

**WORCESTER TOWNSHIP
BOARD OF SUPERVISORS
MONTGOMERY COUNTY, COMMONWEALTH OF PENNSYLVANIA
RESOLUTION NO. 03-01
TAX LEVY RESOLUTION**

A RESOLUTION OF THE TOWNSHIP OF WORCESTER, County of Montgomery, Commonwealth of Pennsylvania, fixing the tax rates for the year 2003.

BE IT RESOLVED AND ENACTED, and it is hereby resolved and enacted by the Board of Supervisors of the Township of Worcester, County of Montgomery, Commonwealth of Pennsylvania:

That a tax be and the same is hereby levied on all real property within the Township of Worcester subject to taxation for the fiscal year 2003, as follows:

Tax rate for general purposes, the sum of .05 mill on each dollar of market valuation
Or the sum of .0005 cent on each one hundred dollars of market valuation.

The same being summarized in tabular form as follows:

	Mills on Each Dollar Of Market Valuation	Cents on Each One-Hundred Dollars of Market Valuation
Tax Rate for General Purposes	.05 Mill	.0005 Cent
TOTAL	.05 Mill	.0005 Cent

That any resolution or part of resolution, conflicting with this resolution be and the same is hereby repealed insofar as the same affects this resolution.

Adopted the 6th day of January, AD 2003.

WORCESTER TOWNSHIP

By: Frank L. Davey
FRANK L. DAVEY, Chairman
Board of Supervisors

Attest: Chase E. Kneeland
CHASE E. KNEELAND, Secretary

WORCESTER TOWNSHIP
BOARD OF SUPERVISORS
MONTGOMERY COUNTY, COMMONWEALTH OF PENNSYLVANIA
RESOLUTION NO. 03-02

WHEREAS, from time to time Township costs and expenses require the adjustment of Township fees.

NOW, THEREFORE, BE IT RESOLVED that the Worcester Township Board of Supervisors accepts and formally amends the fee schedule as set forth in Exhibit "A" which is attached hereto and made a part hereof.

APPROVED this 6th day of January 2003, by the Board of Supervisors of Worcester Township.

WORCESTER TOWNSHIP

By:


FRANK L. DAVEY, CHAIRMAN

Attest:


CHASE E. KNEELAND, SECRETARY

EXHIBIT "A"

**FEE SCHEDULE ADJUSTMENT
1/6/03**

CONSULTANTS' FEES		2002	2003	
Township Engineer		\$83.00	\$87.00	
Assistant Engineer		\$73.00	\$76.00	
Design Engineer		\$63.00	\$65.00	
Bldg. Inspector/Tech		\$55.00	\$56.00	
Draftsman		\$46.00	\$48.00	
Admin. Assistant		\$27.00	\$28.00	
Survey 3-Man Crew		\$850.00/day	\$875.00/day	½ day min.
Survey 2-Man Crew		\$750.00/day	\$775.00/day	½ day min.
Auto Charge		\$Per.IRS	\$0.34/mile	
Out-of Pocket Expense	At Cost		At Cost	
Postage, Reprod., Toll, Telephone	At Cost		At Cost	

**WORCESTER TOWNSHIP
BOARD OF SUPERVISORS**

MONTGOMERY COUNTY, COMMONWEALTH OF PENNSYLVANIA

RESOLUTION NO. 2003-03

A RESOLUTION AUTHORIZING THE CHAIRMAN AND SECRETARY TO EXECUTE THE SHUT-OFF AGREEMENT BETWEEN WORCESTER TOWNSHIP AND SUPERIOR WATER COMPANY WHICH IS ATTACHED HERETO AS EXHIBIT "A" AND AUTHORIZE SUPERIOR WATER COMPANY TO SHUT OFF THE SUPPLY OF WATER TO ANY PREMISES TO WHICH IT PROVIDES WATER SERVICE IN WHICH THE RENTALS, RATES AND CHARGES FOR SEWAGE OR SEWAGE TREATMENT SERVICE SUPPLIED BY TOWNSHIP ARE UNPAID AND ESTABLISH THE DUTIES, OBLIGATIONS, RESPONSIBILITIES AND LIABILITIES OF EACH PARTY.

WHEREAS, Worcester Township is engaged in supplying sewage service to the citizens and residents of Worcester Township, Montgomery County, Pennsylvania; and

WHEREAS, Superior Water Company is the owner and operator of water distribution systems serving many of the customers in Worcester Township; and

WHEREAS, Superior Water Company and the Board of Supervisors of Worcester Township desire to enter into a certain agreement authorizing Superior Water Company, at the request and direction of Township, to shut off the supply of water from Superior system to any premises to which it provides water service in which the rentals, rates and charges for sewage or sewage treatment service supplied by the Township are unpaid; and

WHEREAS, both parties desire and agree to enter into a written agreement specifically setting forth the duties, obligations, responsibilities and liabilities of each party to the other as more specifically set forth in the Agreement attached hereto as Exhibit "A".

NOW, THEREFORE, BE IT RESOLVED, that the Chairman and Secretary of the Worcester Township Board of Supervisors are hereby authorized to execute the Shut-off Agreement between the Worcester Township Board of Supervisors and Superior Water Company which is attached hereto as Exhibit "A".

DULY ADOPTED by the Board of Supervisors of Worcester Township this 19th day of February, 2003.

WORCESTER TOWNSHIP

By:

FRANK L. DAVEY, Chairman
Board of Supervisors

Attest:

CHASE E. KNEELAND, Secretary

Exhibit "A"

SHUT-OFF AGREEMENT

THIS AGREEMENT is made this _____ day of _____, 2002, by and between WORCESTER TOWNSHIP, a municipal corporation organized and existing under the laws of the Commonwealth of Pennsylvania, having an office for the transaction of business at 1721 Valley Forge Road, P. O. Box 767, Worcester, Pennsylvania, 19490 (hereinafter called the "Township") and SUPERIOR WATER COMPANY, a Pennsylvania public utility corporation with its principal place of business at 2960 Skippack Pike, P.O. Box 127, Worcester, PA 19490, (hereinafter called "Superior" or the "Water Company") (collectively "the Parties").

WITNESSETH:

THAT WHEREAS, the Township is engaged in supplying sewage service to the citizens and residents of Worcester Township, Montgomery County, Pennsylvania; and

WHEREAS, the Water Company, a corporation as aforesaid, is the owner and operator of a water distribution system serving the customers in the aforesaid area, under the applicable rules and regulations of the Pennsylvania Public Utility Commission; and

WHEREAS, the Water Company is authorized and required at the request and direction of the Township pursuant to the provisions of the Act of April 14, 1949, P.L. 482 53 P.S. §§ 2261. et seq., to shut-off the supply of water from Superior's system to any premises to which it provides water service in which the rentals, rates and charges for sewage or sewage treatment service supplied by the Township are unpaid.

WHEREAS, certain notice requirements relating to the shut-off of the supply of water are set forth therein and is the Act of November 25, 1978, P.L. 1255, No. 299, 68 P.S. §§ 399.1 et seq.; and

WHEREAS, both Parties agree to enter into a written agreement specifically setting forth the duties, obligations, responsibilities and liabilities of each party to each other and such agreement is specifically authorized by Section 4 of the Act of April 14, 1949, P.L. 482, 53 P.S. § 2264.

NOW THEREFORE, in consideration of the sum of ONE DOLLAR (\$1.00) and other good and valuable consideration, and the covenants hereinafter expressed, the Parties hereto do mutually agree as follows:

1. Upon written request by the Township specifying a premise to which the Township provides sewage service with regard to which the rentals, rates and charges for sewage or sewage treatment service shall not have been paid for a period of at least thirty days from the due date thereof, the Water Company shall proceed to shut-off the supply of water to such premises until it is advised in writing by the Township that all such overdue rentals, rates and charges, together with any interest thereon, have been paid or the Township directs otherwise; PROVIDED HOWEVER, that said written request be accompanied by a statement in writing by a responsible officer of the Township setting forth:

A. For any premise other than a residential building for which the landlord is the party responsible for the payment of sewer service:

- i. that the Township has given ten (10) days written notice of its intention to request the Water Company to shut-off the supply of water from its system to such premise to the person liable for the payment of such rentals and charges;
- ii. that there has been posted a written notice to this effect at the main entrance to the premise; and

- iii. that the Township has not received a written statement under oath or affirmation from the person liable for the payment of the said rentals and charges stating that the said owner has a just defense to the claim or part thereof.
- B. For any residential building for which the landlord is responsible for the payment of sewer service:
- i. that the Township has given the landlord at least thirty-seven (37) days' written notice of the proposed termination and has given a copy of the notice to the appropriate governmental agency (the Department of Licenses and Inspections of any city of the first class; the Department of Public Safety of any city of the second or third class; and the County Public Health Department in any other political subdivision).
 - ii. that the termination notice contained the following:
 - a. the amount owed the sewer system by the landlord for each affected account;
 - b. the date on or after which water service will be discontinued;
 - c. the date on or after which the Township will notify tenants of the proposed termination of water service and their rights;
 - d. a statement of the obligation of the landlord to provide the Township with the names and addresses of every affected tenant or to pay the amount due the Township or make an

arrangement with the Township to pay, the balance, including a statement that this list must be provided or payment or arrangement must be made within seven (7) days of receipt of the notice, and of the penalties and liability which the landlord may incur by failure to comply (a civil penalty of not more than \$500 for each day of failure to respond, plus reasonable attorneys' fees); and

- e. a statement of the right of the landlord to stay the notification of tenants by filing a petition with the Court disputing the right of the Township to cause termination of water service.
- iii. that at least seven (7) days after notice to the landlord and at least thirty (30) days before any termination of service, each tenant was provided notice of the proposed termination of water service, the notice containing:
- a. the date on which the notice was rendered;
 - b. the date on or after which water service will be discontinued;
 - c. a statement of the circumstance under which service to the affected tenant may be continued;
 - d. the bill for the thirty (30) day period preceding the notice to the tenants;
 - e. a statement of the statutory rights of a tenant to deduct the amount of any direct payment to the Township from any

rent payments then, or thereafter due; to be protected against any retaliation by the landlord for exercising such statutory right, and to recover money damages from the landlord for any such retaliation;

- f. a statement that the tenants may make payment to the Township on account of nonpayment by the landlord only by check or money order drawn by the tenant to the order of the sewer system;
 - g. a telephone number at the Township which a tenant may call for an explanation; and
 - h. a statement that the information in the notice to tenants was also posted by the Township in those common areas of the premises where it is likely to be seen by the affected tenants.
- iv. that the landlord has not paid the amount due or made an arrangement to pay the amount;
 - v. that the landlord has not filed an unresolved petition with the Court disputing the right of the Township to cause termination of the water service; and
 - vi. that the tenants have not exercised their rights to continued service.

2. The Township shall pay to Superior concurrently with the delivery of the written request mentioned in Section 1, above; the sum of Thirty-Five Dollars (\$35.00) to cover the Water Company's cost of shutting off the water supply to each premise listed in such request. The Township shall also pay to Superior, upon its request therefore, the further sum of Thirty-

Five Dollars (\$35.00) to cover Superior's cost of restoring water service to each such premise. In the event that the actual cost incurred by Superior in discontinuing and restoring water service to any such premises is more than the \$35.00 charge, the Township shall remit the actual cost thereof to Superior based on time, material, transportation and other fixed charges. The fees fixed hereunder may be amended from time to time as agreed by the Parties.

3. The Township shall pay to Superior the estimated loss of water revenues resulting from each such shut-off made hereunder. Such estimated loss of water revenues shall be based upon the actual period of time during which the supply of water is shut-off in each instance and the average water revenue received by the Water Company for a like period of time during the year prior to such shut-off from the class of customer involved in each instance, as determined from the books and records of the Water Company. The estimated loss of revenue shall be billed by the Water Company to the Township periodically at the same time as the Water Company would have billed the customer if the water had not been shut-off, and the Township shall pay each such bill within thirty (30) days of receipt thereof.

4. Superior shall not be liable for any loss, damage or other claim asserted by any property owner, person or corporation based on or arising out of the shutting off of such supply of water pursuant to this Agreement. The Township shall indemnify and hold harmless the Water Company, its agents, officers, servants or employees from any such loss, damage or other claim arising out of said activity pursuant to the terms of the Agreement. The Township shall pay all reasonable attorney fees associated with any defense Superior shall be required to undertake as a result of complying with this Agreement. The Township further agrees that Superior shall be included as an "added insured" to the Township's general liability insurance policy, or any other appropriate insurance coverage maintained by the Township. Notwithstanding the aforementioned language, the Township shall not be responsible for any loss, damage or claim

asserted by said owner, person or corporation due to negligence on the part of Superior, its agents, officers, servants or employees, while performing any services for the Township pursuant to this agreement.

5. If a dispute shall arise between the Parties hereto regarding any of the provisions of this Agreement, such dispute may be submitted by either of the Parties to the Pennsylvania Public Utility Commission, whose decision, unless reversed on appeal, shall be final.

A. This Agreement may be terminated by either of the Parties hereto by ten (10) days written notice given to the other Party at its principal place of business.

B. The principal place of business of each Party is set forth in the introduction paragraph of this Shut-off Agreement

6. This Agreement shall become effective thirty (30) days after Superior has filed a copy thereof with the Pennsylvania Public Utility Commission or, in the event that the said Commission institutes an investigation, or extends the time for consideration, at such time as the said Commission grants its approval thereof.

7. Superior shall have the right to increase the above-referenced amount of Thirty-Five Dollars (\$35.00) from time to time, in the event that the cost to Superior for performing the service hereunder increases, upon sixty (60) days' written notice to the Township. It is further understood and agreed that the aforesaid amount of Thirty-Five Dollars (\$35.00) for the shutting off and restoring of water service under the provisions of this Agreement shall be automatically increased to coincide with the charges for shutting off water service and restoring water service contained in the Company's tariff as on file with and approved by the Pennsylvania Public Utility Commission from time to time.

8. Notwithstanding the provisions of this Agreement, it is understood and agreed by the parties hereto that Superior shall be required to comply with any existing regulations of the Pennsylvania Public Utility Commission relating to notice before termination, in addition to providing any notice that might otherwise be required under this contract or any applicable law or ordinance.

IN WITNESS WHEREOF, the Parties hereto have caused these presents to be signed and attested by their proper officers and their respective seals to be hereto axed the day and year first above written.

ATTEST:

WORCESTER TOWNSHIP



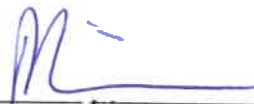


Chairman

Board of Supervisors

ATTEST:

SUPERIOR WATER COMPANY



DAVID J. MAKAW, President CEO

, Secretary

**WORCESTER TOWNSHIP
BOARD OF SUPERVISORS**

MONTGOMERY COUNTY, COMMONWEALTH OF PENNSYLVANIA

RESOLUTION NO. 03-04

TRIER TRACT

PRELIMINARY/FINAL SUBDIVISION APPROVAL

WHEREAS, RUSSEL S. TRIER (“Developer”) is the owner and developer of a certain tract of land situate in Worcester Township with frontage on Hollis Road consisting of 7.04 ± acres (the “**Development**”), which is more particularly shown on plans prepared by Hibbeln Engineering Company, LLC, being plans consisting of five (5) sheets dated March 15, 2002, with a last revision date as set forth on Exhibit "A" (the “**Plans**”), setting forth the proposed subdivision of the tract into two (2) residential lots in accordance with those Plans; and

WHEREAS, the Plans hereinabove described are being incorporated into this Preliminary/Final Subdivision Approval by reference; and

WHEREAS, Developer has previously obtained and supplied or will obtain and supply to the Township all applicable permits from all Authorities, Agencies and Municipalities having jurisdiction in any way over the Development; and

WHEREAS, the Developer desires to obtain preliminary/final subdivision approval of the Plans from Worcester Township in accordance with Section 508 of the Pennsylvania Municipalities Planning Code;

NOW, THEREFORE, BE IT RESOLVED, that Worcester Township hereby grants preliminary/final approval of the Development as shown on the Plans subject, however, to the following conditions:

1. At this time, the Worcester Township Board of Supervisors waives strict compliance with the following provisions of the Worcester Township Subdivision and Land Development Ordinance:

- a. Section 130-18.A.1 and 130-18.B requiring curbing and sidewalk;
- b. Section 130-28.E.1.e regarding submission of a tree survey plan;
- c. Section 130-28.G.4 regarding street tree requirements;
- d. Section 130-28.G.5 requiring softening buffers;
- e. Section 130-34.A.1 regarding drafting standards and plan scales; and
- f. Section 130-33.C.1 regarding the depiction of existing features within 400 feet on the Plans.

