

Westtown Township

PO Box 79
Westtown, PA 19395



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Westtown Planning Commission Phone 610-436-4400 Ext 1050

Physical Address _____ City _____ Zip _____

Organization (when applicable) _____

E-mail _____

Request

1. Name of application which requesting party status:

Cleebilly Farm - Tract Pa XVIII, L.P.

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

3. Alleged impact of the application on the lands of the Proposed Intervenor:

Parties and Standing *

Section 908(3) of the Pennsylvania Municipalities Planning Code (MPC) specifies that, in addition to the applicant "parties to the hearing shall be the municipality, any person affected by the application who has made timely appearance of record before the board, and any other person (including civic or community organizations) permitted to appear" by the Board of Supervisors. The Board of Supervisors are authorized to require that all persons who wish to be considered as parties enter an appearance in writing on a form provided by the Township for that purpose. However, the form functions simply as a means to indicate to the Board of Supervisors one's interest in being considered as a party; it does not guarantee party status.

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Standing to participate as an affected person is not foreclosed merely because the affected person's property is located in another municipality.

Party Rights *

A party has the right to be represented by counsel. A party must be given the opportunity to respond, present evidence (through oral testimony of witnesses and exhibits), and cross-examine adverse witnesses on all relevant issues.

** Excerpts taken from the Planning Series #7 document relevant to Special Exceptions, Variances and Conditional Uses as prepared by the Pennsylvania Governor's Center for Local Government Services*

CERTIFICATION: I certify that the information presented in this application is true and correct.

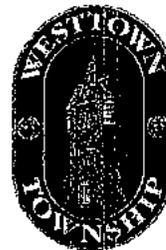
Signature of Proposed Intervenor Kristin Camp, Esq. on behalf of Planning Commission

Print Name Kristin Camp

Date 2/22/2017

—————OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP—————

Status **GRANTED** or **DENIED** (circle one only) Date _____



Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Birmingham Township Board of Supervisors Phone 610-793-2600
Physical Address 1040 Street Road City West Chester, PA Zip 19382
Organization (when applicable) Birmingham Township
E-mail birminghamtwp@comcast.net

Request

1. Name of application which requesting party status:

Toll PA XVIII, L.P. / C. Use Application for Crebilly Farm

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

Birmingham Township's eastern boundary is a short distance from (and downstream from) Crebilly Farm. Township residents will be impacted by development of the Property.

3. Alleged impact of the application on the lands of the Proposed Intervenor:

1. Traffic - Both Street Road and New Street (bordering the Property) extend to the west and south into Birmingham Township
2. Township Building is located a short distance west of the Property on Street Road.
3. Birmingham Township has a strong interest in the preservation of the "Battlefield Swath" as identified by CCPC, to complement the Battlefield preservation within Birmingham Township
4. Streams within the Property flow downstream to Birmingham. Any pollutants caused by the development will impair stream quality within Birmingham.

Birmingham Township
Chester County

1040 West Street Road
West Chester, Pennsylvania 19382-8012
Phone: (610) 793-2600
Fax: (610) 793-3417

February 21, 2017

Westtown Township
Board of Supervisors
1039 Wilmington Pike
West Chester, PA 19382

Dear Board Members:

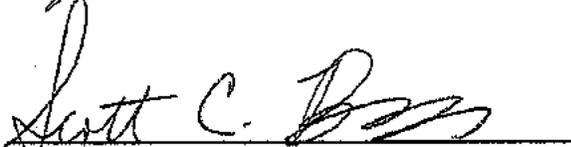
Please be advised that Fronefield Crawford, Jr., Esquire will be representing Birmingham Township at the Conditional Use Proceedings in Westtown Township for the Toll PA XVIII, L.P. proposal for the Flexible Development of Crebilly Farm. Birmingham Township requests recognition as a party to the proceedings.

Respectfully,

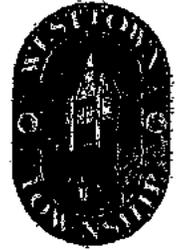
Birmingham Township
Board of Supervisors



John L. Conklin, Chairman



Scott C. Boorse, Vice-Chairman



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name: Kathryn Luce Labrum, Esquire Phone: 610-565-9120

Physical Address: 104 W. Front Street City: Media, PA Zip: 19063

Organization (when applicable) Thornbury Township, Chester County

E-mail: info@donaghuelabrum.com

Request

1. Name of application which requesting party status:

Thornbury Township, Chester County

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

Township lands and roads, as well as traffic signals are adjacent to the Applicant's proposed development.

3. Alleged impact of the application on the lands of the Proposed Intervenor:

The Applicant's proposal to construct a connector street parallel to US Route 202, which would connect, at a signalized intersection, with Bridlewood Blvd., would detrimentally effect our

Township residents, would require substantial traffic calming improvements and would financially impact the Township both as to traffic on Bridlewood Blvd. and other Township Roads and for costs for traffic signal maintenance on shared signals.

Parties and Standing *

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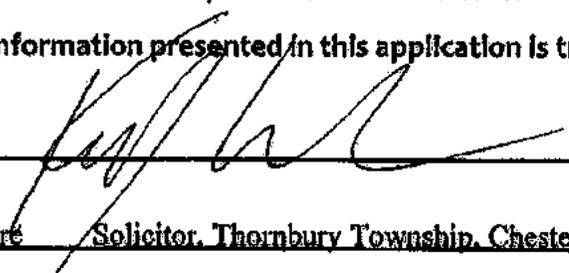
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Party Rights *

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** Excerpts taken from the Planning Series #7 document relevant to Special Exceptions, Variances and Conditional Uses as prepared by the Pennsylvania Governor's Center for Local Government Services*

CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor _____ 

Print Name Kathryn Luce Labrum, Esquire / Solicitor, Thornbury Township, Chester County

Date February 14, 2017

OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP

Status **GRANTED** or **DENIED** (circle one only) Date _____

Neighbors for Crebilly



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Neighbors for Crebilly Phone 215-272-1351
Physical Address 158 McFadden Road city Chaddsford, PA Zip 19317
Organization (when applicable) Neighbors for Crebilly
E-mail info@neighborsforcrebilly.org

Request

1. Name of application which requesting party status:
PA Toll XVIII/ crebilly CU App.

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

3. Alleged impact of the application on the lands of the Proposed Intervenor:
PA Constitution Rights under 1.27, loss of historic value,
Water/sewer, Traffic, Pollution, Safety concerns,
Geological concerns,

Parties and Standing *

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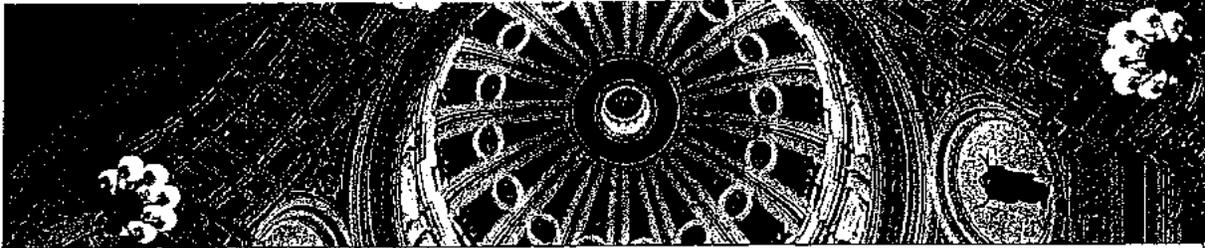
Signature of Proposed Intervenor 

Print Name BERNARDO VINCENT MOTTA JR

Date 2/21/17

_____OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP_____

Status GRANTED or DENIED (circle one only) Date _____



Corporations ▾ Search Business Entities (corpsearch.aspx) Search UCC Transactions (uccsearch.aspx) Forms ▾
 Contact Corporations (http://www.dos.pa.gov/BusinessCharities/Pages/default.aspx) Login (./Account/ValidateUser)
 Register (./Account/Register_account)

Search entity / Select entity / Order documents

Order Business Documents

Date: 01/20/2017

Business Name History

| Name | Name Type |
|----------------------------|--------------|
| NEIGHBORS FOR CREBILLY LLC | Current Name |

Business Entity Details

Officers

| | |
|----------------------|--|
| Name | NEIGHBORS FOR CREBILLY LLC |
| Entity Number | 6479072 |
| Entity Type | Limited Liability Company |
| Status | Active |
| Citizenship | Domestic |
| Entity Creation Date | 11/22/2016 |
| Effective Date | 11/22/2016 |
| State Of Inc | PA |
| Address | C/O CORPORATION SERVICE COMPANY Dauphin |

Filed Documents

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Party to a Public Hearing Request Form

Proposed Intervenor Information

Name PATRICK S. McDONOUGH Phone 484 888 8084
Physical Address 7 OAKBOURNE ROAD city WEST CHESTER PA zip 19382
Organization (when applicable) NEIGHBORS FOR CREBILLY, LLC
E-mail patandreece@comcast.net

Request

1. Name of application which requesting party status:

TOLL PA XVIII / CREBILLY CONDITIONAL USE

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

7 OAKBOURNE ROAD, WESTCHESTER, PA 19382
PROPERTY IS ABOUT 1/2 NORTH ON ROUTE 202 FROM
CREBILLY FARM.

3. Alleged impact of the application on the lands of the Proposed Intervenor:

LOSS OF HISTORICALLY SIGNIFICANT TOWNSHIP RESOURCES
(BOTH BUILT & LANDSCAPE), INCREASED TRAFFIC CONGESTION,
INCREASE TAXES, NEGATIVE IMPACT TO LOCAL SCHOOLS BY
INCREASED STUDENT CAPACITIES, & STRESS ON LOCAL EMERGENCY SERVICES,
VIOLATION OF MT PA CONSTITUTIONAL RIGHTS UNDER ARTICLE I
SECTION 27.

Parties and Standing *

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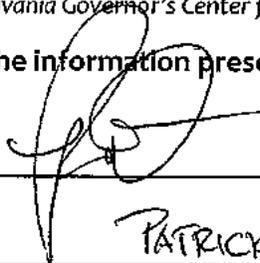
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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor _____



Print Name _____

PATRICK S. MCDONOUGH

Date _____

2/20/17

OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP

Status GRANTED or DENIED (circle one only) Date _____

Westtown Township

PO Box 79
Westtown, PA 19395



500

P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Kathleen Turner + David Turner Phone 610-787-0389
Physical Address 116 Spur Ln City West Chester Zip 19382
Organization (when applicable) Neighbors for Creebilly LLC
E-mail Kndturner@comcast.net

Request

1. Name of application which requesting party status:

PAXVIII
1011 Bros Creebilly farm conditional use

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

Same as above - less than 500' from property

3. Alleged impact of the application on the lands of the Proposed Intervenor:

Traffic, safety, pollution, prop. values, wildlife
historic preservation, sewage implications,

Parties and Standing *

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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor David Turner

Print Name David Turner

Date 2/13/2017

—————OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP—————

Status **GRANTED** or **DENIED** (circle one only) Date _____

Westtown Township

PO Box 79
Westtown, PA 19395

P: 610.692.1930

F: 610.692.9651

www.westtownpa.org



Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Marilyn Powell Phone 610-283-5749 cell

Physical Address 1057 E. Nicks Lane City West Chester Zip 19382

Organization (when applicable) NEIGHBORS FOR CREBILLY LLC

E-mail MARLYNPAWO.COMPOSE@COM

Request

1. Name of application which requesting party status:

PA TdL XVIII / CREBILLY CV APP.

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

In development off West Pleasant Grove Road my
street off Dunvegan Road - RECEIVED TWP Letter

3. Alleged impact of the application on the lands of the Proposed Intervenor:

How will the increased traffic on all roads on all
sides of the traffic be handled? Will our
development have to use public water and sewers?
I just put a new septic system in and my well
is excellent please let us know about this.

DECREASED PROPERTY VALUES, POLLUTION,
CONTAMINATED GROUND WATER, HISTORICAL IMPACT

Parties and Standing *

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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor Marilyn Powell

Print Name Marilyn Powell

Date 2/24/17

—————OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP—————

Status **GRANTED** or **DENIED** (circle one only) Date _____

Westtown Township

PO Box 79
Westtown, PA 19395



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name MYRON & Sharon GRUBAUGH Phone Myron - 610-864-0044 (C) Sharon - 610-864-0144 (C)
Physical Address 1024 Dunvegan Rd city WC zip 19382
Organization (when applicable) Neighbors for Crebilly, LLC
E-mail grubaugh102@verizon.net

Request

1. Name of application which requesting party status:

TOLL PA XVIII / Crebilly Conditional Use

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

1024 Dunvegan Rd, West Chester, PA
property on a buffer within 1850 feet

3. Alleged impact of the application on the lands of the Proposed Intervenor:

Loss of hallowed ^{Revolutionary War} battle field where possible dead are buried. Increased horrendous traffic delays, decreased neighborhood security & safety, increased neighborhood traffic, decreased housing values, increased congestion in local WCASD schools, increased property taxes, water/well pollution, trespassive water runoff, loss of beautiful farm that serves as open space amidst all the development.
Loss of PA constitutional rights under Article 1, Section 27

Parties and Standing *

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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor Myron J. Grubaugh, Sharon F. Grubaugh

Print Name MYRON J. GRUBAUGH, Sharon F. Grubaugh

Date 2/20/2017

OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP

Status GRANTED or DENIED (circle one only) Date _____

Westtown Township

PO Box 79
Westtown, PA 19395



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Allison Corcoran Phone 484-987-3534
Physical Address 1007 Dunvegan Rd city West Chester zip 19382
Organization (when applicable) Neighbors for Crebilly, LLC
E-mail allisonkeiser@hotmail.com

Request

1. Name of application which requesting party status: Toll PA ~~XVIII~~ Crebilly
Toll Poros. Conditional use
2. Location of the Proposed Intervenor's property in relation to the property subject to the application:
Same address
100 yards East of intersection of
New St + Dunvegan Rd.
3. Alleged impact of the application on the lands of the Proposed Intervenor:
traffic concerns - safety for children
Dunvegan will become a cut-through
Stress on Schools!! Violation of my PA Constitutional
Rights under Article I Section 27
Loss of historically significant land
Stress on local emergency services

Westtown Township

PO Box 79
Westtown, PA 19395

P: 610.692.1930

F: 610.692.9651

www.westtownpa.org



Party to a Public Hearing Request Form

Proposed Intervenor Information

Name William Vosburgh Jr Phone 610-585-1805
Physical Address 1151 Lake Drive city West Chester zip 19382
Organization (when applicable) self, neighbors for Crebilly LLC
E-mail bvosburgh8@yahoo.com

Request

1. Name of application which requesting party status:

Toll PA XVIII LP - Crebilly Conditional Use

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

Property is .2 (two-tenths) of a mi. from Crebilly Farm boundary. Street entrance is off 929 & is the only entrance to the street

3. Alleged impact of the application on the lands of the Proposed Intervenor:

- well water - water table & land pollution / sanitation impact
- traffic impact is an extreme problem only street, safety exit is 926
- population congestion in area
- change in zoning impact for higher density housing we have 1 acre per house which was the mandate for township. Once this is done, it is done forever.
- loss of historic values

Parties and Standing *

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Standing to participate as an affected person is not foreclosed merely because the affected person's property is located in another municipality.

