

# WESTTOWN TOWNSHIP ACT 537 PLAN

## GENERAL FEATURES

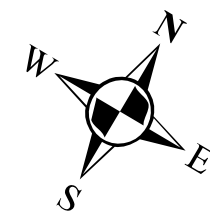
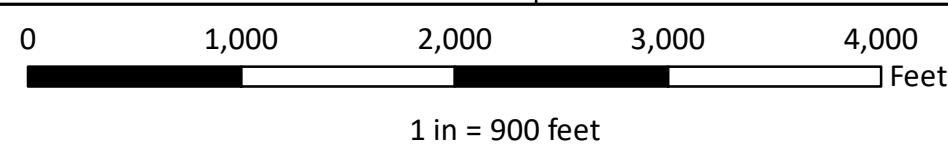
WESTTOWN TOWNSHIP, PENNSYLVANIA

**Carroll Engineering Corporation**



Phone: (215)-343-5700 | Website: www.carrollengineering.com

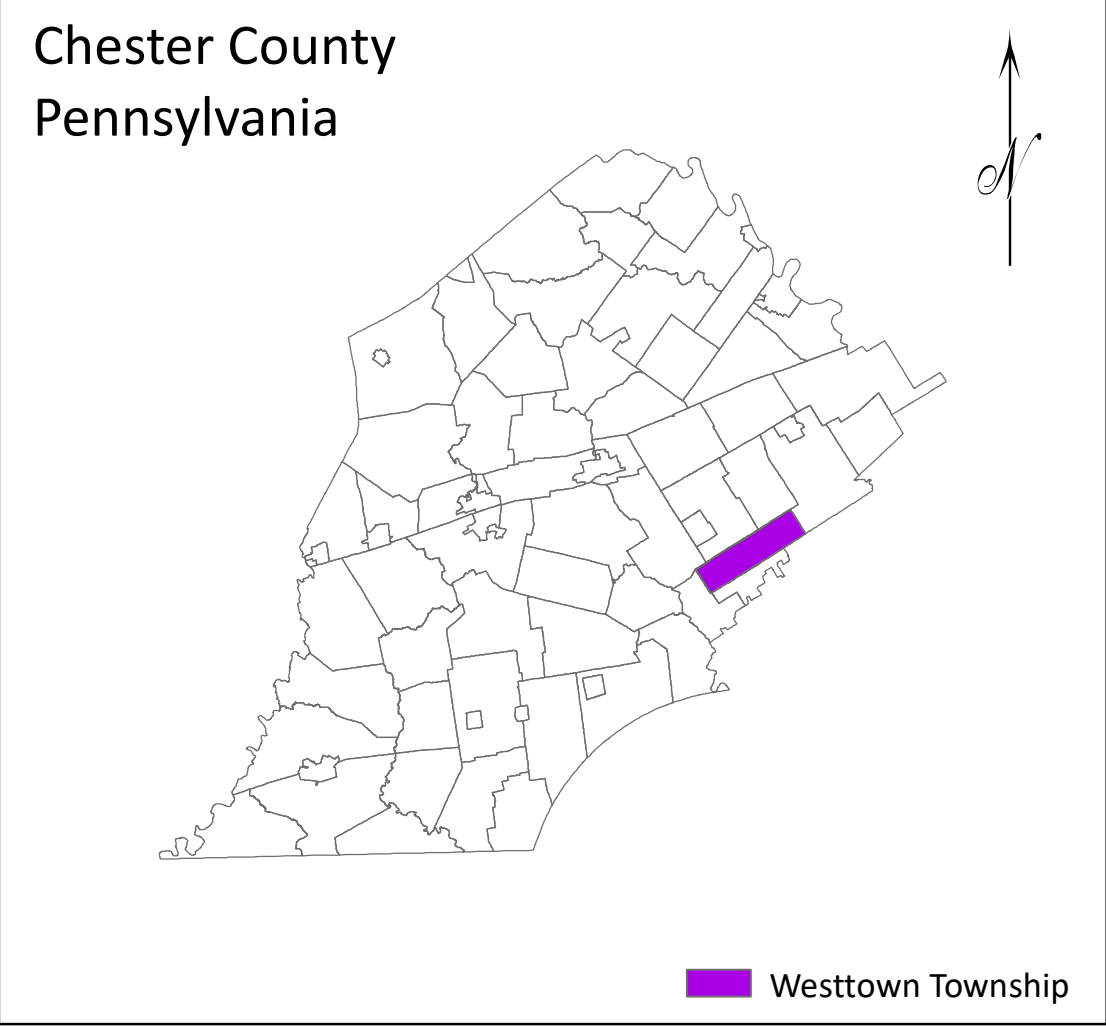
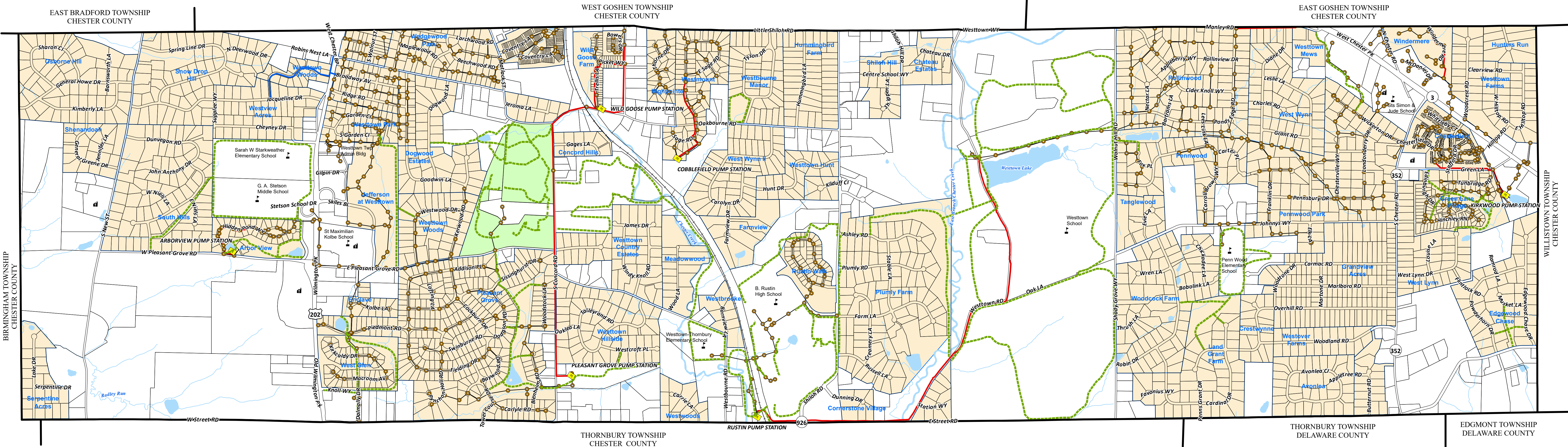
Project Number: 175731.01 February 12, 2021