2. Although the maintenance of all detention basins and surface stormwater drainage easements shall be the responsibility of the lot owner on whose lot said facilities are located, Developer shall, prior to the Township executing the Plans, reserve easements in favor of the Township so that the drainage facilities may be maintained by the Township (with all expenses being charged to the appropriate property owner) in the event that the maintenance responsibilities of the individual lot owners are not fulfilled after reasonable notice to do so.

3. Prior to the Township's execution of the Plans, Developer agrees to execute a Subdivision and Escrow Agreement with Worcester Township in which the Developer shall obligate itself to complete all of the public improvements shown on the Plans in accordance with Township criteria and specifications as well as to secure the completion of the said public improvements by posting satisfactory financial security as required by the Pennsylvania Municipalities Planning Code.

4. The Development shall be constructed in strict accordance with the content of the Plans, this Preliminary/Final Approval Resolution and the terms and conditions of the above-

described Subdivision and Escrow Agreement, the entire contents of which are incorporated herein by reference.

5. The cost of accomplishing, satisfying and meeting all of the terms and conditions and requirements of the Plans and Notes to the Plans, this Preliminary/Final Approval Resolution and the Subdivision and Escrow Agreement shall be borne entirely by the Developer and shall be at no cost to the Township.

6. Developer shall provide the Township Manager and the Township Engineer with at least seventy-two (72) hours notice prior to the initiation of any grading or ground clearing (whether for the construction of public improvements or in connection with individual building lots themselves) so that the Township may certify that all appropriate erosion and sedimentation control facilities have been properly installed and also that snow fencing or other types of boundary markers (acceptable to the Township) have been installed to protect such trees as are specifically proposed not to be eliminated during the construction of the Development.

7. Consistent with Section 509(b) of the Pennsylvania Municipalities Planning Code (as amended) the payment of all applicable fees and the funding of all escrows under the Subdivision and Escrow Agreement must be accomplished within ninety (90) days of the date of this Resolution unless a written extension is granted by Worcester Township. Until the applicable fees have been paid and the escrows fully funded, the final plat or record plan shall not be signed nor recorded. In the event that the fees have not been paid and the escrow has not been funded within ninety (90) days of this Resolution (or any written extension thereof), this contingent subdivision approval shall expire and be deemed to have been revoked.

8. Under the provisions of the Pennsylvania Municipalities Planning Code, the Developer has the right to accept or reject conditions imposed by the Board of Supervisors upon final approval. In the absence of an appeal of a notice of rejection filed in writing within thirty (30)

days from the date of this resolution, the conditions set forth herein shall be deemed to have been accepted by the applicant. If the township receives written notice of an appeal or rejection of any of the conditions set forth herein within thirty (30) days from the date of this resolution, this approval shall be deemed to have been automatically rescinded.

APPROVED at the public meeting of the Worcester Township Board of Supervisors held on February 19, 2003.

WORCESTER TOWNSHIP

By: 
FRANK L. DAVEY, Chairman
Board of Supervisors

Attest: 
CHASE E. KNEELAND, Secretary

EXHIBIT "A"

<u>Sheet No.</u>	<u>Description</u>	<u>Origination Date</u>	<u>Date Last Revised</u>
1	Subdivision Plan	3/15/02	8/9/02
2	Existing Features Plan	3/15/02	8/9/02
3	Grading and Drainage Plan	3/15/02	8/9/02
4	Utility and Landscape Plan	3/15/02	8/9/02
5	Erosion and Sediment Control Plan	3/15/02	8/9/02

**WORCESTER TOWNSHIP
BOARD OF SUPERVISORS**

MONTGOMERY COUNTY, COMMONWEALTH OF PENNSYLVANIA

RESOLUTION NO. 03-05

RIEGER TRACT

FINAL SUBDIVISION APPROVAL

WHEREAS, DANIEL AND LAUREN RIEGER (“Developer”) are the owners and developers of a certain tract of land situate in Worcester Township with frontage on Hollow Road, consisting of 32.88 ± acres (the **“Development”**), which is more particularly shown on plans prepared by Chambers Associates, Inc., being plans consisting of eight (8) sheets dated April 4, 2002, with a last revision date being December 2, 2002 (the **“Plans”**), setting forth the creation of two (2) new residential building lots and the consolidation of two (2) lots for the existing house and barn in accordance with those Plans; and

WHEREAS, an index of the Plans is attached hereto as Exhibit "A" and incorporated herein by reference.

WHEREAS, the Plans hereinabove described are being incorporated into this final approval resolution by reference; and

WHEREAS, the Developer desires to obtain final subdivision approval of the Plans from Worcester Township (the **“Township”**) in accordance with Section 508 of the Pennsylvania Municipalities Planning Code;

NOW, THEREFORE, BE IT RESOLVED that Worcester Township hereby grants final approval of the Development as shown on the Plans subject, however, to the following conditions:

1. At this time, the Worcester Township Board of Supervisors waives strict compliance with the following provisions of the Worcester Township Subdivision and Land Development Ordinance:

a. Section 130-18.A.1 requiring sidewalks along all public streets;

b. Section 130-18.B.1 requiring curbing along all public streets;

c. Section 130-33.C.1 requiring depiction of existing features within 400 feet of the site to be shown on the Plans; and

d. Section 130-16.C.2 requiring public improvements along Hollow Road.

2. Prior to recording the Plans, Developer shall resolve to the satisfaction of the Township Engineer and the Township Board of Supervisors all issues raised in the Township Engineer's review letter dated December 12, 2002.

3. Developer shall provide Township with detailed metes and bounds descriptions of all applicable utility easements being reserved over any of the lots of the Development. In addition, Developer shall provide Township with true and correct copies of any utility easement, including stormwater, over adjacent properties which easements may be necessary for the development to adequately serve the lots with such facilities.

4. Although the maintenance of all detention basins and surface stormwater drainage facilities and easements shall be the responsibility of the property owner on whose property said facilities and easements are located, Developer shall reserve easements in favor of the Township on an easement form to be provided by the Township Solicitor so that the drainage facilities may be maintained by the Township with all expenses being charged to the appropriate property owner in the event that the maintenance responsibilities of the said property owners are not fulfilled after reasonable notice from the Township to do so.

5. Prior to the Township's execution of the Plans, Developer agrees to execute a Subdivision and Escrow Agreement with Worcester Township in which the Developer shall obligate itself to complete all of the public improvements shown on the Plans in accordance with Township criteria and specifications as well as to secure the completion of the said public improvements by posting satisfactory financial security as required by the Pennsylvania Municipalities Planning Code.

6. The Development shall be constructed in strict accordance with the content of the Plans, the terms and conditions of the Preliminary Approval Resolution 2002-30 dated December 18, 2002 and the terms and conditions of the above-described Subdivision and Escrow Agreement, the entire contents of which are incorporated herein by reference.

7. The cost of accomplishing, satisfying and meeting all of the terms and conditions and requirements of the Plans and Notes to the Plans, Preliminary Approval Resolution 2002-30, this Final Approval Resolution and the Subdivision and Escrow Agreement shall be borne entirely by the Developer and shall be at no cost to the Township.

8. Developer shall provide the Township Manager and the Township Engineer with at least seventy-two (72) hours notice prior to the initiation of any grading or ground clearing (whether for the construction of public improvements or in connection with individual building lots themselves) so that the Township may certify that all appropriate erosion and sedimentation control facilities have been properly installed and also that snow fencing or other types of boundary markers (acceptable to the Township) have been installed to protect such trees as are specifically proposed not to be eliminated during the construction of the Development.

9. Consistent with Section 509(b) of the Pennsylvania Municipalities Planning Code (as amended) the payment of all applicable fees and the funding of all escrows under the Subdivision and Escrow Agreement must be accomplished within ninety (90) days of the date of

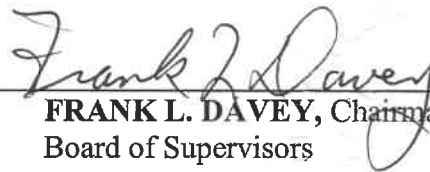
this Resolution unless a written extension is granted by Worcester Township. Until the applicable fees have been paid and the escrows fully funded, the final plat or record plan shall not be signed nor recorded. In the event that the fees have not been paid and the escrow has not been funded within ninety (90) days of this Resolution (or any written extension thereof), this contingent subdivision approval shall expire and be deemed to have been revoked.

10. Under the provisions of the Pennsylvania Municipalities Planning Code, the Developer has the right to accept or reject conditions imposed by the Board of Supervisors upon final approval. In the absence of an appeal of a notice of rejection filed in writing within thirty (30) days from the date of this resolution, the conditions set forth herein shall be deemed to have been accepted by the applicant. If the township receives written notice of an appeal or rejection of any of the conditions set forth herein within thirty (30) days from the date of this resolution, this approval shall be deemed to have been automatically rescinded.

APPROVED at the public meeting of the Worcester Township Board of Supervisors held on February 19, 2003.

WORCESTER TOWNSHIP

By: _____


FRANK L. DAVEY, Chairman
Board of Supervisors

Attest: _____


CHASE E. KNEELAND, Secretary

EXHIBIT "A"

<u>Sheet No.</u>	<u>Description</u>	<u>Origination Date</u>	<u>Date Last Revised</u>
1	Record Plan	04/04/02	12/02/02
2	Grading Plan	04/04/02	12/02/02
3	Grading Plan	04/04/02	12/02/02
4	Erosion and Sediment Control Plan	04/04/02	12/02/02
5	Erosion and Sediment Control Plan	04/04/02	12/02/02
L1	Landscape Plan (McCloskey & Faber, P.C.)	10/31/02	12/02/02
L2	Landscape Details (McCloskey & Faber, P.C.)	10/31/02	12/02/02
8	Detail Sheet	04/04/02	12/02/02

WORCESTER TOWNSHIP
BOARD OF SUPERVISORS
COMMONWEALTH OF PENNSYLVANIA
RESOLUTION NO. 03-06

AUTHORIZATION FOR APPROVING FIRE DEPARTMENT ACTIVITIES

WHEREAS, the Worcester Township Volunteer Fire Department has requested permission to engage in the following ancillary activities

1. Parades (including the annual Santa Claus community visit)
2. Picnics
3. Bar-B-Ques, and in particular:

Worcester Volunteer Fire Department Ladies Sale, May 3, 2003; Farmers Union Horse Company Show, June 1, 2003; Worcester Volunteer Fire Department 5 K Run, June 14, 2003; Lutheran Church of the Trinity Bazaar, August 19 – 23, 2003; Worcester Volunteer Fire Department Bar-B-Que, August 23, 2003; Ladies Aid of the Schwenkfelder Church at the Variety Club Camp, September 13, 2003; Fire Prevention at Merry Mead, October 11, 2003; Worcester Volunteer Fire Department Ladies Craft Show, November 15, 2003; Wentz Church Bazaar, December 6, 2003; Live Nativity at Merry Mead Farm, December 2003.

WHEREAS, the Board of Supervisors of Worcester Township recognizes the importance of these ancillary activities, authorization is also granted for the Fire Department and Fire Police to assist other County Fire Departments and other community organizations in any traffic and crowd control needed at emergencies and civic activities. Special authorization for crowd control upon verbal approval of a least one Supervisor

can be granted upon request by a Township business or resident as deemed necessary for emergency or safety situations. When doing any of the aforementioned duties, they shall be considered to have been done at the specific request of the Board of Supervisors.


NOW, THEREFORE, BE IT RESOLVED, that the Worcester Township Board of Supervisors approves and authorizes the Fire Department to participate in the above activities in addition to those activities recognized and designated under 73 P.S., 601(a)(1) of the Pennsylvania Workers' Compensation Act; and further

In accordance with this authorization the Fire Department may only participate in the above-approved ancillary activities through December 31, 2003, after which time the Worcester Township Board of Supervisors will review the ancillary activities.

APPROVED, this 19th of February, by the Board of Supervisors of Worcester Township.

**WORCESTER TOWNSHIP
BOARD OF SUPERVISORS**

By:


FRANK L. DAVEY, CHAIRMAN

Attest:


CHASE E. KNEELAND, SECRETARY

**WORCESTER TOWNSHIP
BOARD OF SUPERVISORS**

MONTGOMERY COUNTY, COMMONWEALTH OF PENNSYLVANIA

RESOLUTION NO. 03-07

VOLPE ROOFING

FINAL LAND DEVELOPMENT APPROVAL

WHEREAS, GARY and JANET VOLPE (“Developer”) are the owners and developers of a certain tract of land situate in Worcester Township with frontage on Germantown Pike, consisting of 2.9844 ± acres (the “**Development**”), which is more particularly shown on plans prepared by Ludwig Engineering Company, being plans consisting of eight (8) sheets dated June 25, 2002, with last revision dates as set forth on Exhibit "A" (the “**Plans**”), setting forth the proposed construction of a new building in accordance with those Plans; and

WHEREAS, the schedule of Plans attached hereto as Exhibit "A" is incorporated herein by reference.

WHEREAS, the Developer desires to obtain final approval of the Plans from Worcester Township (the “Township”) in accordance with Section 508 of the Pennsylvania Municipalities Planning Code;

NOW, THEREFORE, BE IT RESOLVED, that Worcester Township hereby grants final approval of the Development as shown on the Plans subject, however, to the following conditions:

1. At this time, the Worcester Township Board of Supervisors waives strict compliance with the following provisions of the Worcester Township Subdivision and Land Development Ordinance:

a. Section 130-28.G(5)(b) requiring a softening buffer along the rear property line in lieu of the softening buffer depicted on the Plans;

b. Section 130-24.B(4)(f)(11) regarding the construction of a concrete low-flow channel in the bottom of the detention basin.

2. The requirements of Section 130-14.K of the Worcester Township Subdivision and Land Development Ordinance requiring public improvements along Germantown Pike, including widening, curbing, sidewalks and associated acceleration/deceleration lanes are hereby deferred in lieu of adding the following note to the Plans prior to recording:

Owner/Developer agrees to install curbing and/or sidewalks and/or acceleration/deceleration lanes along the property frontage on Germantown Pike at such time in the future as the Township Board of Supervisors, in its sole discretion, determines such improvements are necessary. Failure to complete the designated improvements within six (6) months of written notice from the Township shall constitute a zoning violation enforceable by all means permitted by the Municipalities Planning Code. This provision shall be a covenant running with the land binding the current property owner and all future property owners.

3. The Development shall be constructed in accordance with all conditions required by the Worcester Township Zoning Hearing Board as set forth in the decision on Application 02-13 rendered on April 23, 2002.

4. Developer shall obtain and deliver to Township all appropriate permits and approvals required for the Development of the property from all agencies or bodies having jurisdiction over this Development.

5. Developer shall provide Township with detailed metes and bounds descriptions of all applicable utility easements being reserved over the Development. In addition, Developer shall provide Township with true and correct copies of any utility easement,

including stormwater, over adjacent properties which easements may be necessary to adequately serve the Development with such facilities.

