concession Bldg. @ Baseball Fields #28#3	1,600 SF	\$280	\$448,000	
9	Landscaping			\$11,500	
	A. Lawn Seeding	2,300 SY	1.50	\$3,450	
	B. Shade Trees	7 EA	450.00	\$3,150	
	C. Flowering Trees	3 EA	300.00	\$900	
	D. Shrub allowance	1 LS	4,000.00	\$4,000	

<p style="text-align: center;"> Commonwealth of Pennsylvania Department of Conservation and Natural Resources Bureau of Recreation and Conservation PROBABLE CONSTRUCTION COST OPINION </p> <p style="text-align: center;"> Phase 5 </p>				
<p> Municipality: Silver Spring Township Project Title: Stony Ridge Park Date Prepared: 3/26/2018 </p>				
Item No.	Work Item	No. of Units	Unit Cost	Total Cost
1	Demolition/Site Preparation			\$3,150
	A. Remove Existing Pavement	450 SY	\$7	\$3,150
2	Earthwork			\$53,300
	A. Strip/Stockpile/Replace Topsoil	3,200 CY	\$4	\$12,800
	B. Grading Operations	9,000 CY	\$5	\$40,500
3	Access Drive and Parking			\$269,600
	A. Excavation	1,700 CY	\$4	\$6,800
	B. 6" 2A Coarse Aggregate	10,200 SY	\$10	\$102,000
	C. 2.5" Binder Course	10,200 SY	\$8	\$81,600
	D. 1.5" Wearing Course	10,200 SY	\$7	\$71,400
	E. Crosswalks	5 EA	\$1,200	\$6,000
	F. Handicap Pavement Striping and Signage	4 SP	\$450	\$1,800
4	8" Wide Bituminous Trail (600 L.F.)			\$12,700
	A. Excavation	150 CY	\$4	\$600
	B. 6" 2A Coarse Aggregate	650 SY	\$9	\$4,950
	C. 2" Binder Course	650 SY	\$7	\$3,850
	D. 1" Wearing Course	650 SY	\$6	\$3,300
5	Signage			\$8,000
	A. Park Entrance Signage	1 LS	\$6,000	\$6,000
	B. Park Signage (Directional)	1 LS	\$2,000	\$2,000
6	Buildings/Structures			\$750,000
	A. Maintenance Building Complex Allowance	1 LS	\$750,000	\$750,000
28	Landscaping			\$37,400
	A. Lawn Seeding	4,000 SY	1.50	\$6,000
	B. Evergreen Trees	16 EA	275.00	\$4,400
	C. Shade Trees	30 EA	450.00	\$13,500
	D. Flowering Trees	15 EA	300.00	\$4,500
	E. Shrub Allowance	1 LS	6,000.00	\$6,000
	F. Perennials/Ornamental Grass Allowance	1 LS	3,000.00	\$3,000
7	Stormwater Mgt and Erosion Control			\$181,464
	A. Stormwater management (8%)	1 LS	\$90,732	\$90,732
	B. Erosion Control Measures (8%)	1 LS	\$90,732	\$90,732
8	Bond Mobilization and Layout			\$157,874
	A. Bond Mobilization and Layout (12%)	1 LS	\$157,874	\$157,874
9	Contingency			\$221,023
	A. 15% Contingency	1 LS	\$221,023	\$221,023
10	Professional Fees			\$254,177
	A. Design and Engineering Fees (15%)	1 LS	\$254,177	\$254,177
	Total			\$1,948,687

<p style="text-align: center;">Commonwealth of Pennsylvania Department of Conservation and Natural Resources Bureau of Recreation and Conservation PROBABLE CONSTRUCTION COST OPINION</p> <p>Municipality: Silver Spring Township Project Title: Stony Ridge Park</p> <p style="text-align: right;">Date Prepared 3/26/2018</p> <p style="text-align: center;">Phase 6</p>				
Item No.	Work Item	No. of Units	Unit Cost	Total Cost
1	Demolition/Site Preparation			\$30,000
	A. Remove Existing Aggregate Pavement	6,000 SY	\$5	\$30,000
2	Earthwork			\$41,000
	A. Strip/Stockpile/Replace Topsoil	3,500 CY	\$4	\$14,000
	B. Grading Operations	6,000 CY	\$5	\$27,000
3	8' Wide Bituminous Trail (1,800 L.F.)			\$37,920
	A. Excavation	680 CY	\$4	\$2,720
	B. 6" 2A Coarse Aggregate	1,800 SY	\$9	\$14,400
	C. 2" Binder Course	1,600 SY	\$7	\$11,200
	D. 1" Wearing Course	1,600 SY	\$6	\$9,600
4	Multi-Purpose Fields			\$9,200
	A. Fine Grade and Compact Event Lawn	2,300 CY	\$4	\$9,200
5	Site Amenities			\$25,870
	A. Flagpole	1 EA	\$5,500	\$5,500
	B. Benches	8 EA	\$1,500	\$12,000
	C. Trash Receptacle	2 EA	\$1,200	\$2,400
	D. Deliver and Install Amenities (30%)	1 LS	\$5,970.00	\$5,970
6	Lighting			\$13,000
	A. Flagpole Light Allowance	1 LS	\$5,000	\$5,000
	B. Stub for Future Electric Allowance	1 LS	\$8,000	\$8,000
7	Landscaping			\$43,775
	A. Lawn Seeding	18,000 SY	1.50	\$27,000
	B. Evergreen Trees	5 EA	275.00	\$1,375
	C. Shade Trees	30 EA	450.00	\$13,500
	D. Flowering Trees	3 EA	300.00	\$900
	E. Shrub allowance	1 LS	1,000.00	\$1,000
8	Stormwater Mgt and Erosion Control			\$32,122
	A. Stormwater management (8%)	1 LS	\$16,061	\$16,061
	B. Erosion Control Measures (8%)	1 LS	\$16,061	\$16,061
9	Bond Mobilization and Layout			\$27,946
	A. Bond Mobilization and Layout (12%)	1 LS	\$27,946	\$27,946
10	Contingency			\$39,125
	A. 15% Contingency	1 LS	\$39,125	\$39,125
11	Professional Fees			\$44,994
	A. Design and Engineering Fees (15%)	1 LS	\$44,994	\$44,994
	Total			\$344,953

Commonwealth of Pennsylvania
Department of Conservation and Natural Resources
Bureau of Recreation and Conservation
PROBABLE CONSTRUCTION COST OPINION

Municipality: **Silver Spring Township**
 Project Title: **Stony Ridge Park**

Date Prepared: **3/28/2018**

Phase 7

Item No.	Work Item	No. of Units	Unit Cost	Total Cost
1	Earthwork			\$75,000
	A. Strip/Stockpile/Replace Topsoil	3,000 CY	\$4	\$12,000
	B. Grading Operations	14,000 CY	\$5	\$63,000
2	Access Drive			\$62,400
	A. Excavation	600 CY	\$4	\$2,400
	B. 8" 2A Coarse Aggregate	2,400 SY	\$10	\$24,000
	C. 2.5" Binder Course	2,400 SY	\$8	\$19,200
	D. 1.5" Wearing Course	2,400 SY	\$7	\$16,800
3	8" Wide Bituminous Trail (5,880 L.F.)			\$120,440
	A. Excavation	1,400 CY	\$4	\$5,600
	B. 6" 2A Coarse Aggregate	5,220 SY	\$9	\$46,980
	C. 2" Binder Course	5,220 SY	\$7	\$36,540
	D. 1" Wearing Course	5,220 SY	\$6	\$31,320
4	Landscaping			\$35,575
	A. Lawn Seeding	13,000 SY	1.50	\$19,500
	B. Evergreen Trees	9 EA	275.00	\$2,475
	C. Shade Trees	24 EA	450.00	\$10,800
	D. Flowering Trees	6 EA	300.00	\$1,800
	E. Shrub allowance	1 LS	1,000.00	\$1,000
5	Stormwater Mgt and Erosion Control			\$45,946
	A. Stormwater management (8%)	1 LS	\$23,473	\$23,473
	B. Erosion Control Measures (8%)	1 LS	\$23,473	\$23,473
6	Bond Mobilization and Layout			\$40,843
	A. Bond Mobilization and Layout (12%)	1 LS	\$40,843	\$40,843
7	Contingency			\$57,181
	A. 15% Contingency	1 LS	\$57,181	\$57,181
8	Professional Fees			\$65,758
	A. Design and Engineering Fees (15%)	1 LS	\$65,758	\$65,758
	Total			\$504,743

Commonwealth of Pennsylvania

Department of Conservation and Natural Resources

Bureau of Recreation and Conservation

PROBABLE CONSTRUCTION COST OPINION

Municipality: Silver Spring Township

Project Title: Stony Ridge Park

Date Prepared

3/26/2018

Phase 8

Item No.	Work Item	No. of Units	Unit Cost	Total Cost
1	Demolition/Site Preparation			\$2,000
	A. Misc. Site Preparation	1 LS	\$2,000	\$2,000
2	Earthwork			\$63,000
	A. Strip/Stockpile/Replace Topsoil	4,500 CY	\$4	\$18,000
	B. Grading Operations	10,000 CY	\$5	\$45,000
3	Parking Expansion - @ Stadium Field			\$88,150
	A. Excavation	550 CY	\$4	\$2,200
	B. 8" 2A Coarse Aggregate	2,200 SY	\$10	\$22,000
	C. 2.5" Binder Course	2,200 SY	\$8	\$17,600
	D. 1.5" Wearing Course	2,200 SY	\$7	\$15,400
	E. Concrete Curb	740 LF	\$40	\$29,600
	F. Handicap Pavement Striping and Signage	3 SP	\$450	\$1,350
4	8" Wide Bituminous Trail (1,650 L.F.)			\$34,600
	A. Excavation	400 CY	\$4	\$1,600
	B. 6" 2A Coarse Aggregate	1,500 SY	\$9	\$13,500
	C. 2" Binder Course	1,500 SY	\$7	\$10,500
	D. 1" Wearing Course	1,500 SY	\$6	\$9,000
5	Multi-Purpose Fields			\$6,000
	A. Fine Grade and Compact Stadium Field (360' x 225')	1,500 CY	\$4	\$6,000
6	Signage			\$6,000
	A. Park Entrance Signage	1 LS	\$1,500	\$1,500
	B. Park Signage (Directional)	1 LS	\$2,000	\$2,000
	C. Information Kiosk	1 EA	\$2,500	\$2,500
7	Site Amenities			\$15,145
	A. Benches	4 EA	\$1,500	\$6,000
	B. Trash Receptacle	4 EA	\$1,200	\$4,800
	C. Bicycle Rack	1 EA	\$850	\$850
	D. Deliver and Install Amenities (30%)	1 LS	\$3,495.00	\$3,495
8	Lighting			\$185,000
	A. Stadium Field Lights (1 field)	1 FLD	\$150,000	\$150,000
	B. Parking Area Lights	8 EA	\$4,500	\$36,000
9	Landscaping			\$55,675
	A. Lawn Seeding	25,000 SY	1.50	\$37,500
	B. Evergreen Trees	9 EA	275.00	\$2,475
	C. Shade Trees	18 EA	450.00	\$8,100
	D. Flowering Trees	12 EA	300.00	\$3,600
	E. Shrub allowance	1 LS	4,000.00	\$4,000

Commonwealth of Pennsylvania
Department of Conservation and Natural Resources
Bureau of Recreation and Conservation
PROBABLE CONSTRUCTION COST OPINION

Municipality: Silver Spring Township
Project Title: Stony Ridge Park

Date Prepared: 3/26/2018

Phase 9

Item No.	Work Item	No. of Units	Unit Cost	Total Cost
1	Demolition/Site Preparation			
	A. Misc. Site Preparation	1 LS	\$2,000	\$2,000
2	Earthwork			
	A. Strip/Stockpile/Replace Topsoil	2,800 CY	\$4	\$42,700
	B. Grading Operations	7,000 CY	\$5	\$11,200
3	Parking Expansion - @ 3 New Multipurpose Fields			
	A. Excavation	1,100 CY	\$4	\$116,200
	B. 8" 2A Coarse Aggregate	4,400 SY	\$10	\$44,000
	C. 2.5" Binder Course	4,400 SY	\$8	\$35,200
	D. 1.5" Wearing Course	4,400 SY	\$7	\$30,800
	E. Handicap Pavement Striping and Signage	4 SP	\$450	\$1,800
4	8' Wide Bituminous Trail (1,300 L.F.)			
	A. Excavation	600 CY	\$4	\$2,400
	B. 8" 2A Coarse Aggregate	1,200 SY	\$9	\$10,800
	C. 2" Binder Course	1,200 SY	\$7	\$9,400
	D. 1" Wearing Course	1,200 SY	\$6	\$7,200
5	Tot Lot (Ages 2-5) @ Multipurpose Fields			
	A. Play Equipment	1 LS	\$24,000	\$49,740
	B. Play Equipment Shipping & Installation	1 LS	\$9,600	\$9,600
	C. Excavation Fine Grade and Compaction	90 CY	\$4	\$360
	D. Concrete Curb Edging	210 LF	\$36	\$7,560
	E. Underdrain	60 LF	\$12	\$720
	F. Safety Surface (Mulch)	2,400 SF	\$2	\$4,800
	G. Stone Base and Filter Fabric	270 SY	\$10	\$2,700
6	Youth Playground (Ages 5-12) @ Multipurpose Fields			
	A. Play Equipment	1 LS	\$50,000	\$89,480
	B. Play Equipment Ship & Install	1 LS	\$20,000	\$60,000
	C. Excavation Fine Grade and Compaction	75 CY	\$4	\$300
	D. Concrete Curb Edging	230 LF	\$36	\$8,280
	E. Underdrain	125 LF	\$12	\$1,500
	F. Safety Surface (Mulch)	3,000 SF	\$2	\$6,000
	G. Stone Base and Filter Fabric	340 SY	\$10	\$3,400
7	Concrete Pavements and Walls			
	A. Concrete Pavement	2,000 SF	\$7	\$13,000
8	Signage			
	A. Park Entrance Signage	1 LS	\$1,500	\$1,500
	B. Park Signage (Directional)	1 LS	\$2,000	\$2,000
	C. Information Kiosk	1 EA	\$2,500	\$2,500
	D. Mileage Markers	4 EA	\$150	\$600

<p style="text-align: center;">Commonwealth of Pennsylvania Department of Conservation and Natural Resources Bureau of Recreation and Conservation PROBABLE CONSTRUCTION COST OPINION</p> <p style="text-align: right;">Date Prepared 3/25/2018</p> <p style="text-align: center;">Phase 10</p>					
<p>Municipality: Silver Spring Township Project Title: Stony Ridge Park</p>					
Item No.	Work Item	No. of Units	Unit Cost	Total Cost	
1	Demolition/Site Preparation			\$1,000	
	A. Misc. Site Preparation	1 LS	\$1,000	\$1,000	
2	Earthwork			\$19,500	
	A. Strip/Stockpile/Replace Topsoil	1,500 CY	\$4	\$6,000	
	B. Grading Operations	3,000 CY	\$5	\$13,500	
3	T-Ball Infield			\$26,600	
	A. Excavation Fine Grade and Compaction	500 CY	4.00	\$2,000	
	B. Infield Mix	120 TON	30.00	\$3,600	
	C. Backstop	1 LS	8,000.00	\$8,000	
	D. Players Benches	2 EA	800.00	\$1,600	
	E. Bases	1 SET	800.00	\$800	
	F. Three Row Bleachers	1 EA	2,500.00	\$2,500	
	G. 8' Sideline Fencing	180 LF	45.00	\$8,100	
4	Signage			\$3,200	
	A. Park Signage (Directional)	1 LS	\$2,000	\$2,000	
	B. Mileage Markers	8 EA	\$150	\$1,200	
5	Site Amenities			\$20,020	
	A. Picnic Tables	4 EA	\$1,200	\$4,800	
	B. Benches	2 EA	\$1,500	\$3,000	
	C. Trash Receptacle	1 EA	\$1,200	\$1,200	
	D. Pet Pick-Ups	4 EA	\$150	\$600	
	E. Grills	2 EA	\$400	\$800	
	F. Pitchers warm up area with net canopy (Field 7&8)	1 EA	\$5,000	\$5,000	
	G. Deliver and Install Amenities (30%)	1 LS	\$4,620.00	\$4,620	
6	Pavilions and Structures			\$45,000	
	A. Pavilion	1 LS	\$45,000	\$45,000	
7	Lighting			\$680,000	
	A. Football Field Lights	2 FLD	\$125,000	\$250,000	
	B. Baseball Field Lights (field #5 and #6)	2 FLD	\$125,000	\$250,000	
	C. Parking Area Lights Football	20 EA	\$4,500	\$90,000	
	D. Parking Area Lights Baseball	20 EA	\$4,500	\$90,000	
8	Landscaping			\$332,450	
	A. Lawn Seeding	7,000 SY	1.50	\$10,500	
	B. Evergreen Trees	18 EA	275.00	\$4,950	
	C. Shade Trees	24 EA	450.00	\$10,800	
	D. Flowering Trees	24 EA	300.00	\$7,200	
	E. Shrub allowance	1 LS	12,000.00	\$12,000	
	F. Meadow Grass Seeding Eastern Hill	460,000 SF	0.35	\$161,000	
	G. Meadow Grass Seeding Poverline	270,000 SF	0.35	\$94,500	
	H. Meadow Grass Seeding Basin	90,000 SF	0.35	\$31,500	



Site Data:

Total site acreage: 103 Acres

Property is not within the 100-year floodplain.