Party Rights *

A party has the right to be represented by counsel. A party must be given the opportunity to respond, present evidence (through oral testimony of witnesses and exhibits), and cross-examine adverse witnesses on all relevant issues.

** Excerpts taken from the Planning Series #7 document relevant to Special Exceptions, Variances and Conditional Uses as prepared by the Pennsylvania Governor's Center for Local Government Services*

CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor William G. Nosburgh Jr

Print Name William G. Nosburgh Jr

Date 2/20/17

—————OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP—————

Status **GRANTED** or **DENIED** (circle one only) Date _____

Westtown Township

PO Box 79
Westtown, PA 19395



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name JOHN E. YAHRAES III Phone 610 399 1582
Physical Address 106 LOCKERBIE LANE City WEST CHESTER, PA Zip 19382
Organization (when applicable) NEIGHBORS FOR CREBILLY, LLC
E-mail JYAHRAES@YAHOO.COM

Request

1. Name of application which requesting party status:

TOLL PA XVIII / CREBILLY CONDITIONAL USE

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

106 LOCKERBIE LANE WEST CHESTER PA 19382

LOCATED AT THE CORNER OF 202 + 926, ACROSS 202
FROM CREBILLY FARMS

3. Alleged impact of the application on the lands of the Proposed Intervenor:

LOSS OF THE VALUE OF LIVING NEAR HISTORICALLY IMPACTFUL
PROPERTY + BEAUTY THE TRAFFIC IMPACT WILL CERTAINLY BE
CRIPPLING. THIS PROJECT FEELS DIRECTLY CONFLICTING TO
PA (CONSTITUTIONAL RIGHTS (ARTICLE I SEC 27.) BRINGING
A MUCH GREATER AMOUNT OF TRAFFIC PUTS EVERYONE
AT AN INCREASE SAFETY RISK ON MANY LEVELS + WILL CERTAINLY
GREATLY INCREASE ALL TYPES OF POLLUTION.

Parties and Standing *

Section 908(3) of the Pennsylvania Municipalities Planning Code (MPC) specifies that, in addition to the applicant "parties to the hearing shall be the municipality, any person affected by the application who has made timely appearance of record before the board, and any other person (including civic or community organizations) permitted to appear" by the Board of Supervisors. The Board of Supervisors are authorized to require that all persons who wish to be considered as parties enter an appearance in writing on a form provided by the Township for that purpose. However, the form functions simply as a means to indicate to the Board of Supervisors one's interest in being considered as a party; it does not guarantee party status.

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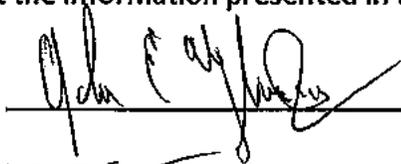
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** Excerpts taken from the Planning Series #7 document relevant to Special Exceptions, Variances and Conditional Uses as prepared by the Pennsylvania Governor's Center for Local Government Services*

CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor _____



Print Name _____

JOHN E. YAKRAES III

Date _____

2-21-17

OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP

Status GRANTED or DENIED (circle one only)

Date _____

Westtown Township

PO Box 79
Westtown, PA 19395



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Virginia GRAY Phone 610-430-1698
Physical Address 706 Jacqueline DR city West Chester, PA zip 19382
Organization (when applicable) Neighbors for Crebilly
E-mail GingerGray@Verizon.net

Request

1. Name of application which requesting party status:

Toll PA XVIII / CREBILLY Conditional Use

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

Same as Above

CORNER of JACQUELINE DR + S. New STREET

3. Alleged impact of the application on the lands of the Proposed Intervenor:

Loss of HISTORICALLY SIGNIFICANT Township Resources (Built + Landscape)
INCREASED TRAFFIC Congestion, INCREASED TAXES, Negative Impact
ON local Schools, STRESS ON local emergency Services,
Violation of my PA Constitutional Rights UNDER Article I
Section 27

Parties and Standing *

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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor Ginger Gray

Print Name Ginger GRAY

Date Feb 21, 2017

—————OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP—————

Status GRANTED or DENIED (circle one only) Date _____

Westtown Township

PO Box 79
Westtown, PA 19395

P: 610.692.1930

F: 610.692.9651

www.westtownpa.org



Party to a Public Hearing Request Form

Proposed Intervenor Information

Name William C. RAPPOLT Phone 610-793-3751
Physical Address 1156 ELENI LN City West Chester Zip 19382
Organization (when applicable) Neighbors for Credibly LLC
E-mail rappolt1@kenzo.net

Request

1. Name of application which requesting party status:

Toll PA. @ XVIII, LP / Credibly Conditional Use

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

1 mile west of 926, same as above

3. Alleged impact of the application on the lands of the Proposed Intervenor:

Increase ^{traffic} impact, pollution of well water,
decrease home value, ~~loss~~, flooding
from increase in impervious layer and
Brandywine flooding, historical preservation
violation of my PA Constitutional rights under
Art. I Sec 27

Parties and Standing *

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** Excerpts taken from the Planning Series #7 document relevant to Special Exceptions, Variances and Conditional Uses as prepared by the Pennsylvania Governor's Center for Local Government Services*

CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor William C. Rappolt

Print Name WILLIAM C. RAPPOLT

Date FEB. 20 2017

—————OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP—————

Status **GRANTED** or **DENIED** (circle one only) Date _____



Party to a Public Hearing Request Form

Proposed Intervenor Information

Name GLORIA DAULL Phone 610 793 2769
 Physical Address 1163 LAKE DRIVE City WESTCHESTER zip PA
 Organization (when applicable) _____
 E-mail rdauil@verizon.net

Request

1. Name of application which requesting party status:
~~crebilly~~ TOLL BROTHERS conditional
USE FOR CREBILLY FARM

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:
SAME ADDRESS

3. Alleged impact of the application on the lands of the Proposed Intervenor:
safety issues, traffic congestion,
environment, etc!

Parties and Standing *

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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor _____

Print Name _____

Date _____

_____OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP_____

Status GRANTED or DENIED (circle one only) Date _____



Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Andrew Vogts Phone 610-388-7133
Physical Address 1718 Creek Rd City Chadds Ford PA Zip 19317
Organization (when applicable) Neighbors for Crebilly
E-mail andrewvogts@gmail.com

Request

1. Name of application which requesting party status:
Toll PA XVIII / Crebilly Conditional Use

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:
Same as above

3. Alleged impact of the application on the lands of the Proposed Intervenor:
• Traffic / safety
• Loss of historically significant resources
• Pollution
• Increased taxes • Impact to
• PA Constitutional Rights (Article 1 Section 27) local schools

Parties and Standing *

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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor Andrew Vogts

Print Name Andrew Vogts

Date 2-21-17

—————OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP—————

Status GRANTED or DENIED (circle one only) Date _____

Westtown Township

PO Box 79
Westtown, PA 19395

P: 610.692.1930

F: 610.692.9651

www.westtownpa.org



Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Annette Vogts Phone 610-357-5829
Physical Address 1718 Creek Rd City Chadds Ford PA Zip 19317
Organization (when applicable) Neighbors for Crebilly
E-mail annettevogts@gmail.com

Request

1. Name of application which requesting party status:

Toll PA & VIII / Crebilly Conditional Use

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

same as above

3. Alleged impact of the application on the lands of the Proposed Intervenor:

- TRAFFIC & SAFETY ISSUES.
- Loss of Battlefield & Historical Lands
- Pollution Issues
- Increased taxes, school stresses
- PA Constitutional Rights (Art I, Section 27)

Parties and Standing *

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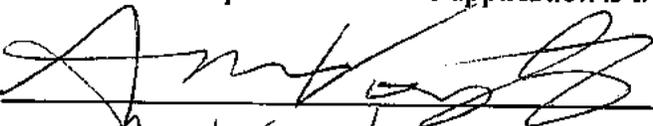
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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor 

Print Name Annette M. Vogts

Date 2-21-2017

_____OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP_____

Status **GRANTED** or **DENIED** (circle one only) Date _____

Westtown Township

PO Box 79
Westtown, PA 19395



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name J. R. SIMPSON Phone 610-793-9229
Physical Address 1111 MEETING HOUSE RD City W.C. Zip 19382
Organization (when applicable) _____
E-mail JACKS4410 @ AOL.COM

Request

1. Name of application which requesting party status:

TOW XVIII, LP / CREBILLY, CV

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

MEETINGHOUSE RD. WHERE EVERY OWNER
OF SUBSTANTIAL SIZE HAS DONATED THEIR
PROPERTY TO THE CONSERVANCY

3. Alleged impact of the application on the lands of the Proposed Intervenor:

LOSS OF PROPERTY VALUE, HIGHER TAXES
NO BENEFIT TO THE COMMUNITY
INCREASED TRAFFIC
LOSS OF HISTORIC VALUES

Parties and Standing *

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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor John R Simpson

Print Name JOHN R SIMPSON

Date 2-22-17

_____OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP_____

Status **GRANTED** or **DENIED** (circle one only) Date _____



Party to a Public Hearing Request Form

Proposed Intervenor Information

Name James + Susan Mutter Phone 610-431-2125
Physical Address 604 Jacqueline Drive City West Chester, PA zip 19382
Organization (when applicable) 'Neighbors for Crebilly, LLC'
E-mail susie.1212@gmail.com

Request

1. Name of application which requesting party status:

Toll PA XVIII, L.P. / Crebilly Conditional Use

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

604 Jacqueline Drive - app. 2800 ft. to corner of property
and ^{our street is the} nearest connecting Road (Wilmington Pk.
to New Street) to the Crebilly Property.

3. Alleged impact of the application on the lands of the Proposed Intervenor:

Increased 'cut-through' traffic for people attempting
to access 202 N, safety concerns while walking on
my street, increased property taxes, loss of historically
significant battlefield, environmental issues +
violation of my PA Constitutional Rights under Article 1,
Section 27.

Parties and Standing *

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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor James E. Mutter, Susan Mutter

Print Name James Mutter, Susan Mutter

Date 2/22/2017

_____**OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP**_____

Status **GRANTED** or **DENIED** (circle one only) Date _____

Westtown Township

PO Box 79
Westtown, PA 19395



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Thomas King Phone 610.738.4463
Physical Address 806 Kimberly Ln. city West Chester zip PA
Organization (when applicable) Neighbors for Crebilly
E-mail tomking418@gmail.com

Request

1. Name of application which requesting party status:

Toll Brothers - Crebilly Farms

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

Approximately one half mile west of proposed
development on South New Street

3. Alleged impact of the application on the lands of the Proposed Intervenor:

Increased traffic/congestion on S. New Street which will increase traffic
in the neighborhoods. Loss of property due to eminent domain to widen
New Street. Increased property taxes due to increased population in schools
and need of township services. Loss of property value due to surplus
of housing and reduced desirability of location. Overcrowded schools

Parties and Standing *

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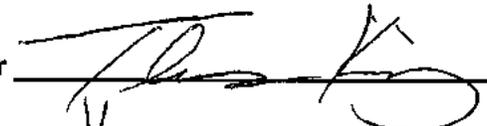
Standing to participate as an affected person is not foreclosed merely because the affected person's property is located in another municipality.

Party Rights *

A party has the right to be represented by counsel. A party must be given the opportunity to respond, present evidence (through oral testimony of witnesses and exhibits), and cross-examine adverse witnesses on all relevant issues.

** Excerpts taken from the Planning Series #7 document relevant to Special Exceptions, Variances and Conditional Uses as prepared by the Pennsylvania Governor's Center for Local Government Services*

CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor 

Print Name Thomas King

Date February 21, 2017

_____OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP_____

Status GRANTED or DENIED (circle one only) Date _____

Westtown Township

PO Box 79
Westtown, PA 19395



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Sue Sagullo Phone 610-304-5434
Physical Address 707 Jacqueline Dr. city West Chester zip PA 19382
Organization (when applicable) Neighbors for Crebilly LLC
E-mail Suzanne.Sagullo@Synergyhotels.com

Request

1. Name of application which requesting party status:

Neighbors for Crebilly LLC

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

My property is at the intersection of Jacqueline & South New Street. Less than 1 mile.

3. Alleged impact of the application on the lands of the Proposed Intervenor:

Decreased property value, environmental impact, water quality, decreased quality of life, increased taxes, impact on school district

Parties and Standing *

Section 908(3) of the Pennsylvania Municipalities Planning Code (MPC) specifies that, in addition to the applicant "parties to the hearing shall be the municipality, any person affected by the application who has made timely appearance of record before the board, and any other person (including civic or community organizations) permitted to appear" by the Board of Supervisors. The Board of Supervisors are authorized to require that all persons who wish to be considered as parties enter an appearance in writing on a form provided by the Township for that purpose. However, the form functions simply as a means to indicate to the Board of Supervisors one's interest in being considered as a party; it does not guarantee party status.