6. Although the maintenance of all detention basins and surface stormwater drainage facilities and easements shall be the responsibility of the property owner on whose property said facilities and easements are located, Developer shall reserve easements in favor of the Township on an easement form to be provided by the Township Solicitor so that the drainage facilities may be maintained by the Township with all expenses being charged to the appropriate property owner in the event that the maintenance responsibilities of the said property owners are not fulfilled after reasonable notice from the Township to do so.

7. Prior to the Township's execution of the Plans, Developer agrees to execute a Land Development Agreement with Worcester Township in which the Developer shall obligate itself to complete all of the public improvements shown on the Plans in accordance with Township criteria and specifications as well as to secure the completion of the said public improvements by posting satisfactory financial security as required by the Pennsylvania Municipalities Planning Code.

8. The Development shall be constructed in strict accordance with the content of the Plans, the terms and conditions of the Preliminary Approval Resolution 2002-25 dated November 20, 2002 and the terms and conditions of the above-described Land Development Agreement, the entire contents of which are incorporated herein by reference.

9. The cost of accomplishing, satisfying and meeting all of the terms and conditions and requirements of the Plans and Notes to the Plans, Preliminary Approval Resolution 2002-25, this Final Approval Resolution and the Land Development Agreement shall be borne entirely by the Developer and shall be at no cost to the Township.

10. Developer shall provide the Township Manager and the Township Engineer with at least seventy-two (72) hours notice prior to the initiation of any grading or ground clearing (whether for the construction of public improvements or in connection with the building itself so that the Township may certify that all appropriate erosion and sedimentation control facilities have been properly installed and also that snow fencing or other types of boundary markers (acceptable to the Township) have been installed to protect such trees as are specifically proposed not to be eliminated during the construction of the Development.

11. Consistent with Section 509(b) of the Pennsylvania Municipalities Planning Code (as amended) the payment of all applicable fees and the funding of all escrows under the Subdivision and Escrow Agreement must be accomplished within ninety (90) days of the date of this Resolution unless a written extension is granted by Worcester Township. Until the applicable fees have been paid and the escrows fully funded, the final plat or record plan shall not be signed nor recorded. In the event that the fees have not been paid and the escrow has not been funded within ninety (90) days of this Resolution (or any written extension thereof), this contingent subdivision approval shall expire and be deemed to have been revoked.

12. Under the provisions of the Pennsylvania Municipalities Planning Code, the Developer has the right to accept or reject conditions imposed by the Board of Supervisors upon final approval. In the absence of an appeal of a notice of rejection filed in writing within thirty (30) days from the date of this resolution, the conditions set forth herein shall be deemed to have been accepted by the applicant. If the township receives written notice of an appeal or rejection of any of the conditions set forth herein within thirty (30) days from the date of this resolution, this approval shall be deemed to have been automatically rescinded.

APPROVED at the public meeting of the Worcester Township Board of Supervisors held on February 19, 2003.

WORCESTER TOWNSHIP

By: Frank L. Davey
FRANK L. DAVEY, Chairman
Board of Supervisors

Attest: Chase E. Kneeland
CHASE E. KNEELAND, Secretary

EXHIBIT "A"

<u>Sheet No.</u>	<u>Description</u>	<u>Origination Date</u>	<u>Date Last Revised</u>
1	Record Plan	06/25/02	10/21/02
2	Existing Features Plan	06/25/02	09/19/02
3	Landscape Plan	06/25/02	09/19/02
4	Erosion Control Plans	06/25/02	10/21/02
5	Erosion Control Details	06/25/02	10/21/02
6	Pipe Profiles and Drainage Details	06/25/02	09/19/02
7	Details	06/25/02	09/19/02
8	Sewer Pipe Profile	09/19/02	10/21/02

**WORCESTER TOWNSHIP
BOARD OF SUPERVISORS**

MONTGOMERY COUNTY, COMMONWEALTH OF PENNSYLVANIA

RESOLUTION NO. 2003-08

WHEREAS, John H. Graham III died on February 12, 2003, and

WHEREAS, he was a Supervisor of this Township since 1987 and until his death; and

**WHEREAS, he always exhibited good common sense, sound judgment and practical wisdom, and
was an inspiration to the other Board members; and**

WHEREAS, his death is a loss to the Township, his fellow Supervisors, and entire Township staff;

NOW, THEREFORE, BE IT RESOLVED on this nineteenth day of February, 2003, that the
Township of Worcester hereby records its sadness on the passing of John H. Graham, and its deep
appreciation for his many years of service.

WORCESTER TOWNSHIP

By: _____

Frank L. Davey

**FRANK L. DAVEY, Chairman
Board of Supervisors**

Attest: _____

Chase E. Kneeland

CHASE E. KNEELAND, Secretary

**WORCESTER TOWNSHIP
BOARD OF SUPERVISORS**

MONTGOMERY COUNTY, COMMONWEALTH OF PENNSYLVANIA

RESOLUTION NO. 03-09

BETHEL KNOLL

PRELIMINARY SUBDIVISION APPROVAL

WHEREAS, W. B. HOMES, INC. (“Developer”) is the equitable owner and developer of a certain tract of land situate in Worcester Township with frontage on Bethel Road consisting of 15.4565 ± acres (the “**Development**”), which is more particularly shown on plans prepared by Schlosser & Clauss, Inc., being plans consisting of thirteen (13) sheets dated June 28, 2002, with a last revision date being December 2, 2002 (the “**Plans**”), setting forth the proposed subdivision of the tract into nine (9) residential building lots in accordance with those Plans; and

WHEREAS, the Plans hereinabove described are being incorporated into this preliminary approval by reference as set forth on the Schedule of Plans attached hereto as Exhibit “A”; and

WHEREAS, the Developer desires to obtain preliminary subdivision approval of the Plans from Worcester Township (the “Township”) in accordance with Section 508 of the Pennsylvania Municipalities Planning Code;

NOW, THEREFORE, BE IT RESOLVED that Worcester Township hereby grants preliminary approval of the Development as shown on the Plans subject, however, to the following conditions:

1. Developer shall resolve to the satisfaction of the Township Board of Supervisors, all issues raised in the Township Engineer's review letter dated January 9, 2003 prior to

final plan approval.

2. Prior to final approval, Developer shall obtain and deliver to Township all appropriate permits and approvals required for the development of the property from all agencies or bodies having jurisdiction over this Development.

3. At or before final subdivision approval, Developer shall provide Township with detailed metes and bounds descriptions of all applicable utility easements being reserved over any of the lots of the Development. In addition, Developer shall provide Township with true and correct copies of any utility easement, including stormwater, over adjacent properties which easements may be necessary for the development to adequately serve the lots with such facilities.

4. Although the maintenance of all detention basins and surface stormwater drainage facilities and easements shall be the responsibility of the property owner on whose property said facilities and easements are located, Developer shall, prior or simultaneous with final subdivision approval, reserve easements in favor of the Township on an easement form to be provided by the Township Solicitor so that the drainage facilities may be maintained by the Township with all expenses being charged to the appropriate property owner in the event that the maintenance responsibilities of the said property owners are not fulfilled after reasonable notice from the Township to do so.

5. No waivers from any applicable provisions of the Worcester Township Subdivision and Land Development Ordinance are intended to be granted by virtue of this Preliminary Approval unless such waiver requests are specifically granted herein. Any proposed design or construction on the Plans which would otherwise require a waiver by the Board of Supervisors and which has not been specifically granted hereby, must be addressed to the discretion of the Board of Supervisors prior to final plan approval.

6. Under the provisions of the Pennsylvania Municipalities Planning Code, the Developer has the right to accept or reject conditions imposed by the Board of Supervisors upon an approval. In the event of an appeal or a notice of rejection filed in writing within thirty (30) days from the date of this resolution, this approval shall be deemed to have been automatically rescinded.

APPROVED at the public meeting of the Worcester Township Board of Supervisors held on March 19, 2003.

WORCESTER TOWNSHIP

By: Frank L. Davey
FRANK L. DAVEY, Chairman
Board of Supervisors

Attest: Chase E. Kneeland
CHASE E. KNEELAND, Secretary

EXHIBIT "A"

SCHEDULE OF PLANS

Sheet No.	Sheet Title	Origination Date	Date Last Revised
1.	Subdivision Plan	6/28/2002	12/2/2002
2.	Existing Features Plan	6/28/2002	12/2/2002
3.	Site Improvement Plan	6/28/2002	12/2/2002
4.	Erosion Control Plan	6/28/2002	12/2/2002
5.	Natural Resources Plan	6/28/2002	12/2/2002
6.	Landscaping Plan	6/28/2002	12/2/2002
7.	Bethel Road Plan and Profile	6/28/2002	12/2/2002
8.	Ingrid's Court Plan and Profile	6/28/2002	12/2/2002
9.	Off-road Storm Sewer Plan and Profile	6/28/2002	12/2/2002
10.	Roadway Plans	6/28/2002	12/2/2002
11.	Construction Details I	6/28/2002	12/2/2002
12.	Construction Details II	6/28/2002	12/2/2002
13.	Construction and Erosion Control Details	6/28/2002	12/2/2002

**WORCESTER TOWNSHIP
BOARD OF SUPERVISORS**

**MONTGOMERY COUNTY, COMMONWEALTH OF PENNSYLVANIA
DESIGNATION OF AGENT**

RESOLUTION NO. 2003-10

BE IT RESOLVED that Charles A. Sardo, Sr., Township Manager is hereby authorized to execute for and in behalf of Worcester Township, a public entity established under the laws of the Commonwealth of Pennsylvania, all required forms and documents for the purpose of obtaining financial assistance under the Robert T. Stafford Disaster Relief and Emergency Assistance Act (Public Law 93-288 as amended by Public Law 100-707).

DULY ADOPTED by the Board of Supervisors of Worcester Township this 16th day of April, 2003.

WORCESTER TOWNSHIP

By: Frank L. Davey
FRANK L. DAVEY, Chairman
Board of Supervisors

Attest: Chase E. Kneeland
CHASE E. KNEELAND, Secretary
Board of Supervisors

CERTIFICATION

I, Chase E. Kneeland, duly appointed as Secretary of Worcester Township, do hereby certify that the above is a true and correct copy of a resolution passed and approved by the Board of Supervisors of Worcester Township on the 16th day of April, 2003.

Chase E. Kneeland Secretary 4/16/03
(Signature) (Official Position) (Date)

DESIGNATION OF AGENT
RESOLUTION 03-10

BE IT RESOLVED the Board of Supervisors OF Worcester Township
(Governing Body) (Public Entity)

THAT Charles A. Sardo, Sr. Township Manager
(Name) (Title)

is hereby authorized to execute for and in behalf of

Worcester Township,

a public entity established under the laws of the Commonwealth of Pennsylvania, all required forms and documents for the purpose of obtaining financial assistance under the Robert T. Stafford Disaster Relief and Emergency Assistance Act (Public Law 93-288 as amended by Public Law 100-707).

Passed and approved this 16th day of April, 2003.

Frank L. Davey
Frank L. Davey (Name) (Title) Chairman

Chase E. Kneeland
Chase E. (Name) Kneeland (Title) Secretary

(Name) (Title)

(Name) (Title)

(Name) (Title)

CERTIFICATION

I, Chase E. Kneeland, duly appointed and Secretary
(Name) (Title)

of Worcester Township, do hereby certify that the above is a true and correct copy of
(Public Entity)

a resolution passed and approved by the Board of Supervisors
(Governing Body)

of Worcester Township on the 16th day of April -19-2003.

Chase E. Kneeland Secretary, Board of Supervisors 4/16/03
(Signature) (Official Position) (Date)

**WORCESTER TOWNSHIP
BOARD OF SUPERVISORS**

MONTGOMERY COUNTY, COMMONWEALTH OF PENNSYLVANIA

RESOLUTION NO. 2003-11

A RESOLUTION AUTHORIZING THE BOARD OF SUPERVISORS OF WORCESTER TOWNSHIP TO EXECUTE A COMMUNITY DEVELOPMENT BLOCK GRANT PROJECT APPLICATION TO THE COUNTY OF MONTGOMERY UNDER THE MONTGOMERY COUNTY DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT PROGRAM.

WHEREAS, the Worcester Township Board of Supervisors authorizes the filing of the CDBG application and directs and authorizes the Township Manager to act in connection with the application.

NOW, THEREFORE, BE IT RESOLVED, that the Worcester Township Board of Supervisors sets the following project priority for submittal of a grant application as a single municipality to the Montgomery County Department of Housing and Community Development Office:

Priority Level No. 1: Public Facilities/Housing Rehabilitation
Fairview Village Sewer Service Expansion
Residential Connections

DULY ADOPTED by the Board of Supervisors of Worcester Township this 16th day of April 2003.

WORCESTER TOWNSHIP

By: _____

Frank L. Davey
FRANK L. DAVEY, Chairman
Board of Supervisors

Attest: _____

Chase E. Kneeland
CHASE E. KNEELAND, Secretary
Board of Supervisors

**WORCESTER TOWNSHIP
BOARD OF SUPERVISORS**

MONTGOMERY COUNTY, COMMONWEALTH OF PENNSYLVANIA

RESOLUTION NO. 2003- 12

SADDLE WOOD ESTATES

Bustard Road Right-of-Way

Saddle Wood Court

WHEREAS, Penn Gwyn, L.P., (“Grantor”) is the owner of a certain tract of land situate on Bustard Road in Worcester Township, Montgomery County, Pennsylvania (the “Premises”) which land has been subdivided; and

WHEREAS, the Grantor, for and in consideration of One Dollar (\$1.00), desires to dedicate to Worcester Township (“Grantee”) for public use and enjoyment the area between the title line and ultimate right-of-way along Bustard Road and the road bed and ultimate right-of-way for the newly constructed Saddle Wood Court; and

WHEREAS, the Grantee, by accepting the Deed of Dedication and recording said Deed and this Resolution, accepts the parcels of ground, more particularly described in Exhibits “A” and “B” attached hereto and made a part hereof, as and for public roads or highways.

NOW, THEREFORE, BE IT RESOLVED, that the Worcester Township Board of Supervisors accepts the Deed of Dedication for the described property to have and to hold, forever, as for public roads or highways, together with the sanitary sewer lines constructed thereunder (if any), and with the same effect as if the said roads had been opened by a Decree of Court of Common Pleas in and for the County of Montgomery after proceedings duly had for that purpose under and in pursuance with the laws of the Commonwealth of Pennsylvania.

APPROVED this 16th day of April, 2003, by the Board of Supervisors of
Worcester Township for acceptance and recording.

WORCESTER TOWNSHIP

By: Frank L. Davey
FRANK L. DAVEY, Chairman
Board of Supervisors

Attest: Chase E. Kneeland
CHASE E. KNEELAND, Secretary

LEGAL DESCRIPTION

EXHIBIT "A"



SCHLOSSER & CLAUSS

Consulting Engineers, Inc.

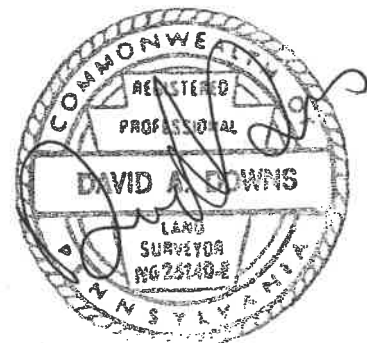
2951 ADVANCE LANE
SUITE C
COLMAR, PENNSYLVANIA 18915
PHONE 215-822-0900
FAX 215-822-9578

DESCRIPTION OF
RIGHT-OF-WAY
FOR
BUSTARD ROAD (S.R. 1002)

ALL THAT CERTAIN piece of ground, situate in Worcester Township, Montgomery County, Pennsylvania, being Right-of-Way for Bustard Road (S.R. 1002, as widened to 30' half-width), as shown on a Plan of Subdivision for Saddle Wood Estates prepared by Schlosser and Clauss Consulting Engineers of Colmar, Pennsylvania, plan dated December 10, 1999 and last revised August 7, 2000, being bounded and described as follows, to wit:

BEGINNING at a point, an iron pin on line dividing Parcel 'A' to the northeast and Saddle Wood Court to the southwest as shown on the above referenced plan; Thence advancing along said line, North 50 degrees 27 minutes 05 seconds West 30.00 feet to a point in the bed of Bustard Road (S.R. 1002, as widened to 30' half-width); Thence advancing within the bed of same, North 39 degrees 15 minutes 58 seconds East 11.33 feet to a point; Thence crossing the side of same, South 50 degrees 23 minutes 43 seconds East 30.00 feet to a point on the ultimate Right-of-Way line of same; Thence advancing along said line, South 39 degrees 15 minutes 58 seconds West 11.31 feet to the first mentioned point and place of BEGINNING.