There is no NWI wetlands on the property.

SURROUNDING LAND USES:

North - Agricultural and Transportation
East - Agricultural
South - Residential
West - Agricultural

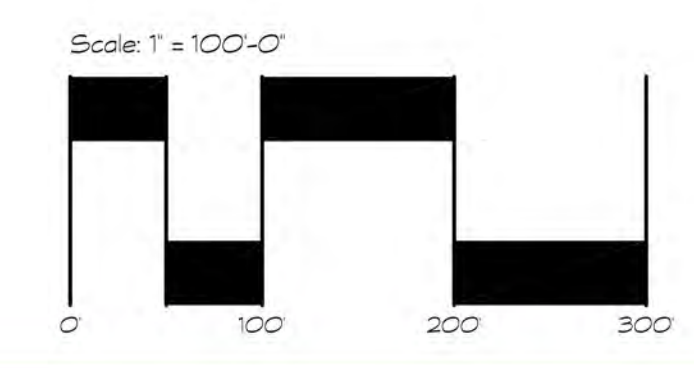
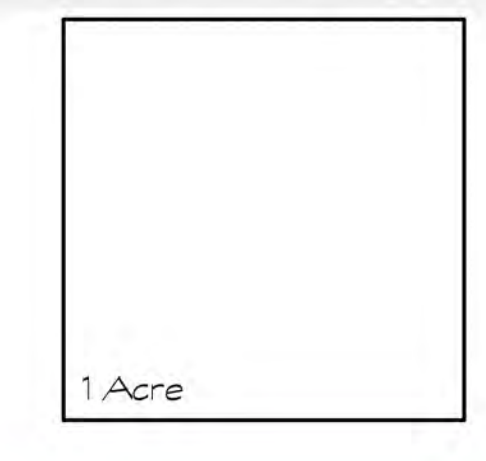
Soil Legend	
Soil Symbol	Soil Name
BeD	Berks channery silt loam, 15 to 25 percent slopes
DuB	Duffield silt loam, s to 8 percent slopes
EdB	Edom Silty clay loam, 3 to 8 percent slopes
EdC	Edom silty clay loam, 0 to 3 percent slopes
HaA	Hagerstown silt loam, 0 to 3 percent slopes
HaB	Hagerstown silt loam, 3 to 8 percent slopes
HuA	Huntington silt loam, 0 to 5 percent slopes

Legend:

- Property Line
- Paved Trail
- Earthen Trail
- Accessible Parking Space
- Crosswalk
- Plaza
- Lawn
- Meadow
- Building
- Bleachers
- Lights
- Deciduous Trees
- Evergreen trees

Prepared for:
Silver Spring Township
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Prepared by:
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Phase Legend

- Phase Line
- Phase Number
- Future Phase

Stony Ridge Park

Phasing Plan

Silver Spring Township
Cumberland County, Pennsylvania
April 2018



Site Data:

Total site acreage: 103 Acres

Property is not within the 100-year floodplain.

There is no NWI wetlands on the property.

SURROUNDING LAND USES:

North - Agricultural and Transportation
 East - Agricultural
 South - Residential
 West - Agricultural

Soil Legend	
Soil Symbol	Soil Name
BeD	Berks silt loam, 15 to 25 percent slopes
DuB	Duffield silt loam, 3 to 8 percent slopes
EdB	Edom Silty clay loam, 3 to 8 percent slopes
EdC	Edom silty clay loam, 8 to 15 percent slopes
HaA	Hagerstown silt loam, 0 to 3 percent slopes
HaB	Hagerstown silt loam, 3 to 8 percent slopes
HuA	Huntington silt loam, 0 to 5 percent slopes

Legend:

- Property Line
- Paved Trail
- Earthen Trail
- Accessible Parking Space
- Crosswalk
- Plaza
- Lawn
- Meadow
- Building
- Bleachers
- Lights
- Deciduous Trees
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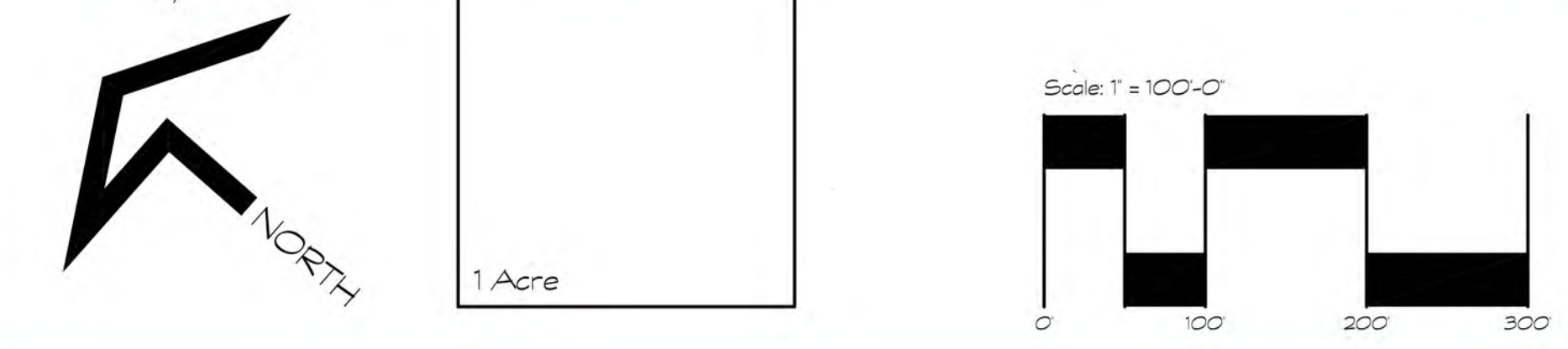
Stony Ridge Park

Master Plan

Silver Spring Township
 Cumberland County, Pennsylvania
 April 2018

Prepared for:
Silver Spring Township
 8 Flowers Drive
 Mechanicsburg, PA 17050
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Chapter 7 – Recreation Opportunities

Chapter 7 – Recreation Opportunities

Located in Cumberland County, Silver Spring Township is rich with opportunities for people of all ages to enjoy the great outdoors. These recreation treasures include Michaux and Tuscarora State Forests with 35,000 acres, Pine Grove Forest and Colonel Denning State Parks, Kings Gap Environmental Education Center, more than 5,000 of state game lands, Fish & Boat Commission facilities and boat accesses, the Appalachian Trail, the Conodoguinet Creek Water Trail and the Mount Holly Preserve. Tourism rooted in outdoor recreation is a major economic driver in the Cumberland Valley.

Numerous non-profit recreation providers own and manage parks and natural areas in Cumberland County. The Central Pennsylvania Conservancy, Appalachian Trail Conservancy, Appalachian Audubon Society, Audubon Pennsylvania, Trout Unlimited, the Nature Conservancy, the LeTort regional Authority, the Cumberland Valley Rail Trail Authority, and the nearby Harrisburg Bicycle Club all provide recreation opportunities and stand as potential partners in parks, recreation, conservation, and trails.

Silver Spring Township Parks & Recreation Department: Close to Home Provider

While the state, county and non-profit outdoor recreation areas in Cumberland County provide extensive recreation opportunities, local, close to home parks are the ones most used by the citizens. Silver Spring Township's parks, recreation facilities and programs serve as community recreation venues and as hubs of community events close to home.

The Parks and Recreation Department's Role in Recreation

The Silver Spring Township Parks and Recreation Department has three distinct roles in recreation in their nearly 33 square mile service area. These include providing facilities, support and information for self-directed recreation; facilitating recreation provided by other community-based organizations, and offering organized scheduled programs, activities and events. All three of these roles are essential to a high-quality parks and recreation system.



Supporting Self-Directed Recreation – Most recreation opportunities experienced in Silver Spring Township are those in which people enjoy recreation outdoors. Outdoor recreation participation highlights¹ include:

- The biggest motivator for outdoor participation was getting exercise.
- Almost one-quarter of all outdoor enthusiasts participated in outdoor activities at least twice per week.
- About 48.4 percent of our country's population participated in outdoor recreation at least once in 2015.
- Running, including jogging and trail running, was the most popular activity among Americans when measured by number of participants and by number of total annual outings.
- Walking for fitness is the most popular crossover activity. In 2015, 53 percent of outdoor enthusiasts also walked.



Interest in participation in outdoor recreation varies throughout our lifetime. It is important for recreation program planners to understand these changes to provide the kinds of opportunities that people would enjoy at various life stages as well as for the purpose of target marketing. Table 1 presents outdoor activities of the most interest per age group to help the Silver Spring Township Parks and Recreation Department with targeting programs to age groups.

Making people aware of the recreation opportunities throughout the Township needs to be an important function of Silver Spring Township's Parks and Recreation Department.

As fully described in the parks and recreation facilities assessment of this plan, Silver Spring Township offers a wide range of facilities for people to enjoy on their own including places to walk, run and get fit; playgrounds; ballfields; game courts; picnic areas with pavilions; and natural areas for de-stressing and experiencing nature. It is estimated that about 80 percent of recreational participation is self-directed.

Making people aware of the recreation opportunities throughout the Township needs to be an important function of Silver Spring Township's

Pavilions: An Important Recreational Resource in Silver Spring Township. Willow Mill and Pleasant View Parks were the most popular serving 3,852 people. Pavilion use at Stony Ridge was 430, Hidden Creek 292 and Potteiger, 30. With a total of 94 rentals in 2017, the Department is providing

¹ Outdoor Recreation Foundation. (2016) **Outdoor Recreation Topline Report 2016**. www.oioutdoorfoundation.org/research.participation.2016.topline.html.

an important community service with pavilion rentals in beautiful parks. In 2017, 4,604 people enjoyed pavilions in township parks.

Facilitating Recreation Provided by Community-Based Organizations –

The Silver Spring Township Parks and Recreation Department devotes a considerable amount of time to facilitating the recreational opportunities offered by other community-based organizations. The majority of the providers with whom the Department works are sports leagues. Six sports leagues utilize Silver Spring Township facilities, including HMMS (Hampden Middlesex Monroe Silver Spring Soccer, Fox Soccer, Cumberland Valley Softball, Cumberland Valley Little League Baseball, Cumberland Valley Midget Football, and Cumberland Valley Lacrosse, many of which depend upon the use of Silver Spring Township's athletic facilities and their amenities such as rest rooms, parking, lighting, and water fountains in addition to the facility scheduling and coordination provided by the Department. Other organizations such as the Cumberland Valley School District; Boy Scouts and Girl Scouts; and families and social groups use township parks and recreation facilities for a wide range of activities such as sports; running races; special events; family reunions; weddings; and other celebrations. The Department schedules events offered throughout the year by other groups. This includes providing customer service, scheduling coordination, and facility maintenance to provide an excellent experience by those using township facilities.



Table 7-1
Outdoor Activities of Most Interest by Age Group²

Ages 6-12	Ages 13-17	Ages 18-24	Ages 25-34
Camping	Camping	Camping	Swimming for Fitness
Swimming for Fitness	Swimming for Fitness	Bicycling	Camping
Bicycling	Bicycling	Swimming for Fitness	Bicycling
Basketball	Working Out with Machines	Hiking	Hiking
Running/Jogging	Running/Jogging	Backpacking	Running/Jogging
Fishing	Hiking	Working Out with Weights	Canoeing
Swimming on a Team	Fishing	Running/jogging	Backpacking
Hiking	Working out with weights	Working Out with Weights	Working Out with Machines
Swimming on a Team	Shooting	Working Out with Machines	Working Out with Weights
Hiking	Martial Arts	Climbing	Kayaking
Ages 34-44	Ages 45-54	Ages 55-64	Ages 65+
Camping	Camping	Bicycling	Birdwatching/Wildlife Viewing
Swimming for Fitness	Swimming for Fitness	Swimming for Fitness	Swimming for Fitness
Bicycling	Bicycling	Camping	Working Out Using Machines
Hiking	Hiking	Birdwatching/Wildlife Viewing	Fishing
Working Out with Weights	Working Out Using Machines	Hiking	Hiking
Working Out Using Machines	Fishing	Fishing	Bicycling
Running/Jogging	Birdwatch/Wildlife Viewing	Working Out Using Machines	Fitness Classes
Fishing	Canoeing	Working Out with Weights	Working Out with Weights
Canoeing	Working Out with Weights	Canoeing	Camping
Backpacking	Backpacking	Fitness Classes	Canoeing

Organized Programs and Services – The Silver Spring Township Parks & Recreation Department offers programs and services year-round in special events, fitness, life-long learning and youth camps for learning a lifelong enrichment. Table 2 presents the inventory of programs by program category offered by the Silver Spring Township Parks and Recreation Department in Fiscal Year 2017. Table 7-2 shows that the Department offered 15 different programs in four program areas including Lifelong Learning, Sports & Fitness, Children and Youth and Community Events. Since

² Physical Activity Council. (2016) 2016 Participation Report: the Physical Activity Council's annual study tracking sports, fitness, and recreation participation in the US. www.physicalactivitycouncil.com/pdfs/current.pdf.

2015 the Department has more than doubled program participation and attracted more than 600 additional participants in Community Events. These are notable positive achievements.

Table 7-2 Recreation Program Inventory 2017				
Program	Quarter 1 (Jan-Mar)	Quarter 2 (Apr-June)	Quarter 3 (July-Sept)	Quarter 4 (Oct-Dec)
Lifelong Learning				
AARP Safe Driving (4-hour)	N/A	N/A	8	9
CPR	6	0	8	4
First Aid	Cancelled	2	N/A	Cancelled
Bird Bonanza	N/A	N/A	2	n/a
Sports & Fitness				
Volleyball (Thursdays)	24	27	25	25
Volleyball (Wednesdays)	N/A	24	19	24
Barre Lates	23	32	17	16
Mat Pilates	11	25	19	19
Children & Youth				
Summer Camp ROX Grade 5-8	N/A	50	N/A	N/A
Summer Camp CAN Grades 1-4	N/A	35	N/A	N/A
BEE Ready Reading Program	N/A	Cancelled	N/A	N/A
Kinderdance (ages 3-6)	26	7	12	13
KinderTots (age 2)	N/A	N/A	Cancelled	Cancelled
SAT Prep (Both)	15	N/A	10	N/A
SAT Prep (Single Subject)	7	N/A	6	N/A
TOTAL	112	202	126	110
TOTAL PROGRAM ATTENDANCE				550
Community Events	Quarter 1 (Jan-March)	Quarter 2 (April-June)	Quarter 3 (July-Sept)	Quarter 4 (Oct-Dec)
5K Irish Jig Jog - Run/Walk	150			
Earth Day Community Project	75			
Egg Hunt in the Park (Police)		350		
Memorial Day Ceremony (Veterans Committee)		212		
National Night Out in the Park (Police)			350	
BBQ & Bluegrass Festival			600	
National Public Lands Day Community Project			15	
Stony Ridge Fall Fest				2000
Hogestown 5K Race (Hogestown Heritage Committee)				47
Veterans Day Ceremony (Veterans Committee)				125
Winters Night & Sleigh Rides				150
TOTAL	385	806	1,119	2,845
TOTAL EVENT ATTENDANCE				5,155
COMBINED PROGRAM ATTENDANCE				5,705

Who Participates in the Department's Organized Programs? – As indicated in Table 7-2, the programs serve citizens ages six through senior adults. Special events target families and people of all ages.

How Are the Programs Supported? – The Department charges fees for participation in the organized scheduled programs. The fees cover the direct expenses of instructor wages or fees.

How Are Programs Planned and Managed? – The Department offers four program sessions on a quarterly basis. The Recreation Program Coordinator plans the programs one season ahead. No formal evaluation system is in place for recreation programs. Programs are advertised in the Parks & Recreation Guide, on the website, in the Township Newsletter, and through social media.