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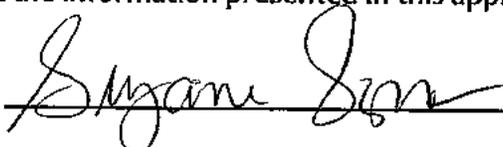
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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor 

Print Name Sve Sagullo

Date 2/22/17

—————OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP—————

Status **GRANTED** or **DENIED** (circle one only) Date _____

Westtown Township

PO Box 79
Westtown, PA 19395

P: 610.692.1930

F: 610.692.9651

www.westtownpa.org



Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Karen Chang Phone 610-457-7496
Physical Address 166 Side Saddle Pl. City West Chester, PA Zip 19382
Organization (when applicable) neighbors for Crebilly
E-mail klvoc311@gmail.com

Request

1. Name of application which requesting party status:

Toll PA XVIII / Crebilly CU

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

same as above

1 line off leadline lane, connector street to Bridlewood in BAT.

3. Alleged impact of the application on the lands of the Proposed Intervenor:

Traffic + safety concerns for my children (kids stop on Bridlewood) Congestion. Pollution (asthma in our family)
Loss of historical value + aesthetic resource. (moved there partly for the beauty of Crebilly.) Loss of property value.
Increased taxes.

Parties and Standing *

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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor 

Print Name Karen Chang

Date 2-22-2017

OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP

Status GRANTED or DENIED (circle one only) Date _____



Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Douglas Anderson Phone 484 354-6550

Physical Address 606 Jacqueline Drive City West Chester, PA Zip 19382

Organization (when applicable) Neighbors for Crebilly LLC

E-mail info@neighborsforcrebilly.org

Request

1. Name of application which requesting party status:

Toll PA XVIII, L.P. / Crebilly Conditional Use

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

606 Jacqueline Drive, West Chester PA 19382 - 2500 feet North, on
street directly impacted by development, as indicated in Planning
Commission Condition 14. Impact compounded by Tigie Farm development.

3. Alleged impact of the application on the lands of the Proposed Intervenor:

Increased traffic, traffic delays, neighborhood safety.
Increased property taxes. Diluted house values because proposed
development inconsistent with lot sizes in Westtown west of 202.
Violation of my PA Constitutional Rights under Article 1, section 27

Parties and Standing *

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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor 

Print Name Dr. Douglas A Anderson

Date 2/22/2017

—————OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP—————

Status **GRANTED** or **DENIED** (circle one only) Date _____

Westtown Township

PO Box 79
Westtown, PA 19395



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name ERIC JOHNSTONE Phone 512-731-9148

Physical Address 906 GENERAL WAYNE DR City WEST CHESTER Zip 19382

Organization (when applicable) NEIGHBORS FOR CRESILLY

E-mail erjohnstone@gmail.com

Request

1. Name of application which requesting party status:

PA TOLL XVIII / CRESILLY CV APP

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

~ 2 MILES EAST 926 FROM MY NEIGHBORHOOD

3. Alleged impact of the application on the lands of the Proposed Intervenor:

HISTORIC, ECONOMIC, ^{WILDLIFE} NATURAL IMPACTS

AS WELL AS TRAFFIC AND ENVIRONMENTAL IMPACTS

Parties and Standing *

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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor _____



Print Name _____

ERIC JOHNSTONE

Date _____

2/22/2017

OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP

Status GRANTED or DENIED (circle one only)

Date _____



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Frances Ley Phone 610-455-1037
Physical Address 161 Lydia Ln City West Chester Zip 19382
Organization (when applicable) Neighbors for Crebilly
E-mail fley161@verizon

Request

1. Name of application which requesting party status:
PA to 11 xviii / crebilly cu app

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:
across the street - Brandywine @ Thornburg

3. Alleged impact of the application on the lands of the Proposed Intervenor:
traffic !!
historic resources

Parties and Standing *

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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor Frances Ley

Print Name Frances Ley

Date 2/22/17

—————OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP—————

Status GRANTED or DENIED (circle one only) Date _____

Westtown Township

PO Box 79
Westtown, PA 19395



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Tara Mahon Phone 302.588.7028
Physical Address 1157 Lake Dr City West Chester Zip 19382
Organization (when applicable) Neighbors For Crebilly
E-mail Taramahonsells@gmail.com

Request

1. Name of application which requesting party status:

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

1157 Lake Drive less than 1 mile away from
proposed development

3. Alleged impact of the application on the lands of the Proposed Intervenor:

Well water supply, traffic

Parties and Standing *

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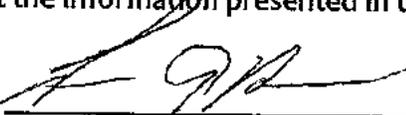
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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor



Print Name

Tana Mahon

Date

2/22/17

OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP

Status GRANTED or DENIED (circle one only) Date



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Theresa Edgar Phone (302) 419-7001
Physical Address 1157 Lake Drive City West Chester Zip 19382
Organization (when applicable) Neighbors For Crebilly
E-mail ttrmahon@verizon.net

Request

1. Name of application which requesting party status:

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:
1157 Lake Drive; 1 mile away from proposed development.

3. Alleged impact of the application on the lands of the Proposed Intervenor:
well water supply; traffic

Westtown Township

PO Box 79
Westtown, PA 19395

P: 610.692.1930

F: 610.692.9651

www.westtownpa.org



Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Anthony J. Simkovich Phone 610-436-4958
Physical Address 821 Kimberly Lane City West Chester PA zip 19382
Organization (when applicable) NEIGHBORS FOR CREBILLY Membership
E-mail Simkovich 1 @ comcast.net

Request

1. Name of application which requesting party status:

TOLL PA XVIII, L.P. / CREBILLY CONDITIONAL USE

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

• 821 Kimberly Lane - West Chester, PA. 19382

• ONE MILE FROM PROPERTY

• 32-YEAR RESIDENT

3. Alleged impact of the application on the lands of the Proposed Intervenor:

• INCREASED PROPERTY TAXES / DECREASED PROPERTY VALUES.

• INADEQUATE TRAFFIC PLANS - INCREASED DELAYS / DECREASED SAFETY.

• INCREASED RUN OFF / FLOODING; ENVIRONMENTAL ISSUES (DEP ISSUES NOT ADDRESSED)

• REPORTED BUSTING DAMPING EXISTING STRUCTURES / FOUNDATIONS.

• VIOLATION OF MY PA CONSTITUTIONAL RIGHTS (ARTICLE 1 / SECTION 27)

• HOLLOWED GROUND (SOLDIERS BURIED WHERE THEY FALL)

Parties and Standing *

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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor Anthony J. Simkovich

Print Name ANTHONY J. SIMKOVICH

Date 2/21/17

_____OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP_____

Status GRANTED or DENIED (circle one only) Date _____

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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor Desiree Cresta Jewel White

Print Name Desiree Cresta Todd Marsala

Date 2/22/17

_____**OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP**_____

Status **GRANTED** or **DENIED** (circle one only) Date _____

Westtown Township

PO Box 79
Westtown, PA 19395



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name SUZANNE LAUER Phone 484-883-2260
Physical Address 1154 LAKE DRIVE City WEST CHESTER zip 19382
(Westtown Township)
Organization (when applicable) Neighbors For Crebilly LLC
E-mail skaylauer@gmail.com

Request

1. Name of application which requesting party status:

TOLL PA XVIII, L.P. / CREBILLY CONDITIONAL USE

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

1154 LAKE DRIVE, WEST CHESTER, PA 19382 -
property approx. ^{within} one block.

3. Alleged impact of the application on the lands of the Proposed Intervenor:

Increased traffic, traffic delays, increased delays
accessing S.R. 926 (street road) increased traffic hazard,
increased property taxes, diluted home values, water/well
pollution, violation of my PA Constitutional rights under
Article 1, Section 27.

Parties and Standing *

Section 908(3) of the Pennsylvania Municipalities Planning Code (MPC) specifies that, in addition to the applicant "parties to the hearing shall be the municipality, any person affected by the application who has made timely appearance of record before the board, and any other person (including civic or community organizations) permitted to appear" by the Board of Supervisors. The Board of Supervisors are authorized to require that all persons who wish to be considered as parties enter an appearance in writing on a form provided by the Township for that purpose. However, the form functions simply as a means to indicate to the Board of Supervisors one's interest in being considered as a party; it does not guarantee party status.

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** Excerpts taken from the Planning Series #7 document relevant to Special Exceptions, Variances and Conditional Uses as prepared by the Pennsylvania Governor's Center for Local Government Services*

CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor *S. Lauer*

Print Name SUZANNE LAUER

Date 2/22/2017

_____OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP_____

Status GRANTED or DENIED (circle one only) Date _____



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Susanna Krueger & Richard Hurst Phone 484-354-8303

Physical Address 816 Serpentine Dr. City West Chester, PA Zip 19382

Organization (when applicable) Neighbors of Cresskill Farm

E-mail SusannaOrange@gmail.com

Request

1. Name of application which requesting party status:

Toll XVIII / Cresskill App.

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

1/4 mile from proposed development

3. Alleged impact of the application on the lands of the Proposed Intervenor:

Traffic, Environmental Impact,

Parties and Standing *

Section 908(3) of the Pennsylvania Municipalities Planning Code (MPC) specifies that, in addition to the applicant "parties to the hearing shall be the municipality, any person affected by the application who has made timely appearance of record before the board, and any other person (including civic or community organizations) permitted to appear" by the Board of Supervisors. The Board of Supervisors are authorized to require that all persons who wish to be considered as parties enter an appearance in writing on a form provided by the Township for that purpose. However, the form functions simply as a means to indicate to the Board of Supervisors one's interest in being considered as a party; it does not guarantee party status.

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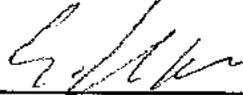
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Party Rights *

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** Excerpts taken from the Planning Series #7 document relevant to Special Exceptions, Variances and Conditional Uses as prepared by the Pennsylvania Governor's Center for Local Government Services*

CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor 

Print Name Susanna Krueger

Date February 22, 2017

—————OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP—————

Status **GRANTED** or **DENIED** (circle one only) Date _____

Westtown Township

PO Box 79
Westtown, PA 19395



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Cheryl Whalen Phone 610-761-2310
Physical Address 153 Leadline Ln City West Chester, PA Zip 19382
Organization (when applicable) Neighbors for Crebilly
E-mail Cherylwhalen@comcast.net

Request

1. Name of application which requesting party status:

Toll Brothers ~~Leight~~ Crebilly Farm

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

Between 1/4 to 1/2 mile

Safety concerns - how will police, fire get through roads in emergency situations. Traffic unbearable

3. Alleged impact of the application on the lands of the Proposed Intervenor:

My house is right next to a creek. I'm worried about our water, environmental concerns regarding the creek and surrounding area, Very concerned about street connecting through Bridlewood Rd - concerned about safety - cut through road will go right by bus stop. Negative impact on school district,

increased class size, decreased special education services, increased taxes, home values will depreciate, lower quality of life, displacement of wildlife,

Parties and Standing *

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Signature of Proposed Intervenor Cheryl Whalen

Print Name Cheryl Whalen

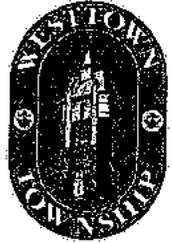
Date 2-22-17

—————OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP—————

Status GRANTED or DENIED (circle one only) Date _____

Westtown Township

PO Box 79
Westtown, PA 19395



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Shannon Arango Phone PA 787-9440
Physical Address 1075 Paiko Dr City West Chester Zip 19382
Organization (when applicable) NEIGHBORS FOR CREBLUM LLC
E-mail Scmullins78@yahoo.com

Request

1. Name of application which requesting party status:

Shannon Arango

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

approx 1/2 mile

3. Alleged impact of the application on the lands of the Proposed Intervenor:

Crowded Schools, traffic, raised taxes, environment,
safety, overburdened public works, deterioration
of roads, displaced wildlife, lowered quality
of life

Parties and Standing *

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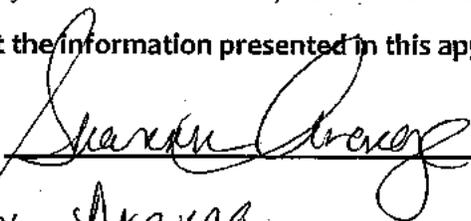
Party Rights *

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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor



Print Name

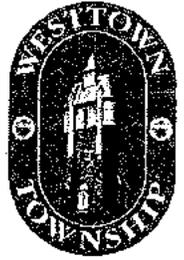
Shanyon Arango

Date

2/22/2017

OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP

Status GRANTED or DENIED (circle one only) Date _____



Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Megan Bruns Phone 610-716-7727
Physical Address 4 Jacqueline Dr. city West Chester zip 19382
Organization (when applicable) Neighbors for Crebilly LLC
E-mail info@neighborsforcrebilly.org
megbruns23@gmail.com

Request

1. Name of application which requesting party status:

Toll PA XVIII, L.P./Crebilly Conditional Use

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

4 Jacqueline Dr. West Chester, PA 19382

3. Alleged impact of the application on the lands of the Proposed Intervenor:

Increased traffic, traffic delays and neighborhood safety on a street that already has major traffic and safety issues. THIS is currently a cut through street and will only get worse!

Parties and Standing *

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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor Megan Bruns

Print Name Megan Bruns

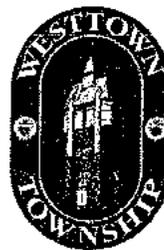
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—————OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP—————

Status GRANTED or DENIED (circle one only) Date _____

Westtown Township

PO Box 79
Westtown, PA 19395



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name DAVID PRYZR Phone 610 692-6080
Physical Address 1050 DUNVEGAN RD City WEST CHESTER Zip 19382
Organization (when applicable) Neighbors For CReBility
E-mail PRIZECASH@AOL.COM

Request

1. Name of application which requesting party status:

TOLL XVIII LP / CREBILITY C.U.

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

SAME AS ABOVE / ACROSS ST.

3. Alleged impact of the application on the lands of the Proposed Intervenor:

TRAFFIC

SAFETY

POLLUTION

WELL WATER / TAXES / DECREASED PROP. VAL.