CONTAINING in area 340 square feet of land being the same more or less.





SCHLOSSER & CLAUSS

Consulting Engineers, Inc.

2951 ADVANCE LANE
SUITE C
COLMAR, PENNSYLVANIA 18915
PHONE 215-822-0900
FAX 215-822-9578

DESCRIPTION OF
RIGHT-OF-WAY
FOR
BUSTARD ROAD (S.R. 1002)

ALL THAT CERTAIN piece of ground, situate in Worcester Township, Montgomery County, Pennsylvania, being Right-of-Way for Bustard Road (S.R. 1002, as widened to 30' half-width), as shown on a Plan of Subdivision for Saddle Wood Estates prepared by Schlosser and Clauss Consulting Engineers of Colmar, Pennsylvania, plan dated December 10, 1999 and last revised August 7, 2000, being bounded and described as follows, to wit:

BEGINNING at a point, an iron pin on line dividing Lot number 6 of Saddle Wood Estates to the northeast and lands now or late of George and Mary Beth Foering to the southwest as shown on the above referenced plan; Thence advancing along said line, North 50 degrees 27 minutes 25 seconds West 30.00 feet to a point in the bed of Bustard Road (S.R. 1002, as widened to 30' half-width); Thence advancing within the bed of same, North 39 degrees 15 minutes 58 seconds East 194.06 feet to a point; Thence crossing the side of same, South 50 degrees 27 minutes 05 seconds East 30.00 feet to a point on the ultimate Right-of-Way line of same; Thence advancing along said line, and passing the throat of Saddle Wood Court (a cul-de-sac street of 50' width), and along Lot number 6 of Saddle Wood Estates, South 39 degrees 15 minutes 58 seconds West 194.05 feet (passing a concrete monument at 70.10 feet) to the first mentioned point and place of BEGINNING.

CONTAINING in area 5,822 square feet of land, or 0.1336 acres, being the same more or less.



LEGAL DESCRIPTION

EXHIBIT "B"



SCHLOSSER & CLAUSS

Consulting Engineers, Inc.

2951 ADVANCE LANE
SUITE C
COLMAR, PENNSYLVANIA 18915
PHONE 215-822-0900
FAX 215-822-9578

DESCRIPTION OF
RIGHT-OF-WAY
FOR
SADDLE WOOD COURT
Page 1 of 2

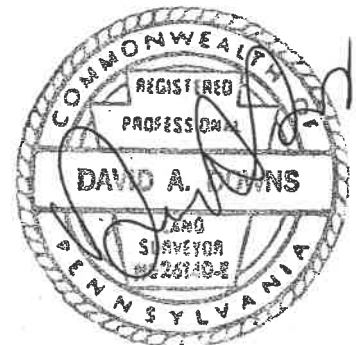
ALL THAT CERTAIN piece of ground, situate in Worcester Township, Montgomery County, Pennsylvania, being Right-of-Way for Saddle Wood Court, a cul-de-sac street of 50 feet width, as shown on a Plan of Subdivision for Saddle Wood Estates prepared by Schlosser and Clauss Consulting Engineers of Colmar, Pennsylvania, plan dated December 10, 1999 and last revised August 7, 2000, being bounded and described as follows, to wit:

BEGINNING at a point, a concrete monument at northern corner of Lot number 6 of Saddle Wood Estates, said monument being on the ultimate Right-of-Way line of Bustard Road (S.R. 1002, as widened to 30' half-width) as shown the above referenced plan; Thence advancing along said line of Bustard Road, North 39 minutes 15 minutes 58 seconds East 70.10 feet to a point; Thence leaving the line of Bustard Road, and advancing partly along Parcel 'A' and partly along Parcel 'B' as shown on the above referenced plan, South 50 minutes 27 minutes 05 seconds East 565.62 feet to a point, a concrete monument at a point of curvature; Thence advancing along Lot number 1 of Saddle Wood Estates the following three courses and distances: 1.) Along the arc of a circle curving to the right with a radius of 250.00 feet the arc distance of 255.48 feet to a point, a concrete monument at a point of tangency; 2.) South 08 minutes 06 minutes 00 seconds West 143.89 feet to a point, a concrete monument at a point of curvature; 3.) Along the arc of a circle curving to the left with a radius of 25.00 feet the arc distance of 23.55 feet to a point, a concrete monument at a point of reverse curvature; Thence advancing partly along same Lot number 1, and partly along lots number 2, 3, 4, 5 and 6 of Saddle Wood Estates, and along the arc of a circle curving to the right with a radius of 60.00 feet the arc distance of 301.53 feet to a point of reverse curvature; Thence advancing along said Lot number 6 the following five courses and distances: 1.) Along the arc of a circle curving to the left with a radius of 25.00 feet the arc distance of 23.55 feet to a point of tangency; 2.) North 08 minutes 06 minutes 00 seconds East 143.89 feet to a point of curvature; 3.) Along the arc of a circle curving to the left with a radius of 200.00 feet the arc distance of 204.38 feet to a point of tangency; 4.) North 50 minutes 27 minutes 05 seconds West 545.28 feet to a point, a concrete monument at a point of

DESCRIPTION OF
RIGHT-OF-WAY
FOR
SADDLE WOOD COURT
Page 2 of 2

curvature; 5.) Along the arc of a circle curving to the left with a radius of 20.00 feet the arc distance of 31.51 feet to a concrete monument at the first mentioned point and place of BEGINNING.

CONTAINING in area 1.3532 acres of land, being the same more or less.



Resolution 2003-13

Accepted Roadway Sufficiency Analysis
Report and Capital Improvement
Program

DENIED

**WORCESTER TOWNSHIP
BOARD OF SUPERVISORS**

MONTGOMERY COUNTY, COMMONWEALTH OF PENNSYLVANIA

RESOLUTION NO. 2003-14

FEE SCHEDULE FOR SOLID WASTE MANAGEMENT AND RECYCLING

A RESOLUTION TO ADOPT A FEE SCHEDULE SETTING FORTH A REGISTRATION FEE FOR ALL SOLID WASTE COLLECTORS AND A TRANSPORTATION FEE FOR EACH VEHICLE USED IN WORCESTER TOWNSHIP FOR WASTE MANAGEMENT AND RECYCLING.

WHEREAS, on February 19, 2003, the Board of Supervisors of Worcester Township adopted an Ordinance entitled "Solid Waste Management and Recycling"; and

WHEREAS, Worcester Township's population is now significant enough to require mandatory recycling under Act 101 "the Municipal Waste Planning, Recycling and Waste Reduction Act" (53 P.S. §4000.101 *et seq.*); and

WHEREAS, the Solid Waste Management and Recycling Ordinance requires municipal waste collectors to pay a registration fee and a transportation vehicle fee in order to serve as solid waste and recycling collectors in Worcester Township; and

WHEREAS, the Board of Supervisors of Worcester Township desires to adopt a fee schedule setting forth a registration fee for all solid waste collectors and a transportation fee for each vehicle used in Worcester Township.

NOW, THEREFORE, BE IT RESOLVED, that all parties wishing to serve as solid waste and recycling collectors for the Township shall pay an annual registration fee of \$50.00 and an annual fee of \$25.00 for each transportation vehicle in Worcester Township.

DULY ADOPTED by the Board of Supervisors of Worcester Township this 21st day of
May, 2003.

WORCESTER TOWNSHIP

By: Frank L. Davey
FRANK L. DAVEY, Chairman
Board of Supervisors

By: Chase E. Kneeland
CHASE E. KNEELAND, Secretary

**WORCESTER TOWNSHIP
BOARD OF SUPERVISORS**

MONTGOMERY COUNTY, COMMONWEALTH OF PENNSYLVANIA

RESOLUTION NO. 03-15

METHACTON HIGH SCHOOL

PRELIMINARY LAND DEVELOPMENT APPROVAL

WHEREAS, the Lower Providence Worcester Joint School Authority (“**Developer**”) is the owner and developer of a certain tract of land situate in Worcester Township with frontage on Kriebel Mill Road consisting of 62.83± acres (the “**Development**”), which is more particularly shown on plans prepared by Barry Isett & Associates, Inc., being plans consisting of seventeen (17) sheets dated January 23, 2003 with a last revision date being April 17, 2003 (the “**Plans**”); and

WHEREAS, the Plans set forth the proposed development of the tract in accordance with those Plans which are further described in the Plan Index attached hereto as Exhibit "A"; and

WHEREAS, the Plans hereinabove described are being incorporated into this preliminary approval by reference; and

WHEREAS, the Developer desires to obtain preliminary land development approval of the Plans from Worcester Township (the “**Township**”) in accordance with Section 508 of the Pennsylvania Municipalities Planning Code;

NOW, THEREFORE, BE IT RESOLVED, that Worcester Township hereby grants preliminary approval of the Development as shown on the Plans subject, however, to the following conditions:

1. Prior to final approval, Developer shall obtain and deliver to Township all appropriate permits and approvals required for the Development of the property from all agencies or bodies having jurisdiction over this Development.

2. At or before final subdivision approval, Developer shall provide Township with detailed metes and bounds descriptions of all applicable utility easements being reserved over all portions of the Development. In addition, Developer shall provide Township with true and correct copies of any utility easement, including stormwater, over adjacent properties which easements may be necessary for the development.

3. Although the maintenance of all detention basins, surface and subsurface stormwater drainage facilities and easements shall be the responsibility of the Developer and its successors and assigns, Developer shall, prior or simultaneous with final land development approval, reserve easements in favor of the Township on an easement form to be provided by the Township Solicitor so that the drainage facilities may be maintained by the Township with all expenses being charged to the Developer in the event that the maintenance responsibilities of Developer are not fulfilled after reasonable notice from the Township to do so.

4. No waivers from any applicable provisions of the Worcester Township Subdivision and Land Development Ordinance are intended to be granted by virtue of this Preliminary Approval unless such waiver requests are specifically granted herein. Any proposed design or construction on the Plans which would otherwise require a waiver by the Board of Supervisors and which has not been specifically granted hereby, must be addressed to the discretion of the Board of Supervisors prior to final plan approval.

5. Under the provisions of the Pennsylvania Municipalities Planning Code, the Developer has the right to accept or reject conditions imposed by the Board of Supervisors upon an approval.

APPROVED at the public meeting of the Worcester Township Board of Supervisors held on May 21, 2003.

WORCESTER TOWNSHIP

By: Frank L. Davey
FRANK L. DAVEY, Chairman
Board of Supervisors

Attest: Chase E. Kneeland
CHASE E. KNEELAND, Secretary

EXHIBIT "A"

PLAN INDEX

<u>Sheet No.</u>	<u>Sheet Title</u>	<u>Orgination Date</u>	<u>Date Last Revised</u>
C101	Master Site Layout Plan	1/23/03	4/17/03
C102	Site Layout Plan	1/23/03	4/17/03
C103	Existing Features Plan	1/23/03	4/17/03
C104	Existing Features Plan	1/23/03	4/17/03
C105	Demolition Plan	3/21/03	4/17/03
C106	Grading Plan	1/23/03	4/17/03
C107	Utility Plan	1/23/03	4/17/03
C108	Plan and Profile	3/21/02	4/17/03
C109	Plan and Profile	3/21/03	4/17/03
C110	Construction Staging Plan	4/17/03	N/A
C111	Soil Erosion Control Plan	1/23/03	4/17/03
C201	Details	1/23/03	4/17/03
C202	Details	1/23/03	4/17/03
C203	Details	1/23/03	4/17/03
C204	Details	4/17/03	N/A
C301	Landscaping Plan	1/23/03	4/1703
SE1.0	Site Electrical Plan	2/04/03	4/17/03

**WORCESTER TOWNSHIP
BOARD OF SUPERVISORS**

MONTGOMERY COUNTY, COMMONWEALTH OF PENNSYLVANIA

RESOLUTION NO. 03-16

AUTHORIZING THE CONSTRUCTION OF AN EXTENSION TO THE SEWER SYSTEM IN THE FAIRVIEW VILLAGE AREA OF THE TOWNSHIP AND AUTHORIZING THE PUBLICATION OF THIS RESOLUTION AND ATTACHMENT IN A NEWSPAPER OF GENERAL CIRCULATION.

WHEREAS, Worcester Township is legally charged under the laws of the Commonwealth with the duty to provide for adequate sewage treatment facilities and for the protection of the public health against improper treatment and disposal of sewage; and

WHEREAS, the Board of Supervisors of the Township has adopted and submitted a plan to the Commonwealth, Department of Environmental Protection as a special study and a revision to the "official plan" of the Township for the construction of an extension to the sanitary sewer system to accommodate currently unserved properties in the Fairview Village area including, but not limited to, the construction of gravity sewers, a sewage pumping station and a sewage force main for connection to the existing facilities in Germantown Pike and for conveyance to, and treatment at, the Berwick Place Wastewater Treatment Plant; and

WHEREAS, the Department of Environmental Protection has approved of the special study and the revision to the "official plan" of the Township for construction of the extension to the existing facilities; and

WHEREAS, there are three existing sewer districts within the Township; and

WHEREAS, the Board of Supervisors proposes to establish three additional sewer districts within the Fairview Village area, which districts shall hereafter be referred to as the Valley Forge Road Sewer District, the East Fairview Village Sewer District and the West Fairview Village Sewer District; and

WHEREAS, the Board of Supervisors intends to extend sewer service to all landowners within the newly established sewer districts.

NOW, THEREFORE, BE IT RESOLVED that the Board of Supervisors of Worcester Township hereby authorizes the construction of an extension to the Township sewer system within rights-of-way, as well as on property acquired by the Township for that purpose, within the districts and properties set forth on the attached "Description of Sewer Districts"; and

The estimate of the proportion of the costs of the sanitary sewer system to be charged within each of the districts is hereby declared and established as set forth on the attached schedule hereto.

FURTHERMORE, the Board hereby authorizes the publication of this resolution and attachments in a newspaper of general circulation once each week for three successive weeks.

ADOPTED this 16TH day of July, 2003.