**FIGURE 1**

### Legend

- Township Boundary
- Parcels
- Township PS
- Pressure Sewer
- Force Main
- Gravity Main
- Manhole
- Church
- School
- Subdivisions
- Parks
- Streams
- Westtown Trails
- West Chester Railroad (SEPTA)
- Lakes and Ponds



**Sources**  
 Existing Land Use Dataset: Brandywine Conservancy  
 Zoning Dataset: Unknown  
 Parcel Dataset: <https://chester-county-s-gis-hub-chesco.hub.arcgis.com/datasets/parcels> ; May 13th 2020  
 Road Dataset: <https://chesco.org/3486/GIS-Data>  
 Hydric Datasets: <https://chesco.org/3486/GIS-Data>  
 Municipal Boundary Dataset: <https://chesco.org/3486/GIS-Data>



# WESTTOWN TOWNSHIP ACT 537 PLAN SEWAGE FACILITIES MAP

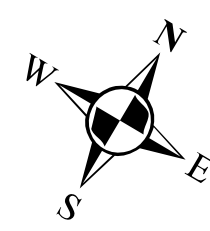
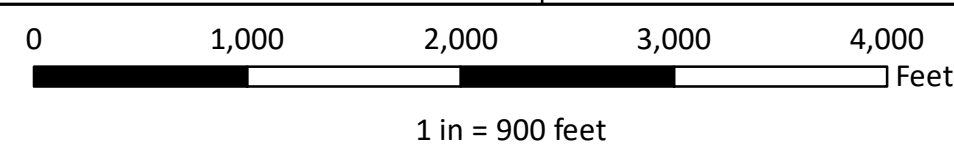
WESTTOWN TOWNSHIP, PENNSYLVANIA