Parties and Standing *

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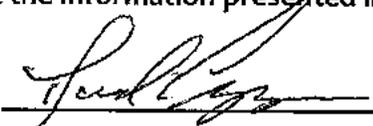
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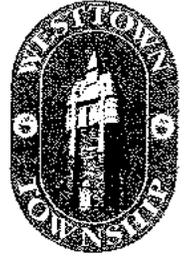
Signature of Proposed Intervenor 

Print Name DAVID FRYZE

Date 2-22-2017

_____OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP_____

Status GRANTED or DENIED (circle one only) Date _____



Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Jennifer Kramer Phone 610-692-2377

Physical Address 1046 Dunvegan Rd City West Chester, PA Zip 19382

Organization (when applicable) Neighbors for Crebilly LLC

E-mail jenackramer@gmail.com

Request

1. Name of application which requesting party status:

Toll Brothers - Crebilly Farm Toll XVIII LP/Crebilly CU

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

Property lies ~900 ft to the north of Crebilly Farm,
~2,000 ft by Dunvegan Rd which feeds on to W.
Pleasant Grove Rd, an affected roadway

3. Alleged impact of the application on the lands of the Proposed Intervenor:

Increased traffic on all local roads, including through
the Proposed Intervenor's neighborhood; negative impact on
property values due to reduced natural/rural beauty and
failing traffic ratings; environmental impact on well water
system.

Parties and Standing *

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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor 

Print Name Jennifer Kramer

Date February 22, 2017

—————OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP—————

Status **GRANTED** or **DENIED** (circle one only) Date _____



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name STACEY WHOMSLEY Phone 610-529-6204
Physical Address 989 REHIMENTAL DR city WEST CHESTER zip 19382
Organization (when applicable) WITH NEIGHBORS FOR CREBILLY
E-mail stacey-miller99@hotmail.com
(that's @-underscore, not a dash)

Request

1. Name of application which requesting party status:
Crebilly Farm - Toll Brothers

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:
Radley Run N between ~~North~~ Street & Birmingham.
Children attend Starkweather Elementary.

3. Alleged impact of the application on the lands of the Proposed Intervenor:
Traffic congestion & impact on school bus routes.
We live less than 3 miles and our bus route is
45 minutes. This will negatively impact the children
in our area. Also land & rainwater runoff
management. Loss of historic parcel.

Parties and Standing *

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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor

Stacey M. Whomley

Print Name

STACEY M. WHOMLEY

Date

2/22/17

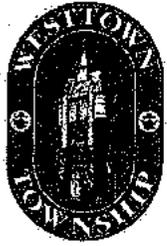
OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP

Status GRANTED or DENIED (circle one only)

Date

Westtown Township

PO Box 79
Westtown, PA 19395



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name CAROL WELLES Phone 856 745 7186
Physical Address 1150 LAKE DRIVE City WEST CHESTER Zip 19382
Organization (when applicable) NEIGHBORS FOR CEBILLY LLC
E-mail lainejweller@gmail.com

Request

1. Name of application which requesting party status:

TOLL XVIII LB / CEBILLY CV

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

MY PROPERTY BORDERS ON RADLEY RUN DOWNSTREAM
FROM CEBILLY FARM.

3. Alleged impact of the application on the lands of the Proposed Intervenor:

MY POND IS FED BY RADLEY RUN THROUGH AN INTAKE PIPE.
MY CONCERN IS RUD FROM CONSTRUCTION SITE FILLING IN
MY POND. MY OTHER CONCERN IS PESTICIDES FERTILIZERS
AND POLLUTANTS FROM IMPERVIOUS SURFACES WILL ADVERSELY
AFFECT WATER QUALITY & WILDLIFE.

Parties and Standing *

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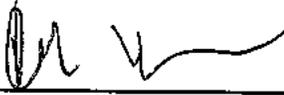
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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor 

Print Name CAROL WELER

Date 2/22/17

_____OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP_____

Status GRANTED or DENIED (circle one only) Date _____

Westtown Township

PO Box 79
Westtown, PA 19395



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

married. Dennis J. McFadden- 484-883-0446
Name Patricia J. McFadden Phone 484-883-0450
Physical Address 1010 General Greene Drive City W. Chester zip 19382
Organization (when applicable) Neighbors of Crebilly Farm
E-mail mcfaddenpatty1@gmail.com
dmacfad@gmail.com

Request

1. Name of application which requesting party status:
Toll Brothers XVIII/Crebilly CU App.
2. Location of the Proposed Intervenor's property in relation to the property subject to the application:
1/4 mile from proposed development
3. Alleged impact of the application on the lands of the Proposed Intervenor:
taxes, traffic, environmental impact,

Parties and Standing *

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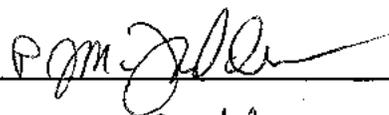
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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor 

Print Name Patricia J. McFadden

Date 2/22/17

—————OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP—————

Status GRANTED or DENIED (circle one only) Date _____

Neighbors for Crebilly
(end)



Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Peter D. DuFault Phone 610-399-1986
Physical Address 110 Forelock Court City West Chester, Zip 19382
Organization (when applicable) Brandywine at Thornbury H.O.A.
E-mail peterdufault@usa.net

Request

1. Name of application which requesting party status:

Toll Brothers Conditional Use Hearing

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

Brandywine at Thornbury is located on the south side of SR 926 directly opposite the proposed site.

3. Alleged impact of the application on the lands of the Proposed Intervenor:

The regional connector road preferred by PennDOT and recommended by the Planning Commission,

will intersect with Bridlewood Blvd, which is the main road through our community of 500 family units and

provides a direct connection to US Rt 202. This may adversely affect the health, safety and welfare of the

residents in the community, including more than 200 children whose bus stops are on Bridlewood Blvd.

Parties and Standing *

Section 908(3) of the Pennsylvania Municipalities Planning Code (MPC) specifies that, in addition to the applicant "parties to the hearing shall be the municipality, any person affected by the application who has made timely appearance of record before the board, and any other person (including civic or community organizations) permitted to appear" by the Board of Supervisors. The Board of Supervisors are authorized to require that all persons who wish to be considered as parties enter an appearance in writing on a form provided by the Township for that purpose. However, the form functions simply as a means to indicate to the Board of Supervisors one's interest in being considered as a party; it does not guarantee party status.

The Board of Supervisors decide who may participate in the hearing before it as a party, subject to the provisions of Section 908(3) of the MPC, and formally acknowledge such parties for the record. Standing to participate as a party may be challenged by the applicant. Such challenges should be raised at the time the person is seeking party standing.

Where the MPC permits standing to any person "affected" by the application, this provision requires the Board of Supervisors to consider if a person claiming party status is "affected" by the matter before it. The courts have determined that a claim based purely on taxpayer status is not sufficient to establish standing as a "person affected by the application." By contrast, a person whose property, residence, or business abuts the property that is the subject of the appeal is affected and has standing. However, as the distance between the property of the individual seeking affected party status and the property that is the subject of the proceeding increases, standing becomes less certain.

Standing to participate as an affected person is not foreclosed merely because the affected person's property is located in another municipality.

Party Rights *

A party has the right to be represented by counsel. A party must be given the opportunity to respond, present evidence (through oral testimony of witnesses and exhibits), and cross-examine adverse witnesses on all relevant issues.

** Excerpts taken from the Planning Series #7 document relevant to Special Exceptions, Variances and Conditional Uses as prepared by the Pennsylvania Governor's Center for Local Government Services*

CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor 

Print Name Peter D. DuFault , President, Brandywine at Thornbury H.O.A.

Date Feb 21, 2017

_____OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP_____

Status **GRANTED** or **DENIED** (circle one only) Date _____

BRANDYWINE AT THORNBURY
HOMEOWNERS' ASSOCIATION

RESOLUTION 2017 - 1

WHEREAS, Article III, Section 3.1, of the Bylaws of the Brandywine at Thornbury Homeowners' Association ("Association") states that "The business, operation and affairs of the Property and of the Association shall be managed on behalf of the Owners, in compliance with and subject to the Declaration and these Bylaws, by the Board of Directors ("Board"); and

WHEREAS, Article III, Section 3.2(a), of the Bylaws states that "Subject to the limitations and restrictions contained in the Declaration or herein, the Board of Directors shall on behalf of the Owners have all powers and duties necessary to administer and manage the business, operation and affairs of the Property and of the Association"; and

WHEREAS, the Conditional Use application of Toll PA XVIII, L.P., presently before the Board of Supervisors of Westtown Township is located in close proximity to and may adversely affect the Association; and

WHEREAS, the Association wishes to be involved in the process as an Interested Party.

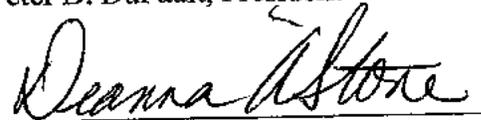
NOW, THEREFORE BE IT RESOLVED that the Board hereby authorizes Peter D. DuFault, President of the Association to apply for Interested Party status on behalf of the Association.

BE IT FURTHER RESOLVED that Brian P. Bowie, Vice President of the Association is authorized to represent the Association in the absence of Mr. DuFault.

Adopted this 6th day of February 2017.



Peter D. DuFault, President



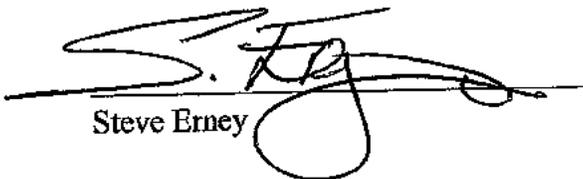
Dianna Stone, Secretary



Brian P. Bowie, Vice President



Vicky Greer

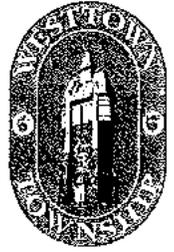


Steve Erney

John Bertinatti

Westtown Township

PO Box 79
Westtown, PA 19395



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name TOM MARTIN, DIRECTOR
RADLEY RUN III HOA Phone 484-354-7877

Physical Address 1020 RADLEY DR City W.C. PA Zip 19382

Organization (when applicable) RADLEY RUN PHASE III HOA.

E-mail tmartin294007@gmail.com

Request

1. Name of application which requesting party status:

TOLL-CREBILLY FARM COND'L USE App'n

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

- approx 1/4 mile west & through
which runs RADLEY RUN stream

3. Alleged impact of the application on the lands of the Proposed Intervenor:

- SEE ATTACHED LTR DATED
2/22/17 in support of
this application.

Parties and Standing *

Section 908(3) of the Pennsylvania Municipalities Planning Code (MPC) specifies that, in addition to the applicant "parties to the hearing shall be the municipality, any person affected by the application who has made timely appearance of record before the board, and any other person (including civic or community organizations) permitted to appear" by the Board of Supervisors. The Board of Supervisors are authorized to require that all persons who wish to be considered as parties enter an appearance in writing on a form provided by the Township for that purpose. However, the form functions simply as a means to indicate to the Board of Supervisors one's interest in being considered as a party; it does not guarantee party status.

The Board of Supervisors decide who may participate in the hearing before it as a party, subject to the provisions of Section 908(3) of the MPC, and formally acknowledge such parties for the record. Standing to participate as a party may be challenged by the applicant. Such challenges should be raised at the time the person is seeking party standing.

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Party Rights *

A party has the right to be represented by counsel. A party must be given the opportunity to respond, present evidence (through oral testimony of witnesses and exhibits), and cross-examine adverse witnesses on all relevant issues.

** Excerpts taken from the Planning Series #7 document relevant to Special Exceptions, Variances and Conditional Uses as prepared by the Pennsylvania Governor's Center for Local Government Services*

CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor: *Tom Martin, DIRECTOR*
FOR ON BEHALF OF RADLEY RUN III HOA

Print Name *TOM MARTIN*

Date *2/22/17*

_____**OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP**_____

Status **GRANTED** or **DENIED** (circle one only) Date _____

8

Board of Directors
Radley Run Phase III Homeowners Association
1020 Radley Drive
West Chester, Pennsylvania 19382

Via Hand Delivery

February 22, 2017

Board of Supervisors
Westtown Township
1039 Wilmington Pike
West Chester, Pennsylvania 19382

RE: Application of Affected Person Seeking Party Status in Toll-Crebilly Proposal

Dear Westtown Supervisors,

Radley Run III Homeowners' Association (RRIII) is an "existing nearby neighborhood" located with ¼ mile of the Toll-Crebilly proposed development (Toll Proposal). The RRIII Board of Directors believe that RRIII is an "affected person" under Section 908(3) of the Municipalities Planning Code and therefore submits this application for party status in the Toll Proposal matter. RRIII believes it is an "affected person" with a substantial, direct and immediate interest in the proposed development of Crebilly Farm by Toll Bros., the Applicant.

RRIII is located approximately ¼ mile west of the Crebilly Farm. RRIII owns approximately 165 acres of dedicated open space. Radley Run stream flows through dozens of acres of RRIII's open space on its way to the Brandywine Creek. Radley Run stream and other feeder streams (approx. 2 miles in length) drain the Crebilly Farm land which drainage flows directly to, and through, our RRIII property and neighborhood.

The Toll Proposal necessitates a considerable increase in impervious surfaces on Crebilly Farm. For this reason, there is a real potential for increased volumes, and decreased quality, of stormwater runoff directly and adversely affecting RRIII's Radley Run stream riparian property interests. Under the Act 167 Stormwater runoff plan, the Toll Proposal shall neither increase the quantity nor decrease the quality of stormwater runoff into Radley Run stream.

The increase in impervious surfaces resulting from the Toll Proposal greatly diminishes the Crebilly Farm land's natural ability and capacity to absorb, drain and filter stormwater runoff. There is a causal nexus between the Toll Proposal and the potential for stream and environmental degradation. The danger that the Toll Proposal could result in unlawful or tainted amounts of stormwater runoff poses an immediate adverse affect on RRIII property interests.