BOARD OF SUPERVISORS OF WORCESTER TOWNSHIP

By:


FRANK L. DAVEY, Chairman

Attest:


JOHN R. HARRIS, Secretary

**WORCESTER TOWNSHIP
FAIRVIEW VILLAGE AREA SEWER PROJECT**

DESCRIPTION OF SEWER DISTRICTS

VALLEY FORGE ROAD SEWER DISTRICT

This district includes properties with frontage along Valley Forge Road between Germantown Pike and Mill Road. The specific properties included are defined by the following tax block and unit numbers:

Block 4, Units: 27 and 28
Block 5, Units: 7, 22, 23, 26, 28, 29, 30, 31, 32, 33, 35, 37, 40, 41, 42,
43, 44, 45, 46

EAST FAIRVIEW VILLAGE SEWER DISTRICT

This district includes properties with frontage along Artmar Road and Ethel Avenue. The specific properties included are defined by the following tax block and unit numbers:

Block 3, Units: 19, 20, 21, 22, 38, 39/40, 47, 49, 55, 58, 62
Block 4, Units: 50, 51, 52, 53, 54, 55
Block 4A, Units: 4, 5, 22/23, 24, 25/26, 29
Block 5, Units: 2/3, 4/25, 19, 24, 34, 36, 38, 39

WEST FAIRVIEW VILLAGE SEWER DISTRICT

This district includes properties with frontage along West Adair Drive, East Adair Drive, Methacton Avenue, Plumlyn Avenue, Markley Avenue, Quarry Hall Road and Germantown Pike. The specific properties included are defined by the following tax block and unit numbers:

Block 2A, Units: 4, 5, 6/62, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 31, 32,
33, 38, 40, 41 /42, 44, 45, 47, 48, 49/55, 50, 51, 52, 53,
54, 56, 57, 61, 63, 64, 65, 68, 69, 70, 71, 72, 73, 74, 75,
76, 77, 78, 79, 80, 81, 82, 84, 85, 86, 87, 88, 89, 90, 91,
93, 94, 95, 96, 99
Block 2, Units: 10, 19, 20

**WORCESTER TOWNSHIP
BOARD OF SUPERVISORS**

MONTGOMERY COUNTY, COMMONWEALTH OF PENNSYLVANIA

RESOLUTION NO. 03-17

METHACTON HIGH SCHOOL

FINAL LAND DEVELOPMENT APPROVAL

WHEREAS, the Lower Providence Worcester Joint School Authority (“Developer”) is the owner and developer of a certain tract of land situate in Worcester Township with frontage on Kriebel Mill Road consisting of 62.83± acres (the “Development”), which is more particularly shown on plans prepared by Barry Isett & Associates, Inc., being plans consisting of eighteen (18) sheets dated January 23, 2003 with a last revision date being May 30, 2003 (the “Plans”); and

WHEREAS, the Plans set forth the proposed development of the tract in accordance with those Plans which are further described in the Plan Index attached hereto as Exhibit "A"; and

WHEREAS, the Plans hereinabove described are being incorporated into this final approval by reference; and

WHEREAS, the Developer desires to obtain final land development approval of the Plans from Worcester Township (the “Township”) in accordance with Section 508 of the Pennsylvania Municipalities Planning Code;

NOW, THEREFORE, BE IT RESOLVED, that Worcester Township hereby grants final approval of the Development as shown on the Plans subject, however, to the following conditions:

1. Developer shall obtain and deliver to Township all appropriate permits and approvals required for the Development of the property from all agencies or bodies having jurisdiction over this Development.

2. Developer shall provide Township with detailed metes and bounds descriptions of all applicable utility easements being reserved over all portions of the Development. In addition, Developer shall provide Township with true and correct copies of any utility easement, including stormwater, over adjacent properties which easements may be necessary for the Development.

3. Although the maintenance of all detention basins, surface and subsurface stormwater drainage facilities and easements shall be the responsibility of the Developer and its successors and assigns, Developer shall reserve easements in favor of the Township on an easement form to be provided by the Township Solicitor so that the drainage facilities may be maintained by the Township with all expenses being charged to the Developer in the event that the maintenance responsibilities of Developer are not fulfilled after reasonable notice from the Township to do so.

4. Prior to the Township's execution of the Plans, Developer agrees to execute a Land Development and Escrow Agreement with Worcester Township in which the Developer shall obligate itself to complete all of the required improvements shown on the Plans in accordance with Township criteria and specifications as well as to secure the completion of the said required improvements by posting satisfactory financial security in accordance with Pennsylvania Municipalities Planning Code.

5. The Development shall be constructed in strict accordance with the content of the Plans, the terms and conditions of the Preliminary Approval Resolution 2003-15

dated May 21, 2003 and the terms and conditions of the above-described Land Development and Escrow Agreement, the entire contents of which are incorporated herein by reference.

6. The cost of accomplishing, satisfying and meeting all of the terms and conditions and requirements of the Plans and Notes to the Plans, Preliminary Approval Resolution 2003-15, this Final Approval Resolution and the Land Development and Escrow Agreement shall be borne entirely by the Developer and shall be at no cost to the Township.

7. Developer shall provide the Township Manager and the Township Engineer with at least seventy-two (72) hours notice prior to the initiation of any grading or ground clearing (whether for the construction of required improvements or in connection with the addition itself) so that the Township may certify that all appropriate erosion and sedimentation control facilities have been properly installed and also that snow fencing or other types of boundary markers (acceptable to the Township) have been installed to protect such trees as are specifically proposed not to be eliminated during the construction of the Development.

8. Consistent with Section 509(b) of the Pennsylvania Municipalities Planning Code (as amended) the payment of all applicable fees and the funding of all escrows under the Land Development and Escrow Agreement must be accomplished within ninety (90) days of the date of this Resolution unless a written extension is granted by Worcester Township. Until the applicable fees have been paid and the escrows fully funded, the final plat or record plan shall not be signed nor recorded. In the event that the fees have not been paid and the escrow has not been funded within ninety (90) days of this Resolution (or any written extension thereof), this contingent Land Development approval shall expire and be deemed to have been revoked.

9. Under the provisions of the Pennsylvania Municipalities Planning Code, the Developer has the right to accept or reject conditions imposed by the Board of Supervisors upon final approval. In the absence of an appeal of a notice of rejection filed in writing within thirty (30) days from the date of this resolution, the conditions set forth herein shall be deemed to have been accepted by the applicant.

APPROVED at the public meeting of the Worcester Township Board of Supervisors held on June 18, 2003.

WORCESTER TOWNSHIP

By: Frank L. Davey
FRANK L. DAVEY, Chairman
Board of Supervisors

Attest: John R. Harris
JOHN R. HARRIS, Secretary

EXHIBIT "A"**PLAN INDEX**

<u>Sheet No.</u>	<u>Sheet Title</u>	<u>Orgination Date</u>	<u>Date Last Revised</u>
C101	Master Site Layout Plan	1/23/03	5/30/03
C102	Site Layout Plan	1/23/03	5/30/03
C103	Existing Features Plan	1/23/03	5/30/03
C104	Existing Features Plan	1/23/03	5/30/03
C105	Demolition Plan	3/21/03	5/30/03
C106	Grading Plan	1/23/03	5/30/03
C107	Utility Plan	1/23/03	5/30/03
C108	Plan and Profile	3/21/02	5/30/03
C109	Plan and Profile	3/21/03	5/30/03
C110	Construction Staging Plan	4/17/03	5/30/03
C111	Soil Erosion Control Plan	1/23/03	5/30/03
C201	Details	1/23/03	5/30/03
C202	Details	1/23/03	5/30/03
C203	Details	1/23/03	5/30/03
C204	Details	4/17/03	5/30/03
C301	Landscaping Plan	1/23/03	5/30/03
C302	Landscaping Plan	4/28/03	5/30/03
SE1.0	Site Electrical Plan	2/04/03	5/30/03

**WORCESTER TOWNSHIP
BOARD OF SUPERVISORS**

MONTGOMERY COUNTY, COMMONWEALTH OF PENNSYLVANIA

RESOLUTION NO. 03-18

MANDATORY RECYCLABLE MATERIALS

**A RESOLUTION IDENTIFYING MANDATORY RECYCLABLE
MATERIALS FOR RESIDENTIAL AND NON-RESIDENTIAL
PROPERTIES.**

WHEREAS, The Worcester Township Solid Waste Management and Recycling Ordinance permits the Township to identify mandatory recyclable materials from time to time by resolution of the Board of Supervisors.

NOW, THEREFORE, BE IT RESOLVED that the recyclable materials identified below shall be mandatory recyclable materials in accordance with the following:

1. All residential properties shall be required to separate and recycle the following recyclable materials as defined in the Worcester Township Solid Waste Management and Recycling Ordinance: transparent glass, colored glass, newspaper (placed into paper bags), mixed paper (placed into paper bags), aluminum cans, steel cans, bimetal cans, No. 1 PETE plastics and No. 2 HDPE plastics.

2. All non-residential properties shall be required to separate and recycle the following recyclable materials as defined on the Worcester Township Solid Waste Management and Recycling Ordinance: corrugated paper (cardboard), high grade office paper and aluminum cans.

DULY ADOPTED by the Board of Supervisors of Worcester Township this 16th day of July, 2003.

WORCESTER TOWNSHIP

By: Frank L. Davey
FRANK L. DAVEY, Chairman

Attest: John R. Harris
JOHN R. HARRIS, Secretary

**WORCESTER TOWNSHIP
BOARD OF SUPERVISORS**

MONTGOMERY COUNTY, COMMONWEALTH OF PENNSYLVANIA

RESOLUTION No. 03 - 19

VINCENT CANE TRACT

PRELIMINARY SUBDIVISION APPROVAL

WHEREAS, VINCENT CANE (the "Developer") is the owner and developer of a certain tract of land situate in Worcester Township with frontage on Artmar Road and Ethel Avenue consisting of 9.406± acres (the "Development") which is more particularly shown on plans prepared by Czop/Spector, Inc., being plans consisting of eleven (11) sheets dated October 20, 1999 with a last revision date being June 9, 2003 (the "Plans") setting forth the proposed subdivision of the tract into fifteen (15) lots in accordance with those Plans; and

WHEREAS, the Plans are more particularly described in the Schedule of Plans which is attached hereto as Exhibit "A" and incorporated herein by reference; and

WHEREAS, Developer desires to obtain preliminary subdivision approval of the Plans from WORCESTER TOWNSHIP (the "Township") in accordance with Section 508 of the Pennsylvania Municipalities Planning Code.

NOW, THEREFORE, BE IT RESOLVED that Worcester Township hereby grants preliminary approval of the Development as shown on the Plans, subject, however, to the following conditions:

1. At this time, the Board of Supervisors hereby waives strict compliance with the following sections of the Worcester Township Subdivision and Land Development Ordinance:

- a. Section 130-16.C.1.a.4. requiring a 32-foot wide cartway with curbs and sidewalks, in lieu of the 30-foot cartway with rolled curb and no sidewalks depicted on the Plans;
- b. Section 130-24.B.3.h. requiring a maximum headwater depth of one (1) foot below the top of grade for all stormwater inlets, in lieu of the lesser depths depicted on the Plans;
- c. Section 130-24.B.3.j. requiring a minimum of three (3) feet of cover over all storm pipes, in lieu of the lesser coverage over storm pipes depicted on the Plans;
- d. Section 130-27.B.4 requiring street lighting, in lieu of lampposts and light fixtures on each lot as set forth in Note 13 on Sheet 1 of the Plans;
- e. Section 130-28.E.1. requiring a tree survey plan;
- f. Section 130-33.C.1. requiring the depiction of existing features within four hundred feet (400') of the property;
- g. Section 130--28.F.7.a. requiring tree replacements;
- h. Section 130-24.B.4.f.13. requiring a distance of one hundred feet (100') from the highest free water surface of a basin to a dwelling unit.

2. Prior to final approval, Developer must resolve to the satisfaction of the Township all issues raised in the Township Engineer's review letter dated June 24, 2003 and any subsequent review letters from the Township Engineer.

3. Prior to final approval, Developer shall obtain and deliver to Township all appropriate permits and approvals required for the development of the property from all agencies or bodies having jurisdiction over this Development.

4. At or before final subdivision approval, Developer shall provide Township with detailed metes and bounds descriptions of all applicable utility easements being reserved over any lots of the Development. In addition, Developer shall provide Township with true and correct copies of any utility easement, including stormwater, over adjacent properties, which easements may be necessary to adequately serve the lots with such facilities.

5. Although the maintenance of all detention basins, surface and subsurface stormwater drainage facilities and easements shall be the responsibility of the property owner on whose property the said facilities and easements are located, Developer shall, prior or simultaneously with final subdivision approval, reserve easements in favor of the Township, on an easement form to be provided by the Township Solicitor, so that the drainage facilities may be maintained by the Township with all expenses being charged to the appropriate property owner in the event that the maintenance responsibilities of the said property owners are not fulfilled after reasonable notice from the Township to do so.

6. No waivers from any applicable provisions of the Worcester Township Subdivision and Land Development Ordinance are intended to be granted by virtue of this preliminary approval unless such waiver requests are specifically granted herein. Any proposed design or construction on the Plans which would otherwise require a waiver by the Board of Supervisors, and which has not been specifically granted hereby, must be addressed to the discretion of the Board of Supervisors prior to final plan approval.

7. Under the provisions of the Pennsylvania Municipalities Planning Code, the Developer has the right to accept or reject conditions imposed by the Board of Supervisors upon an approval by filing an appeal or a notice of rejection in writing within thirty (30) days from the date of this Resolution.

APPROVED at the public meeting of the Worcester Township Board of Supervisors held on July 16, 2003.

WORCESTER TOWNSHIP

By: Frank L. Davey
Frank L. Davey, Chairman, Board of Supervisors

Attest: John R. Harris
John R. Harris, Secretary

SCHEDULE OF PLANS

<u>Sheet No.</u>	<u>Description</u>	<u>Origination Date</u>	<u>Date Last Revised</u>
1.	Record Plan	10/20/1999	06/09/2003
2.	Boundary Plan	10/20/1999	06/09/2003
3.	Existing Features Plan	10/20/1999	06/09/2003
4.	Grading and Utility Plan	12/01/1999	06/09/2003
5.	Erosion and Sedimentation Control Plan	05/18/2000	06/09/2003
6.	Erosion and Sedimentation Control Details	05/23/2000	06/09/2003
7.	Landscaping Plan	05/18/2000	06/09/2003
8.	Landscaping Details	07/05/2000	06/09/2003
9.	Profile Plan -- 1 of 1	10/20/1999	06/09/2003
10.	Profile Plan -- 2 of 2	10/20/1999	06/09/2003
11.	Detail Sheet	05/23/2000	06/09/2003

EXHIBIT "A"

**WORCESTER TOWNSHIP
BOARD OF SUPERVISORS**

MONTGOMERY COUNTY, COMMONWEALTH OF PENNSYLVANIA

RESOLUTION NO. 03-20

KNEELAND TRACT

PRELIMINARY/FINAL SUBDIVISION APPROVAL

WHEREAS, MARILYN L. KNEELAND (“Developer”) is the owner and developer of a certain tract of land situate in Worcester Township with frontage on Berks Road consisting of 9.710± acres (the “Development”), which is more particularly shown on a plan prepared by Woodrow & Associates consisting of one (1) sheet dated March 28, 2003, last revised May 14, 2003 (the “Plans”), setting forth the proposed subdivision of the tract into three (3) lots in accordance with the Plan; and

WHEREAS, the Plan hereinabove described is being incorporated into this Preliminary/Final Subdivision Approval by reference; and

WHEREAS, Developer has previously obtained and supplied or will obtain and supply to the Township all applicable permits from all Authorities, Agencies and Municipalities having jurisdiction in any way over the Development; and

WHEREAS, the Developer desires to obtain preliminary/final subdivision approval of the Plans from Worcester Township in accordance with Section 508 of the Pennsylvania Municipalities Planning Code;

NOW, THEREFORE, BE IT RESOLVED, that Worcester Township hereby grants preliminary/final approval of the Development as shown on the Plans subject, however, to the following conditions:

1. At this time, the Worcester Township Board of Supervisors waives strict compliance with the following provisions of the Worcester Township Subdivision and Land Development Ordinance:

- a. Section 130-16 requiring road frontage improvements;
- b. Section 130-18.A requiring sidewalks;
- c. Section 130-18.B requiring curbing along adjacent roadways;
- d. Section 130-26.B and 130-33.C.6 requiring testing for on-lot sewage disposal systems;
- e. Section 130-38.E and 130-33.C.5 requiring a tree survey plan;
- f. Section 130-28.G.4 requiring street trees;
- g. Section 130-28.G.9 requiring individual lot landscaping; and
- h. Section 130-33.C.1 requiring the depiction of existing features within 400 feet of the proposed site.