**Carroll Engineering Corporation**



Phone: (215)-343-5700 | Website: www.carrollengineering.com

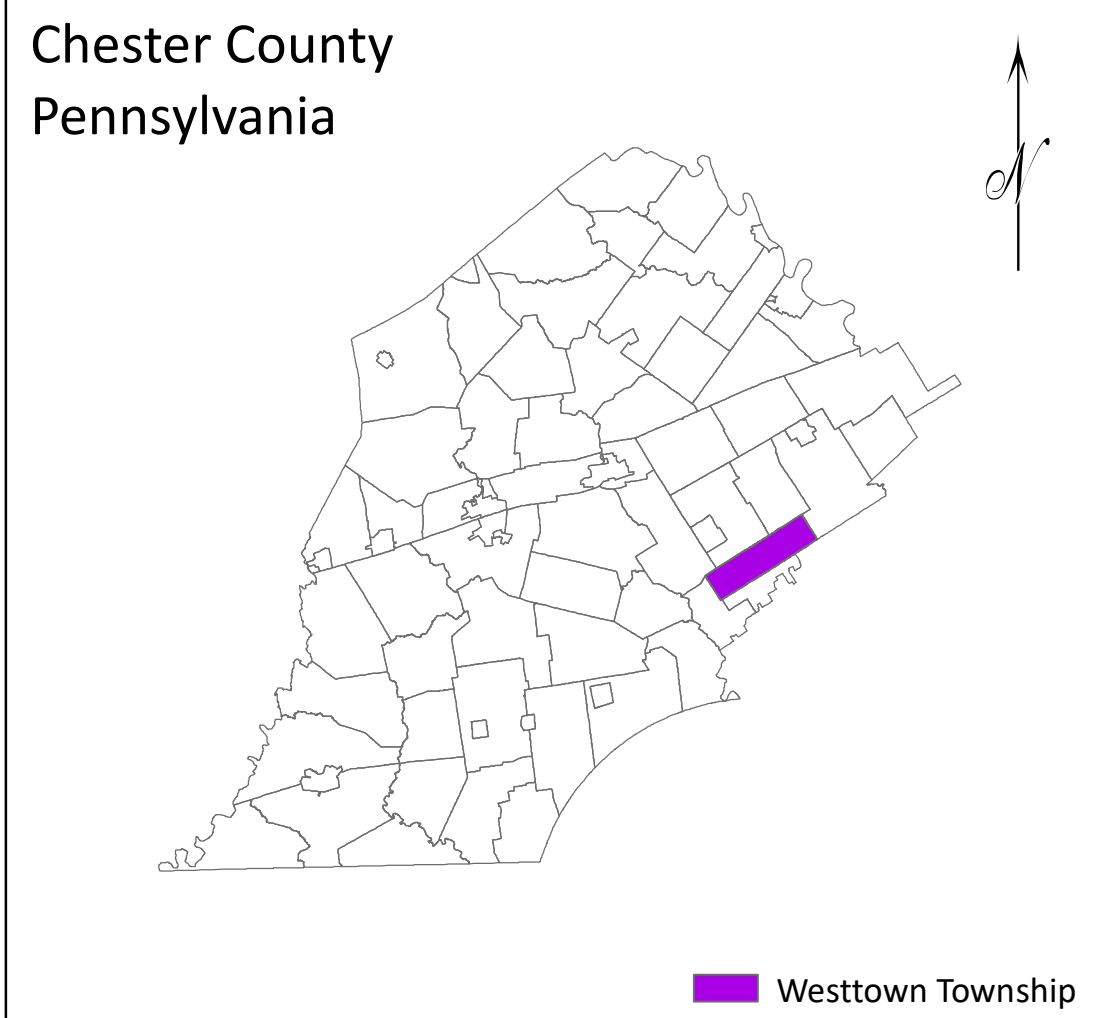
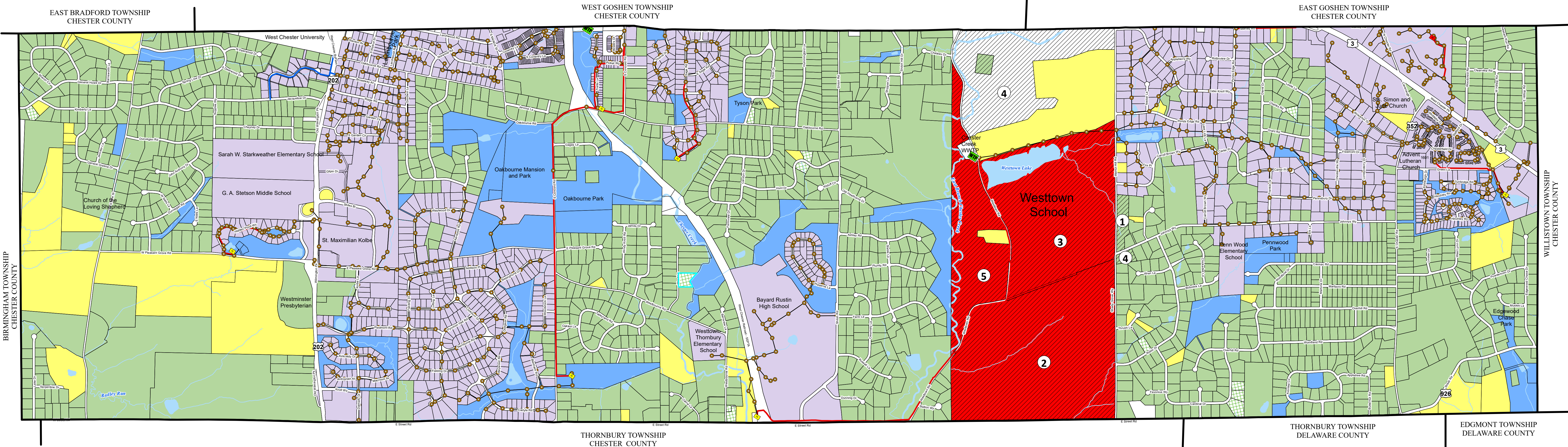
Project Number: 175731.01 | February 25, 2021