What Is the Department's Staffing Capacity for Recreation Programs? – The Department has been building capacity for recreation programs as evident in the recent establishment of the Program Coordinator Position. Until recently the Parks and Recreation Manager has had significant demands on her time with a host of responsibilities including the administration of grants, park improvement projects and coordinating special events. The addition of the Recreation Program Coordinator will enable the Township to grow its recreation programs for the community. The Manager supports the efforts of the Recreation Program Coordinator with both working in collaboration. A part-time Recreation Assistant was recently added to the staff who will support programming, administration, and customer service. It would be important for the Department to monitor other parks and recreation departments in the area to determine the type, number and range of programs offered in order to set benchmarks for Silver Spring Township as the Department expands its programming. It is important to keep in mind when benchmarking organized scheduled programs that Silver Spring Township has a broad range of program services including promotion, facilitation, and facility use. All these functions require planning, time, attention and excellent customer service.



Recreation Opportunities Analysis

Strengths

The Parks and Recreation Department received township support to establish the Recreation Program Coordinator position established in 2016 and Recreation Assistant position in 2017. This will enable the Township to expand public service in recreation through new and expanded programs. The professional parks and recreation team is interested in expanding to serve more people of all ages in

the community, especially in planning to serve a significant number of new residents moving into the Township. Township departments operate in a collegial fashion that goes a long way in the delivery of public recreation opportunities. Citizens feel safe in the parks, appreciate the high quality of facilities and their maintenance, and the variety of recreation pursuits in which they can engage whether on their own or in the enjoyable programs offered by the Township and other recreation providers using township facilities. Favorable public opinion enables the Township to develop, improve, and enhance facilities.

Challenges

Silver Spring Township is the fastest growing municipality in the Commonwealth. The U.S. Bureau of the Census most recent population estimate of 16,954 shows a 19.45 percent increase of 3,297 residents since 2010. The Township has numerous grants that require administration and park improvement projects underway. In addition, the Department has been establishing new or revised ordinances that are vitally important with long term significance. These conditions have led to a heavy workload that is in addition to the normal daily responsibilities of managing a public parks and recreation system. It is important that the management team focus on priorities and excellence in programming without undertaking too much that would be beyond their capacity and express the need for assistance when necessary. A major challenge in public recreation is achieving balance between providing an important public service and cost recovery. Public recreation is not a business and should be expected to perform in a way that is profit driven at the expense of equitable access to recreation and community service.



Opportunities

With the addition of the Recreation Program Coordinator, the adoption of the **Parks, Recreation and Open Space Plan**, completion of the grants, and the establishment or updating of policies and ordinances, the Department will be able to engage in an expanded focus on creating, facilitating and promoting recreation opportunities in the community. One of the major opportunities in recreation that the Department will have will be to create a program planning system that will establish service goals, segment the customers market for better service, set up five to seven core service areas,



promulgate benefits to participants and the community, maximize cost recovery, serve all citizens equitably, ascertain workable formulas for pricing and revenue targets, and position parks and recreation as an essential public service.

With pressing development and a rapidly growing population, it is evident that the Department cannot provide all services needed on its own. A network of partnerships to collaborate in community parks and recreation is necessary. The addition of two recreation staff will enable the Manager to focus more on creating, sustaining and enhancing partnerships as a management tool.

Goals and Recommendations

The following goals and recommendations for recreation services emerged through the planning process and will help to advance recreation experiences that address significant social, economic, and environmental needs including the following:

- Provide quality recreation programs and opportunities that are responsive to community needs
- Improve health and wellness through Parks and Recreation
- Make recreation opportunities available to people of all means equitably
- Connect citizens, especially children and youth, to nature and foster conservation and stewardship of our natural resources
- Foster opportunities for lifelong learning and enrichment
- Ensure financial sustainability for recreation programs and services



Evolving Roles and Responsibilities – While the parks and Recreation Department is largely perceived as a programming operation, it will be important for the management team to promote the multi-faceted levels of services it actually provides in its various roles. There will be times when the Department will be best suited to be the **“provider”** of a program, service or facility. In those cases, the Department will align its resources to deliver the specific programs or services to attain desired outcomes. At other times, the Department is better suited to be a **“facilitator”** by providing facilities, information, and support to the public or collaborators. Additionally, the Department conducts **“outreach through partnerships”** with other organizations to provide programs based upon the availability of assets or resources. Partnerships allow for shared resource use and are developed, by contract or agreement, to satisfy a desired outcome that may be easier for another provider to deliver. An example includes sports leagues and the baseball fields in Stony Ridge Park developed through a partnership. As a

direct provider, facilitator, or through community partnerships and outreach, the Department will consider and use the optimal role to deliver the most effective, efficient, and expedient services to the Township. This model of delivery supports sustainability for a small staff and a growing changing population.

New Processes – The Silver Spring Parks and Recreation Department desires to evolve from focusing much of its attention on meeting immediate needs of constituents using a cafeteria style of programming into more of a systematic program management plan. The Department’s management team wishes to establish a strategic planning approach for the delivery of services. The goal is to orient the services toward outcomes rooted in a solid program philosophy, meeting the needs and lifestyles of the township citizenry, and designed with a revenue management plan geared toward cost recovery and serving the community equitably.



Creating the Program Management Plan – The Silver Spring Parks and Recreation Department could move toward benefits-based programming consistent with their desire to show outcomes of the programs as well as financial returns on the investment of resources in programs, services, and facilities.

Benefits-based programming is founded on the idea that programmers will create recreation activities and programs that address significant community needs (social, economic, environmental) while still being an enjoyable recreational experience. Benefits-based programming, then, is an outcome-oriented approach that focuses on producing identified benefits for participants because of their participation. Table 7-3 presents the outcomes and benefits desired for Silver Spring Township’s recreation programs and services for the four major target groups of citizens. Within the four core program areas, the benefits for the programs should be oriented toward benefits that the target participants receive. It’s all about public service to the citizens. The Department will not be able to be all things to all people. Starting small and focusing in high quality will spur the growth in recreation services in Silver Spring.



Table 7-3

Silver Spring Township Program Outcomes & Benefits for Target Markets

Youth Program Outcomes	Family and Community Outcomes
<ul style="list-style-type: none"> ▪ Develop and/or improve health, motor and social skills ▪ Provide opportunities to be successful ▪ Improve self-esteem and self-worth ▪ Encourage creativity through art and performance ▪ Provide opportunities to learn about culture and heritage of Silver Spring Township ▪ Encourage situations that enhance decision making skills ▪ Create an environment that reduces loneliness and isolation ▪ Provide safe after-school developmental opportunities ▪ Provide or facilitate assistance that improves grades ▪ Offer productive alternatives that reduce self-destructive / anti-social behavior ▪ Create opportunities to improve leadership qualities ▪ Foster stewardship through opportunities to engage our unique environment ▪ Create opportunities that promote volunteerism 	<ul style="list-style-type: none"> ▪ Provide opportunities for neighbors to interact, communicate, and bond ▪ Create opportunities to connect families ▪ Offer alternatives to less productive activities ▪ Promote neighborhood and community involvement ▪ Create a sense of place for Silver Spring Township ▪ Promote cultural and ethnic understanding and harmony ▪ Provide opportunities that promote community pride ▪ Foster opportunities for community integration
Adult Program Outcomes	Senior Adult Program Outcomes
<ul style="list-style-type: none"> ▪ Provide opportunities to improve health, wellness, and fitness ▪ Create an atmosphere that reduces stress ▪ Provide opportunities to be successful and to deliver a sense of accomplishment ▪ Create situations that deliver satisfaction and improve one's feeling of worth ▪ Foster stewardship through opportunities to engage our unique environment ▪ Provide opportunities for self-exploration ▪ Promote ethnic and cultural understanding ▪ Provide programs that promote social interaction ▪ Create opportunities that promotes volunteerism 	<ul style="list-style-type: none"> ▪ Enhance and/or improve health and wellbeing ▪ Improve fitness and mobility ▪ Build confidence in one's abilities, promote independence, reduce dependence ▪ Promote social interaction and help to reduce loneliness and isolation ▪ Provide opportunities to be successful and improve self-esteem ▪ Create opportunities that enhance life satisfaction ▪ Foster an atmosphere that helps to reduce stress ▪ Promote ethnic and cultural understanding ▪ Improve one's feeling of self-worth through volunteerism ▪ Engage our unique culture, heritage and environment through exploration and education

Core Areas: The Means to Program Organization – Currently Silver Spring Township has four major program areas, as indicated in Table 7-2: lifelong learning, children and youth, sports and fitness, and community events. The recommended number of divisions within the Department's overall recreation program function is between four and seven as the services expand. Some of the categories could be re-structured to align with new goals of focusing on health, wellness and fitness; connecting people with the outdoors; lifelong learning; and building a sense of community through special events, especially special events in the parks. In addition to these core areas, another function in the future is to help to advance tourism in conjunction with the Cumberland Valley Visitors Bureau through facilities, trails and recreation opportunities, as an economic engine in Silver Spring Township. Silver Spring Township's role in the Cumberland Valley is important to strengthen for the overall benefit of the region. Connecting departmental facilities and services with tourism will be one more way to strengthen the position of the

department as a major contributor in solving community problems and seizing opportunities to enhance the quality of life here.

Program Cost Recovery Philosophy and Policies – The Silver Spring Township Parks and Recreation Department has been working toward financial sustainability through a mix of revenue sources. A main source of the revenues is program fees and charges. A sound revenue policy with a logical methodology for pricing programs and cost recovery with policies to match is critical to the Department's financial control, providing equitably priced programs, and identifying the core program areas, facilities, and services.

The pricing plan is set forth in Table 7-4, the Silver Spring Township Parks & Recreation Cost Recovery Modes. Generally, the public usually supports users paying fees for programs and services that benefit the individuals while preferring to see tax dollars support facilities.

Cost Recovery Rate Explained – The Cost Recovery Rate reflects tax and non-tax support of the program. For example, the cost recovery rate of programs in **Mode 1 Mainly Community Benefit** is 0 percent, meaning that programs in this category are totally supported with tax dollars. An example of this is admission to all parks free of charge. Programs in **Mode 2 Considerable Community Benefit** would have a cost recovery rate of 20 percent. An example would be sports leagues. Therefore, 80 percent of the program fee is supported by tax dollars while 20 percent comes from user fees. In **Mode 3 Equal Benefit to Community and Individual**, fifty percent of the cost is recovered because the program benefits both the



community and the individual for programs such as sump camp. **Mode 4 Services That Benefit the Individual Largely** such as trips and thus generate a cost recovery rate of 150 percent. Part of the development of the Program Management Plan is to decide which mode that each program under consideration would be assigned.

Table 8-4
Silver Spring Township Proposed Cost Recovery Modes

Mode	Description Mode	SST Facilities, Programs or Services Examples	Recommended Cost Recovery Rate
Mode 1: Mainly community benefit	Basic level of parks and recreation benefitting citizens at large. Costs are usually supported by tax dollars.	Silver Spring Township's parks. Administration and support of parks and recreation through the Parks and Recreation Department.	0%
Mode 2: Considerable community benefit with some individual benefit	Programs, facilities, and services that promote health & wellness, connect people to nature, and provide recreation skill development with a focus on introducing people to various recreational interests at the beginner level. Fees are based on a specified percentage of direct and indirect costs offset by both a tax subsidy for the community benefit and participant fees for the individual benefit.	Summer camps, school holiday programs, beginner classes such as learn to swim.	20%
Mode 3: Equally beneficial to the community and individuals	Rentals, tournaments, leagues, classes, programs or workshops that are of the intermediate level, rentals and exclusive use, community-based organization events	Pavilion rentals, day camps, sports leagues, Intermediate classes, sports fields.	50%
Mode 4: Considerable individual benefit with some community benefit	Trips, leases, specialty camps.	A growth opportunity.	150%

Program Cost Setting Guidelines for Revenue Generating Programs (Modes 2,3, and 4) – The costs of providing programs include three categories of expenses:

- Direct Costs – Instructors, program leaders, program supplies or materials, room rental etc.
- Program Administration – Staff salaries, office equipment such as software and computers, etc.
- Institutional Costs – Total costs to operate the Department and its facilities such as heat, lighting, building expenses, maintenance, etc.

The Department can calculate an hourly rate for administration based upon the budget for personnel, equipment, and related items. The hourly rate can be projected for classes. For example, take the operating budget for recreation administrative personnel equipment and so on and divide by the number of classes or participants to get an hourly recreation administrative rate.

Formula for Creating Recreation Program Budget – Table 7-5 presents the “Model Budget Format” for an individual program and the ideal percentages for each cost line item.

This Model Budget Format can be used for the core program areas too such as youth, sports and fitness, lifelong learning and special events where applicable. All the programs within those core areas would be totaled in each line item shown in the chart. By looking at the budget for the core areas, the Department will be able to see which program core areas are performing well financially and where adjustments could be made to meet goals. The third way this can be used is to include the totals for all programs for recreation overall. That would be an indication of how programs, rentals etc. are performing overall.

One cautionary note regarding adjustments in this chart based upon consultant experience is that when adjusting the financial components, it is not wise to reduce promotional costs. Cutting advertising is usually counterproductive because research shows that one of the main deterrents to participation in recreational activities and the use of parks is that people don’t know about the opportunities that exist.

Parks and recreation departments across the country have a tremendously wide range of cost recovery anywhere from 10 to 85 percent. The national average is about 35 percent. While it is relatively easy to get to the mid-range in cost recovery, it is important to note that increasing cost recovery rates gets exponentially more difficult at the upper levels.

Table 8-5 Model Budget Format for a Silver Spring Township Recreation Program				
Item	Description/Definition	\$ Amount	% of the Cost	Ideal Percentage
Income	Total amount generated by the program	\$ _____	% _____	Always 100%
Promotion	What it costs you to advertise the program. Generate this number by examining the costs of brochures, fliers, time on social media.	\$ _____	% _____	10-15%
Production	Instructors, materials, administration, rental space costs etc.	\$ _____	% _____	40-50%
Direct Costs	The total cost of promotion and production	\$ _____	% _____	60%
Operating Margin	This is the amount of money that is left after you deduct Direct Costs from Income.	\$ _____	% _____	40%

Note: An operating margin of 40% is ideal. If it is higher than 40%, you are doing well. If it is lower, this is where you can adjust your costs and expenses. If under 40%, you can increase your fee or decrease your cost or a combination of both.

Proposed Silver Spring Township Program Standards

As the Parks and Recreation Department moves towards the development of a formalized Program Management Plan, the following factors should be priorities in guiding program planning:

Quality – This is the most important priority. The Department should resist adding programs just to increase the number of programs or revenues if quality suffers.

World Class Customer Service – The Department’s customers want convenience, information, answers to their questions, and resolution of their problems.

Speed – We live in a world where everything is expected instantly. It is important to be able to provide customers with what they want when they want it as much as possible.

Innovation – Set a goal of offering 30 percent new programs or services every year. This means getting rid of programs that are outdated.

Flexibility – Offer programs in different formats, locations, duration, and times.

Cost – Make public parks and recreation programs affordable while working toward financial sustainability.

Program Evolution Goals

It is important for the Department to grow its programs commensurate with staff capacity, partnerships, and facilitating offerings by other providers. It is to be expected that there will be both new programs AND program cancellations. If there are no program cancellations, it means the Department needs to try harder with new programs. If cancellation rates are low, the Department could be losing out on a bigger market. The following are guidelines for growing the programs:

- 70 – 90 percent of the programs should be “old” courses.
- 10 – 30 percent of the programs should be “new” courses.
- For old programs, an acceptable cancellation rate is up to 13 percent.
- For new programs, an acceptable cancellation rate is 30 – 5 percent.
- For all public recreation programs in Silver Spring Township, an acceptable cancellation rate overall is 15 percent.

Based upon the needs assessment and findings of the public participation process, the following elements should be considered in growing the programs:

Continue to focus on children and families until more staff resources are available.

Focus on identifying and meeting the needs of customers of the Department as the driver in program planning rather than focusing on what programs to offer. By identifying the needs of the customers first, the programs and support services will fall logically into place. For example, with two working parents, family time is at a premium. Determining optimal times for family

programs would be an important consideration in meeting true public needs – which could be Sunday afternoons.

Focus reporting on outcomes and benefits rather than input and features of programs. That is, rather than reporting on numbers of programs alone, monitor and track the outcomes and benefits of the Department's work with the citizens.

Decide on the core programs that the Department should be offering. This could include health and fitness, nature and stewardship, youth development, and special events or some other variation that the Department feels makes sense. These core areas should be the heart of recreation opportunities in Silver Spring Township.