2. The Development shall be constructed in strict accordance with the content of the Plan, Notes on the Plan and this Preliminary/Final Approval Resolution.

3. The cost of accomplishing, satisfying and meeting all of the terms and conditions and requirements of the Plan, Notes on the Plan and this Preliminary/Final Approval Resolution be borne entirely by the Developer and shall be at no cost to the Township.

4. Developer shall provide the Township Manager and the Township Engineer with at least seventy-two (72) hours notice prior to the initiation of any grading or ground clearing, whether for the construction of required improvements or in connection with individual building lots themselves, so that the Township may certify that all appropriate erosion and sedimentation control facilities have been properly installed and also that snow fencing or

other types of boundary markers (acceptable to the Township) have been installed to protect such trees as are specifically proposed not to be eliminated during the construction of the Development.

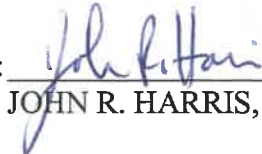
5. Consistent with Section 509(b) of the Pennsylvania Municipalities Planning Code, as amended, the payment of all applicable fees must be accomplished within ninety (90) days of the date of this Resolution unless a written extension is granted by Worcester Township. Until the applicable fees have been paid and the escrows fully funded, the final plat or record plan shall not be signed nor recorded.

6. Under the provisions of the Pennsylvania Municipalities Planning Code, the Developer has the right to accept or reject conditions imposed by the Board of Supervisors upon final approval by filing an appeal within thirty (30) days from the date of this resolution.

APPROVED at the public meeting of the Worcester Township Board of Supervisors held on July 16, 2003.

WORCESTER TOWNSHIP

By: 
FRANK L. DAVEY, Chairman
Board of Supervisors

Attest: 
JOHN R. HARRIS, Secretary

**WORCESTER TOWNSHIP
RESOLUTION NO. 03 - 21
RESOLUTION FOR PLAN REVISION
FOR NEW LAND DEVELOPMENT**

RESOLUTION OF The Board of Supervisors of Worcester Township, Montgomery County, Pennsylvania (herein after "the Municipality").

WHEREAS Section 5 of the Act of January 24, 1966, P.L. 1535, No. 537, known as the "Pennsylvania Sewage Facilities Act", as Amended, and the rules and Regulations of the Pennsylvania Department of Environmental Protection (Department) adopted thereunder, Chapter 71 of Title 25 of the Pennsylvania Code, require the Municipality to adopt an Official Sewage Facilities Plan providing for sewage services adequate to prevent contamination of waters of the Commonwealth and/or environmental health hazards from sewage wastes, and to revise said plan whenever it is necessary to determine whether a proposed method of sewage disposal for a new land development conforms to a comprehensive program of pollution control and water quality management, and

WHEREAS the US Army Reserve, has proposed the development of a parcel of land identified as the North Penn US Army Reserve Center, located at 1625 Berks Road (including the neighboring adult day care center) and described in the attached Sewage Facilities Planning Module,

And proposes that such subdivision be served by: (circle all that apply), sewer tap-ins, sewer extension, new treatment facility, individual on-lot systems, community on-lot system, spray irrigation, retaining tanks, other, (specify)_____.

WHEREAS, Worcester Township finds that the subdivision described in the attached Sewage Facilities Planning Module conforms to applicable sewage related zoning and other sewage related Municipal ordinances and plans, and to a comprehensive program of pollution control and water quality management.

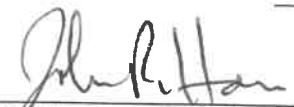
NOW, THEREFORE, BE IT RESOLVED that the Board of Supervisors of Worcester Township hereby adopt and submit to the Department of Environmental Protection for its approval as a revision to the "Official Sewage Facilities Plan" of the Municipality the above referenced Sewage Facilities Planning Module which is attached hereto.

I, FRANK L. DAVEY, Chairman, and I JOHN R. HARRIS, Secretary, Worcester Township Board of Supervisors, hereby certify that the foregoing is a true copy of Worcester Township Resolution No. 03-21, adopted August 20, 2003.

Township of Worcester
1721 Valley Forge Road
P.O. Box 767
Worcester, PA 19490
(610) 584-1410

seal of
governing body


FRANK L. DAVEY, Chairman

Attest: 
JOHN R. HARRIS, Secretary

WORCESTER TOWNSHIP
BOARD OF SUPERVISORS

MONTGOMERY COUNTY, COMMONWEALTH OF PENNSYLVANIA
UNIVEST CORPORATION OF PENNSYLVANIA
AUTHORIZING INTERNET/TELEPHONE BANKING USE

RESOLUTION NO. 03-22

I, Frank L. Davey, the duly authorized Chairman of the Board of Supervisors of Worcester Township ("Customer"), a municipal government entity, do hereby CERTIFY that at a public meeting of the Board of Supervisors of Worcester Township, duly held on the 20th day of August, 2003, and properly advertised at which quorum was present and acting, the following resolution was adopted, and is in force and effect

WHEREAS, Worcester Township wishes to utilize Univest National Bank and Trust Company of Souderton ("Bank") *Anytime Banking On-Line* or *Anytime Banking by Phone Service* (the "Service") and

WHEREAS, Worcester Township hereby appoints Eunice C. Kriebel, Worcester Township Treasurer, as the sole designee to access the *Anytime Banking On-Line* or *Anytime Banking by Phone Service* to perform all or some of the following procedures:

- View Account Information
- View Current Transactions
- View Previous Statement
- View Range of Transactions Between Dates
- Transfer Funds Between Deposit and Loan Accounts
- Download Transactions from nay Available Account

And


WHEREAS, Worcester Township understands and agrees that Bank shall in no way and **UNDER NO CIRCUMSTANCES BE LIABLE FOR ANY DIRECT CONSEQUENTIAL, INCIDENTAL, INDIRECT, PUNITIVE, SPECIAL, OR OTHER DAMAGE WHICH CUSTOMER MAY INCUR OR SUFFER IN CONNECTION WITH THIS AGREEMENT**, the use by Worcester Township of the Service and/or any actions or inactions of Bank in providing, operating, handling, monitoring and/or supervising the Service and other users thereof including, without limitation, loss or damage from subsequent wrongful dishonor resulting from Bank's acts or omissions under this Agreement, unless an unwaivable provision of the Pennsylvania Uniform Commercial Code otherwise requires.

And

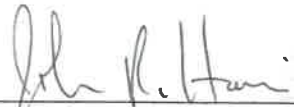
WHEREAS, Bank will not be liable for any loss or misappropriation of funds due to Customers lack of control of passwords and authority given to any officer or employee.

NOW, THEREFORE, BE IT RESOLVED that Eunice C. Kriebel, Worcester Township Treasurer, listed below, is solely authorized to execute the Agreement attached hereto on behalf of Worcester Township, providing for Usage of the Service on behalf of Worcester Township and to execute the Listing of Accounts attached hereto and any future amendments thereto.


Chairman, Board of Supervisors


FRANK L. DAVEY

Secretary, Board of Supervisors


JOHN R. HARRIS

Treasurer, Worcester Township


EUNICE C. KRIEBEL

BE IT FURTHER RESOLVED, that the foregoing Resolution shall continue in full force and effect until a certified copy of a subsequent resolution of the governing body of Customer, modifying or rescinding the above Resolution, shall have been actually received by the Bank and the Bank shall have had a reasonable opportunity to act on same.

IN WITNESS WHEREOF, I have hereunto set my hand this 21 day of August, 2003.

Vice Chairman, Board of Supervisors


CHASE E. KNEELAND

(Corporate Seal)

**WORCESTER TOWNSHIP
BOARD OF SUPERVISORS**

MONTGOMERY COUNTY, PENNSYLVANIA

RESOLUTION NO. 03 -23

DEFERRED COMPENSATION PROGRAM

WHEREAS, Worcester Township has considered the establishment of a deferred compensation plan to be made available to all eligible Township employees and elected officials, pursuant to federal legislation permitting such plans; and

WHEREAS, certain substantial tax benefits could accrue to employees and elected officials participating in said deferred compensation plan; and

WHEREAS, such benefits will act as incentives to Township employees and elected officials to voluntarily set aside and invest portions of current income to meet their future financial requirements and supplement their Township retirement and Social Security at no cost to the Township; and

WHEREAS, Worcester Township has established a master prototype Deferred Compensation Program for their employees to enjoy the advantages of this program; and

WHEREAS, the Township Treasurer, as Plan Administrator, agrees to hold harmless and indemnify the Township, its appointed and elected officers and participating employees from any loss resulting from the Township's failure to perform its duties and services pursuant to the Deferred Compensation Program.

NOW, THEREFORE, BE IT RESOLVED that The Board of Supervisors of Worcester Township hereby adopts the Deferred Compensation Program and its attendant investment

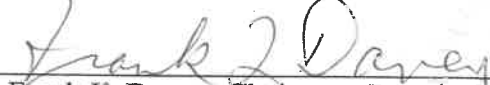
options and hereby establishes the Worcester Township Deferred Compensation Plan for the voluntary participation of all Township employees and elected officials; and

The Township Treasurer is hereby authorized to execute for the Township individual participation agreements with each said employee requesting the same, and to act as the Administrator of the Plan representing Worcester Township, and to execute such agreements and contracts as are necessary to implement the Program. It is implicitly understood that, other than the incidental expenses of collecting and disbursing the employees' deferrals and other minor administrative matters, there is to be no cost to Worcester Township for the Program.

APPROVED at the public meeting of the Worcester Township Board of Supervisors held on August 20, 2003.

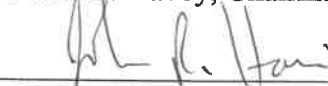
WORCESTER TOWNSHIP

By:



Frank L. Davey, Chairman, Board of Supervisors

Attest:



John R. Harris, Secretary

**WORCESTER TOWNSHIP
BOARD OF SUPERVISORS**

MONTGOMERY COUNTY, COMMONWEALTH OF PENNSYLVANIA

RESOLUTION NO. 03 -24

A RESOLUTION APPROVING AND ADOPTING THE ROADWAY SUFFICIENCY ANALYSIS AND TRANSPORTATION CAPITAL IMPROVEMENT PLAN PREPARED FOR WORCESTER TOWNSHIP BY MCMAHON ASSOCIATES, INC. DATED MARCH, 2003 AND PRESENTED TO THE BOARD OF SUPERVISORS AT A PUBLIC HEARING OF THE IMPACT FEE ADVISORY COMMITTEE HELD MAY 21, 2003.

WHEREAS, pursuant to Section 504-A(d)(1) and Section 504-A(e)(1) of Act 209 of 1990, the Worcester Township Impact Fee Advisory Committee has caused to be prepared, a combined report entitled "Roadway Sufficiency Analysis and Transportation Capital Improvement Plan" prepared by McMahon Associates, Inc., Transportation Engineers and Planners dated March, 2003; and

WHEREAS, the Township Impact Fee Advisory Committee, as required by Section 504-A(e)(3) of Act 209 of 1990, held a public hearing on May 21, 2003 to present their recommendation of the Roadway Sufficient Analysis and Transportation Capital Improvement Plan to the Board of Supervisors and the general public for comment thereon; and

WHEREAS, the Board of Supervisors has had the opportunity to consider the Roadway Sufficiency Analysis and Transportation Capital Improvement Plan and has granted the public an opportunity to comment on the Roadway Sufficiency Analysis and Transportation Capital Improvement Plan at the public hearing held May 21, 2003.

NOW, THEREFORE, BE IT RESOLVED that the combined report entitled "Roadway Sufficiency Analysis and Transportation Capital Improvement Plan" prepared by McMahon Associates, Inc. Transportation Engineers and Planners dated March 2003 without revisions is hereby approved and adopted by the Worcester Township Board of Supervisors this 20th day of August, 2003:

WORCESTER TOWNSHIP

By: Frank L. Davey
FRANK L. DAVEY, Chairman,
Board of Supervisors

Attest: John R. Harris
JOHN R. HARRIS, Secretary

**WORCESTER TOWNSHIP
BOARD OF SUPERVISORS**

MONTGOMERY COUNTY, COMMONWEALTH OF PENNSYLVANIA

**RESOLUTION NO. 2003-25
ENDORING THE MONTGOMERY COUNTY OPEN SPACE PROGRAM**

WHEREAS, Montgomery County enacted an Open Space Program in 1993 that allocated over the last ten years \$100 million for the preservation and enhancement of open spaces throughout the County, and

WHEREAS, the Montgomery County Open Space Program benefited all residents and businesses by funding new or updated Open Space plans for all sixty-two townships and boroughs in the County, preserving more than 9,000 acres of open spaces, farmland, trails, natural resource areas and funding sixty-nine tree planting projects, and

WHEREAS, the preservation of open space helps ensure clean air and water supplies, provides for educational and recreational opportunities, helps direct development to appropriate areas, thus reducing the effects and costs of sprawl and helps maintain the high quality of life and economic vitality of the County and of our Township, and

WHEREAS, the Township of Worcester directly benefited from the Montgomery County Open Space Program through their assistance to acquire 283 acres of open space since 1996, including 43 acres of the newly created Heebner Park, and

NOW THEREFORE, BE IT RESOLVED by the Board of Supervisors of Worcester Township, Montgomery County, Commonwealth of Pennsylvania, hereby endorses and supports the proposed 2003 Ten-Year Montgomery County Open Space Program,

DULY ADOPTED by the Board of Supervisors of Worcester Township this 17th day of September, 2003.

WORCESTER TOWNSHIP

By: _____


**FRANK L. DAVEY, Chairman
Board of Supervisors**

Attest: _____


**JOHN R. HARRIS, Secretary
Board of Supervisors**

**WORCESTER TOWNSHIP
BOARD OF SUPERVISORS**

MONTGOMERY COUNTY, COMMONWEALTH OF PENNSYLVANIA

RESOLUTION NO. 03-26

STAUROWSKY TRACT

PRELIMINARY/FINAL SUBDIVISION APPROVAL

WHEREAS, FRANKLIN M. and ELIZABETH K. STAUROWSKY (“Owners”) are the owners of a certain tract of land situate in Worcester Township on Adair Drive West (the **“Development”**), which is more particularly shown on Plan prepared by CKS Engineers, Inc. being plan consisting of one (1) sheet dated May 13, 2003, with no revisions (the **“Plan”**), setting forth the proposed subdivision of the tract into two (2) lots consisting of a 1,463 square-foot lot to be conveyed to Worcester Township (**“Developer”**) for construction of a sewage pumping station with Owners retaining the balance of the parcel; and

WHEREAS, the Plan hereinabove described are being incorporated into this preliminary/final approval by reference; and

WHEREAS, the Owners and Developer desire to obtain preliminary/final subdivision approval of the Plan from Worcester Township (the **“Township”**) in accordance with Section 508 of the Pennsylvania Municipalities Planning Code;

NOW, THEREFORE, BE IT RESOLVED, that Worcester Township hereby grants preliminary/final approval of the Development as shown on the Plan.

APPROVED at the public meeting of the Worcester Township Board of Supervisors held on September 17, 2003.