**FIGURE 2**

## Legend

- Township Boundary
- WWTP
- Township PS
- Manhole
- Gravity Main
- Pressure Sewer
- Force Main
- Parcels
- Streams
- Lakes & Ponds
- Open Space
- Small Flow Treatment System
- Vacant
- Westtown School Parcels
- Sewered & OLDS Overlap
- Parcels with OLDS (May 2020)
- Sewered Parcels
- Number of OLDS on Parcel



### Sources

- OLDS Datasets: Westtown Township
- Open Space Dataset: Carroll Engineering
- Small Flow Dataset: Carroll Engineering
- Vacant Dataset: Carroll Engineering
- Sewered Parcels Dataset: Westtown Township
- Sewered & OLDS Overlap Dataset: Carroll Engineering
- Pump Station Datasets: Unknown source
- Manhole Dataset: Unknown source
- Sewer Main Datasets: Unknown source
- Parcel Dataset: <https://chester-county-s-gis-hub.chesco.hub.arcgis.com/datasets/parcels>; May 13th 2020
- Road Dataset: <https://chesco.org/3486/GIS-Data>
- Hydric Datasets: <https://chesco.org/3486/GIS-Data>
- Municipal Boundary Dataset: <https://chesco.org/3486/GIS-Data>



# WESTTOWN TOWNSHIP ACT 537 PLAN ZONING AND LAND USE

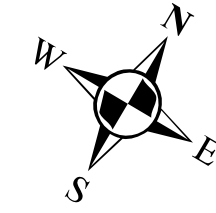
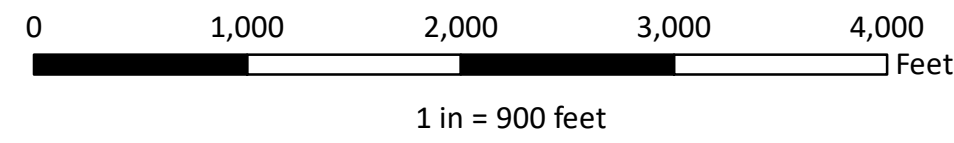
WESTTOWN TOWNSHIP, PENNSYLVANIA

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Project Number: 175731.01 | February 12, 2021