Develop and implement the program management plan using the recommendations described here. Create an annual work plan for recreation programs with revenue goals based upon the formulas provided here. Strive to create a program management plan in which the Department is planning two seasons ahead. This would need to be phased in by planning most of the programs one season ahead and then in the next year, two seasons ahead. Defining an annual work program will help with time management, accountability, revenue generation, sponsorships, and partnerships. Forming a technical support committee of related recreation providers in order to develop a program management plan that takes in to consideration other providers might be beneficial. This will help to reduce duplication of services; provide services where there may be a gap right now; reduce costs; and potentially generate more revenues.

Develop and implement a formal evaluation system. Use the information from the evaluations to enhance quality and to plan programs in the public interest. Include securing testimonials in the evaluations to promote the Department both in print and online.

Develop and implement a strategic promotional program. While we are moving into the social media age, the hard copies of the program guides continue to be valuable to parks and recreation departments for programming as well as image enhancement and increasing public awareness.

Position programs and services to align with tourism goals where appropriate for township benefit. This is especially important for special events and advancing economic development.

Recognize that the Silver Spring Township Parks and Recreation Department cannot be all things to all people. Limitations of staff and budget require the Department to focus on programs and services that matter most to the public and help to sustain the long-term financial viability of public parks and recreation.

Chapter 8 – Finance, Organization & Operations

Chapter 8 – Finance, Organization & Operations

Silver Spring Township has a budget philosophy rooted in a deep sense of responsibility to the taxpayers and a strong commitment to excellent public service. The Township supports parks, recreation, and open space in accordance with the community's desire for a premier system. The citizens have expressed their support through a voter referendum that passed by nearly 60 percent in 2013 to secure funding for open space conservation through one-tenth Of 1% Earned Income Tax.

Silver Spring Township's economic climate is very strong as evident in the significant commercial development in recent years.

The purpose of the financing and management assessment is to review how the operational aspects of parks and recreation are supported, managed, and directed toward meeting community goals and with respect to the Township's resources as well as support from alternative means such as fees and charges, rentals, grants, gifts, and donations.

Silver Spring Township by the Numbers

Population: 16,954

Population Projection: 23,790 by 2040

Size: 33.6 square miles

Township budget: \$13,269,454

Parks and Recreation Budget: \$975,669

Parks & Recreation Revenue: \$234,575

P&R ratio of township budget: 7.3%

P&R municipal per capita investment: \$57.54

Maintenance Investment Per Acre: \$2,115

Financing: Operating Budget and Capital Improvement Program

The two major areas to be considered in financing are operations and capital improvements.

Capital Improvement Program – The capital improvement budget is used for improvements that cost more than \$10,000 and last more than five years. The Township has a five-year Capital Improvement Program for 2017 - 2021.

In 2018, the capital purchases for parks are listed as a Wing Mower for \$85,000 and a Turbo Vac for \$22,580. For a total of \$107,580.

For Land Preservation in 2018, the Township had \$2,254,900 allocated from the EIT. In 2018, the Township budgeted \$914,802 for easements and related expenses. A balance of \$1,340,098 is projected by the end of 2018.

Operating Budget – The operating budget supports the daily operation of parks and recreation. The largest category is personnel covering salaries, wages, and benefits. Silver Spring Township's operations budget is funded through taxes, user fees & charges, and partnerships/sponsorships. The Township changed its budgeting system in 2016. The Parks and Recreation budget was

structured in a different way prior to 2016. Table 8-1 presents the operating budget for years 2016 – 2018.

Table 8-1 Silver Spring Township Parks and Recreation Operating Budget 2016 - 2018			
Expenditures	2016	2017	2018
Park & Recreation Administration			
Salaries & Wages	\$130,180	\$186,647	\$216,071
Taxes & Benefits	37,935	60,665	42,216
Supplies	20,081	39,422	68,203
Professional Services	33,190	39,095	24,380
Communications	7,625	8,375	7,090
Advertising & Printing	5,130	7,800	5,950
Utilities	10,190	11,898	12,003
Maintenance M&E	0	0	400
Equipment Rental	1,115	775	775
Employee Related Expenses	6,240	2,620	5,116
Program Instructor Contracts	15,694	19,835	22,268
Donations	0	0	0
TOTAL	\$267,380	\$376,632	\$405,472
Public Works Park Maintenance			
Salaries & Wages	\$256,120	\$264,380	\$276,150
Taxes & Benefits	79,350	112,880	105,147
Supplies	18,650	28,140	28,600
Professional Services	3,500	7,500	8,000
Utilities	8,030	9,750	10,300
Maintenance & Repairs	90,000	108,100	136,550
Equipment Rental	4,000	4,000	4,000
Employee Related Expenses	1,750	2,400	1,450
Donations	0	0	0
TOTAL	\$461,400	\$537,150	\$570,197
TOTAL	\$728,780	\$913,782	\$975,669

Table 8-2 Silver Spring Township Parks and Recreation Revenues 2013 - 2017			
Revenues	2016	2017	2018
Parks and Recreation Activity Fees	\$127,250	\$180,860	\$234,575

Budget Facts and Figures

Silver Spring Township invests significantly in parks and recreation with an annual about 7.3 percent of its operating budget allocated to parks, recreation and open space. In terms of benchmarks for parks and recreation, the Township is investing in accordance with Pennsylvania Department of Conservation & Natural Resource recommendations for the allocation of at least five percent of the operating budget of the municipality for parks and recreation. The per capita investment of \$55.54 is

higher than average per capita municipal investment of \$36 in Pennsylvania and less than the nationwide average of \$85.

The \$2,262 per acre maintenance investment is lower than about \$3,000 in similar communities in Pennsylvania or \$8,765 nationwide. The Township increased investment in park maintenance in 2018 adding another seven percent to the park maintenance budget.

Public support for open space conservation is evident as shown in voter-approved referendum to increase the Earned Income Tax by one-tenth of one percent (0.1%). This fund is used to purchase development rights of land of willing property owners to conserve open space.

Alternative Revenue Sources

The Parks and Recreation Department generates revenues through program fees and charges. With the expansion of programs, revenues are increasing with a 29.7 percent increase projected for 2018 for a total of \$234,575. The cost recovery rate is 55 percent of the recreation budget and 24 percent of the entire parks and recreation budget including park maintenance. Parks and recreation departments can typically generate about a 35 percent cost recovery rate with a range of 15 to 85 percent. Silver Spring Township has limited facilities that generate revenues primarily picnic pavilions and ballfields. In 2016, the township took a major step forward in creating a Recreation Program Coordinator position that has already shown increased revenue generation and participation. To reflect this, the revenues projected in the 2018 budget have been increased by 29.7 percent over the 2017 budget.

Organization and Operations

Silver Spring is a Township of the Second Class and is governed by the laws of the Commonwealth of Pennsylvania set forth in P.L. 103, No. 69 Cl. 73.

Elected Officials Set Policy and Budget

As a Township of the Second Class, the Board of Supervisors acts as the executive and legislative branch of township government. They are responsible for setting policy and approving all township matters that require official action including the adoption of ordinances and setting the budget. The five members are elected at large and serve six-year terms of office.

Township Management Carries Out Policy

The Township Manager is responsible for the administrative functions of the Township implementing the policy set forth by the Board of Supervisors. She oversees a staff of about 70 in Public Works, Community Development, and Administration. The Police Department has a chief with 24 officers and two office staff.

Parks and Recreation Administration in Two Departments

Parks and Recreation is split between two departments: the Parks and Recreation Department and the Public Works Department. The Public Works Department is responsible for park maintenance among its other functions. The 17 positions in Public Works include the Park Maintenance Supervisor and four full-time and three part-time maintenance workers.

Parks and Recreation Department – The Parks and Recreation Department is responsible for programs and services, park planning, and coordinating with Public Works on park maintenance and Community Development on park planning and development. The Manager is responsible for developing and recommending township policy related to the use of parks and public spaces; financial management, fees and charges; all operations, processes and procedures; personnel management; and planning for the park and recreation system from daily operations through long-term goals. The Parks & Recreation Manager seeks, secures, and manages grants for park development and improvements. The Township has been very successful in securing 12 grants totaling \$1,028,000 over the last six years. This success has resulted in an inordinately heavy workload for the Manager as it is crucial to carry out the grant projects in a timely manner so that the Township is looked upon favorably in future grant applications.



The Parks and Recreation Department has two full-time and one part-time professional positions: the Parks & Recreation Manager, the Recreation Program Coordinator, and the Recreation Assistant. The Department contracts with Independent Contractors and 17 Seasonal Recreation Leaders, including one paid summer intern and 16 camp staff for its recreation programs.

Public Works Department – The Public Works Department is responsible for park maintenance among its other functions. The Maintenance Supervisor has planned and undertaken capital improvement projects in the parks as a maintenance function.

The 17 positions in Public Works include the Park Maintenance Supervisor and four maintenance workers dedicated largely to parks.

Interdepartmental Coordination – The Parks & Recreation Manager and the Public Works Director work collaboratively to ensure that parks are safe, clean and functional in accordance with recreation program scheduling.



In addition to Parks and Recreation and Public Works, township management along with department heads and their staffs support parks and recreation initiatives.

The Community Development Department plays a key role in open space conservation planning and using the land development process to work toward the vision the community has for parks, recreation and open space. The EMC Administrative Assistant is also involved in Special Events associated with his role in Emergency Management. Township administration provides support for the Parks and Recreation Department in financial management, operations, policy, and marshaling township resources for parks and projects.

Related Township Boards

Silver Spring Township has 12 advisory boards, councils, committees, and commissions. Parks and recreation crosses many township goals and functions such as enhancing the quality of life, economic development, land use planning among others. The following councils and committees are the most closely related to parks and recreation.

Recreation Advisory Council – The Recreation Advisory Council (RAC) was formed in 1986 to review fees, rules, policies, and ordinances as they relate to parks and recreation within the Township and to aid in developing programs for the community to help promote cultural diversity. RAC serves in an advisory capacity with respect to park use, maintenance, and improvements to the Township parks and recreation programs to ensure resident satisfaction. It has seven members appointed by the Board of Supervisors.

Conservation & Preservation Committee – The Conservation & Preservation Committee (CPC) was formed in 2009 to promote land preservation in Silver Spring Township. Duties of the committee were amended in 2016 to include the investigation of sources of grant funding for land conservation and preservation, and stormwater-related initiatives, creation of a stormwater funding mechanism, review of township ordinances related to conservation and preservation and low impact development and the implementation of a Public Education and Outreach Program.

Land Preservation Review Board – The Land Preservation Review Board (LPRB) was formed in 2013 to recommend to the Board of Supervisors procedures for reviewing open space property interests and rating the relative desirability of interests in particular parcels of real property. Funding for development rights is provided through a voter-approved increase of one-tenth of one percent (0.01%) to the Earned Income Tax (EIT).

New Kingstown Vision Committee – The New Kingstown Vision Committee (NKVC) was formed in 2009 to help identify and investigate options for enhancing and maintaining the quality of life for residents, businesses, and visitors to New Kingstown Village. The committee is tasked with the organization and coordination of community efforts intended to maintain and improve the village; providing recommendations for village improvements to the Board of Supervisors, and investigation and coordination of funding opportunities applicable towards revitalization.

Hogestown Heritage Committee – The Hogestown Heritage Committee (HHC) was formed in 2014 to help identify and investigate options for enhancing and maintaining the quality of life for residents, businesses, and visitors to the village of Hogestown. The committee is tasked with the organization and coordination of community efforts intended to maintain and improve the village of Hogestown, providing recommendations for village improvements to the Board of Supervisors, and the investigation and coordination of funding opportunities applicable towards revitalization.

Finance, Organization & Operations Analysis

Strengths

Silver Spring Township has a strong commitment to enhancing the quality of life in the community through parks, recreation, and the conservation of open space. This is evident in the actions of elected and appointed officials in supporting park development and improvements, the land preservation program, staffing additions, interdepartmental collaboration and support, and in voter support in passing the open space referendum. This is no doubt the key to Silver Spring Township's successful parks and recreation system and in the public support of township efforts to improve the community through parks and recreation.

The Trust for Public Land has provided a model for successful parks and recreation systems. These factors include the following with commentary on how they apply to Silver Spring and the Township's successful parks and recreation system:

A Clear Expression of Purpose – This Parks, Recreation and Open Space sets forth the vision, mission, goals and recommendations for a plan of action over the next ten years.

Ongoing Planning and Community Involvement – The Recreation Advisory Council serves as the ongoing vehicle for public engagement. The Parks and Recreation Department uses citizen advisory committees for its major projects such as park master plans and this parks, recreation and open space plan update. The Department undertakes public opinion polling online and at public meetings. Citizen outreach and education is pervasive in township administration such as Public Education and Outreach Program.



Sufficient Assets in Land, Staffing, and Equipment to meet the system's goals – This factor is commonly a work in progress among all parks and recreation systems. As the fastest growing municipality in the Commonwealth of Pennsylvania, keeping pace with sufficient assets remains a challenge and will continue as such.

Equitable access – Diversity is in fact one of the RAC's goals. The Parks and Recreation Department plans programs and development policy to ensure that the community has equitable access to facilities and programs. All park improvements feature barrier free access.

User satisfaction – About 64 percent of citizens polled in a public meeting rated parks and recreation as good to excellent. Fully nine out of ten rated parks and recreation as important or

very important to the Township. Participation in organized programs has been increasing reflecting satisfaction among the participants.

Safety from physical hazards and crime – Hazardous conditions are a priority for repair with a policy in place of addressing any unsafe condition immediately and no later than within 24 hours. The Parks & Recreation Department works closely with the Police Department on public safety in the parks and special events. The Township has an informal committee of department heads and emergency services personnel to work on special events. They have been instrumental in formulating the township's Special Events Ordinance. The Township also revised its Rules & Regulations Ordinance as part of this Parks, Recreation, and Open Space Plan.

Benefits for the Municipality beyond the Boundaries of the Parks – Parks, recreation and open space helps to enhance the quality of life in Silver Spring Township. Documenting these benefits such as property value increases, protection of clean air and water, prevention of disease and addiction, building strong family bonds, and deterrence of crime in the future will be important in assuring that parks and recreation is positioned as an essential public service.

Challenges

Growth - The major challenges driving Silver Spring Township and especially the Parks and Recreation Department include the fast pace of growth, urgency in preserving open space and connecting the community with safe paces to walk and bicycle, along with increasing demands for public service and expectations of new residents.

Park Planning – Park planning is not a designated function in the Township. Consequently, it falls to the Parks & Recreation Department yet Public Works undertakes improvements in the parks as they see fit. Park Planning needs to be recognized as an official function of the Parks and Recreation Department. A process for making changes in the parks that have a value of more than \$10,000 and that will last more than seven years must be put into place. The process should include public involvement and the establishment



of an impact statement that will include cost projections, how the project will be maintained and supported over its lifetime and other factors to be identified.

Maintenance Management – Silver Spring Township needs a formal written maintenance management plan. The cliché “You can’t manage what you can’t count.” applies to parks and recreation facility maintenance. Workload cost tracking and the formulation of cost centers will help the Township to plan, direct, control and evaluate park maintenance, make budget and

staffing decisions, and set fees and charges policies. It will also help to reduce the township's exposure to liability and litigation.

Staffing – The Parks and Recreation Department has a small staff with increasing demands. The Township made a major step forward with adding the Program Coordinator Position. Additional staff will be needed to serve the growing community and parks and recreation system. Additional maintenance workers are needed for the expanding parks and recreation system.

Revenue Generation – While the Department is functioning largely supported through municipal funding, there is nationwide pressure on public parks and recreation department to increase revenues from the private sector.

Plethora of Time-Intensive Projects - The Department has many grants to manage along with ongoing expectations to secure grant funding.

Managing Change and Evolving Procedures and Policies – Since parks and recreation have evolved over the last several decades in response to pressing needs or emerging opportunities, practices are in place that may no longer be in the best interest of the community at large. For example, it is important for community organizations and the Parks and Recreation Department to work collaboratively on programs and projects of common concern while implementing changing policies, procures and regulations. Such changes in operational methods will require careful and thoughtful management and education for all involved.

Opportunities

Implementing change in the Parks and Recreation System – The establishment of new policies will help the Parks and Recreation Department to implement new procedures that will enhance the quality of the parks and recreation facilities.

Maintenance Management Planning – Changes in maintenance staffing provide an ideal opportunity to develop a park maintenance management plan. PA DCNR offers a \$10,000 grant that requires only a \$1,000 match under the PEER grant program in which the Township could secure the services of a parks and recreation professional to collaborate with township maintenance staff in formulating this plan.