Underscoring RRIII's application for party status are considerable concerns regarding the potential for adverse environmental impacts to Radley Run stream including discharge of contaminating pollutants, unlawful stormwater discharges and channel erosion.

RRIII's concerns and fears are further heightened by the questionable environmental track record of Toll Bros. **N.B.** In 2012 Toll Brothers, Inc. entered a settlement with EPA in which Toll paid \$741,000 in fines for over 350 Clean Water Act violations. 55 of these violations were in the Commonwealth of Pennsylvania. [See <http://www.epa.gov/enforcement/toll-brothers-inc-clean-water-act-settlement>. Washington, DC – June 20, 2012]

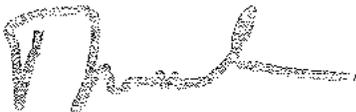
Finally, in addition to being a party at interest, RRIII enjoys an additional interest as provided by statute under Sec. 149-300 in Para E.:

E. Proposed developments shall be coordinated with existing nearby neighborhoods with particular reference to street layout, future extensions of utilities and street rights-of-way **so that the community as a whole may develop harmoniously.** [Emphasis added.]

RRIII believes that it is further supported in its application for party status should the Toll Proposal include a drip irrigation system for the proposed development's sewerage discharge rather than a public sewer connection.

Thank you for this opportunity to submit our application for party status in the Toll Crebilly Development proposal.

Respectfully,

A handwritten signature in black ink, appearing to read "Tom Martin", with a long, sweeping horizontal stroke extending to the right.

Tom Martin, RRIII Board Director

cc: John Bertinatti, RRIII Board Director
Leslie Olson, RRIII Board Director
Richard Pomerantz, Westtown Planning Commission Chairman

Westtown Township

PO Box 79
Westtown, PA 19395



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name William Hofmann Phone 610-220-1991
Physical Address 100 Hidden Pond Way City West Chester, PA Zip 19382
Organization (when applicable) Arborview HOA (Lauren Hofmann HOA Board member)
E-mail Hofmann@BBS-LAW.com Submitting

Request

1. Name of application which requesting party status:

Credilly

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

Arborview HOA is immediately adjacent to the Credilly property.

3. Alleged impact of the application on the lands of the Proposed Intervenor:

The outcome of the Credilly application has the potential to greatly affect Arborview and its members.

Parties and Standing *

Section 908(3) of the Pennsylvania Municipalities Planning Code (MPC) specifies that, in addition to the applicant "parties to the hearing shall be the municipality, any person affected by the application who has made timely appearance of record before the board, and any other person (including civic or community organizations) permitted to appear" by the Board of Supervisors. The Board of Supervisors are authorized to require that all persons who wish to be considered as parties enter an appearance in writing on a form provided by the Township for that purpose. However, the form functions simply as a means to indicate to the Board of Supervisors one's interest in being considered as a party; it does not guarantee party status.

The Board of Supervisors decide who may participate in the hearing before it as a party, subject to the provisions of Section 908(3) of the MPC, and formally acknowledge such parties for the record. Standing to participate as a party may be challenged by the applicant. Such challenges should be raised at the time the person is seeking party standing.

Where the MPC permits standing to any person "affected" by the application, this provision requires the Board of Supervisors to consider if a person claiming party status is "affected" by the matter before it. The courts have determined that a claim based purely on taxpayer status is not sufficient to establish standing as a "person affected by the application." By contrast, a person whose property, residence, or business abuts the property that is the subject of the appeal is affected and has standing. However, as the distance between the property of the individual seeking affected party status and the property that is the subject of the proceeding increases, standing becomes less certain.

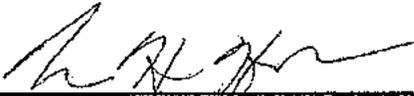
Standing to participate as an affected person is not foreclosed merely because the affected person's property is located in another municipality.

Party Rights *

A party has the right to be represented by counsel. A party must be given the opportunity to respond, present evidence (through oral testimony of witnesses and exhibits), and cross-examine adverse witnesses on all relevant issues.

** Excerpts taken from the Planning Series #7 document relevant to Special Exceptions, Variances and Conditional Uses as prepared by the Pennsylvania Governor's Center for Local Government Services*

CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor 

Print Name William Hofmann

Date 3/29/17

_____OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP_____

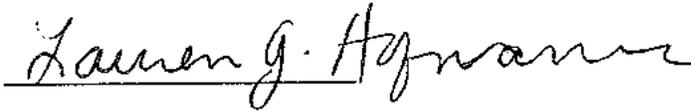
Status GRANTED or DENIED (circle one only) Date _____

Arborview Homeowners Association
Hidden Pond Way
West Chester, PA 19382

To Whom It May Concern:

The Arborview Homeowners Association appoints William Hudson Hofmann to represent the interests of the development in connection with all discussions, Planning Commission Meetings, Public Hearings, etc. relating to Toll Brother's Proposed Development of a parcel of land known as Crebilly Farm in Westtown Township (between West Pleasant Grove Road and Street Road/926). William Hudson Hofmann will serve as the Party in Interest representative for the Arborview development, which is in close proximity to the proposed Crebilly Farm development project.

Sincerely,

A handwritten signature in cursive script, reading "Lauren J. Hofmann". The signature is written in black ink and is positioned above a horizontal line.

Lauren J. Hofmann, HOA Treasurer

ARBORVIEW HOMEOWNER'S ASSOCIATION

THIS RULES AND REGULATION ARE MADE THIS 27 day of March, 2017 by the ARBORVIEW HOMEOWNERS ASSOCIATION (hereinafter referred to as the "Association").

WITNESSETH:

WHEREAS, the Association is empowered to appoint individuals and professionals to represent or further the interests of the Association.

WHEREAS, the Association desires to designate William H. Hofmann as representative of the Association for purposes of obtaining Party Status in connection with all public hearings, planning meetings, and other meetings, relating to Toll Brothers' proposed development of that certain parcel of land located between Street Road/926 and West Pleasant Grove Road, and Route 202 and New Street, known as Crebilly Farm;

NOW, THEREFORE, BE IT RESOLVED THAT the following is hereby adopted by the Board of Directors for the Association:

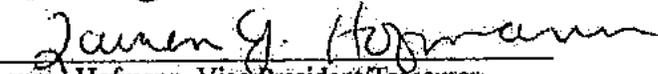
BE IT RESOLVED THAT the Association appoints William H. Hofmann to serve as its representative in connection with all public hearings and meetings relating to Toll Brothers' proposed development of Crebilly Farm, as more fully described above, and

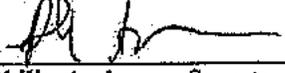
BE IT FURTHER RESOLVED THAT the Association approves William H. Hofmann applying for and obtaining Party Status in connection with all public hearings and meetings relating to Toll Brothers' proposed development of Crebilly Farm, and that William H. Hofmann may examine and cross examine witnesses and otherwise speak on behalf of the Association at all such hearings or meetings.

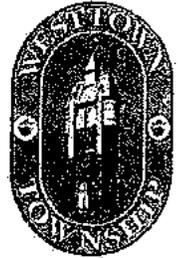
IN WITNESS WHEREOF, the Board of Directors has executed this Resolution as of the day and year first above written.

ARBORVIEW HOMEOWNER'S ASSOCIATION

BY: 
David Janowski, President

BY: 
Lauren Hofmann, Vice President/Treasurer

BY: 
Philip Anderson, Secretary



Party to a Public Hearing Request Form

Proposed Intervenor Information

Name GARY BEVILACQUA Phone 610-399-3663
Physical Address 109 MACHOOM AVENUE City WEST CHESTER Zip 19382
Organization (when applicable) WEST GLEN HOA - PRESIDENT / WEATED - SCHOOL BOARD
PROPERTY & FINANCE - CHAIRMAN
E-mail COACH BEVILACQUA @ COMCAST, NET

Request

1. Name of application which requesting party status:

CASHLEY FARMS - TOLL SUBDIVISION

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

WEST GLEN DEVELOPMENT IS ACROSS RT 202 FROM CASHLEY FARMS
(SO HOME DEVELOPMENT DIRECTLY BEHIND AMISH MARKET)

3. Alleged impact of the application on the lands of the Proposed Intervenor:

- WEST GLEN
- INCREASED TRAFFIC POST COMPLETION OF DEVELOPMENT
 - NOISE CONCERN & CONSTRUCTION VEHICLES ACCESS DURING CONSTRUCTION

- WEATED
- INCREASED STUDENTS IN WEATED SCHOOLS & IMPACT ON BUILDINGS
& POTENTIAL NEED FOR ADDITION OF MODULAR BUILDINGS

Parties and Standing *

Section 908(3) of the Pennsylvania Municipalities Planning Code (MPC) specifies that, in addition to the applicant "parties to the hearing shall be the municipality, any person affected by the application who has made timely appearance of record before the board, and any other person (including civic or community organizations) permitted to appear" by the Board of Supervisors. The Board of Supervisors are authorized to require that all persons who wish to be considered as parties enter an appearance in writing on a form provided by the Township for that purpose. However, the form functions simply as a means to indicate to the Board of Supervisors one's interest in being considered as a party; it does not guarantee party status.

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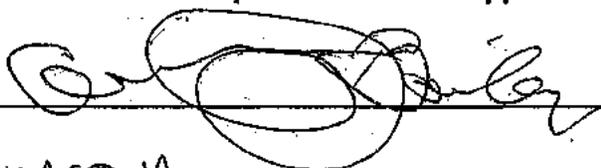
Party Rights *

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** Excerpts taken from the Planning Series #7 document relevant to Special Exceptions, Variances and Conditional Uses as prepared by the Pennsylvania Governor's Center for Local Government Services*

CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor



Print Name

GARY BEVILACQUA

Date

02-22-2017

OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP

Status GRANTED or DENIED (circle one only) Date

West Glen HOA
109 Macroom Avenue
West Chester, PA 19382

Westtown Township
1039 Wilmington Pike
West Chester, PA 19382

February 23, 2017

Westtown Township & Toll Brothers,

This letter is approval per the attached signatures from the board of West Glen HOA to grant authorization to Gary Bevilacqua to speak on its behalf at all Westtown Township Board of Supervisors meetings on the Toll Brothers proposed land development of Crebilly Farms

We are permitting Gary Bevilacqua to be granted "party status" to speak on behalf of West Glen HOA on the impact of the proposed Toll Brothers development.

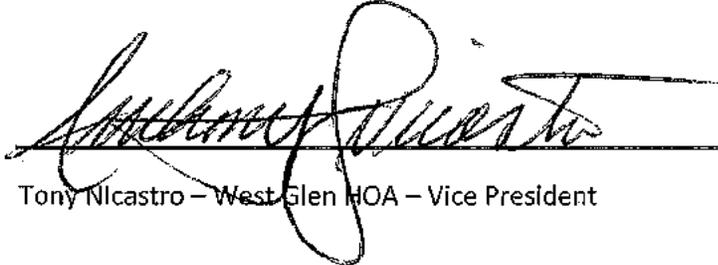
Thank you,

West Glen HOA

Approvals:



Gary Bevilacqua – West Glen HOA – President



Tony Nicastro – West Glen HOA – Vice President



Sandy Lucker – West Glen HOA - Secretary



Will Jervis – West Glen HOA - Treasurer



Bill Covert – West Glen HOA – Board Member

**BOARD OF SCHOOL DIRECTORS OF THE
WEST CHESTER AREA SCHOOL DISTRICT**

RESOLUTION

March 27, 2017

WHEREAS, West Chester Area School District (the "District") is a municipal corporation and public entity formed by and for the communities of East Bradford Township, East Goshen Township, West Chester Borough, West Goshen Township, Thornbury Township, Westtown Township, and West Whiteland Township in Chester County and Thornbury Township in Delaware County operating under the Commonwealth of Pennsylvania's Public School Code of 1949, as amended from time to time;

WHEREAS, the Westtown Township (the "Township") Board of Supervisors is considering approval of a plan to develop the Crebilly Farm property located along Wilmington Pike bounded by West Pleasant Grove Road to the north, South New Street to the west and Street Road to the south;

WHEREAS, TOLL PA XVIII, L.P. has proposed the development of 317 homes on the property;

WHEREAS, the impact of this development will be significant on the West Chester Area School District;

WHEREAS, the superintendent submitted an analysis to the Township on January 25, 2017 regarding the impact of the proposed development on the District;

WHEREAS, the estimated District expense generated from this development is estimated to be in excess of \$2.4 million;

WHEREAS, the estimated District revenue generated from this development is estimated to be approximately \$1.8 million;

WHEREAS, the District has requested party status from the Township for the Township hearings relative to the Crebilly Farm proposed development; and

WHEREAS, the Board wishes to authorize certain elected officials and personnel to present its position on the development, consistent with the January 25, 2017 memorandum, as testimony and public comment to the Township at public meetings and hearings.

NOW THEREFORE, LET IT BE RESOLVED that WE, the Board of School Directors of the West Chester Area School District, hereby authorize Superintendent Dr. Jim Scanlon and Board member Gary Bevilacqua to provide testimony and public comment on behalf of the District at public meetings and hearings with Westtown Township on the proposed Crebilly Farm development, and that the testimony include a request for an annual impact fee of \$645,000 be paid to the district for not less than five years.

THEREFORE LET IT FURTHER BE RESOLVED, that information and analysis in the memorandum dated January 25, 2017 will serve as the talking points and position for any testimony or public comments on behalf of the District.

THEREFORE LET IT BE FURTHER RESOLVED, that all actions taken by individuals acting on behalf of the District prior to the date of this Resolution in furtherance of obtaining party status and presenting the position set forth in the January 25, 2017 memorandum and in furtherance of other District's business in this regard are hereby ratified and confirmed.

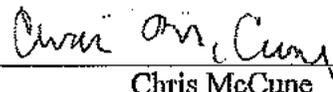
Adopted this 27th day of March 2017.