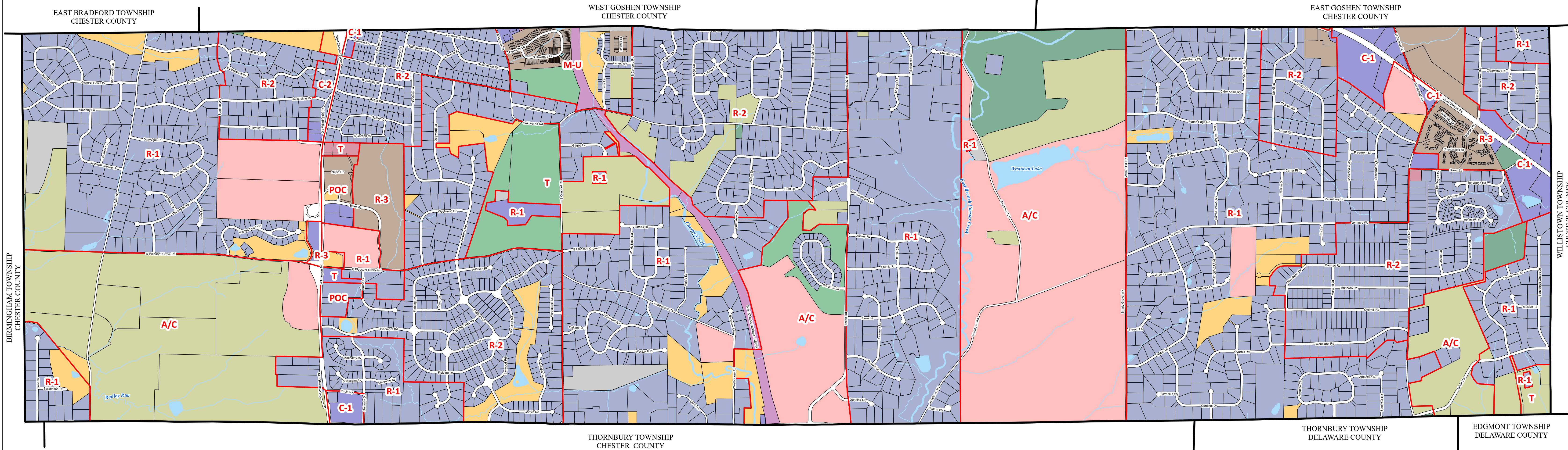
**FIGURE 3**

## Legend

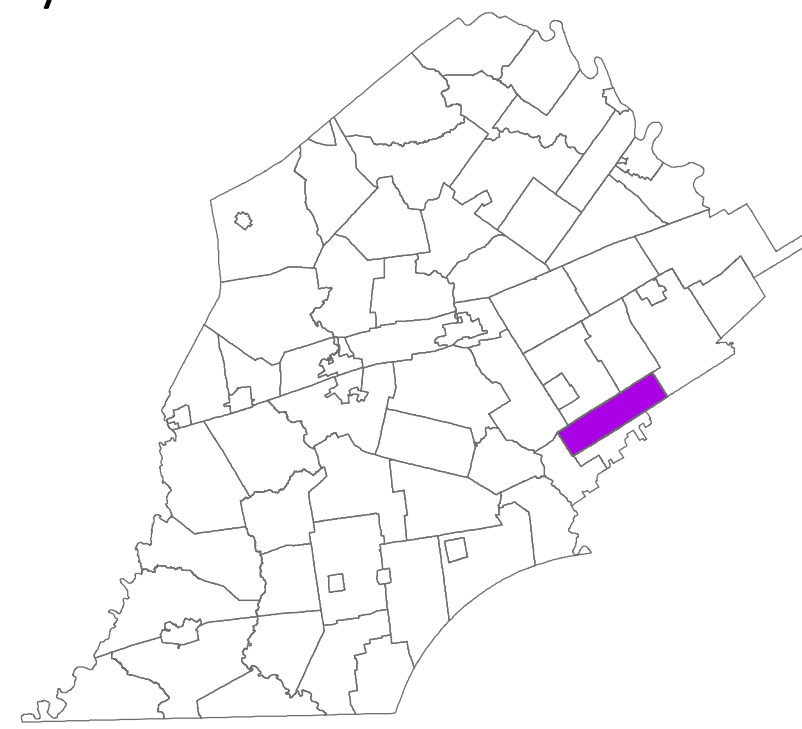
- |                   |                         |                                     |
|-------------------|-------------------------|-------------------------------------|
| Township Boundary | Existing Land Use       | Residential: Multi-Family           |
| Parcels           | Commercial              | Residential: Single-Family Detached |
| Streams           | Community Services      | Transportation                      |
| Lakes & Ponds     | Institutional - Schools | Utility                             |
| Zoning Boundaries | Recreation              | Vacant                              |

## Zoning Codes

- |  |                                  |
|--|----------------------------------|
| A/C - Agricultural/Cluster Residential | POC - Planned Office Campus      |
| C-1 - Commercial                       | R-1 - Rural-Suburban Residential |
| C-2 - Highway Commercial               | R-2 - Suburban Residential       |
| M-U - Multi-Use                        | R-3 - Semi-Urban Residential     |
|  | T - Township                     |



Chester County  
Pennsylvania



Westtown Township

### Sources

Existing Land Use Dataset: Brandywine Conservancy  
 Zoning Dataset: Unknown  
 Parcel Dataset: <https://chester-county-s-gis-hub-chesco.hub.arcgis.com/datasets/parcels> ; May 13th 2020  
 Road Dataset: <https://chesco.org/3486/GIS-Data>  
 Hydric Datasets: <https://chesco.org/3486/GIS-Data>  
 Municipal Boundary Dataset: <https://chesco.org/3486/GIS-Data>



# WESTTOWN TOWNSHIP ACT 537 PLAN

## OPEN SPACE

WESTTOWN TOWNSHIP, PENNSYLVANIA

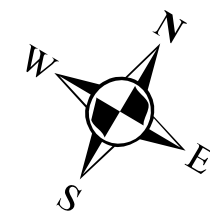
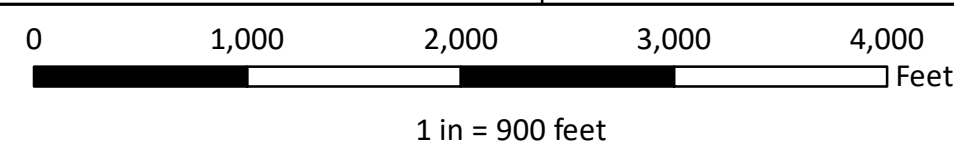
*Carroll Engineering Corporation*