Adapting and Increasing Staff – With the size of the Township greatly expanding along with public expectations, increasing staff over the next ten years will be important. These additions could include maintenance staff according to skills needed; additional program staff such as a Recreation Manager or a Recreation Specialist; and or an assistant parks and recreation director who would concentrate on specified departmental functions such as promotion and public awareness.

Chapter 9 – Goals, Recommendations & Action Plan

Chapter 9 – Goals, Recommendations & Action Plan

Silver Spring Township Park & Recreation Vision & Mission

Silver Spring Township defined vision and mission statements for parks and recreation. The vision and mission statements serve as the foundation for planning and park and recreation initiatives, decision-making, and the allocation of resources.

Vision Statement

The vision of the Parks & Recreation Department is to ensure an active and healthy community where a majority of our citizens are within a 15-minute walk of a park, and where all people can reach their full wellness potential supported by recreation programs, facilities, parks, natural resource space, and services.

Mission Statement

To provide quality parks and recreation facilities and services that meet the community's growing needs by utilizing staff and citizen resources to foster environmental stewardship, recreation and wellness, education, and support the local economy.

Goals

The goals are based upon the community vision, mission, and themes that emerged in the planning process. Five park, recreation, and open space goals are defined for Silver Spring Township.

Goal 1: Establish parks and recreation facilities as community destinations where residents can have fun, socialize, experience nature, and lead active healthy lifestyles.

Goal 2: Connect the community through a system of land and water trails and greenways.

Goal 3: Protect our open space and natural resources.

Goal 4: Engage residents of all ages in recreation opportunities that promote active healthy living, connect people to nature, build strong family bonds, and create a sense of community.

Goal 5: Continue the Township's commitment to operational excellence and financial sustainability for public parks and recreation that will garner widespread public support.

The goals are expanded below with objectives which align with the recommendation identified for each topical element of this **Plan**.

Goal 1: Establish parks and recreation facilities as community destinations where residents can have fun, socialize, experience nature, and lead active healthy lifestyles.

Objective 1: Complete park planning to maximize the recreation and conservation benefits of existing parkland.

- Develop a master plan for Vincent DiFilippo Nature Preserve which explore improvements to the property that provide for passive public use, opportunities for environmental education, and access to the Conodoguinet Creek. Include a Natural Resource Management Plan component to define strategies for ongoing maintenance and care of the sites natural resources. Prioritize invasive species removal, water and soil testing, and trail design. Incorporate improvements outlined in this Plan (page 3-25).
- Update the master plan for Willow Mill Park. Incorporate improvements outlined in this Plan (pages 3-23,24).
- Complete a feasibility study that explores the need for an indoor community recreation center with a gymnasium and an indoor pool. Consider partnerships with other community facilities such as a library.

Objective 2: Maximize the use of existing parks to respond to the expanding needs, interests, and desires of citizens through the following initiatives:

- Develop Paul Walters Memorial Park as recommended in the 2015 Master Plan.
- Develop Stony Ridge Park as recommended in the 2017 Revised Master Plan. Prioritize improvements to include expanded parking, paving existing parking, extending trails, extending utilities, and introducing large deciduous trees.
- Complete improvements to Potteiger Park as outlined in the Plan (pages 3-20,21).
- Complete improvements to Hidden Creek Park as outlined in this Plan (pages 3-21,22).

Objective 3: Incorporate improvements into existing and new parks that will enhance the convenience of using the facilities, enhance the visual image of park sites, and introduce additional recreation opportunities. Improvements suggested for Silver Spring Township parks include the following initiatives.

Safety Enhancements –

- Reconfigure the park drive and parking location(s) in Willow Mill Park to minimize conflicts between vehicles and visitors and enhance safety within the park site.
- Develop a safe crossing of vehicular drives in parks where trails direct visitors to cross drives. Install a pavement crosswalk, warning signs, and other amenities to control crossing the drive and alerting motorists.

- Re-locate the ballfield at Potteiger Park to provide physical separation from the athletic facilities and the adjacent alley and/or replace the backstop and sideline fencing. Remove the outfield fence for multi-purpose use of the outfield and open space.
- Add lights in the Stony Ridge Park parking areas and along trails linking to lighted fields to provide a lighted route for pedestrians.
- Provide separation between the disc golf course in Willow Mill Park and other park activity areas such as picnic areas.
- Provide separation from playgrounds and other facilities from parking and roadways/drives.

Convenience Facilities -

- Enhance park sites by adding site furnishings and convenience facilities, as appropriate.
 - Provide benches near playgrounds, in shaded locations, and at activity areas for caregivers to sit and watch park activities.
 - Provide benches at entries to courts for resting, waiting for court availability, and depositing gear and other items.
 - When trails are developed in parks, add benches at convenient intervals and in shaded spots.
 - Add bike racks near park entrances/drop-offs if safe bicycle access is provided to the site.
 - If water is available, add drinking fountains near athletic facilities, at concession stands, at restrooms, and at other convenient locations.
 - Develop picnic areas and picnic pavilions with amenities to include grills and trash receptacles.
 - Add trash and recycling receptacles at strategic locations throughout park sites to include entries to courts, at concessions stands and restroom buildings, near bleachers, at playgrounds, etc.
- Develop restrooms in Willow Mill Park, Paul Walters Memorial Park, Vincent DiFilippo Nature Preserve, and Stony Ridge Park.
- Consider the needs of the senior adult population. Make facilities pedestrian friendly, convenient to use, and provide sitting areas in the shade that are conveniently spaced along trails and near activity areas and parking. Provide pavilions near parking areas for easy access.
- Extend sidewalks to park sites and along park road frontage, where appropriate, to link parks to neighborhoods and nearby trails and bike lanes.

- Develop park hubs near park entrances and parking which have information kiosk with site maps and park and recreation program information. Trails should radiate from the hub to explore the park site. Where space permits, develop a pedestrian drop-off area configured for safely entering the park site separated from vehicular traffic.
- Develop a parking area in Stony Ridge Park that is located for convenient access for users of the nearby Appalachian Trail.
- Enhance the Conodoguinet Creek Water Trail within Silver Spring Township parks by providing amenities for water trail users such as stabilized launch areas, convenient parking, information kiosk with water trail information, and primitive camping area for permitted use.

Park Site Enhancements -

- Add park landscaping.
 - Enhance park entrances, drop-off areas, and hub areas of concentrated activities with landscaping. Use large masses of colorful perennials and ornamental grasses to add interest and variety to park settings.
 - Unify the park sites by repeating a pallet of plants within a park.
 - Add large deciduous trees to Stony Ridge Park to visually enhance the site, break the long expansive views across the open space, and provide human-scale areas. Plant street trees on both sides of the primary drives that extend through the park site to calm traffic as vehicles enter and leave the park.
 - Provide street trees along park road frontages and park drives.
- Establish a readily identifiable image for Silver Spring Township park system.
 - Establish park design standards through the master planning process with the goal of providing a consistent quality design and construction features in all facilities. This would include quality materials, harmonious colors, and prime consideration of the natural environment and sustainability.
 - Continue to use the park name signs with the Township logo in each park. Use the design elements of these signs to create a uniform signage system that includes directional signs, kiosks, trail markers, etc.
- Provide walking and bicycling trails within parks and connecting to park sites. Trails are enjoyed by all segments of the population and are highly desired recreation facilities. The ADA requires access to recreation facilities and activity areas via an accessible route. Where possible, develop multiple trail loop layouts for diverse walking experiences.
- Provide shade in parks near activity areas. Shade could be provided by planting deciduous trees, installing shade structures/sails, and/or building pavilions.

- Incorporate field and court lighting to maximize the use of existing facilities, where lighting is compatible with the park setting and neighborhood. Explore adding lights at Stony Ridge Park and Hidden Creek Park.
- Develop recreation amenities in a holistic manner to include the main facility such as a baseball field but also include dugouts, batting cage, on-deck circle, and bleachers. Develop picnic areas with pavilions, grills, picnic tables, trash receptacles, and adjacent recreation areas with horseshoe pits, bocce courts, or lawn area for volleyball.

New Recreation Opportunities –

- Develop Paul Walters Memorial Park and Stony Ridge Park as illustrated on the master plans.
- Develop walking trails, environmental education areas, and stabilized stream access areas for fishing and paddle craft launch in Vincent DiFilippo Nature Preserve.
- Add a new age-segregated playground, picnic pavilion, and trails at Willow Mill Park. Add parking and convenient access to the Veterans' Memorial.
- Develop facilities for overnight camping (by permit only) for paddlers on the Conodoguinet Creek Water Trail in Willow Mill Park and Hidden Creek Park.
- Explore the feasibility of developing a dog park within a new community park. A minimum 8-10-acre area is suggested to accommodate a dog park developed with parking, restrooms, three off-leash dog areas (one small, and two large areas that could rotate in and out of service), and buffer area. A dog park would be a destination recreation facility drawing visitors from throughout the Township and from other nearby communities. The park should be convenient to access and if possible contain both open area and areas with trees for shade. Water should be available at the site.
- Explore the feasibility of developing an indoor community recreation center with gymnasiums and an indoor pool. The planning process identified the need for additional indoor gymnasium space for programs and use by sports leagues for off-season practice and training. Additionally, it was noted that the swimming pool at the Cumberland Valley High School is only minimally available for non-school related use. An indoor community recreation center would provide a home for the Parks and Recreation Department and a venue for a diverse offering of programs. The demographics of the municipality and the level of existing support and commitment to parks and recreation makes an indoor community recreation center a viable option for consideration. A feasibility study should be completed to gauge the level of interest and support for an indoor community center. PA Department of Conservation and Natural Resources provides matching grants for feasibility studies for indoor community recreation centers.

Objective 4: Target acquisition and development of parkland to meet current and future needs of the municipality.

- Review the mandatory dedication of parkland ordinance annually to align the land dedication formula and fee-in-lieu calculation with the fair market value of residentially zoned land in Silver Spring Township.
- Amend the mandatory dedication of parkland ordinance to include mandatory dedication or fee-in-lieu to offset the impact of commercial development on recreation. Tie the fee-in-lieu to the fair market value of commercial land in Silver Spring Township.
- Acquire additional parkland through purchase, donation, dedication, or grants to meet the recreation needs of the municipality.
 - Acquire parkland contiguous to existing park and municipal lands and along designated trail and greenway corridors.
 - Target acquisition of at least 159 acres of parkland by 2040 to meet the future needs of Silver Spring Township residents. The acreage equates to two to three community parks (50-80 acres in size) as defined by the Park Classification System. The following strategies are suggested:
 - Target land near the Cumberland Valley School District High School campus for a new community park. This is a central location and an existing destination associated with school and recreation activities. The area is targeted due to its location, size, and configuration. It lies in the path of growth along the Carlisle Pike corridor. Additionally, the parcel could be linked by the proposed Woods Drive Bike Lanes to the High School campus and residential areas as described in Chapter 4.

The size of the property also presents the opportunity to accommodate other municipal and community functions such as a municipal building, police station, indoor recreation center, and library, in addition to a premier community park. The centralized location, easy access, and convergence of multiple community functions would create a dynamic community hub. The pending comprehensive plan update for the Township could explore the feasibility of a municipal complex with the recreation and community features described above.
 - Target land north of Interstate 81, in Planning District #2 or #1 for a community park. These Planning Districts are underserved with no municipal parks and only Green Ridge Elementary School offering minimal public recreation facilities. There are numerous small tributaries to the Conodoguinet Creek flowing from the Kittatinny Ridge and a park property with a balance of active and passive areas to include stream frontage and woodlands could be a strategic addition to recreation opportunities in the northern portion of the municipality.
- Seek land for the development of a park to provide stream access to the Conodoguinet Creek on the west side of the municipality. A western access point would provide a paddle trip of approximately 10 miles from the western access to

Hidden Creek Park on the Township's eastern boundary. The western access point would also separate the longest stretch of the Conodoguinet Creek Water Trail, 13.2 miles between Creekview Park in North Middleton Township and Willow Mill Park.

Objective 5: Create great public spaces and quality parks for close-to-home recreation.

Parks are the public spaces of our communities. The care and dedication we commit to their design, development, operations, and ongoing maintenance speaks volumes about a community. Commit to great design and sensitive, thoughtful master planning of new and existing parks.

Holistic Improvements – Strive to undertake improvements to the parks that are holistic and not piecemeal to provide a sense of presence and accomplishment in the public view.

- Pave parking areas, provide accessories (benches, signs, mile markers, etc.), install landscaping.
- Covered dugouts, on-deck circle, pitching warm up rubber for baseball and softball fields.
- Picnic areas designed as a unit with grills, picnic tables, horseshoe pits, shaded areas and water.
- Trails with trail map sign at trailhead area, mile markers, and benches in shaded locations and convenient intervals.
- Spectator areas at courts and fields with bleachers, seat walls, or benches.

Parks that Function – Create public spaces that respond to how visitor's use the park and enhance the visitor's experience.

- Develop drop-off areas at park entries that have facilities to orient the visitor to the site. Include benches, signs with park maps, and other facilities that add to the convenience of entering the park.
- Create activity hubs that organize functional aspects of the park.
- Develop gathering spaces for socializing at playgrounds and concession stands.
- Benches at entries to courts for watching court activities and waiting for open court time.
- Create spectator areas for formal and informal viewing.
- Locate areas for bulk refuge, material storage (infield mix, mulch, etc.), and other functional areas away from public use areas and buffered from view.

- If sports fields are used for tournament, provide pavilions for team gatherings, orientation, and first aid stations. Locate restrooms and concession stands convenient to sports fields.
- Consider the compatibility and function of park facilities when developing the park layout. Playgrounds should not be near basketball courts due to the age and maturity difference of the primary users. Tennis courts should be located near park entrances so the players can make a quick visual assessment if the courts are open and available and continue to another park site if the courts are occupied. Locate tot lots near sports fields, for younger children use during sporting events.

Design with Nature – Design with nature in a manner that is consistent with sustainable design principles. Park improvements should lie gently on the park site.

- Protect and enhance natural resources of the park sites. Provide buffer areas around sensitive natural resources that should have limited or no public access.
- Limit disturbance of natural areas and consider natural functions when incorporating site improvements.
- Protect water resources from erosion, pollution, and other negative impacts and promote infiltration of stormwater runoff. Enhance streams and creeks by establishing or expanding riparian buffers within park sites. Plant buffer vegetation native to southcentral Pennsylvania. Develop rain gardens to control stormwater runoff and promote groundwater recharge.
- Minimize extensive grading and “engineered” sites, retain natural topography as possible.
- Locate facilities with consideration of prevailing wind and solar orientation.
- Develop parking, trails, and other pavements with pervious materials, as appropriate for the setting and use.
- Incorporate native plantings to enhance wildlife habitats and support pollinators. Native plants material will minimize watering and maintenance requirements.
- Locate shade trees to reduce heat island effect in parking areas, cool buildings in summer, and allow solar access in winter.
- Consider the site soil, underlying geology, and depth of ground water during the planning and development phase. Soil, geology and depth of ground water and bedrock directly affect facility constructability, drainage, and long-term maintenance.
- Incorporate wetlands, rock outcrops, hedgerows, and other natural features sensitively into park designs.
- Develop park sites using Best Management Practices for erosion control and stormwater management.

- Consider life-cycle costs and use of post-consumption materials when designing improvements.
- Consider development options that reduce energy consumption and use such as:
 - Ground source geothermal heating and cooling
 - Connections to trail system to promote non-motorized transportation
 - Solar powered amenities/features
 - No-mow/low-mow areas.

Create Great Playgrounds – Create playground areas that promote fun, socialization, learning, creativity, and healthy exercise. Create playground areas that engage children and provide a safe, fun setting for play.

- Age-segregate tot lots and youth play areas with physical separation and identify age-groups with signs.
- Where appropriate, consider developing playgrounds with themes that relate to the context of the site and its resources.
- Develop the playgrounds as a space, not just equipment placed in mulch. Include benches for caregivers and small pavilions for story-telling, shaded play or crafts, and traditional picnics. Include shade via shade trees, pavilions, or shade sails. Include pavement areas for pavement games, chalk drawings, and other activities.
- Consider other activities associated with playgrounds: birthday parties, summer playground programs, caregivers gathering and socializing, etc. and develop spaces and facilities for these functions that complement the play areas.
- Consider using resilient safety surfacing material beneath the play equipment. Resilient safety surfacing can be placed with interesting designs and patterns that expand the play potential of the area and introduce a dynamic element to the playground.