WORCESTER TOWNSHIP

By: Frank L. Davey
FRANK L. DAVEY, Chairman
Board of Supervisors

Attest: John R. Harris
JOHN R. HARRIS, Secretary

**WORCESTER TOWNSHIP
BOARD OF SUPERVISORS**

MONTGOMERY COUNTY, COMMONWEALTH OF PENNSYLVANIA

RESOLUTION NO. 03-27

**ARCADIA ESTATES
(BRAUN TRACT)**

PRELIMINARY SUBDIVISION APPROVAL

WHEREAS, ARCADIA ESTATES, LLC (“Developer”) is the owner and developer of a certain tract of land situate in Worcester Township with frontage on Skippack Pike, consisting of 10.6813 ± acres (the “Development”), which is more particularly shown on plans prepared by Stout, Tacconelli and Associates, being plans consisting of ten (10) sheets dated December 16, 2002, with a last revision date being August 6, 2003 (the “Plans”), setting forth the proposed subdivision of the tract into four (4) residential lots in accordance with those Plans; and

WHEREAS, the Plans hereinabove described are being incorporated into this preliminary approval by reference; and

WHEREAS, the Developer desires to obtain preliminary subdivision approval of the Plans from Worcester Township (the “Township”) in accordance with Section 508 of the Pennsylvania Municipalities Planning Code;

NOW, THEREFORE, BE IT RESOLVED, that Worcester Township hereby grants preliminary approval of the Development as shown on the Plans subject, however, to the following conditions:

1. At this time, the Board of Supervisors hereby waives strict compliance with the following Sections of the Worcester Township Subdivision and Land Development Ordinance:

a. Section 130-16.C.1(a)(6) requiring installation of road widening, sidewalk and curb along existing roadways;

b. Section 130-18.B(1)(a)(8) requiring standard concrete curb along all proposed roadways in lieu of rolled concrete curb along the proposed roadway;

c. Section 130-28.E(1) requiring a tree survey plan; and

d. Section 130-33.C(1) requiring existing features within 400 feet of the subject project to be depicted on the plans.

2. Prior to final approval, Developer shall revise the plans to depict rolled curbs along the proposed roadway.

3. Prior to final approval, Developer shall obtain and deliver to Township all appropriate permits and approvals required for the Development of the property from all agencies or bodies having jurisdiction over this Development.

4. At or before final subdivision approval, Developer shall provide Township with detailed metes and bounds descriptions of all applicable utility easements being reserved over any of the lots of the Development. In addition, Developer shall provide Township with true and correct copies of any utility easement, including stormwater, over adjacent properties which easements may be necessary for the development to adequately serve the lots with such facilities.

5. Although the maintenance of all detention basins and surface stormwater drainage facilities and easements shall be the responsibility of the property owner on whose property said facilities and easements are located, Developer shall, prior to or simultaneous with final subdivision approval, reserve easements in favor of the Township on an easement form to be provided by the Township Solicitor so that the drainage facilities may be maintained by the Township with all expenses being charged to the appropriate property owner in the event that the maintenance responsibilities of the said property owners are not fulfilled after reasonable notice from the Township to do so.

6. No waivers from any applicable provisions of the Worcester Township Subdivision and Land Development Ordinance are intended to be granted by virtue of this Preliminary Approval unless such waiver requests are specifically granted herein. Any proposed design or construction on the Plans which would otherwise require a waiver by the Board of Supervisors and which has not been specifically granted hereby, must be addressed to the discretion of the Board of Supervisors prior to final plan approval.

7. Under the provisions of the Pennsylvania Municipalities Planning Code, the Developer has the right to accept or reject conditions imposed by the Board of Supervisors upon an approval. In the event of an appeal or a notice of rejection filed in writing within thirty (30) days from the date of this resolution, this approval shall be deemed to have been automatically rescinded.

APPROVED at the public meeting of the Worcester Township Board of Supervisors held on September 17, 2003.

WORCESTER TOWNSHIP

By: Frank L. Davey
FRANK L. DAVEY, Chairman
Board of Supervisors

Attest: John R. Harris
JOHN R. HARRIS, Secretary

**WORCESTER TOWNSHIP
BOARD OF SUPERVISORS**

MONTGOMERY COUNTY, COMMONWEALTH OF PENNSYLVANIA

RESOLUTION NO. 03-28

RAQUET TRACT

PRELIMINARY/FINAL SUBDIVISION APPROVAL

WHEREAS, ROBERT H. and JANE M. RAQUET (“Developer”) are the owners and developers of a certain tract of land situate in Worcester Township at 3071 Water Street Road consisting of 1.13 ± acres (the **“Development”**), which is more particularly shown on a plan prepared by Robert E. Blue Consulting Engineers, P.C., being a plan consisting of one (1) sheet dated August 1, 2003, with no revisions (the **“Plan”**), setting forth the proposed subdivision of an L-shaped property into two lots to be merged in common deeds with adjoining properties; and

WHEREAS, the Plan hereinabove described is being incorporated into this preliminary/final approval by reference; and

WHEREAS, the Developer desires to obtain preliminary/final subdivision approval of the Plan from Worcester Township (the **“Township”**) in accordance with Section 508 of the Pennsylvania Municipalities Planning Code;

NOW, THEREFORE, BE IT RESOLVED, that Worcester Township hereby grants preliminary/final approval of the Development as shown on the Plan subject, however, to the following conditions:

1. The cost of accomplishing, satisfying and meeting all of the terms and conditions and requirements of the Plan and Notes to the Plan and this Preliminary/Final Approval Resolution shall be borne entirely by the Developer and shall be at no cost to the Township.

2. Consistent with Section 509(b) of the Pennsylvania Municipalities Planning Code (as amended) the payment of all applicable fees must be accomplished within ninety (90) days of the date of this Resolution unless a written extension is granted by Worcester Township. Until the applicable fees have been paid, the final plat or record plan shall not be signed nor recorded. In the event that the fees have not been paid and the escrow has not been funded within ninety (90) days of this Resolution (or any written extension thereof), this contingent subdivision approval shall expire and be deemed to have been revoked.

3. Under the provisions of the Pennsylvania Municipalities Planning Code, the Developer has the right to accept or reject conditions imposed by the Board of Supervisors upon final approval. In the absence of an appeal of a notice of rejection filed in writing within thirty (30) days from the date of this resolution, the conditions set forth herein shall be deemed to have been accepted by the applicant. If the Township receives written notice of an appeal or rejection of any of the conditions set forth herein within thirty (30) days from the date of this resolution, this approval shall be deemed to have been automatically rescinded.

APPROVED at the public meeting of the Worcester Township Board of Supervisors held on September 17, 2003.

WORCESTER TOWNSHIP

By: Frank L. Davey
FRANK L. DAVEY, Chairman
Board of Supervisors

Attest: John R. Harris
JOHN R. HARRIS

**WORCESTER TOWNSHIP
BOARD OF SUPERVISORS**

MONTGOMERY COUNTY, COMMONWEALTH OF PENNSYLVANIA

RESOLUTION NO. 03-29

FROG HOLLOW TENNIS CLUB

PRELIMINARY LAND DEVELOPMENT APPROVAL

WHEREAS, COUNTRY TENNIS ASSOCIATES, L.P. (“Developer”) is the owner and developer of a certain tract of land situate in Worcester Township with frontage on Weber Road consisting of 11.63 ± acres (the “**Development**”), which is more particularly shown on plans prepared by Czop/Specter, Inc., being plans consisting of five (5) sheets dated April 30, 2003 with a last revision date being July 28, 2003 (the “**Plans**”); and

WHEREAS, the Plans set forth the construction of a 21,600 square-foot building to house three tennis courts; and

WHEREAS, the Plans hereinabove described are being incorporated into this preliminary approval by reference; and

WHEREAS, the Developer desires to obtain preliminary land development approval of the Plans from Worcester Township (the “Township”) in accordance with Section 508 of the Pennsylvania Municipalities Planning Code;

NOW, THEREFORE, BE IT RESOLVED, that Worcester Township hereby grants preliminary approval of the Development as shown on the Plans subject, however, to the following conditions:

1. Developer shall revise the Plans to address to the satisfaction of the Board of Supervisors all issues raised in the Township Engineer's review letter dated August 8, 2003.

2. Prior to final approval, Developer shall obtain and deliver to Township all appropriate permits and approvals required for the Development of the property from all agencies or bodies having jurisdiction over this Development.

3. Although the maintenance of all detention basins, surface and subsurface stormwater drainage facilities and easements shall be the responsibility of the Developer and its successors and assigns, Developer shall, prior or simultaneous with final land development approval, reserve easements in favor of the Township on an easement form to be provided by the Township Solicitor so that the drainage facilities may be maintained by the Township with all expenses being charged to the Developer in the event that the maintenance responsibilities of Developer are not fulfilled after reasonable notice from the Township to do so.

4. No waivers from any applicable provisions of the Worcester Township Subdivision and Land Development Ordinance are intended to be granted by virtue of this Preliminary Approval unless such waiver requests are specifically granted herein. Any proposed design or construction on the Plans which would otherwise require a waiver by the Board of Supervisors and which has not been specifically granted hereby, must be addressed to the discretion of the Board of Supervisors prior to final plan approval.

5. Under the provisions of the Pennsylvania Municipalities Planning Code, the Developer has the right to accept or reject conditions imposed by the Board of Supervisors upon an approval. In the event of an appeal or a notice of rejection filed in writing within thirty (30) days from the date of this resolution, this approval shall be deemed to have been automatically rescinded.

APPROVED at the public meeting of the Worcester Township Board of Supervisors held on September 17, 2003.

WORCESTER TOWNSHIP

By: Frank L. Davey
FRANK L. DAVEY, Chairman
Board of Supervisors

Attest: John R. Harris
JOHN R. HARRIS, Secretary

**WORCESTER TOWNSHIP
BOARD OF SUPERVISORS**

MONTGOMERY COUNTY, COMMONWEALTH OF PENNSYLVANIA

RESOLUTION NO. 03-30

**THOMPSON-SCOTT SUBDIVISION
(APPLEWOOD ESTATES)**

PRELIMINARY SUBDIVISION APPROVAL

WHEREAS, SPARANGO CONSTRUCTION COMPANY, INC. (“Developer”) is the owner and developer of two non-contiguous tracts of land situate in Worcester Township with frontage on Skippack Pike and Berks Road, consisting of 51 ± acres (the **“Development”**), which is more particularly shown on plans prepared by Bursich Associates, Inc., being plans consisting of nineteen (19) sheets dated November 27, 2002, with a last revision date being September 5, 2003 (the **“Plans”**), setting forth the proposed subdivision of the tract into twenty-three (23) residential building lots in accordance with those Plans; and

WHEREAS, the Plans hereinabove described are being incorporated into this preliminary approval by reference; and

WHEREAS, the Developer desires to obtain preliminary subdivision approval of the Plans from Worcester Township (the **“Township”**) in accordance with Section 508 of the Pennsylvania Municipalities Planning Code;

NOW, THEREFORE, BE IT RESOLVED, that Worcester Township hereby grants preliminary approval of the Development as shown on the Plans subject, however, to the following conditions:

1. At this time, the Board of Supervisors hereby waives strict compliance with the following Sections of the Worcester Township Subdivision and Land Development Ordinance:

- a. Section 130-16.C.1.a.5.b.v pertaining to maximum cul-de-sac lengths;
- b. Section 130-16.C.1.a.6.a and b pertaining to road widening, curb and sidewalk along existing road frontages;
- c. Section 130-18.A.3 pertaining to installation of sidewalks along the interior roads of the Development;
- d. Section 130-27.B.4 pertaining to streetlight requirements;
- e. Section 130-33.C.5 pertaining to a tree survey plan requirement;
- f. Section 130-33.a.4 pertaining to plan sheet size;
- g. Section 130-33.C.1 pertaining to the depiction of existing features within 400 feet of the property;
- h. Section 130-24.B.4.f.4 pertaining to maximum detention basin depths;
- i. Section 130-28.G.9 pertaining to individual lot landscaping in lieu of planting 66 trees at locations acceptable to the Worcester Township Board of Supervisors at the Township's newly constructed Heebner Park.

2. Prior to final subdivision approval, Developer shall resolve to the satisfaction of the Worcester Township Board of Supervisors and the Township Engineer, all issues set forth in the Township Engineer's review letter dated September 9, 2003 and all subsequent review letters of the Township Engineer.

3. The additional buffering adjacent to the existing homes on Highview Drive as proposed by Developer on the landscape plan is satisfactory to the Worcester Township Board of Supervisors as proposed on the landscape plan. The Worcester Township Board of Supervisors reserves the right, however, to require additional landscaping to the satisfaction of the Board of Supervisors in the event the actual installation is not satisfactory.

4. The Worcester Township Board of Supervisors hereby approves Developer's proposal for Lots 20, 21 and 22 to maintain the 300-foot setback for actual building construction on the lots. The Developer's request to reduce the lot setback from 300 feet to 247 feet along Skippack Pike and from 300 feet to 198 feet along Berks Road is also approved.

5. Prior to final approval, Developer shall obtain and deliver to Township all appropriate permits and approvals required for the Development of the property from all agencies or bodies having jurisdiction over this Development.

6. At or before final subdivision approval, Developer shall provide Township with detailed metes and bounds descriptions of all applicable utility easements being reserved over any of the lots of the Development. In addition, Developer shall provide Township with true and correct copies of any utility easement, including storm water, over adjacent properties which easements may be necessary for the development to adequately serve the lots with such facilities.

7. Although the maintenance of all detention basins and surface storm water drainage facilities and easements shall be the responsibility of the property owner on whose property said facilities and easements are located, Developer shall, prior or simultaneous with final subdivision approval, reserve easements in favor of the Township on an easement form to be provided by the Township Solicitor so that the drainage facilities may be maintained by the Township with all expenses being charged to the appropriate property owner in the event that the maintenance responsibilities of the said property owners are not fulfilled after reasonable notice from the Township to do so.

8. No waivers from any applicable provisions of the Worcester Township Subdivision and Land Development Ordinance are intended to be granted by virtue of this Preliminary Approval unless such waiver requests are specifically granted herein. Any proposed

design or construction on the Plans which would otherwise require a waiver by the Board of Supervisors and which has not been specifically granted hereby, must be addressed to the discretion of the Board of Supervisors prior to final plan approval.

9. Under the provisions of the Pennsylvania Municipalities Planning Code, the Developer has the right to accept or reject conditions imposed by the Board of Supervisors upon an approval. In the event of an appeal or a notice of rejection filed in writing within thirty (30) days from the date of this resolution, this approval shall be deemed to have been automatically rescinded.

APPROVED at the public meeting of the Worcester Township Board of Supervisors held on September 17, 2003.

WORCESTER TOWNSHIP

By: Frank L. Davey
FRANK L. DAVEY, Chairman
Board of Supervisors

Attest: John R. Harris
JOHN R. HARRIS, Secretary

**WORCESTER TOWNSHIP
RESOLUTION NO. 03 - 31
RESOLUTION FOR PLAN REVISION
FOR NEW LAND DEVELOPMENT**

RESOLUTION OF The Board of Supervisors of Worcester Township, Montgomery County, Pennsylvania (herein after "the Municipality").

WHEREAS Section 5 of the Act of January 24, 1966, P.L. 1535, No. 537, known as the "Pennsylvania Sewage Facilities Act", as Amended, and the rules and Regulations of the Pennsylvania Department of Environmental Protection (Department) adopted thereunder, Chapter 71 of Title 25 of the Pennsylvania Code, require the Municipality to adopt an Official Sewage Facilities Plan providing for sewage services adequate to prevent contamination of waters of the Commonwealth and/or environmental health hazards from sewage wastes, and to revise said plan whenever it is necessary to determine whether a proposed method of sewage disposal for a new land development conforms to a comprehensive program of pollution control and water quality management, and

WHEREAS the **Sparango Construction Co.** has proposed the development of a parcel of land identified as the **Thompson-Scott 23-Lot subdivision** located at Skippack Pike and Berks Road and described in the attached Sewage Facilities Planning Module,

And proposes that such subdivision be served by: (circle all that apply), sewer tap-ins, sewer extension, **new treatment facility**, individual on-lot systems, **community on-lot system**, spray irrigation, retaining tanks, other, (specify) **individual septic tanks to community sand filter to community drip irrigation field.**

WHEREAS, Worcester Township finds that the subdivision described in the attached Sewage Facilities Planning Module conforms to applicable sewage related zoning and other sewage related Municipal ordinances and plans, and to a comprehensive program of pollution control and water quality management.