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Project Number: 175731.01

February 12, 2021



**FIGURE 4**

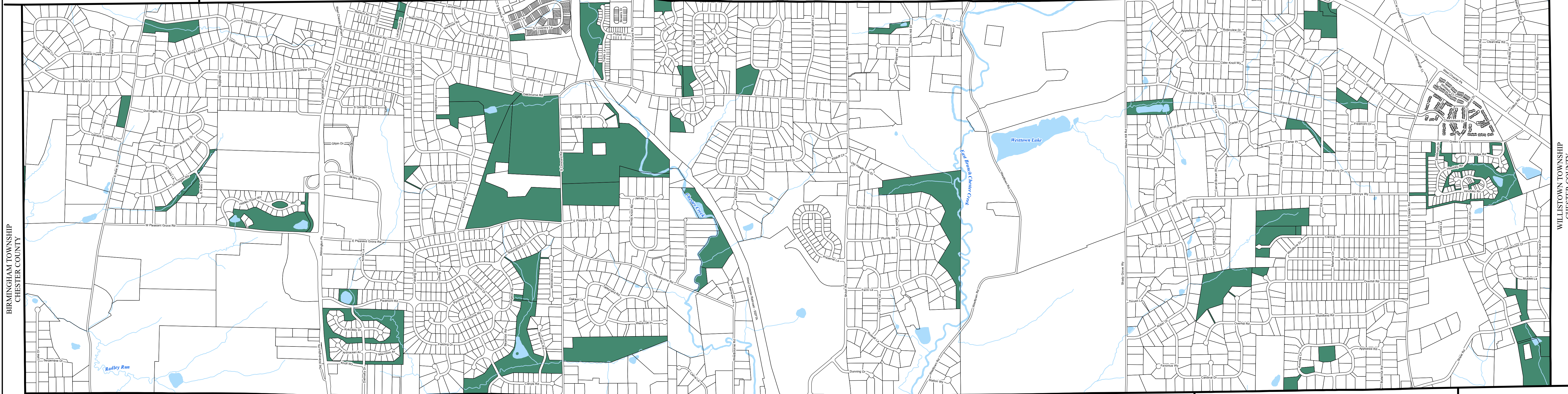
### Legend

- Township Boundary
- Parcels
- Streams
- Lakes & Ponds
- Open Space

EAST BRADFORD TOWNSHIP  
CHESTER COUNTY

WEST GOSHEN TOWNSHIP  
CHESTER COUNTY

EAST GOSHEN TOWNSHIP  
CHESTER COUNTY



BIRMINGHAM TOWNSHIP  
CHESTER COUNTY

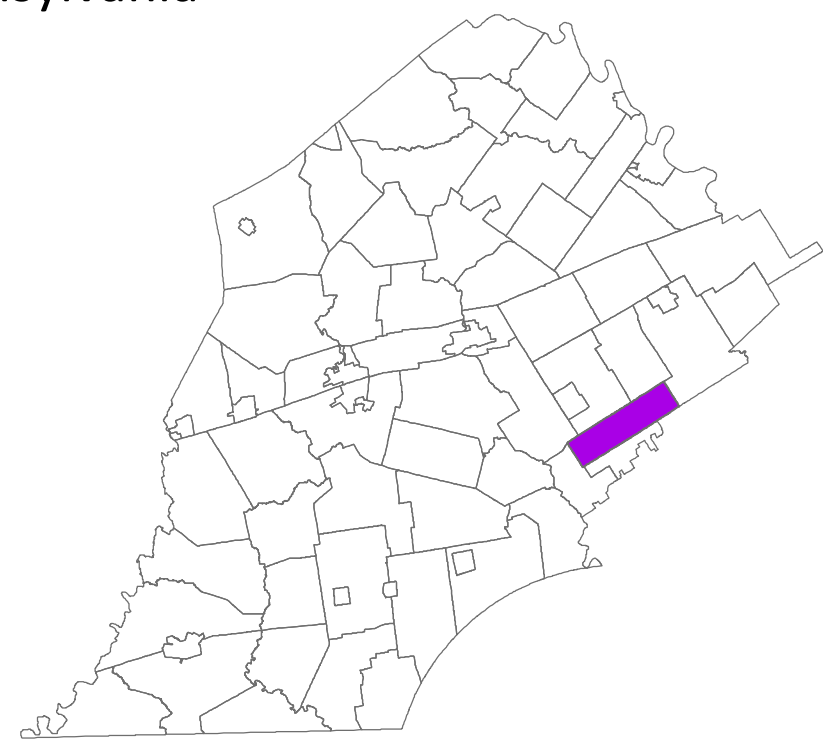
WILLISTOWN TOWNSHIP  
CHESTER COUNTY

THORNBURY TOWNSHIP  
CHESTER COUNTY

THORNBURY TOWNSHIP  
DELAWARE COUNTY

EDGMONT TOWNSHIP  
DELAWARE COUNTY

Chester County  
Pennsylvania



Westtown Township

#### Sources

- Open Space Dataset: Brandywine Conservancy
- Parcel Dataset: <https://chester-county-s-gis-hub-chesco.hub.arcgis.com/datasets/parcels> ; May 13th 2020
- Road Dataset: <https://chesco.org/3486/GIS-Data>
- Hydric Datasets: <https://chesco.org/3486/GIS-Data>
- Municipal Boundary Dataset: <https://chesco.org/3486/GIS-Data>