Safety and Security – Design park with consideration of visitor’s safety and security:

- Provide visual access into parks from surrounding streets and sidewalks. Avoid designs that create “hidden” areas. Provide visual access into isolated areas, as possible, by minimizing landscaping that cuts off long views into park activity areas, limbing tree branches up to seven feet, and locating structures and equipment to retain clear sight lines into the parks. Incorporate CPTED (Crime Prevention Through Environmental Design) principles into the park design.
- Provide adequate safety zones around sports facilities and play equipment.

- Develop a playground equipment and safety surface replacement plan. Undertake routine inspections by a certified playground safety inspector.
- Provide physical barriers as appropriate between park activity areas and adjacent roadways, drives, and parking areas.
- Where possible, limit the extent of vehicle penetration into park sites and vehicular/ pedestrian conflict areas.
- Provide trails of adequate width for the intended user groups. Multi-use trails should be developed at a minimum width of eight feet wide. Heavily used multi-use trails may be developed at 10-or12-feet wide and trail connections or trails where space is limited could be reduced in width to 5-6-feet wide. Five-feet wide trails are the minimum width for a public recreation setting to meet the ADA criteria for an accessible route.

Quality Materials and Finishes – Use quality materials and finishes that withstand extensive public use, are aesthetically appealing, and project the high level of investment and pride in public assets.

- Consider using vinyl coated fencing in lieu of galvanized.
- Use concrete curb, installed flush with surround grade for playground edging in lieu of timbers.
- Use concrete or unit pavers for plaza areas in lieu of asphalt.
- Develop game courts with color surfacing.
- Develop sign standards that brand the community and park system. Include the Silver Spring Township Parks & Recreation logo.
- Consider the lifetime cost of maintaining park facilities, and choose materials that have proven longevity (e.g. split face block for park buildings in lieu of T-111 or vinyl siding).

Aesthetics and Beautification – Park sites should be settings which promote enjoyment of the outdoors and park development should enhance the beauty of the setting.

- Install landscaping at entries to announce and beautify the area.
- Install street trees in parking areas to reduce the ‘heat island’ effect and visually break up expanses of pavement.
- Buffer incompatible views with plantings.
- Plant deciduous trees throughout park sites to provide shade, provide spatial definition, and add visual interest.
- Plant colorful perennials and ornamental grasses at key locations in the park to add beauty. Work with local garden clubs to plant and maintain plantings.

- Create a ‘family’ of signs of similar design that unify the park and promote a brand.
- Incorporate site furnishing that are similar in style and color to unify the park in insert color.

Objective 6: Provide facilities for public uses that comply with accessibility and safety regulations and guidelines.

- Address accessibility requirements of the Americans with Disabilities Act (ADA) within existing parks. The ADA is federal legislation that prohibits discrimination and ensures equal opportunity for persons with disabilities in employment, state and local government services, public accommodations, commercial facilities, and transportation. Municipal parks are public accommodations and must meet the requirements of the ADA. The list below identifies ADA issues within Silver Spring Township park sites. The list is not an all-inclusive ADA audit of each park site, but highlights many of the ADA upgrades that should be incorporated as the parks are enhanced.
 - **Accessible Route** – Develop walkways to provide an accessible route from handicap parking spaces and sidewalks to and between recreation facilities. This requirement is lacking in several parks. Walkway should be developed to not exceed five-percent slope to be accessible. The trail in Pleasant View Park does not provide connections to each recreation facility and needs to be modified to meet accessible route criteria.
 - **Accessible Parking** – Provide stabilized handicapped parking space in each parking area. Paved accessible parking spaces should be developed in each parking area with pavement markings, handicap parking signs, and immediate access to an accessible route. Hidden Creek Park has accessible parking spaces in two parking areas, but each of the three parking areas should be developed with accessible parking spaces. Willow Mill Park parking areas do not all contain accessible parking. There are no accessible parking spaces in Paul Walters Memorial Park, pre-expansion.
 - **Playgrounds** – Playgrounds must offer play equipment that provides play options for the physically challenged. Playground manufacturers are aware of this requirement and work with communities as new playground equipment is specified to provide accessible play options. An accessible route must provide access to playground areas and the edging that contains the safety surface material at play equipment must be flush to allow access by persons with disabilities.
 - **Athletic Fields and Courts** – Athletic fields and courts must be accessible and provided with accessible spectator viewing areas and player accommodations. PA DCNR interprets this requirement to include an accessible route to players’ benches at both sides of ballfields and accessible viewing spaces adjacent to bleachers at athletic fields and courts. Fences surrounding courts should have

gates with clear opening widths and handles at specific heights that meet or exceed the ADA requirements to allow use by disabled athletes.

- **Park Amenities** – Picnic areas should offer accessible picnic tables. Every picnic table in a park need not provide this accommodation, but, as new tables are added, a percentage should be accessible models. There should be accessible picnic tables in each pavilion. Drinking fountains should be accessible models. When benches are provided along a trail, a clear stabilized area for a wheelchair should also be provided adjacent to benches.
- Provide play equipment that meets the safety criteria of the Consumer Product Safety Commission (CPSC) Guidelines for Public Playground Safety. The CPSC guidelines state “In playgrounds intended to serve children of all ages the layout of pathways and the landscaping of the playground should show the distinct areas for the different age groups. The areas should be separated at least by a buffer zone, which could be an area with shrubs or benches.” New play areas should be separated into areas for two to five-year old’s and six to twelve-year old’s. Willow Mill Park has a tot lot for two to five-year old’s and a second, separate area should be added for six to twelve-year old’s. Signs should identify age appropriate use of equipment.
- Playground safety inspections should occur on an ongoing basis and be conducted by a Certified Playground Safety Inspector (CPSI) or under the guidance of a CPSI.
- The bleachers should be evaluated for compliance with safety guidelines and accessibility requirements. The CPSC provides “Guidelines for Retrofitting Bleachers” which addresses the need for guardrails on bleachers as follows: “Guardrails should be present on the backs and portions of the open ends of bleachers where the footboard, seatboard or aisle is 30 inches or more above the floor or ground below. Bleaches with the top row nominally 30 inches above the ground may be exempt from this requirement.”
- It is important to identify and prioritize improvements needed to bring existing facilities into compliance with the ADA and CPSC. A phased implementation schedule should be developed and improvements should be included in the park/municipal capital improvement program budget.

Objective 7: Plan for the continued revitalization and improvement to Silver Spring Township parks through a comprehensive capital improvement program that outlines annual capital expenditures and cyclic improvements to the parks. Update the capital improvement program annually.

- Reference Appendix A – Capital Improvement Program.

Goal 2: Connect the community through a system of land and water trails and greenways.

Objective 1: Coordinate greenway and trail planning and development with regional partners and stakeholders.

- Coordinate with the Cumberland County Planning Commission, Tri-County Planning Commission, and Cumberland County Greenway and Open Space Coordinator regarding greenway and trail planning efforts and initiatives in Silver Spring Township.
- Coordinate with adjacent municipalities and the Cumberland Valley School District regarding greenway and trail initiatives that could extend regionally and link parks, schools, and community destinations. Forward this *Comprehensive Recreation, Parks and Open Space Plan* to entities responsible for regional and municipal plans to promote coordination and incorporation of initiatives into regional implementation efforts.
- Coordinate with the York County Rail Trail Authority and Dillsburg and Mechanicsburg Boroughs regarding the South Mountain Trolley Trail feasibility study.
- Coordinate with Pennsy Supply and the Silver Spring Township Sewer Authority regarding the development of the Sample Bridge Road to Millfording Road to Hidden Creek Park Link trail
- Coordinate with Cumberland Valley School District and private landowners regarding the development of the Mountain View Middle School and Winding Creek Elementary School to Vincent DiFilippo Nature Preserve to Hidden Creek Park Link.
- Work with PennDOT and the Silver Spring Township Public Works Departments, and the Silver Spring Township Sewer Authority to provide bicycle and pedestrian friendly facilities and accommodations when public roads, bridges, and utility corridors are upgraded or replaced.
 - Sample Bridge Road bridge is an important structure with the potential to link parks and schools and should be upgraded with pedestrian and bicycle accommodations.
 - Shoulder expansion may be needed on Woods Drive to develop bike lanes on both sides of the road.
 - Incorporate bike lanes along the shoulders of Hogestown Road (Route 114). This will require pavement striping and signage.
 - Work with the Silver Spring Township Sewer Authority to identify locations where sewer easements could facilitate trail extensions and connections.

Objective 2: Undertake initiatives that set the stage for the successful development of greenways and trails.

- Seek a grant from PA DCNR to undertake a Silver Spring Township Greenway and Trail Plan with the goal of creating a township-wide network of protected greenways, land and water trails, and bicycle accommodations.

- Work to raise public awareness about the benefits of greenways and trails throughout the community through a targeted public awareness campaign. The Silver Spring Township Recreation Advisory Council should lead this effort.
- Develop trails within Stony Ridge Park, Hidden Creek Park, Paul Walters Memorial Park, Potteiger Park, Vincent DiFilippo Nature Preserve, and Willow Mill Park to provide trail opportunities and to create momentum for trail initiatives and a broader understanding of trail benefits. Prioritize trail development in Stony Ridge Park and Paul Walters Memorial Park.
- Undertake improvements to make parks convenient for bicycle access by providing bike racks.
- Use the Silver Spring Township Official Map as a tool to acquire, extend, and connect trails throughout the community. Review and update the Official Map annually.
- Expand the trail network through the municipal planning process.
 - Seek rights-of-ways and access easements from developers when new residential subdivisions and land developments are proposed in areas designated for trails or trail links.
 - Require the construction of sidewalks along street frontage as part of subdivision and land development projects.
 - Prioritize the mandatory dedication of land for trails where trail corridors are planned.
 - Adopt ordinance provisions that promote “Complete Streets” concepts and strategies.
 - Review ordinance provisions that protect and buffer natural resources along designated greenway corridors to maximize benefit.
- Prioritize land protection along greenway corridor through mandatory dedication and the Silver Spring Township Land Preservation Program conservation easements.

Objective 3: Develop a greenway and trail network that protects the green corridors and linear natural resources of Silver Spring Township and connects neighborhood, parks, schools, and community destinations.

- Appoint the Recreation Advisor Council (RAC) or a sub-committee of the RAC as champion of creating a municipal greenway and trail system.
- Complete a Silver Spring Township Greenway and Trail Plan that explores the creation of a greenway and trail system for Silver Spring Township composed of greenways, bike lanes, bike accommodations, multi-purpose trails, trail links, sidewalks that connect with hubs, and water trails. Grant funding identified in Objective 2, above.

- Explore the trail and bike route links identified in the Plan:
 - Mountain View Middle School and Winding Creek Elementary School to Vincent DiFilippo Nature Preserve to Hidden Creek Park Link. Coordinate this effort with the Cumberland Valley School District.
 - Sample Bridge Road to Millfording Road to Hidden Creek Park Link.
 - Hidden Creek Park to Old Lambs Gap Road Link. Coordinate this effort with Hampden Township.
- Explores the bike lanes identified in the Plan:
 - Woods Drive between Silver Spring Road and the Carlisle Pike at the Cumberland Valley High School campus.
 - Hogestown Road (Route 114) between the Carlisle Pike and Mechanicsburg Borough.
- Evaluate local roads in terms of bicycle and pedestrian compatibility, working with transportation engineers familiar with bicycle and pedestrian facility development and integration of bicycle facilities and accommodations into existing roadway networks.
- Explore and identify sewer and other utility easements that will expand and enhance the trail system.
- Explore the potential of acquiring a western trailhead for the Conodoguinet Creek Water Trail near the municipal boundary with Middlesex Township.
- Develop trails based on the recommendations and guidelines presented in the Statewide Bicycle & Pedestrian Master Plan and AASHTO Guide for the Development of Bicycle Facilities.

Goal 3: Protect our open space and natural resources.

Objective 1: Conserve natural resource lands through various protection and acquisition techniques.

- Silver Spring Township should continue to develop progressive conservation strategies through ordinance provisions. Adopt a riparian buffer ordinance and an official map.
- Silver Spring Township should evaluate the ordinance setback from streams and wetlands and align with the latest recommendations of the PA Department of Environmental Protection and the Chesapeake Bay Program of the USDA.
- Continue to fund the Silver Spring Township Land Preservation Program.

- Review the mandatory dedication of parkland ordinance annually and update to align the land dedication formula and fee-in-lieu provision with the fair market value of land in Silver Spring Township (Reference Chapter 3).
- Amend the mandatory dedication of parkland ordinance to include mandatory dedication of parkland or fee-in-lieu to offset the impact of commercial development on recreation. Tie the land dedication formula and fee-in-lieu provision to the fair market value of commercial land in Silver Spring Township.
- Support the land conservation efforts of Cumberland County, Central Pennsylvania Conservancy, Conodoguinet Creek Watershed Association, PA Audubon, South Mountain Partnership, and other land trust, conservancies, and conservation groups active in the Cumberland County area. Partner with these entities as appropriate to advance conservation goals.
- Refine the Open Space Selection Guidelines to align with the conservation goals defined in the Silver Spring Township Comprehensive Plan (pending).

Objective 2: Promote expanded public appreciation and involvement in the conservation of natural resources in Silver Spring Township.

- Develop a strategic plan for public outreach and landowner education regarding opportunities and benefits of environmental conservation and resource protection and what landowners can do to promote conservation goals. The Vincent DiFilippo Nature Preserve provides a site for environmental education and environmental demonstration projects.
- Use the park sites to promote environmental awareness through demonstration projects and interpretative signage.
 - Enhance the riparian corridors in Willow Mill Park, Vincent DiFilippo Nature Preserve, and Hidden Creek Park.
 - Plant native meadow vegetation in Willow Mill Park, Vincent DiFilippo Nature Preserve, Stony Ridge Park, and Paul Walters Memorial Park.
 - Introduce landscaping and shade trees into the parks that are native to Pennsylvania.
 - Create rain gardens and promote infiltration to control stormwater runoff and recharge ground water resources.
- Promote landowner education about the importance of conservation through newsletter articles and recreation programs.
- Involve residents in open space conservation initiatives who believe in the cause and are willing and able to commit time and energy toward reaching conservation goals.

- Reach out to Pennsylvania American Water Company to explore the potential of joint programs to promote public awareness of the importance of the Conodoguinet Creek as a source of drinking water for the region and landowner initiatives that support source water protection.

Goal 4: Engage residents of all ages in recreation opportunities that promote active healthy living, connect people to nature, build strong family bonds, and create a sense of community.

Objective 1: Use the first year after adoption of this plan to formulate an approach to the development of the Program Management Plan.

Objective 2: Adopt four core program areas:

- Fitness and Sports
- Connecting People with Nature
- Lifelong Learning
- Community Special Events

Objective 3: Identify specific community needs and issues, including the needs of target groups that the Department is trying to reach.

- Craft the programs with support services to meet those needs.
- Consider expanding the Day Camp as a pilot project. It already has a waiting list and could be a significant revenue generator. Think big on this and establish a goal of creating the best, most talked about day camp in the Cumberland Valley. Include the four core program areas and structure it to serve the needs of working parents.
- As a pilot to the evaluation program, test out various ways to conduct program evaluations, such as End of Week Participant and Parent Evaluations to accommodate ready adjustments rather than waiting to season end for one evaluation. Other evaluations could include Focus Groups, Social Media, Email, Chatting with Parents on Site. This could serve as the Department's prototype on the evaluation component of recreation programming overall.
- When developing the programs, focus first on the needs of the target audience, then establish how they would benefit because of participating, and then choose the program to offer.
- Target children and families for the first level of service of organized programs. As the Department expands services phase in other target groups such as active aging adults, teens, culturally-based groups, or others that emerge.

Objective 4: Focus on providing and promoting recreation opportunities that citizens can undertake on their own.

- Include leisure counseling: types of information on the website and in social media to spur people to be active on their own.
- Facilitate and promote social gatherings through the provision of facilities that community groups can enjoy at their own discretion.

Objective 5: Develop a revenue philosophy and pricing plan based upon the formulas presented in this plan and adapted as warranted.

Objective 6: Set forth cost recovery and revenue goals on which to base program planning.

Objective 7: Develop an evaluation program that includes a mix of formal evaluations after the session, intercept surveys just asking people in passing their opinions, online commenting, monitoring, Facebook and other social media, focus groups, Recreation Advisory Council meetings, comment cards in public places, etc.

Objective 8: Formalize a promotional program. Tie this in with recommendations on branding the Department.

Objective 9: Create a pilot project to apply the Program Management Plan test that out and modify if for the betterment and ease of using it.

Goal 5: Continue the Township’s commitment to operational excellence and financial sustainability for public parks and recreation that will garner widespread public support.