ATTEST:

BOARD OF SCHOOL DIRECTORS OF THE
WEST CHESTER AREA SCHOOL DISTRICT



Linda Cherashore
Board Secretary

By: 

Chris McCune
President

Westtown Township

PO Box 79
Westtown, PA 19395

P: 610.692.1930

F: 610.692.9651

www.westtownpa.org



Party to a Public Hearing Request Form

Proposed Intervenor Information

Name EDWARD E. McFALLS Phone 610-399-3377 CHURCH
610 585-3190 MOBILE

Physical Address 10 W. PLEASANT GROVE RD city W. CHESTER, PA zip 19382

Organization (when applicable) WESTMINSTER PRESBYTERIAN CHURCH

E-mail McFALLSE@AOL.COM

Request

1. Name of application which requesting party status:
WESTMINSTER PRESBYTERIAN CHURCH

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:
10 W. PLEASANT GROVE ROAD - IN NORTHEAST CORNER OF
CRESBURY FARM PROPERTY

3. Alleged impact of the application on the lands of the Proposed Intervenor:
PROPOSED TOLL BROS. DEVELOPMENT IS IMMEDIATELY ADJACENT
TO WESTMINSTER'S WESTERN BOUNDARY - IMPACTS ON
VIEW STATES, TRAFFIC, POSSIBLE CONNECTOR ROAD, NEW
NEIGHBORS, ETC.

Parties and Standing *

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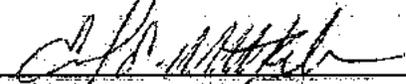
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** Excerpts taken from the Planning Series #7 document relevant to Special Exceptions, Variances and Conditional Uses as prepared by the Pennsylvania Governor's Center for Local Government Services*

CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor 

Print Name EDWARD E. MCFALLS

Date 2-21-17

_____**OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP**_____

Status **GRANTED** or **DENIED** (circle one only) Date _____

WESTMINSTER PRESBYTERIAN CHURCH
RESOLUTION OF BOARD OF TRUSTEES

WE, THE UNDERSIGNED, being all or a majority of the Trustees of Westminster Presbyterian Church of the Borough of West Chester (the "Church"), do hereby consent in writing to the adoption of the following resolution effective the date hereof:

WHEREAS, the Church is bordered on two sides – west and south – by the portions of the Crebilly Farm which are under agreement of Sale from Crebilly Farm Family Partnership to a Pennsylvania division of Toll Bros;

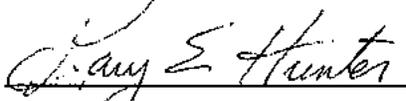
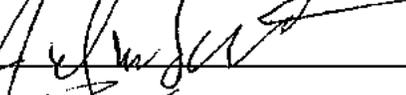
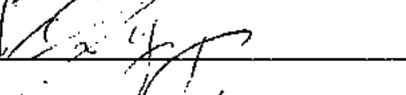
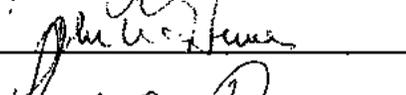
WHEREAS, Toll Bros has made application to Westtown Township for Conditional Use approval of a residential subdivision development consisting of more than 300 homes;

WHEREAS, the Board of Trustees considers it to be in the best interest of the Church that Westminster Presbyterian Church be granted Party Status to the Conditional Use application; and

WHEREAS, Edward E. McFalls, Clerk of Session of the Church has generally represented the interests of the Church before Westtown Township in all matters since the Church's relocation to Westtown in 1993.

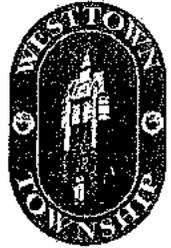
NOW THEREFORE, RESOLVED, that Edward E. McFalls be designated as the sole individual to have and exercise Party Status as defined by Westtown Township on behalf of Westminster Presbyterian Church in all matters relating to the Conditional Use Application of Toll Bros for its proposed development of a portion of the Crebilly Farm.

17th IN WITNESS WHEREOF, the undersigned have executed this Consent this
day of MARCH, 2017.

| | |
|--|---|
|  _____ |  _____ |
|  _____ | _____ |
|  _____ | _____ |
|  _____ | _____ |
|  _____ | _____ |
|  _____ | _____ |

Westtown Township

PO Box 79
Westtown, PA 19395



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Quarry Swimming Assoc. Phone 487 639 1729 ^{contact Chris Ferry}

Physical Address 1176 S New St. City West Chester, PA Zip 19380

Organization (when applicable) _____

E-mail NizetreasurerQSA@outlook.com

Request

1. Name of application which requesting party status:
Toll PA XVIIIC, L.P. / Cribilly Conditional Use

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:
Directly across New St. (along stream)

3. Alleged impact of the application on the lands of the Proposed Intervenor:
Concern about traffic, water pollution, water runoff, construction noise, dust, debris, safety/vehicle access, groundwater preservation of serpentine barrens

Parties and Standing *

Section 908(3) of the Pennsylvania Municipalities Planning Code (MPC) specifies that, in addition to the applicant "parties to the hearing shall be the municipality, any person affected by the application who has made timely appearance of record before the board, and any other person (including civic or community organizations) permitted to appear" by the Board of Supervisors. The Board of Supervisors are authorized to require that all persons who wish to be considered as parties enter an appearance in writing on a form provided by the Township for that purpose. However, the form functions simply as a means to indicate to the Board of Supervisors one's interest in being considered as a party; it does not guarantee party status.

The Board of Supervisors decide who may participate in the hearing before it as a party, subject to the provisions of Section 908(3) of the MPC, and formally acknowledge such parties for the record. Standing to participate as a party may be challenged by the applicant. Such challenges should be raised at the time the person is seeking party standing.

Where the MPC permits standing to any person "affected" by the application, this provision requires the Board of Supervisors to consider if a person claiming party status is "affected" by the matter before it. The courts have determined that a claim based purely on taxpayer status is not sufficient to establish standing as a "person affected by the application." By contrast, a person whose property, residence, or business abuts the property that is the subject of the appeal is affected and has standing. However, as the distance between the property of the individual seeking affected party status and the property that is the subject of the proceeding increases, standing becomes less certain.

Standing to participate as an affected person is not foreclosed merely because the affected person's property is located in another municipality.

Party Rights *

A party has the right to be represented by counsel. A party must be given the opportunity to respond, present evidence (through oral testimony of witnesses and exhibits), and cross-examine adverse witnesses on all relevant issues.

** Excerpts taken from the Planning Series #7 document relevant to Special Exceptions, Variances and Conditional Uses as prepared by the Pennsylvania Governor's Center for Local Government Services*

CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor *Suzanne Lauer (on behalf of Quarry Swim Assoc.)*
Christopher Teryo (on behalf of Quarry Swimming Assoc.)

Print Name *Christopher Teryo, SUZANNE LAUER*

Date *2/22/17* *2/22/17*

—————OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP—————

Status *GRANTED* or *DENIED* (circle one only) Date _____

NOTICE - WESTTOWN TOWNSHIP

THE WESTTOWN TOWNSHIP BOARD OF SUPERVISORS will meet at 6:00 p.m. on Wednesday February 22, 2017, in the Auditorium at the G.A. Stetson Middle School Building, 1060 Wilmington Pike, West Chester, Pennsylvania, to hear the following:

THE CONDITIONAL USE APPLICATION OF TOLL PA XVIII, L.P.

The property is more commonly referred to as "Crebilly Farm" and consists of the following UPI Nos.: 67-4-29, 67-4-29.1, 67-4-29.2, 67-4-29.3, 67-29.4, 67-4-30, 67-4-31, 67-4-32, 67-4-33, 67-4-33.1 and 67-4-134. The parcels total approximately 322.36 acres of land and are located along Wilmington Pike (S.R. 202/S.R. 322) in Westtown Township, bounded by West Pleasant Grove Road to the north, South New Street to the west, and Street Road (S.R. 926) to the south. The parcels are owned by Crebilly Farm Family Associates, L.P., David M. Robinson, Laurie S. Robinson and David G. Robinson, and the Applicant is the equitable owner. The parcels are located in the A/C – Agricultural/Cluster Residential and R-1 Residential Districts of the Township. The parcels are currently used for agricultural and residential uses. The Applicant seeks conditional use approval pursuant to §170-900 et seq. of the Zoning Ordinance to permit a flexible development currently proposing a total of 319 single-family detached dwellings and townhomes, and any other such relief deemed necessary by the Board of Supervisors.

The Board may consider other such matters as may properly come before it.

All persons desiring to be heard may attend and be heard. If any person who wishes to attend the meeting has a disability and/or requires auxiliary aid, service or other accommodation to observe or participate in the proceedings, please contact the Township Manager at 610-692-1930 to discuss how those needs may be best accommodated.

**WESTTOWN TOWNSHIP
BOARD OF SUPERVISORS**
Patrick M. McKenna, Solicitor

Quarry Swimming Association, Inc.
1146 S. New Street
West Chester, PA 19380
vice treasurer QSA@outlook.com

March 20, 2017

Board of Supervisors
Westtown Township
1039 Wilmington Pike
West Chester, PA 19382

**RE: Toll Brothers – Crebilly Farm
Party to a Public Hearing Request Form**

Dear Westtown Board of Supervisors:

I hereby authorize Christopher Feryo to represent the proposed intervenor, Quarry Swimming Association, Inc., and to appear before the Board in the above-referenced hearing as a party.

Respectfully,

Skip Kleckner
President, Quarry Swimming Association, Inc.

→ 

Sue Carroll - Board Member

Brian Whentjes - Board Member

Richard W. Hunt V.P.

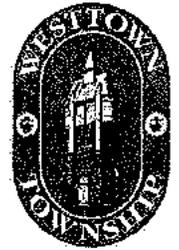
Christopher Feryo Vice Treasurer

July Jeffers Board Treasurer

Suzanne Janer BOARD MEMBER

Westtown Township

PO Box 79
Westtown, PA 19395



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Randell Spackman Phone 610-587-4516
Physical Address 1256 Thornburg Rd City West Chester Zip PA 19382
926 & South New St City _____ Zip _____
Organization (when applicable) Thornburg Farm Trust
E-mail R.Spackman1709@Aol.com H B Spackman Estate

Request

1. Name of application which requesting party status:

Randell Spackman Trustee

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

Across Street from Crebilly on 926
180 acres

3. Alleged impact of the application on the lands of the Proposed Intervenor:

This will effect our 180 acre Farm, Traffic, Deer,
Water concerns, Woods to our fields, Battle
of 15 road, where on Crebilly & Thornburg Farm.
Our trail network to West Chester, 926 & South
New Street Inter Section.

Parties and Standing *

Section 908(3) of the Pennsylvania Municipalities Planning Code (MPC) specifies that, in addition to the applicant "parties to the hearing shall be the municipality, any person affected by the application who has made timely appearance of record before the board, and any other person (including civic or community organizations) permitted to appear" by the Board of Supervisors. The Board of Supervisors are authorized to require that all persons who wish to be considered as parties enter an appearance in writing on a form provided by the Township for that purpose. However, the form functions simply as a means to indicate to the Board of Supervisors one's interest in being considered as a party; it does not guarantee party status.

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Party Rights *

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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor 

Print Name Randall Spachman

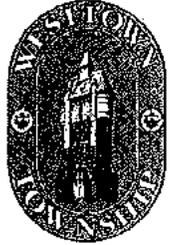
Date 2/13/17

_____OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP_____

Status GRANTED or DENIED (circle one only) Date _____

Westtown Township

PO Box 79
Westtown, PA 19395



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Bradley Harkins Phone 484-798-7692
Physical Address 1081 S New St. City West Chester, PA Zip 19382
Organization (when applicable) _____
E-mail bradmharkins@gmail.com

Request

1. Name of application which requesting party status:

Toll Brothers - Crebilly Farm conditional use

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

0.1 mile N on New St.
(less than 500 ft)

3. Alleged impact of the application on the lands of the Proposed Intervenor:

Increased traffic on New St and surrounding local/area roads. Lowered property value and increased school taxes as direct result of development.
Environmental and historical land degradation.

Parties and Standing *

Section 908(3) of the Pennsylvania Municipalities Planning Code (MPC) specifies that, in addition to the applicant "parties to the hearing shall be the municipality, any person affected by the application who has made timely appearance of record before the board, and any other person (including civic or community organizations) permitted to appear" by the Board of Supervisors. The Board of Supervisors are authorized to require that all persons who wish to be considered as parties enter an appearance in writing on a form provided by the Township for that purpose. However, the form functions simply as a means to indicate to the Board of Supervisors one's interest in being considered as a party; it does not guarantee party status.

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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor Bradley Harkins

Print Name Bradley Harkins

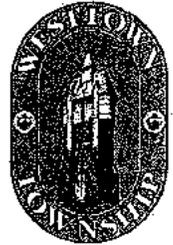
Date 2/22/17

_____OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP_____

Status GRANTED or DENIED (circle one only) Date _____

Westtown Township

PO Box 79
Westtown, PA 19395



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Amy Harkins Phone 314-973-7081
Physical Address 1081 S New St. City West Chester Zip 19382
Organization (when applicable) _____
E-mail amy.bohler@gmail.com

Request

1. Name of application which requesting party status:

Toll Brothers - Crebilly Farm conditional use App.

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

0.1 mile North on New St.
(less than 500 ft)

3. Alleged impact of the application on the lands of the Proposed Intervenor:

Increased traffic on New St. and surrounding roads.
Lowered property value and increased school
taxes as direct result of development.
Environmental and historical land degradation.

Parties and Standing *

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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor Amy Harkins

Print Name Amy Harkins

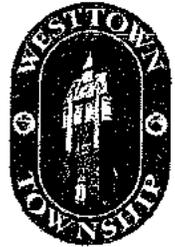
Date 2/22/17

_____OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP_____

Status **GRANTED** or **DENIED** (circle one only) Date _____

Westtown Township

PO Box 79
Westtown, PA 19395



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name L. MAMMACARI Phone 6104550238
Physical Address 523 W Pleasantgrove City West Chester Zip 19382
Organization (when applicable) _____
E-mail C2104622Q@Yahoo.com

Request

1. Name of application which requesting party status:

Lease, Laura Mammacari. Owner/Lessor

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

across the street (Pleasantgrove/Cherry)

3. Alleged impact of the application on the lands of the Proposed Intervenor:

Environmental / Physical

Parties and Standing *

Section 908(3) of the Pennsylvania Municipalities Planning Code (MPC) specifies that, in addition to the applicant "parties to the hearing shall be the municipality, any person affected by the application who has made timely appearance of record before the board, and any other person (including civic or community organizations) permitted to appear" by the Board of Supervisors. The Board of Supervisors are authorized to require that all persons who wish to be considered as parties enter an appearance in writing on a form provided by the Township for that purpose. However, the form functions simply as a means to indicate to the Board of Supervisors one's interest in being considered as a party; it does not guarantee party status.