# WESTTOWN ACT 537 SOILS CLASSIFICATION

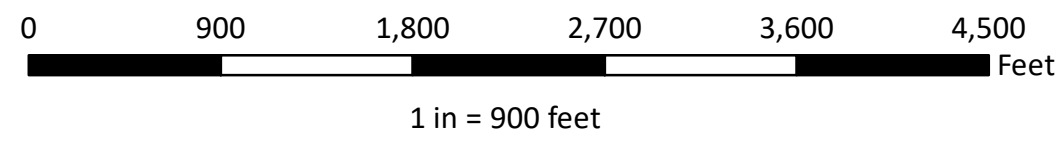
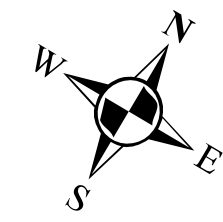
WESTTOWN TOWNSHIP, PENNSYLVANIA

**Carroll Engineering Corporation**



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Project Number: 175731.01 | February 12, 2021



**FIGURE 5**

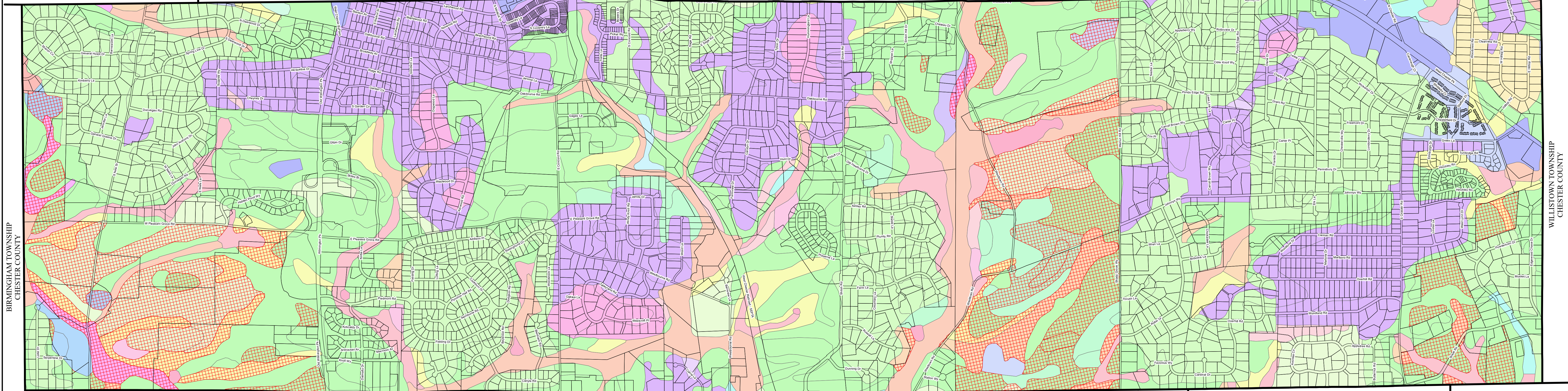
## Legend

Township Boundary	<b>Soils</b>	GnA	MkF	UvB
Parcels	Cd Series	GnB	Na Series	Uzd Series
Prime Agricultural Lands	Ch	GnB2	NsD	Uzw
	Ck Series	GnC2	UfuB	W
	CoB2	Mg Series	Uk Series	We
	Ge Series	Mh Series	Uo Series	Wo Series
	GmD			