Objective 1: Seek a Peer Grant to develop a formal written Maintenance Management Plan.

- Establish park quality standards.
- Create a workload cost tracking system.
- Designate cost centers.

Objective 2: Seek a Peer Grant or allocate funds to develop a Natural Resource Management and Stewardship Plan.

Objective 3: Change the title “Parks and Recreation Manager” to “Parks and Recreation Director” and evolve the position’s functions.

- Following close-out of grant projects, the Director should allocate 60-percent of time to partnership building and community engagement, 20-percent of programs and services, and 20-percent to administrative requirements, such as financial management, policies, and efficiency and effectiveness processes.

- Designate park planning as an official responsibility of the position.

Objective 4: Continue the present level of Township support for parks and recreation while increasing support for maintenance resulting from workload cost tracking information.

- Work toward increasing revenue generation from private sources, such as fees and charges, rentals, leases, grants, gifts, donations, partnerships and sponsorships.
- Update the Capital Improvement Program.

Objective 5: Provide training for the Recreation Advisory Council.

- Consider having an off-site council retreat once this plan is adopted to focus on implementation and RAC support and responsibilities.
- Work with RAC members to determine topics they would be interested in.
- Create a “welcome” package for new members and brief them on goals, RAC and Department operations, challenges, and initiatives.
- If outside assistance is needed, consider applying for a \$2,500 RecTAP grant to secure the services of an outside professional to assist in facilitating a designate effort or project.

Objective 6: Develop an Annual Work Program.

- The annual work program should contain specific goals for the year, as possible.
- Preparation for the development of the annual work program should include a review of the implementation plan for this Parks, Recreation, and Open Space Plan Update, an assessment of changing needs and emerging opportunities, and identification of three to five key projects.
- Emphasis should be on high quality in the provision of services and facilities not on quantity and “number crunching”.

Objective 7: Develop a five-year Employee Development Program.

- Conduct a needs assessment of all staff to determine the type of skills and expertise needed to build the expertise and capacity of the management team and staff.
- Allocate between one and two percent of the operating budget for employee development. One good idea from each training program should more than offset the cost of the training.

Strategies and Key Recommendations for Accomplishing the Goals

Implementing the **Silver Spring Township Comprehensive Recreation, Park and Open Space Plan** will require the enthusiasm and dedication of the Parks and Recreation staff and other Township personnel, the investment of time and money, and the commitment of elected officials. Momentum will be rooted in small successes over time. Key recommendations for accomplishing the **Plan** goals include:

1. **Adopt the Silver Spring Township Comprehensive Recreation, Park & Open Space Plan Update.**
2. **Early Implementation** – Build momentum for implementation by undertaking specific early actions. Adopt the Public Dedication of Land and Fees in Lieu for Parks and Recreation and the updated Park Ordinance.
3. **Take Care of Existing Facilities and Improve What We Have** – Improve the parks as recommended in the Plan to provide safe, accessible, and beautiful parks and recreation facilities. Prioritize park initiatives in the short term:
 - Complete park improvements listed on the CIP summary as “Low Hanging Fruit”. These are improvements that the Silver Spring Township Public Works Department can complete in-house with minimal investment and time.
 - Pursue a grant from PA DCNR to develop a master plan and natural resource management plan for Vincent DiFilippo Nature Preserve. Complete improvements to the park upon award of grant funding.
 - Continue to develop Stony Ridge Park and Paul Walters Memorial Park. Seek park development funding from PA DCNR.
4. **Pursue Trail Opportunities** – Develop trails in existing parks and coordinate with others to expand trails and pedestrian and bicycle accommodations throughout Silver Spring Township.
5. **Develop a Greenway and Trail Plan** – Seek grant funding to develop a Silver Spring Township Greenway and Trail Plan that will explore opportunities to protect open space and greenway, develop trails, and provide bicycle accommodations.
6. **Programs** – Continue to focus on the four core program areas of Fitness & Sports, Nature Children & Families, and Community Events. Develop an evaluation system in tandem with ongoing community engagement to anticipate program and service needs. Incorporate the new pricing policy to maximize revenues while retaining the foundational value that parks and recreation is an essential public service.
7. **Operations** – Change the title of the Parks and Recreation Manager to Parks and Recreation Director. Officially designate the function of Park Planning as a responsibility of the Parks and Recreation Manager(Director). Vest responsibility for all park planning and changes in parks with the Manager (Director). With the addition of a full-time and part-time recreation staff

positions, shift some of the Manager's time into partnerships development, support, and enhancement.

8. **Maintenance Management** – Develop a formal Park Maintenance Management Plan. Consider seeking a Peer Grant to help undertake this effort in collaboration with the park maintenance management team. Work toward workload cost tracking, reporting of tasks and work orders online functions.

Action Plan

The Action Plan sets forth the time frame for the actions that Silver Spring Township will undertake over the short, medium, and long term through 2028 to address the recommendations of this Plan. The Action Plan is organized around the five goals of the plan.

Goal 1					
Establish parks and recreation facilities as community destinations where residents can have fun, experience nature, socialize, and lead active healthy lifestyles.					
Project Key		Cost/Source/Responsibility	2019-2021	2022-2023	2025-2028+
√ Start Project → Continue Implementation					
Complete park planning					
■ Develop a master plan for Vincent DiFilippo Nature Preserve. Include a natural resource management plan that address the on-going maintenance of the Preserves natural resources.		\$35,000 / Twp. & DCNR grant / Staff time	√		
■ Update the master plan for Willow Mill Park.		\$25,000 / Twp. / Staff time	√		
■ Complete a feasibility study that explores the need for an indoor community recreation center with gymnasium and an indoor pool.		\$80,000 / Twp. & DCNR grant / Staff time			√
Undertake park development					
■ Develop Paul Walters Memorial Park as recommended in the 2015 master plan. Define multiple phases to align with funding opportunities.		\$6,617,200 / Twp. & DCNR grant / Staff time		√	
■ Develop Stony Ridge Park as recommended in the 2017 master plan.					
- Phase 1		\$TBD	√	√	√
- Phase 2		\$364,386 / Twp. & DCNR grant / Staff	√		
- Phase 3		\$1,885,827 / Twp. & DCNR grant / Staff		√	
- Phase 4		\$1,201,755 / Twp. & DCNR grant / Staff			√
- Phase 5		\$1,948,687 / Twp. & DCNR grant / Staff			√
- Phase 6		\$344,953 / Twp. & DCNR grant / Staff			√
- Phase 7		\$504,143 / Twp. & DCNR grant / Staff			√

Goal 1, continued					
Establish parks and recreation facilities as community destinations where residents can have fun, socialize, experience nature, and lead active healthy lifestyles.					
Project Key √ Start Project → Continue Implementation		Cost/Source/ Responsibilities	2019- 2021	2022- 2024	2025- 2028+
- Phase 8		\$784,475 / Twp. & DCNR grant / Staff			√
- Phase 9		\$698,058 / Twp. & DCNR grant / Staff			√
- Phase 10		\$1,937,725 / Twp. & DCNR grant / Staff			√
■ Develop Vincent DiFilippo Nature Preserve as recommended in this Plan and as master planned.		\$136,650 + TBD	√	→	
■ Develop Potteiger Park as recommended in this Plan.		\$113,310			√
■ Develop Willow Mill Park as recommended in this Plan and as master planned.		\$473,615 + TBD			√
■ Develop Pleasant View Park as recommended in this Plan		\$33,350			√
■ Develop Hidden Creek Park as recommended in this Plan		\$224,650			√
Target acquisition of Parkland.					
■ Revise the mandatory dedication of parkland ordinance based on a population ratio method that is tied to the fair market value of land.			→	→	→
■ Adopt mandatory dedication of parkland for commercial development.			√		
■ Acquire additional parkland.					
- Acquire parkland contiguous to existing park and municipal lands and along designated trails and greenways.			→	→	→
- Target acquisition of at least 159 acres of additional parkland by 2040 within two to three parks of 50-80+ acres in size.					
• Target land near the Cumberland Valley School District High School campus.			√		
• Target land north of Interstate 81 in Planning District #2 or #1.					√
- Seek land along the Conodoguinet Creek on the west side of the municipality for stream access.				√	

Goal 2					
Connect our community through a system of land and water trails and greenways.					
Project Key		Cost/Source	2019-2021	2022-2024	2025-2028+
√ Start Project	→ Continue Implementation				
Coordinate greenway and trail initiatives with local and regional partners and stakeholders.					
■ Coordinate with the Cumberland County Planning Commission, Tri-County Planning Commission, Cumberland County Greenway and Open Space Coordinator and other entities regarding greenway and trail initiatives.		Staff time	→	→	→
■ Coordinate greenway and trail initiatives with adjacent municipalities and the Cumberland Valley School District.		Staff time	→	→	→
■ Coordinate with the York County Rail Trail Authority and Dillsburg and Mechanicsburg Boroughs regarding the Dillsburg-Mechanicsburg Rail Trail.		Staff time	→	→	→
■ Coordinate with Pennsy Supply regarding the development of the Sample Bridge Road to Millfording Road to Hidden Creek Park Trail link.		Staff time	→	→	→
■ Coordinate with Cumberland Valley School District and private landowners regarding the Mountain View Middle School and Winding Creek Elementary School to Vincent DiFilippo Nature Preserve to Hidden Creek Park trail link.		Staff time	→	→	→
■ Work with PennDOT and Silver Spring Township to provide bicycle and pedestrian friendly facilities.		Staff time.	→	→	→
Set the stage for successful greenway and trail development.					
■ Seek a PA DCNR grant to complete a Township Greenway and Trail Plan		\$50,000 Twp. / DCNR grant / Staff time	√		
■ Raise awareness of the benefits of greenways and trails.		Staff time.	→	→	→
■ Develop trails in municipal parks.		Staff time.	√	→	→
■ Add park amenities to make bicycle use convenient.		Staff time.	√	→	→
■ Define trail and trail links on the Silver Spring Township official map.		Staff time	→	→	→
■ Expand the trail network through the municipal planning process.		Staff time.	→	→	→
■ Adopt ordinance provisions that promote Complete Streets concepts and strategies.			√		
Develop a greenway and trail network that protects green corridors and linear natural resources and connects neighborhoods, parks, schools and community destinations.					
■ Appoint the Recreation Advisory Board to champion creating a municipal greenway and trail system.		Staff time.	→		
■ Complete the Silver Spring Township Greenway and Trail Plan		Staff time		√	
■ Acquire a western water trailhead on the Conodoguinet Creek.					√

Goal 3					
Protect our open space and natural resources.					
Project Key		Cost/Source	2019-2021	2022-2024	2025-2028+
√ Start Project → Continue Implementation					
Conserve natural resource lands through various protection and acquisition techniques.					
■ Update ordinance buffer requirements at streams and wetlands to align with recommendations of PA DEP and the Chesapeake Bay Program of the USDA.		Volunteer and staff time.	√	→	→
■ Continue to fund the Silver Spring Township Land Preservation Program.			→	→	→
■ Review mandatory dedication and fee-in-lieu ordinance provisions annually and update to align with fair market value.			→	→	→
■ Support land preservation efforts of Cumberland County, Central Pennsylvania Conservancy, and other land trusts and conservancies active in the area.			→	→	→
■ Refine the Open Space Selection Guidelines to align with the conservation goals defined by the Silver Spring Township Comprehensive Plan.			√		
■ Develop a greater social media presence to promote recreation programs, special events and park use.		Volunteer and staff time.	√	→	→
Promote expanded public appreciation and involvement in the conservation of natural resources in Silver Spring Township.					
■ Develop a strategic plan for outreach and landowner education.		Staff time.	√	→	→
■ Use the parks to promote environmental awareness through demonstration projects:		Staff time.	√	→	→
■ Involve resident in open space conservation initiatives.					
■ Reach out to Pennsylvania American Water Company to explore joint program to promote public awareness of water quality issues and the Conodoguinet Creek.		Volunteer and staff time.	√	→	→

Goal 4

Engage residents of all ages in recreation opportunities that promote active healthy living, connect people with nature, build strong family bonds, and create a sense of community.

Project Key √ Start Project → Continue Implementation		Cost/Source	2019-2021	2022-2024	2025-2028+
Formulate an approach to the development of the Program Management Plan.					
■ Adopt four core program areas of Nature, Fitness & Sports, Children & Youth, and Community Events	Recreation Program Coordinator with support from Parks & Recreation manager	√	→	→	
■ Develop and implement a Partnership Program with the School District Sports Leagues, trail groups, conservation organizations, the business community and others.	Parks & Recreation Manager	√	→	→	
■ Continue to assess recreation needs as the population grows and changes.	Parks & Recreation Manager as leader with staff and partner support	→	→	→	
■ Develop and implement a program evaluation plan.	Recreation Program Coordinator with support from Parks & Recreation manager				
■ Focus on Children & Families in recreation services, continuing to identify their needs and building programs around those needs.	Recreation Program Coordinator as lead in program planning.	→	→	→	
■ Develop a program to increase public awareness about all recreation opportunities including self-directed, programs available with other community-based organizations, and programs offered by the Department. Expand use of social media.	Parks & Recreation Manager as leader with staff and partner support		√	→	
■ Adopt and implement a pricing plan and revenue strategy for programs and services incorporating the new formulas introduced in this plan.	Parks & Recreation Manager with support from Recreation Program Coordinator	√	→	→	

Goal 5

Continue the Township's commitment to operational excellence and financial sustainability for public parks and recreation that will garner widespread public support.

Project Key √ Start Project → Continue Implementation	Cost/Source	2019- 2021	2022- 2024	2025- 2028+
Seek a Peer Grant to develop a formal written Maintenance Management Plan.				
■ Change the title of the Parks & Recreation Manager to Parks & Recreation Director	Township Manager and Board of Supervisors	√		
■ Develop an Annual Work Program for the Parks and Recreation Department as well as for each staff member.	Parks & Recreation Manager as lead with support from staff.	→	→	→
■ Seek A Peer Grant to develop a formal written maintenance management plan	Parks & Recreation Manager seeks grant and retains a project Peer Consultant	√		
■ Implement the maintenance management plan	Parks & Recreation Manager seeks grant and retains a project Peer Consultant		→	→
■ Seek A Peer Grant to develop a stewardship plan	Parks & Recreation Manager seeks grant and retains a project Peer Consultant		√	
■ Implement the stewardship plan	Parks & Recreation Manager seeks grant and retains a project Peer Consultant			→
■ Continue to provide the present level of support for parks and recreation while working to increase maintenance support through the maintenance management system and increases warranted by new or improved parks and recreation facilities.	Township Manager and Board of Supervisors	→	→	→
■ Provide training for Recreation Advisory Council. Seek RecTAP grant for the training	Parks & Recreation Manager with support from RecTAP consultant		√	
■ Establish a five-year Employee Development Program	Parks & Recreation Director with staff participation and support of one-to-two percent of the operating budget.		√	
■ Implement the Employee Development Program			→	→

Appendix A - Capital Improvement Program

Appendix A - Capital Improvement Program

The recommendations of this **Plan** will require Silver Spring Township to make both capital and operating expenditures. Capital costs are influenced by a variety of factors. The size of the construction project, the type of construction project, the time of year the project is put out to bid, and many other factors will influence the bottom line. Many communities use their own work forces for all or part of a project and this can save considerable costs. Some communities are fortunate to secure funds through grants, donations, and business contributions.

The recommendations for proposed improvements itemized in this plan are incorporated into a cost opinion for each park in Silver Spring Township. These are generalized opinions based on the best available information. These cost opinions should be used for planning and initial budgeting purposes, as the cost are estimated without the benefit of a property line or topographic survey, park master plans, engineering studies or drawings, etc. Master Plans and Feasibility Studies are recommended for several parks and cost estimates should be provided as part of the planning process.

Projected costs are based on 2017 construction costs. Design, survey, engineering, contractor bond, insurance, and contingency costs have been included based on typical percentage of the projected development costs. These costs should be re-defined after an approach and scope are determined for each project.

Silver Spring Township - CIP Summary		
Park	CIP Estimate	Priority
Pleasant View Park	\$33,350	
Potteiger Park	\$113,310	4 th
Hidden Creek Park	\$224,650	
Paul Walters Memorial Park	\$6,617,200	2 nd
Willow Mill Park	\$473,615	
Stony Ridge Park	\$9,670,009	3 rd
Vincent DiFilippo Nature Preserve	\$136,650	1 st
TOTAL	\$17,268,784	

The Silver Spring Township Public Works Department has the personnel and skills to undertake small park improvement projects. Projects that could be readily undertaken by the Public Works Department and incorporated into their work schedule are identified as Low-Hanging Fruit Park Enhancements in the following table.