NOW, THEREFORE, BE IT RESOLVED that the Board of Supervisors of Worcester Township hereby adopts and submits to the Department of Environmental Protection for its approval as a revision to the "Official Sewage Facilities Plan" of the Municipality the above referenced Sewage Facilities Planning Module which is attached hereto.

I, FRANK L. DAVEY, Chairman, and I JOHN R. HARRIS, Secretary, Worcester Township Board of Supervisors, hereby certify that the foregoing is a true copy of Worcester Township **Resolution No. 03-31**, adopted **November 19, 2003**.

Township of Worcester
1721 Valley Forge Road
P.O. Box 767
Worcester, PA 19490
(610) 584-1410

seal of
governing body


FRANK L. DAVEY, Chairman

Attest: 
JOHN R. HARRIS, Secretary

**WORCESTER TOWNSHIP
BOARD OF SUPERVISORS**

MONTGOMERY COUNTY, COMMONWEALTH OF PENNSYLVANIA

RESOLUTION NO. 03-32

COCCIO TRACT

PRELIMINARY SUBDIVISION APPROVAL

WHEREAS, ERNEST COCCIO. (“Developer”) is the owner and developer of a certain tract of land situate in Worcester Township with frontage on Quarry Hall Road consisting of 6.48 ± acres (the “Development”), which is more particularly shown on plans prepared by Hopkins & Scott, Inc., being plans consisting of two (2) sheets dated June 16, 2003, with a last revision date being September 16, 2003 (the “Plans”), setting forth the proposed subdivision of the tract into two (2) residential lots in accordance with those Plans; and

WHEREAS, the Plans hereinabove described are being incorporated into this preliminary approval by reference as set forth on the Schedule of Plans attached hereto as Exhibit “A”; and

WHEREAS, the Developer desires to obtain preliminary subdivision approval of the Plans from Worcester Township (the “Township”) in accordance with Section 508 of the Pennsylvania Municipalities Planning Code;

NOW, THEREFORE, BE IT RESOLVED that Worcester Township hereby grants preliminary approval of the Development as shown on the Plans subject, however, to the following conditions:

1. Prior to final approval, Developer shall obtain and deliver to Township all appropriate permits and approvals required for the development of the property from all agencies or bodies having jurisdiction over this Development.

2. At or before final subdivision approval, Developer shall provide Township with detailed metes and bounds descriptions of all applicable utility easements being reserved over any of the lots of the Development. In addition, Developer shall provide Township with true and correct copies of any utility easement, including stormwater, over adjacent properties which easements may be necessary for the development to adequately serve the lots with such facilities.

3. Although the maintenance of all detention basins and surface stormwater drainage facilities and easements shall be the responsibility of the property owner on whose property said facilities and easements are located, Developer shall, prior or simultaneous with final subdivision approval, reserve easements in favor of the Township on an easement form to be provided by the Township Solicitor so that the drainage facilities may be maintained by the Township with all expenses being charged to the appropriate property owner in the event that the maintenance responsibilities of the said property owners are not fulfilled after reasonable notice from the Township to do so.

4. No waivers from any applicable provisions of the Worcester Township Subdivision and Land Development Ordinance are intended to be granted by virtue of this Preliminary Approval unless such waiver requests are specifically granted herein. Any proposed design or construction on the Plans which would otherwise require a waiver by the Board of Supervisors and which has not been specifically granted hereby, must be addressed to the discretion of the Board of Supervisors prior to final plan approval.

5. Under the provisions of the Pennsylvania Municipalities Planning Code, the Developer has the right to accept or reject conditions imposed by the Board of Supervisors upon an approval. In the absence of an appeal filed in writing within thirty (30) days from the date of this Resolution, the conditions set forth herein shall be deemed to have been accepted by the Applicant.

APPROVED at the public meeting of the Worcester Township Board of Supervisors held on November 19, 2003.

WORCESTER TOWNSHIP

By: Frank L. Davey
Frank L. Davey, Chairman
Board of Supervisors

Attest: John R. Harris
John R. Harris, Secretary

SCHEDULE OF PLANS

Sheet No.	Sheet Title	Origination Date	Date Last Revised
1.	Record Plan of Minor Subdivision	6/16/2003	9/16/2003
2.	Development/Stormwater Management and Soil and Erosion Control Pan	6/16/2003	9/16/2003

**WORCESTER TOWNSHIP
BOARD OF SUPERVISORS**

MONTGOMERY COUNTY, COMMONWEALTH OF PENNSYLVANIA

RESOLUTION NO. 03-33

GUARDINO TRACT

PRELIMINARY SUBDIVISION APPROVAL

WHEREAS, FRANK S. GUARDINO. (“Developer”) is the owner and developer of a certain tract of land situate in Worcester Township with frontage on Methacton Avenue consisting of 111.517.3 ± square feet (the “Development”), which is more particularly shown on plans prepared by Woodrow & Associates, Inc., being plans consisting of four (4) sheets dated July 10, 2003, with a last revision date being October 24, 2003 (the “Plans”), setting forth the proposed subdivision of the tract into three (3) residential lots in accordance with those Plans; and

WHEREAS, the Plans hereinabove described are being incorporated into this preliminary approval by reference as set forth on the Schedule of Plans attached hereto as Exhibit “A”; and

WHEREAS, the Developer desires to obtain preliminary subdivision approval of the Plans from Worcester Township (the “Township”) in accordance with Section 508 of the Pennsylvania Municipalities Planning Code;

NOW, THEREFORE, BE IT RESOLVED that Worcester Township hereby grants preliminary approval of the Development as shown on the Plans subject, however, to the following conditions:

1. Prior to final subdivision approval, Developer shall obtain and deliver to Township all appropriate permits and approvals required for the development of the property from all agencies or bodies having jurisdiction over this Development.

2. At or before final subdivision approval, Developer shall provide Township with detailed metes and bounds descriptions of all applicable utility easements and/or access easements being reserved over any of the lots of the Development. In addition, Developer shall provide Township with true and correct copies of any utility easement, including stormwater, over adjacent properties which easements may be necessary for the development to adequately serve the lots with such facilities.

3. Although the maintenance of all detention basins and surface stormwater drainage facilities and easements shall be the responsibility of the property owner on whose property said facilities and easements are located, Developer shall, prior or simultaneous with final subdivision approval, reserve easements in favor of the Township on an easement form to be provided by the Township Solicitor so that the drainage facilities may be maintained by the Township with all expenses being charged to the appropriate property owner in the event that the maintenance responsibilities of the said property owners are not fulfilled after reasonable notice from the Township to do so.

4. No waivers from any applicable provisions of the Worcester Township Subdivision and Land Development Ordinance are intended to be granted by virtue of this Preliminary Approval unless such waiver requests are specifically granted herein. Any proposed design or construction on the Plans which would otherwise require a waiver by the Board of Supervisors and which has not been specifically granted hereby, must be addressed to the discretion of the Board of Supervisors prior to final plan approval.

5. Under the provisions of the Pennsylvania Municipalities Planning Code, the Developer has the right to accept or reject conditions imposed by the Board of Supervisors upon an

approval. In the absence of an appeal filed in writing within thirty (30) days from the date of this Resolution, the conditions set forth herein shall be deemed to have been accepted by the Applicant.

APPROVED at the public meeting of the Worcester Township Board of Supervisors held on November 19, 2003.

WORCESTER TOWNSHIP

By: _____


Frank L. Davey, Chairman
Board of Supervisors

Attest: _____


John R. Harris, Secretary

SCHEDULE OF PLANS

Sheet No.	Sheet Title	Origination Date	Date Last Revised
1.	Record Plan	7/10/2003	10/24/2003
2.	Existing Features and Demolition Plan	7/10/2003	10/24/2003
3.	Site Improvements Plan	7/10/2003	10/24/2003
4.	Standard Construction Detail Sheet	7/10/2003	10/24/2003

**WORCESTER TOWNSHIP
BOARD OF SUPERVISORS**

MONTGOMERY COUNTY, COMMONWEALTH OF PENNSYLVANIA

RESOLUTION NO. 03-34

BETHEL KNOLL

FINAL SUBDIVISION APPROVAL

WHEREAS, W. B. HOMES, INC. (“Developer”) is the owner and developer of a certain tract of land situate in Worcester Township with frontage on Bethel Road consisting of 15.4565 ± acres (the “Development”), which is more particularly shown on plans prepared by Schlosser & Clauss Consulting Engineers, Inc., being plans consisting of thirteen (13) sheets dated June 28, 2002, with a last revision date being October 8, 2003 (the “Plans”), setting forth the proposed subdivision of the tract into eleven (11) residential building lots in accordance with those Plans; and

WHEREAS, the Plans hereinabove described are more particularly set forth on the plan index attached hereto as Exhibit “A” and are being incorporated into this Final Subdivision Approval by reference; and

WHEREAS, Developer has previously obtained and supplied or will obtain and supply to the Township all applicable permits from all Authorities, Agencies and Municipalities having jurisdiction in any way over the Development; and

WHEREAS, the Developer desires to obtain final subdivision approval of the Plans from Worcester Township in accordance with Section 508 of the Pennsylvania Municipalities Planning Code;

NOW, THEREFORE, BE IT RESOLVED, that Worcester Township hereby grants final approval of the Development as shown on the Plans subject, however, to the following conditions:

1. At this time, the Worcester Township Board of Supervisors waives strict compliance with the following provisions of the Worcester Township Subdivision and Land Development Ordinance:

- a. A partial waiver from Section 130-33.C.1 with respect to existing features within 400 feet of the site;
- b. Section 130-18.A pertaining to sidewalks;
- c. Section 130-18.B pertaining to upright curb in lieu of rolled curb and gutter as proposed on the Plans;
- d. Section 130-24.B.4.f.[1] pertaining to the rational method of stormwater calculations in lieu of SCS method;
- e. Section 130-16.C.1.a.5.b.v. pertaining to cul-de-sac length;
- f. Section 130-14.K to permit on-lot light posts in lieu of street lights;
- g. Section 130-16.C.1.a.4. pertaining to pavement width;
- h. Section 130-24.B.3.J. pertaining to minimum cover over storm pipe run EW # 7 to MH #8 and HW #10 to MH #11A; and
- i. Section 130-24.B.4.f.11 to permit a naturalized detention basin with a stone infiltration swell instead of the required concrete low-flow channel.

2. Developer shall pay an interim traffic impact fee in the amount of One Thousand Dollars (\$1,000.00) per lot at the time of each building permit application.

3. Although the maintenance of all detention basins and surface stormwater drainage easements shall be the responsibility of the lot owner on whose lot said facilities are located, Developer shall, prior to the Township executing the Plans, reserve easements in favor of the Township so that the drainage facilities may be maintained by the Township (with all expenses being charged to the appropriate property owner) in the event that the maintenance responsibilities of the individual lot owners are not fulfilled after reasonable notice to do so.

4. Prior to the Township's execution of the Plans, Developer agrees to execute a Tri-Party Development Agreement with Worcester Township in which the Developer shall obligate itself to complete all of the required improvements shown on the Plans in accordance with Township criteria and specifications as well as to secure the completion of the required improvements by posting satisfactory financial security as required by the Pennsylvania Municipalities Planning Code.

5. The Development shall be constructed in strict accordance with the content of the Plans, the terms and conditions of the Preliminary Approval Resolution 03-09 dated March 19, 2003, and the terms and conditions of the above-described Tri-Party Development Agreement, the entire contents of which are incorporated herein by reference.

6. The cost of accomplishing, satisfying and meeting all of the terms and conditions and requirements of the Plans and Notes to the Plans, Preliminary Approval Resolution 03-09, this Final Approval Resolution and the Tri-Party Development Agreement shall be borne entirely by the Developer and shall be at no cost to the Township.

7. Developer shall provide the Township Manager and the Township Engineer with at least 72 hours notice prior to the initiation of any grading or ground clearing (whether for the construction of public improvements or in connection with individual building

lots themselves) so that the Township may certify that all appropriate erosion and sedimentation control facilities have been properly installed and also that snow fencing or other types of boundary markers (acceptable to the Township) have been installed to protect such trees as are specifically proposed not to be eliminated during the construction of the Development.

8. Consistent with Section 509(b) of the Pennsylvania Municipalities Planning Code (as amended) the payment of all applicable fees and the funding of all escrows under the Subdivision and Escrow Agreement must be accomplished within ninety (90) days of the date of this Resolution unless a written extension is granted by Worcester Township. Until the applicable fees have been paid and the escrows fully funded, the final plat or record plan shall not be signed nor recorded. In the event that the fees have not been paid and the escrow has not been funded within ninety (90) days of this Resolution (or any written extension thereof), this contingent subdivision approval shall expire and be deemed to have been revoked.

9. Under the provisions of the Pennsylvania Municipalities Planning Code, the Developer has the right to accept or reject conditions imposed by the Board of Supervisors upon final approval. In the absence of an appeal filed in writing within thirty (30) days from the date of this resolution, the conditions set forth herein shall be deemed to have been accepted by the applicant.

APPROVED at the public meeting of the Worcester Township Board of Supervisors held on November 19, 2003.

WORCESTER TOWNSHIP

By: Frank L. Davey
Frank L. Davey, Chairman
Board of Supervisors

Attest: John R. Harris
John R. Harris, Secretary

EXHIBIT "A"

PLAN INDEX

Sheet No.	Sheet Title	Origination Date	Date Last Revised
1.	Subdivision Plan	6/28/02	10/8/03
2.	Existing Features Plan	6/28/02	10/8/03
3.	Site Improvement Plan	6/28/02	10/8/03
4.	Erosion Control Plan	6/28/02	8/13/03
5.	Natural Resources Plan	6/28/02	8/13/03
6.	Landscaping Plan	6/28/02	8/13/03
7.	Bethel Road Plan and Profile	6/28/02	10/8/03
8.	Muirfield Way Plan and Profile	6/28/02	10/8/03
9.	Off-Road Storm Sewer Plan and Profile	6/28/02	10/8/03
10.	Roadway Plans	6/28/02	10/8/03
11.	Bethel Road Striping Plan and Work Zone Traffic Control	6/28/02	10/8/03
12.	Construction Details I	6/28/02	10/8/03
13.	Construction Details II	6/28/02	10/8/03
14.	Construction Details	6/28/02	10/13/03
15.	Erosion and Sedimentation Control Details	6/28/02	8/13/03

**WORCESTER TOWNSHIP
BOARD OF SUPERVISORS
MONTGOMERY COUNTY, COMMONWEALTH OF PENNSYLVANIA
RESOLUTION NO. 03-35
TAX LEVY RESOLUTION**

A RESOLUTION OF THE TOWNSHIP OF WORCESTER, County of Montgomery, Commonwealth of Pennsylvania, fixing the tax rates for the year 2004.

BE IT RESOLVED AND ENACTED, and it is hereby resolved and enacted by the Board of Supervisors of the Township of Worcester, County of Montgomery, Commonwealth of Pennsylvania:

That a tax be and the same is hereby levied on all real property within the Township of Worcester subject to taxation for the fiscal year 2004, as follows:

Tax rate for general purposes, the sum of .05 mill on each dollar of market valuation
Or the sum of .0005 cent on each one hundred dollars of market valuation.


The same being summarized in tabular form as follows:

	Mills on Each Dollar Of Market Valuation	Cents on Each One-Hundred Dollars of Market Valuation
Tax Rate for General Purposes	.05 Mill	.0005 Cent
TOTAL	.05 Mill	.0005 Cent

That any resolution or part of resolution, conflicting with this resolution be and the same is hereby repealed insofar as the same affects this resolution.

Adopted the 17th day of December, AD 2003.

WORCESTER TOWNSHIP

By: 
FRANK L. DAVEY, Chairman
Board of Supervisors

Attest: 
JOHN R. HARRIS, Secretary