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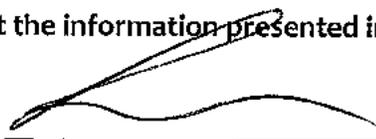
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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor



Print Name

L. Mammacari

Date

2/22/17

OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP

Status **GRANTED** or **DENIED** (circle one only)

Date

Westtown Township

PO Box 79
Westtown, PA 19395



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Andrew Gadaleto Phone 484-459-3193
Physical Address 1193 Wilmington Pike city WC, PA Zip 19380
Organization (when applicable) _____
E-mail agfishfish@aol.com

Request

1. Name of application which requesting party status:

Andrew Gadaleto Gadaleto's Seafood Market

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

Directly across from Farm on 202 in
Westtown Village.

3. Alleged impact of the application on the lands of the Proposed Intervenor:

Traffic Flow

Parties and Standing *

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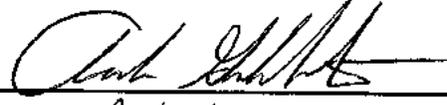
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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor 

Print Name Andrew Gadaleto (Gadaleto's Special Market)

Date 2/21/17

_____ OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP _____

Status **GRANTED** or **DENIED** (circle one only) Date _____



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Phillip Jones Phone 610-692-5847
Physical Address 1007 Jennifer Lane City West Chester Zip 19382
Organization (when applicable) _____
E-mail phillipj@aol.com

Request

1. Name of application which requesting party status:

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

Less than 1/4 mile from property (CREBBY FARM

3. Alleged impact of the application on the lands of the Proposed Intervenor:

Negative Land value implications to my property
Based on traffic and noise and lighting
increases. Also concern RELATED TO TAX INCREASES
potential to Westtown residents

Parties and Standing *

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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor Phillip Jones

Print Name Phillip Jones

Date 2/22/2017

OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP

Status **GRANTED** or **DENIED** (circle one only) Date _____

Westtown Township

PO Box 79
Westtown, PA 19395

P: 610.692.1930

F: 610.692.9651

www.westtownpa.org



Party to a Public Hearing Request Form

Proposed Intervenor Information

Name VASILIOS MOSCHARIS Phone 484 467 4116
Physical Address 1150 Old Wilmington city W.C , PA zip 19382
PK

Organization (when applicable) _____

E-mail moscharis@aol.com COPY TO: Fox@ResourceForRealEstate.com

Request

1. Name of application which requesting party status:

Credibly Conditional USE

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

Shares 3 boundries with subject

3. Alleged impact of the application on the lands of the Proposed Intervenor:

all aspects

Parties and Standing *

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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor _____

Print Name _____

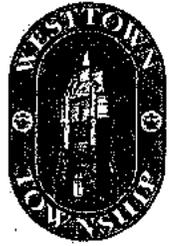
Date _____

_____OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP_____

Status GRANTED or DENIED (circle one only) Date _____

Westtown Township

PO Box 79
Westtown, PA 19395



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Allison Carcoran Phone 484-983-3536
Physical Address 1007 Dunvegan Rd City West Chester Zip 19382
Organization (when applicable) _____
E-mail Allison@allisonkeizer@hotmail.com

Request

1. Name of application which requesting party status:

Toll Bros - Crebilly Conditional use

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

Same -
100 yds East of New St

3. Alleged impact of the application on the lands of the Proposed Intervenor:

Increased taxes, negative impact on schools
traffic safety in my neighborhood
burden on Public Safety

Article I Sec 27 Pt Constitution
People have a right to clean air, pure water,
and preservation of the natural scenic, historic...
values"

Parties and Standing *

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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor 

Print Name Allison Corcoran

Date 2/22/17

OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP

Status GRANTED or DENIED (circle one only) Date _____

Westtown Township

PO Box 79
Westtown, PA 19395



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Ben Skupp Phone 484-557-4168
Physical Address 1015 Dunvegan Rd City West Chester PA Zip 19382
Organization (when applicable) _____
E-mail bskupp@icloud.com

Request

1. Name of application which requesting party status: Dunvegan Rd - Toll Brothers
Disability Conditional Use
Traffic through neighborhood
Faxes quarry member - concerned about environmental impact

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:
adjacent to property on
Dunvegan Rd - 2,000 feet
from subject property

3. Alleged impact of the application on the lands of the Proposed Intervenor:
- Traffic through neighborhood
- faxes
- quarry member - concerned on environmental impact
- over crowding for school
- public safety
- loss of open space

Parties and Standing *

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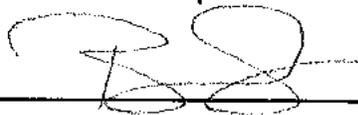
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Signature of Proposed Intervenor 

Print Name Ben Skupp

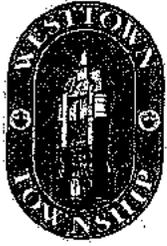
Date 02/22/17

—————OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP—————

Status GRANTED or DENIED (circle one only) Date _____

Westtown Township

PO Box 79
Westtown, PA 19395



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Deanna + Robert Leardt Phone 610-918-0371
Physical Address 1654 Dunvegan Rd City West Chester PA Zip 19382
Organization (when applicable) _____
E-mail leardt@verizon.net

Request

1. Name of application which requesting party status:

Neighbors for Cabela's LLC

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

SAME AS ABOVE

3. Alleged impact of the application on the lands of the Proposed Intervenor:

Traffic, possible cut thru the neighborhood

well water

Taxes

speed thru cut thru

Parties and Standing *

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Signature of Proposed Intervenor Deanna Lerasis Ronald Lerasis

Print Name Deanna Lerasis Ronald Lerasis

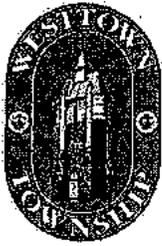
Date 2-22-17

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Status GRANTED or DENIED (circle one only) Date _____

Westtown Township

PO Box 79
Westtown, PA 19395



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Ed Boyer *LIGITA Boyer Phone 610 738 9419
Physical Address 1059 Dunreban Rd City West Town Zip 19382
Organization (when applicable) Chesilly LLC
E-mail _____

Request

- Name of application which requesting party status:
Neighbors For Chesilly
- Location of the Proposed Intervenor's property in relation to the property subject to the application:
Directly ADJAP of Prop.
- Alleged impact of the application on the lands of the Proposed Intervenor:
TRAFFIC
Water Runoff from Property
TAXES
Property Value

Parties and Standing *

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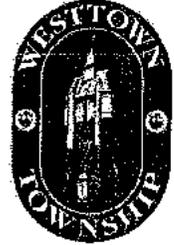
Signature of Proposed Intervenor _____

Print Name _____

Date _____

_____OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP_____

Status GRANTED or DENIED (circle one only) Date _____



Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Amy Nunnane Phone 481 634 1114
Physical Address 1046 W. NIELS LN City West Chester Zip PA 19382
Organization (when applicable) Neighbors In Chestilly
E-mail amy@westtownpa.org

Request

1. Name of application which requesting party status:

Neighbors In Chestilly

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

1046 W. NIELS LN. approx. 1000 ft

3. Alleged impact of the application on the lands of the Proposed Intervenor:

Safety for through traffic, increase
in traffic, public safety,
School overcrowding

Parties and Standing *

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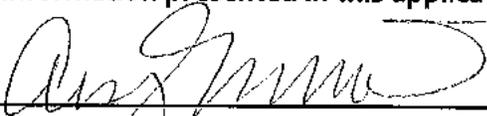
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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor 

Print Name Amy Murnane

Date 2-22-17

—————OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP—————

Status **GRANTED** or **DENIED** (circle one only) Date _____

Westtown Township

PO Box 79
Westtown, PA 19395



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name KURT WOLTER Phone 610-476-2981
Physical Address Box 611 City Devon, PA Zip 19333
Organization (when applicable) _____
E-mail KurtWolter@gmail.com

Request

1. Name of application which requesting party status:

Westtown Village, LLC

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

NE CORNER - Rtes 202 & 926

3. Alleged impact of the application on the lands of the Proposed Intervenor:

Traffic, taxes

Parties and Standing *

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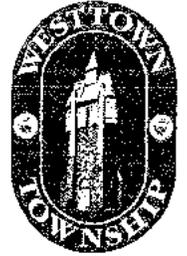
Signature of Proposed Intervenor _____

Print Name _____

Date _____

_____ OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP _____

Status GRANTED or DENIED (circle one only) Date _____



Party to a Public Hearing Request Form

Proposed Intervenor Information

Name CHES CROGNALE Phone 484-716-9663

Physical Address 609 JOHN ANTHONY DR City WEST CHESTER Zip 19382

Organization (when applicable) _____

E-mail CHES.CROGNALE@ATT.NET

Request

1. Name of application which requesting party status:

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

APPROX 2000 FT FROM WEST PLEASANT GROVE ROAD

3. Alleged impact of the application on the lands of the Proposed Intervenor:

• INCREASED TRAFFIC THROUGH DUNVEGAN & JOHN ANTHONY

• INCREASED TAXES

• FAMILY & CHILDRENS LIFESTYLES SUBJECT TO CHANGE

DUE TO INCREASE OF TRAFFIC & POPULATION

• SAFETY & WELL BEING OF MY CHILDREN & THOSE IN

Parties and Standing *

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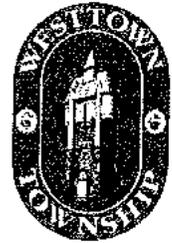
Signature of Proposed Intervenor _____

Print Name _____

Date _____

_____ **OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP** _____

Status GRANTED or DENIED (circle one only) **Date** _____



Party to a Public Hearing Request Form

Proposed Intervenor Information

Name ~~Bob~~ Robert & Gloria ^{DAULL} Phone 610 793 2769
Physical Address 1163 LAKE DR city WC PA Zip 19382
Organization (when applicable) ~~neighbors of crebilly farm~~
E-mail rdauill@verizon.net

Request

1. Name of application which requesting party status:

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

1/4 mile from crebilly farm

3. Alleged impact of the application on the lands of the Proposed Intervenor:

traffic & ground water

Parties and Standing *

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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor *Gloria Dawll*

Print Name Robert Gloria Dawll

Date Feb 22 2017

OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP

Status GRANTED or DENIED (circle one only) Date _____

Westtown Township

PO Box 79
Westtown, PA 19395



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Scott Sobers Phone 202-538-3692
Physical Address 108 HIDDEN POND WAY City WEST CHESTER 19382
Organization (when applicable) _____
E-mail SCOTTASOBERS@YAHOO.COM

Request

1. Name of application which requesting party status:

Neighbors for Crebilly, LLC & Scott Sobers

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

Hidden Pond Way Community, directly across the street

3. Alleged impact of the application on the lands of the Proposed Intervenor:

Traffic ^(increase) noise pollution, water pollution, depreciation of Real estate, impact on protected wildlife, Air Pollution, light Pollution, Hallow & Battle Ground, negative impact on Schools, negative impact on Police & Fire Departments, community adds no value the township outside of an increase in taxes

Parties and Standing *

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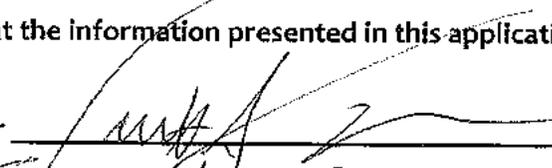
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Party Rights *

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** Excerpts taken from the Planning Series #7 document relevant to Special Exceptions, Variances and Conditional Uses as prepared by the Pennsylvania Governor's Center for Local Government Services*

CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor 

Print Name Scott A. Jaber

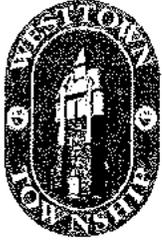
Date Feb 22, 2017

—————OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP—————

Status GRANTED or DENIED (circle one only) Date _____

Westtown Township

PO Box 79
Westtown, PA 19395



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name WALTER R. PAVELCHER Phone 610-696-8785
Physical Address 1050 S. NEW ST City WEST CHESTER Zip 19382-7165
Organization (when applicable) _____
E-mail walt1photo@verizon.net

Request

1. Name of application which requesting party status:

TOLL BROOMERS - GREBILLY FARM

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

THE ACCESS TO MY PROPERTY IS LOCATED APPROXIMATELY 1500 FEET NORTH OF THE INTERSECTION OF S. NEW ST and WEST PLEASANT GROVE AT THE NORTH WEST CORNER OF THE PROPERTY SUBJECT TO THE APPLICATION (TOLL/GREBILLY)

3. Alleged impact of the application on the lands of the Proposed Intervenor:

INCREASED TRAFFIC FROM THE PROPOSED DEVELOPMENT WOULD MAKE CURRENT ^{TRAFFIC} PROBLEMS IN ACCESSING ROUTES 926 AND 202 MORE DIFFICULT THAN THEY NOW ARE.

Parties and Standing *

Section 908(3) of the Pennsylvania Municipalities Planning Code (MPC) specifies that, in addition to the applicant "parties to the hearing shall be the municipality, any person affected by the application who has made timely appearance of record before the board, and any other person (including civic or community organizations) permitted to appear" by the Board of Supervisors. The Board of Supervisors are authorized to require that all persons who wish to be considered as parties enter an appearance in writing on a form provided by the Township for that purpose. However, the form functions simply as a means to indicate to the Board of Supervisors one's interest in being considered as a party; it does not guarantee party status.