2018 Low-Hanging Fruit Park Enhancements		
Park(s)	Project	Cost Estimate
Pleasant View Park	Concrete pad and bleachers (21' long – 3 rows) at multipurpose field and softball field (4).	\$20,000
Hidden Creek Park	Install concrete bumper blocks in the existing parking area.	\$9,000
Hidden Creek Park	Install curbed islands in the existing parking area and plant deciduous trees.	\$47,000
Vincent DiFilippo Nature Preserve	Kiosk	\$4,500
Vincent DiFilippo Nature Preserve	Interpretative signs (4)	\$9,600

* Low-Hanging Fruit Park Enhancements are not included in the CIP Cost Opinions below.

Silver Spring Township Parks and Recreation Facilities Capital Improvement Program (CIP)					
Park Improvement	Quantity	Cost Opinion	2018-2020	2021-2023	2024-2027+
Pleasant View Park					
Improvements should upgrade existing facilities and provide an accessible trail and trail connections to facilities. Suggested improvements include:					
<ul style="list-style-type: none"> Trail modifications and extensions to meet the ADA. Add benches at the entrance to the tennis and basketball courts. 					
Site Preparation, Earthwork, Erosion Control					
Site preparation	LS	\$1,500			
Earthwork at trail	LS	\$1,000			
Erosion control & SWM	LS	\$2,250			
Sub-Total		\$4,750			
Trail Extensions					
Paved sections of 6' wide bituminous trail	LS	\$2,800			
Extend trail to facilities	LS	\$6,600			
Sub-Total		\$9,400			
Amenities					
Benches (4)	LS	\$4,800			
Amenities installation	LS	\$1,925			
Sub-Total		\$6,725			
Landscaping					
Seeding along trail and at improvements	LS	\$1,650			
Sub-Total		\$1,650			
General Project Costs					
Contingency (15%)	LS	\$3,375			
Bond, mobilization, and layout (12%)	LS	\$3,100			
Design, engineering, and permitting (15%)	LS	\$4,350			
Sub-Total		\$10,825			
TOTAL Pleasant View Park		\$33,350			√

Silver Spring Township Parks and Recreation Facilities Capital Improvement Program (CIP)					
Park Improvement	Quantity	Cost Opinion	2018-2020	2021-2023	2024-2027+
Potteiger Park					
Improvements to enhance safety and function at existing ballfield. Suggested improvements include:					
<ul style="list-style-type: none"> Remove existing ballfield appurtenances. Install new backstop and sideline fence. Install new players benches. Plant shade trees. Develop a gazebo Concrete pad at bleachers 					
Site Preparation, Earthwork, Erosion Control					
Site preparation and demolition	LS	\$1,500			
Sub-Total		\$1,500			
Ballfield Amenities					
Players benches (2)	LS	\$3,400			
Concrete pads at bleachers	LS	\$4,800			
Backstop	LS	\$18,000			
Sideline fence	LS	\$12,000			
Sub-Total		\$38,250			
Landscaping					
Seeding	LS	\$1,500			
Shade trees	LS	\$5,250			
Sub-total		\$6,750			
Amenities					
Gazebo	LS	\$30,000			
Sub-total		\$30,000			
General Project Costs					
Contingency (15%)	LS	\$11,475			
Bond, mobilization, and layout (12%)	LS	\$10,555			
Design, engineering, and permitting (15%)	LS	\$14,780			
Sub-Total		\$26,810			
TOTAL Potteiger Park		\$113,310			√

Silver Spring Township Parks and Recreation Facilities Capital Improvement Program (CIP)

Park Improvement	Quantity	Cost Opinion	2018-2020	2021-2023	2024-2027+
Hidden Creek Park					
The following improvements are proposed:					
<ul style="list-style-type: none"> ▪ Develop an accessible trail along the Conodoguinet Creek and extend the trail to the sewer plant. ▪ Develop an accessible trail that encircles the park site. ▪ Install benches and picnic tables along trails. 					
Site Preparation, Earthwork, Erosion Control					
Site preparation	LS	\$1,500			
Earthwork	LS	\$1,500			
Erosion control & SWM	LS	\$11,500			
Sub-Total		\$14,500			
Trail					
Paved 8' wide trail along Conodoguinet Creek and extend to sewer plant.	LS	\$31,600			
Pedestrian bridge	LS	\$48,000			
Paved 8' wide trail encircling park.	LS	\$27,350			
Sub-Total		\$106,950			
Amenities					
Benches (6)	LS	\$7,200			
Picnic tables (4)	LS	\$8,800			
Amenities installation	LS	\$6,400			
Sub-Total		\$22,400			
Landscaping					
Seeding	LS	\$7,800			
Sub-Total		\$7,800			
General Project Costs					
Contingency (10%)	LS	\$22,750			
Bond, mobilization, and layout (15%)	LS	\$20,950			
Design, engineering, and permitting (15%)	LS	\$29,300			
Sub-Total		\$73,000			
TOTAL Hidden Creek Park		\$224,650			√

Silver Spring Township Parks and Recreation Facilities Capital Improvement Program (CIP)

Park Improvement	Quantity	Cost Opinion	2018-2020	2021-2023	2024-2027+
Paul Walters Memorial Park					
The following improvements are proposed:					
<ul style="list-style-type: none"> ▪ Expanded parking areas. ▪ Walking trails. ▪ Relocated softball field, new softball field with overlapping multipurpose field ▪ Splash pad. ▪ Basketball, tennis, and volleyball courts. ▪ Paul Walters Memorial. ▪ Pedestrian entrance to Walden. ▪ Site amenities. ▪ Pavilions and structures. ▪ Utilities. ▪ Landscaping. ▪ Stormwater management and erosion control 					
Site Preparation, Earthwork, Erosion Control, Stormwater Mgmt.					
Site preparation, demolition	LS		\$29,000		
Earthwork and stormwater	LS		\$333,500		
Erosion control	LS		\$343,800		
Stormwater management	LS		\$343,800		
Sub-Total			\$1,050,100		
Trails					
10' wide loop trail	LS		\$178,400		
8' wide trail	LS		\$126,600		
6' wide trail	LS		\$10,600		
Earthen bike trail	LS		\$11,100		
Sub-Total			\$326,700		
Parking					
New parking, access drive	LS		\$81,400		
Existing parking, access drive improvements	LS		\$125,600		
Sub-Total			\$207,000		
Athletic Fields					
Relocated softball field	LS		\$35,400		
New softball field w overlapping multipurpose field	LS		\$44,400		
Sub-Total			\$79,800		
Sports Courts					
Basketball courts	LS		\$69,800		
Tennis courts	LS		\$83,700		
Volleyball court	LS		\$2,600		
Sub-Total			\$156,100		
Splash Pad					
Splash pad	LS		\$189,800		
Splash pad amenities	LS		\$17,500		
Splash pad safety surface	LS		\$36,000		
Sub-Total			\$243,300		
Paul Walters Memorial					
Paul Walters Memorial allowance	LS		\$148,200		
Sub-Total			\$148,200		

Park Improvement	Quantity	Cost Opinion	2018-2020	2021-2023	2024-2027+
Pedestrian Entrance to Walden					
Pedestrian entrance to Walden	LS	\$64,700			
Sub-Total		\$64,700			
Amenities					
Signage	LS	\$19,000			
Amenities	LS	\$107,400			
Amenities installation	LS	\$43,000			
Sub-Total		\$169,400			
Pavilions and Structures					
Single picnic table pavilions	LS	\$20,000			
Pavilion at playground	LS	\$46,700			
Gazebo	LS	\$28,000			
West pavilion	LS	\$35,000			
Bandshell/amphitheater	LS	\$110,000			
Bandshell/amphitheater seat wall	LS	\$26,400			
Shade sail at playground	LS	\$24,000			
Shade sail at basketball courts	LS	\$18,000			
North concession/ maintenance building	LS	\$528,000			
South concession/ maintenance building	LS	\$528,000			
Sub-Total		\$1,364,100			
Utilities					
Water line and appurtenances	LS	\$75,000			
Sanitary sewer and appurtenances	LS	\$18,000			
Electric line and appurtenances	LS	\$50,400			
Lighting	LS	\$128,000			
Sub-Total		\$271,400			
Landscaping					
Planting trees	LS	\$84,700			
Lawn seeding	LS	\$78,000			
Meadow seeding	LS	\$224,000			
Sub-Total		\$386,700			
General Project Costs					
Contingency (15%)	LS	\$670,100			
Bond, mobilization, and layout (12%)	LS	\$616,500			
Design, engineering, and permitting (15%)	LS	\$863,100			
Sub-Total		\$2,149,700			
TOTAL Paul Walters Memorial Park		\$6,617,200		√	√

Silver Spring Township Parks and Recreation Facilities Capital Improvement Program (CIP)					
Park Improvement	Quantity	Cost Opinion	2018-2020	2021-2023	2024-2027+
Willow Mill Park					
The following improvements are proposed:					
<ul style="list-style-type: none"> Develop an age-segregated playground and caregiver gathering area. Develop an accessible trail that encircles the park and connects to facilities. Develop a new pavilion. Reconfigure the vehicular drive throughout park (To be determined by Master Plan). Develop additional accessible parking spaces at the paddle craft launch. Enhance the riparian buffer of the Conodoguinet creek with native planting. Add a paddle craft launch near Huston Mill 					
Site Preparation, Earthwork, Erosion Control					
Site preparation	LS	\$3,000			
Earthwork	LS	\$3,000			
Erosion control & SWM	LS	\$34,000			
Sub-Total		\$40,000			
Trail					
Paved 8' wide trail	LS	\$67,250			
Sub-Total		\$67,250			
Parking Improvements					
HC parking spaces at launch	LS	\$2,400			
Sub-Total		\$2,400			
Pavilion					
Pavilion – medium, 16 tables	LS	\$32,000			
Concrete pad at pavilion	LS	\$9,200			
Pavilion installation	LS	\$12,800			
Sub-Total		\$54,000			
Playground					
Tot equipment	LS	\$28,000			
Youth equipment	LS	\$32,000			
Edging	LS	\$24,000			
Safety surfacing	LS	\$6,150			
Stone base, filter fabric, UD	LS	\$6,850			
Concrete plaza	LS	\$4,150			
Sub-Total		\$101,150			
Amenities					
Benches (8)	LS	\$9,600			
Picnic tables (6 along trail)	LS	\$13,200			
Amenities installation	LS	\$9,150			
Paddle craft launch	LS	\$8,000			
Sub-Total		\$39,950			
Landscaping					
Riparian buffer planting	LS	\$5,000			
Seeding	LS	\$10,000			
Sub-Total		\$15,000			
General Project Costs					
Contingency (15%)	LS	\$47,965			
Bond, mobilization, and layout (12%)	LS	\$44,125			
Design, engineering, and permitting (15%)	LS	\$61,775			
Sub-Total		\$153,865			
TOTAL Willow Mill Park		\$473,615			√

Silver Spring Township Parks and Recreation Facilities Capital Improvement Program (CIP)					
Park Improvement	Quantity	Cost Opinion	2018-2020	2021-2023	2024-2027+
Stony Ridge Park					
Refer to Chapter 6 – Stony Ridge Park for Probable Construction Cost Opinions for Stony Ridge Park. Ten phases of improvements are proposed which align with the 2017 Master Plan Update. Phase summary and Cost Opinion include:					
Phase 1 – Planning for Future Development, Updated Survey, Utility Feasibility Studies, Pre-Development Tasks					
Phase 1		TBD			
Phase 2 – Basketball Courts, Pavilion, Trail Link					
Phase 2		\$364,386			
Phase 3 – Pave Parking, Concession/Restroom, Trail Link					
Phase 3		\$1,885,827			
Phase 4 – Playground, Concession/Restroom, Trail Link					
Phase 4		\$1,201,755			
Phase 5 – Entrance, Trail Links, Maintenance Building					
Phase 5		\$1,948,687			
Phase 6 – Special Events Lawn, Trails, Tennis Courts, Utility Extensions					
Phase 6		\$344,953			
Phase 7 – Road to Maintenance Area, Multi-Purpose Fields					
Phase 7		\$504,143			
Phase 8 – Stadium Field, Parking, Lights					
Phase 8		\$784,475			
Phase 9 – Parking, Pavilion, Trail Link, Concession/Restroom					
Phase 9		\$698,058			
Phases 10 – Remaining Improvements					
Phase 10		\$1,937,725			
TOTAL Stony Ridge Park		\$9,670,009		√	√

Silver Spring Township Parks and Recreation Facilities Capital Improvement Program (CIP)					
Park Improvement	Quantity	Cost Opinion	2018-2020	2021-2023	2024-2027+
Vincent DiFilippo Nature Preserve					
The following improvements are proposed:					
<div><div></div><div>Install benches and adult swings along trail.</div><div>Develop trail extension and trail links (To be determined by Master Plan).</div><div>Environmental education amenities (To be determined by Master Plan).</div><div>Develop a picnic pavilion.</div><div>Stabilize stream access for fishing and paddle craft launch.</div><div>Enhance the riparian buffer with native planting.</div></div>					
Site Preparation, Earthwork, Erosion Control					
Site preparation and demolition	LS	\$1,500			
Earthwork	LS	\$2,500			
Erosion control & SWM	LS	\$8,500			
Sub-Total		\$12,500			
Pavilion					
Pavilion – small, 6 tables	LS	\$18,000			
Concrete pad at pavilion	LS	\$4,500			
Pavilion installation	LS	\$7,200			
Sub-Total		\$29,700			
Stabilized Stream Access					
Fishing access	LS	\$5,000			
Paddle craft launch	LS	\$20,000			
Sub-Total		\$25,000			
Amenities					
Benches (8)	LS	\$9,600			
Adult swing (1)	LS	\$3,600			
Amenities installation	LS	\$5,300			
Sub-Total		\$18,500			
Landscaping					
Riparian buffer planting	LS	\$5,000			
Seeding	LS	\$1,500			
Sub-Total		\$6,500			
General Project Costs					
Contingency (15%)	LS	\$13,850			
Bond, mobilization, and layout (12%)	LS	\$12,750			
Design, engineering, and permitting (15%)	LS	\$17,850			
Sub-Total		\$44,450			
TOTAL Vincent DiFilippo Nature Preserve		\$136,650	√		

Appendix B - Trail, Bike, & Running Routes

Legend

Eastern Cumberland County Regional Trails

Trail Name

CV Tourism Bureau Route

Existing PA Statewide Trails

Proposed on Road Route

Proposed Off Road Route

Priority Routes

2018 Preserved and Preservation In Process Properties

Easement Holder

APPA Easement

Central PA Conservancy

Cumberland County Conservation Easement

NLT Conservation Easements

PA Game Commission Land

SST Preservation Properties in Process

SST and CC Preservation Property in Process

SST and CC Preserved Property

SST and NLT Preserved Properties

The properties highlighted as preserved or in the process of being preserved is based off a draft list that may be updated in the near future.

Existing Silver Spring Township Bike Lanes (one side of road)

Parks, Open Space & AT Corridor

Public Facilities

Schools Located in Township

Conodoguinet Creek

SILVER SPRING TOWNSHIP

STS

8 Flowers Drive

Mechanicsburg, PA 17050

Silver Spring Township

Cumberland County, Pennsylvania

The map displays Silver Spring Township and its surrounding areas, including Perry County, Hampden Township, Mechanicsburg Borough, and Monroe Township. It features a network of trails: CV Tourism Bureau Routes (solid orange), Existing PA Statewide Trails (dashed blue), Proposed on Road Routes (dashed red), Proposed Off Road Routes (solid green), and Priority Routes (solid blue). Various land parcels are color-coded and patterned to represent different easement holders: APPA Easement (grey), Central PA Conservancy (yellow), Cumberland County Conservation Easement (tan), NLT Conservation Easements (purple), PA Game Commission Land (green), SST Preservation Properties in Process (orange), SST and CC Preservation Property in Process (red), SST and CC Preserved Property (blue), and SST and NLT Preserved Properties (red with diagonal lines). The map also shows existing bike lanes (solid black), parks and open space (green), public facilities (yellow stars), schools (black stars), and Conodoguinet Creek (light blue). Key landmarks include State Game Lands #170, Adventure Zone, Vincent Dilipppo Nature Preserve, Paul Walters Memorial Park, Pleasant View Park, and Stony Ridge Park. Major roads like PA-170, PA-108, and PA-109 are labeled. A north arrow and a scale bar (0 to 2 miles) are located in the bottom right corner.

(DRAFT)

Last Edited: 2/2/2018



Silver Spring Township Suggested Bike and Running Routes

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