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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor Walter R. Payelcher

Print Name WALTER R. PAYELCHER

Date 19 FEBRUARY 2017

—————OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP—————

Status GRANTED or DENIED (circle one only) Date _____

Westtown Township

PO Box 79
Westtown, PA 19395



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name PHILLIP YEAGER Phone 610-705-8918
Physical Address 1048 S NEW ST City W. CHESTER PA Zip 19382
Organization (when applicable) _____
E-mail YEAGERPCY@GMAIL.COM

Request

1. Name of application which requesting party status:

PHILLIP YEAGER

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

S. NEW ST APPROX 1000 FT FROM W. PLEASANT GROVE
AND NEW ST

3. Alleged impact of the application on the lands of the Proposed Intervenor:

TRAFFIC + SAFETY

Parties and Standing *

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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor Philip Yeager

Print Name PHILIP YEAGER

Date 2/21/2017

_____OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP_____

Status **GRANTED** or **DENIED** (circle one only) Date _____

Westtown Township

PO Box 79
Westtown, PA 19395

P: 610.692.1930

F: 610.692.9651

www.westtownpa.org



Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Jim Cahill Phone 610-431-2126
Physical Address 4 Jacqueline Drive City Westtown, Pa Zip 19382
Organization (when applicable) _____
E-mail CAHILLSPOI40@VERIZON.NET

Request

1. Name of application which requesting party status:
Condition 14, item C of Westtown's Planning Commission Recommendation for Toll Pa XVIII, L.P.
2. Location of the Proposed Intervenor's property in relation to the property subject to the application:
4 Jacqueline Drive to include the entrance onto Jacqueline Drive off 202 South and continuing through Jacqueline Drive to its connection/intersection with S. New Street.
3. Alleged impact of the application on the lands of the Proposed Intervenor:
Increase cut through traffic of cars (many exceeding the 25 mph speed limit) resulting from Tolls 317-397 homes on Crebilly Farms. Projected Traffic both Cars + Trucks through Jacqueline is to be expected due to overall increase of Car/Truck volume to be in the area of 700-900+ vehicles daily for the township.

Parties and Standing *

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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor *James Cahill*

Print Name JAMES P. CAHILL

Date 2/21/2017

OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP

Status GRANTED or DENIED (circle one only) Date _____

Westtown Township

PO Box 79
Westtown, PA 19395

P: 610.692.1930

F: 610.692.9651

www.westtownpa.org



Party to a Public Hearing Request Form

Proposed Intervenor Information

Name DAVID PRYZR Phone 610 692-6080
Physical Address 1050 DUNVEGAN RD City WEST CHESTER Zip 19382
Organization (when applicable) Neighbors For CReBility
E-mail PRIZECASH@401.COM

Request

1. Name of application which requesting party status:

TOLL XVIII LP / CReBILITY C.U.

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

SAME AS ABOVE / ALROIS ST.

3. Alleged impact of the application on the lands of the Proposed Intervenor:

TRAFFIC

SAFETY

POLLUTION

WELL WATER / TAXES / Decreased Prop. Val.

Parties and Standing *

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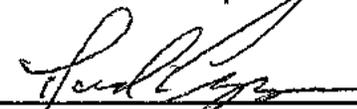
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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor 

Print Name DAVID FRYZE

Date 2-22-2017

_____OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP_____

Status GRANTED or DENIED (circle one only) Date _____



Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Jennifer Kramer Phone 610-692-2377
Physical Address 10412 Dunvegan Rd City West Chester, PA Zip 19382
Organization (when applicable) Neighbors for Crebilly LLC
E-mail jenackramer@gmail.com

Request

1. Name of application which requesting party status:

Toll Brothers - Crebilly Farm Toll XVIII LP/Crebilly CU

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

Property lies ~900 ft to the north of Crebilly Farm,
~2,000 ft by Dunvegan Rd which feeds on to W.
Pleasant Grove Rd, an affected roadway

3. Alleged impact of the application on the lands of the Proposed Intervenor:

Increased traffic on all local roads, including through
the Proposed Intervenor's neighborhood; negative impact on
property values due to reduced natural/rural beauty and
failing traffic ratings; environmental impact on well water
system.

Parties and Standing *

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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor 

Print Name Jennifer Kramer

Date February 22, 2017

_____OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP_____

Status **GRANTED** or **DENIED** (circle one only) Date _____



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Megan Bruns Phone 610-716-7727
Physical Address 4 Jacqueline Dr. City West Chester Zip 19382
Organization (when applicable) Neighbors for Crebilly LLC
E-mail info@neighborsforcrebilly.org
megbruns23@gmail.com

Request

1. Name of application which requesting party status:

Toll PA XVIII, L.P./Crebilly Conditional Use

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

4 Jacqueline Dr. West Chester, PA 19382

3. Alleged impact of the application on the lands of the Proposed Intervenor:

Increased traffic, traffic delays and neighborhood safety on a street that already has major traffic and safety issues. This is currently a cut through street and will only get worse!

Parties and Standing *

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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor Megan Bruns

Print Name Megan Bruns

Date 2/22/17

_____OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP_____

Status GRANTED or DENIED (circle one only) Date _____

Westtown Township

PO Box 79
Westtown, PA 19395



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name ED SKNOS Phone 610-399-6960
Physical Address 1146 FIELDW Dn. City WESTCHESTER, PA Zip 19382
Organization (when applicable) N/A
E-mail ESKNOS@VERIZON.NET

Request

1. Name of application which requesting party status:

ED SKNOS - PLEASANT GROVE RESIDENT

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

AT 1.5 MILE LINE - NEAR OF MY PROPERTY COMES UP AGAINST
1.5 MILE LINE

3. Alleged impact of the application on the lands of the Proposed Intervenor:

DIRECT SEWER LINE IMPACT DIRECTLY IN FRONT OF MY
PROPERTY - RECOMMENDATIONS HAVE BEEN MADE TO EITHER
TIE INTO PUBLIC SEWER AT TOWER COURSE RD OR PIEDMONT
SIGNIFICANT TRAFFIC, NOISE, TEAR UP OF ^{NEWLY} PAVED ROADS, BUS
PICKUP DISRUPTIONS ARE IMPACTED

* CANNON ENGINEERING LETTER NOTED 4,000 FEET
OF ROAD WOULD BE TORN UP IN NEIGHBORHOODS
TO QUOTE CANNON LETTER: "MAJOR DISRUPTION TO RESIDENTS"

Parties and Standing *

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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor 

Print Name ED SKUOS

Date 2/22/17

—————OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP—————

Status GRANTED or DENIED (circle one only) Date _____

Westtown Township

PO Box 79
Westtown, PA 19395



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name EILEEN CAREY Phone 610-399-0952
Physical Address 1106 Fielding Drive City West Chester, PA Zip 19382
Organization (when applicable) _____
E-mail ECAREY1055@COMCAST.NET

Request

1. Name of application which requesting party status:

Toll Brothers Development of Crebilly Farms ^{Conditional} use

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

within 1/2 mile of my address:
1106 Fielding Drive, West Chester Pa 19382

3. Alleged impact of the application on the lands of the Proposed Intervenor:

Sewer lines throughout my neighborhood tearing up
streets increased taxes.
increased traffic, Traffic delays, neighborhood safety
over crowding of schools
diluted house values

Parties and Standing *

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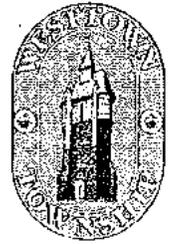
Signature of Proposed Intervenor Eileen Carey

Print Name Eileen Carey

Date 2/22/17

—————OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP—————

Status GRANTED or DENIED (circle one only) Date _____



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Jim McDermott Phone 484-947-6513
Physical Address 1025 DUNVIGAN RD City WEST CHESTER Zip 19382
Organization (when applicable) _____
E-mail DERMOT1025C@GMAIL.COM

Request

1. Name of application which requesting party status:

Jim McDermott NEIGHBORS FOR CAREBILLY

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

2.5 MILES FROM MY HOUSE.

3. Alleged impact of the application on the lands of the Proposed Intervenor:

① TRAFFIC WILL GET MUCH WORSE

② SCHOOLS WILL BE TOO CROWDED.

③ BATTLEFIELD WILL NOT BE MAINTAINED

Parties and Standing *

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Party Rights *

A party has the right to be represented by counsel. A party must be given the opportunity to respond, present evidence (through oral testimony of witnesses and exhibits), and cross-examine adverse witnesses on all relevant issues.

** Excerpts taken from the Planning Series #7 document relevant to Special Exceptions, Variances and Conditional Uses as prepared by the Pennsylvania Governor's Center for Local Government Services*

CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor _____

Print Name _____

Date _____

_____OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP_____

Status GRANTED or DENIED (circle one only) Date _____

Westtown Township

PO Box 79
Westtown, PA 19395



P: 610.692.1930

F: 610.692.9651

www.westtownpa.org

Party to a Public Hearing Request Form

Proposed Intervenor Information

married. Dennis J. McFadden- 484-883-0446
Name Patricia J. McFadden Phone 484-883-0450
Physical Address 1010 General Greene Drive City W. Chester zip 19382
Organization (when applicable) Neighbors of Crebilly Farm
E-mail mcfaddenpatty1@gmail.com
dmacfad@gmail.com

Request

1. Name of application which requesting party status:

Toll Brothers XVIII/Crebilly CU App.

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

1/4 mile from proposed development

3. Alleged impact of the application on the lands of the Proposed Intervenor:

taxes, traffic, environmental impact,

Parties and Standing *

Section 908(3) of the Pennsylvania Municipalities Planning Code (MPC) specifies that, in addition to the applicant "parties to the hearing shall be the municipality; any person affected by the application who has made timely appearance of record before the board, and any other person (including civic or community organizations) permitted to appear" by the Board of Supervisors. The Board of Supervisors are authorized to require that all persons who wish to be considered as parties enter an appearance in writing on a form provided by the Township for that purpose. However, the form functions simply as a means to indicate to the Board of Supervisors one's interest in being considered as a party; it does not guarantee party status.

The Board of Supervisors decide who may participate in the hearing before it as a party, subject to the provisions of Section 908(3) of the MPC, and formally acknowledge such parties for the record. Standing to participate as a party may be challenged by the applicant. Such challenges should be raised at the time the person is seeking party standing.

Where the MPC permits standing to any person "affected" by the application, this provision requires the Board of Supervisors to consider if a person claiming party status is "affected" by the matter before it. The courts have determined that a claim based purely on taxpayer status is not sufficient to establish standing as a "person affected by the application." By contrast, a person whose property, residence, or business abuts the property that is the subject of the appeal is affected and has standing. However, as the distance between the property of the individual seeking affected party status and the property that is the subject of the proceeding increases, standing becomes less certain.

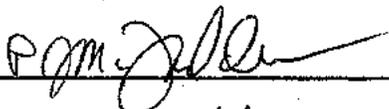
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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor 

Print Name Patricia J. McFadden

Date 2/22/17

_____**OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP**_____

Status **GRANTED** or **DENIED** (circle one only) Date _____



Party to a Public Hearing Request Form

Proposed Intervenor Information

Name CAROL WELLES Phone 856 745 7186
Physical Address 1150 LAKE DRIVE City WEST CHESTER Zip 19382
Organization (when applicable) NEIGHBORS FOR CEBILLY LLC
E-mail laineywelles@gmail.com

Request

1. Name of application which requesting party status:

TOLL XVIII LB / CEBILLY CV

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:

MY PROPERTY BORDERS ON RADLEY RUN DOWNSTREAM
FROM CEBILLY FARM.

3. Alleged impact of the application on the lands of the Proposed Intervenor:

MY POND IS FED BY RADLEY RUN THROUGH AN INTAKE PIPE.
MY CONCERN IS MUD FROM CONSTRUCTION SITE FILLING IN
MY POND. MY OTHER CONCERN IS PESTICIDES FERTILIZERS
AND POLLUTANTS FROM IMPERVIOUS SURFACES WILL ADVERSELY
AFFECT WATER QUALITY & WILDLIFE.

Parties and Standing *

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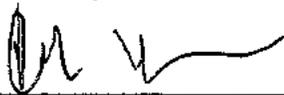
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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor 

Print Name CAROL WELER

Date 2/22/17

OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP

Status GRANTED or DENIED (circle one only) Date _____

* Received at Post Office 12:00 PM
Bran in 7/20/14

APMIR

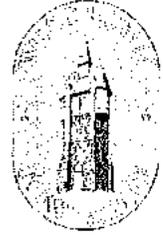
Westtown Township

PO Box 79
Westtown, PA 19385

P: 610.692.1930

F: 610.692.9651

www.westtownpa.org



Party to a Public Hearing Request Form

Proposed Intervenor Information

Name Linda Reichert Phone 610-420-1028
MATT REICHERT 610-420-1014

Physical Address 301 W Pleasant Hill Rd City Westtown Zip 19385
100 W Pleasant Hill Rd
610-340-0000

Organization (when applicable) _____

E-mail Reichertmatt@yahoo.com
lreichert@gmail.com

Request

1. Name of application which requesting party status:
Reichert's 3 properties in Westtown, PA

2. Location of the Proposed Intervenor's property in relation to the property subject to the application:
Within 500 feet
301 W Pleasant Hill Rd
705 W Pleasant Hill Rd

3. Alleged impact of the application on the lands of the Proposed Intervenor:
Mapper
Trees cut down
Drainage
Topo
development of property to be done

Parties and Standing *

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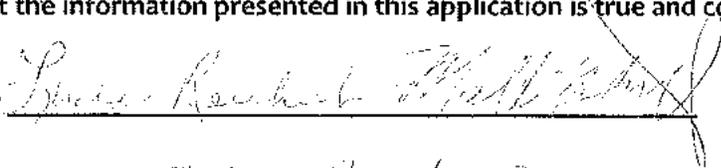
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CERTIFICATION: I certify that the information presented in this application is true and correct.

Signature of Proposed Intervenor



Print Name

Linda Reichenb Plot 7 Reichenb

Date

3-15-2017

OFFICIAL USE ONLY TO BE COMPLETED BY TOWNSHIP

Status GRANTED or DENIED (circle one only)

Date _____