EAST BRADFORD TOWNSHIP  
CHESTER COUNTY

WEST GOSHEN TOWNSHIP  
CHESTER COUNTY

EAST GOSHEN TOWNSHIP  
CHESTER COUNTY



BIRMINGHAM TOWNSHIP  
CHESTER COUNTY

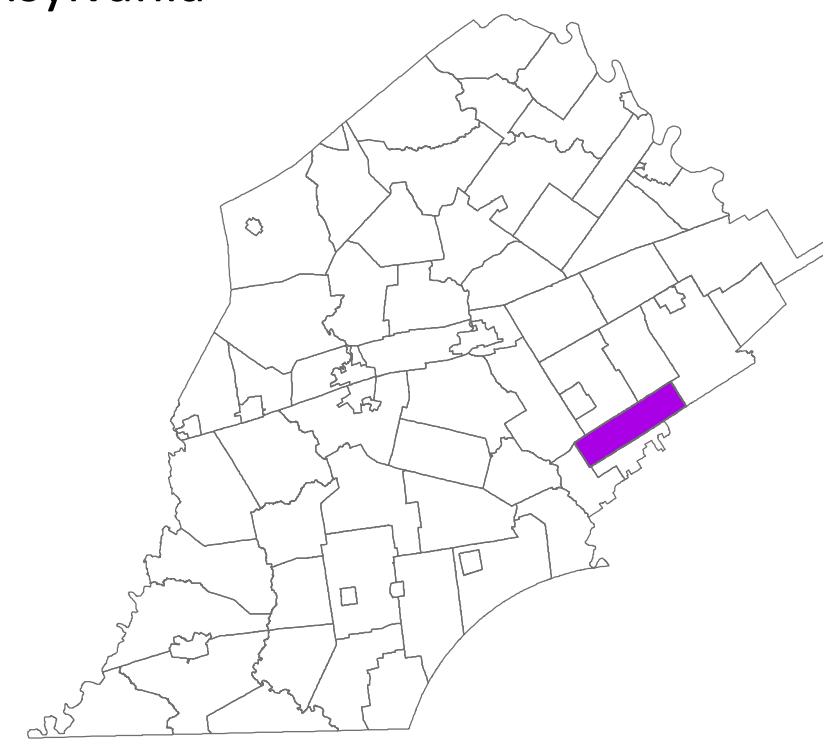
WILLISTOWN TOWNSHIP  
CHESTER COUNTY

THORNBURY TOWNSHIP  
CHESTER COUNTY

THORNBURY TOWNSHIP  
DELAWARE COUNTY

EDGMONT TOWNSHIP  
DELAWARE COUNTY

Chester County  
Pennsylvania



Westtown Township

**Sources**

- Prime Farmland Dataset: Brandywine Conservancy
- Soils Dataset: <https://chesco.org/3486/GIS-Data>
- Sewer Service Areas Dataset: Unknown
- Parcel Dataset: <https://chester-county-s-gis-hub-chesco.hub.arcgis.com/datasets/parcels>; May 13th 2020
- Road Dataset: <https://chesco.org/3486/GIS-Data>
- Hydric Datasets: <https://chesco.org/3486/GIS-Data>
- Municipal Boundary Dataset: <https://chesco.org/3486/GIS-Data>



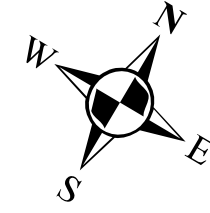
# WESTTOWN TOWNSHIP ACT 537 PLAN NATURAL FEATURES

WESTTOWN TOWNSHIP, PENNSYLVANIA

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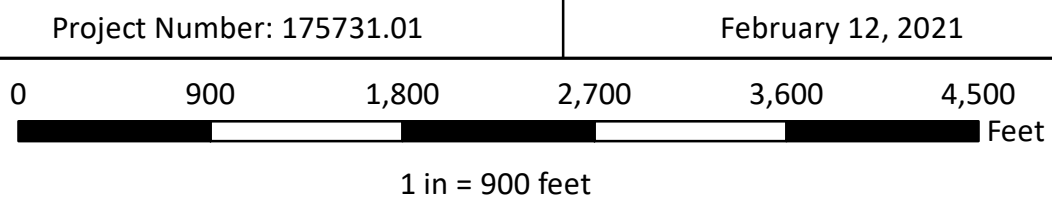


Phone: (215)-343-5700 | Website: www.carrolleengineering.com

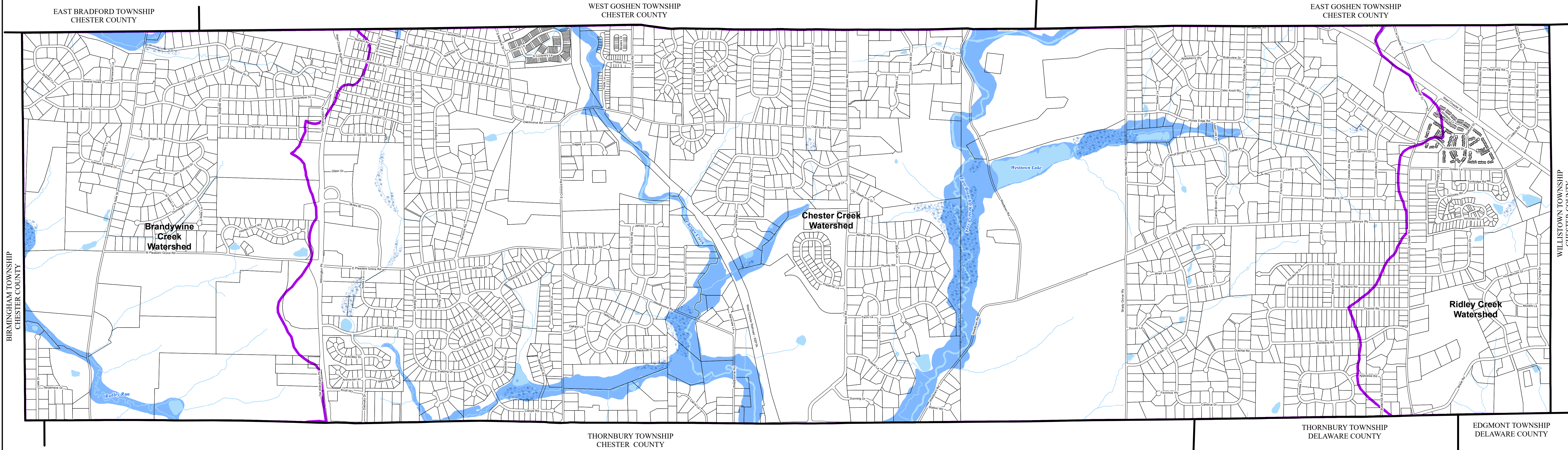


## Legend

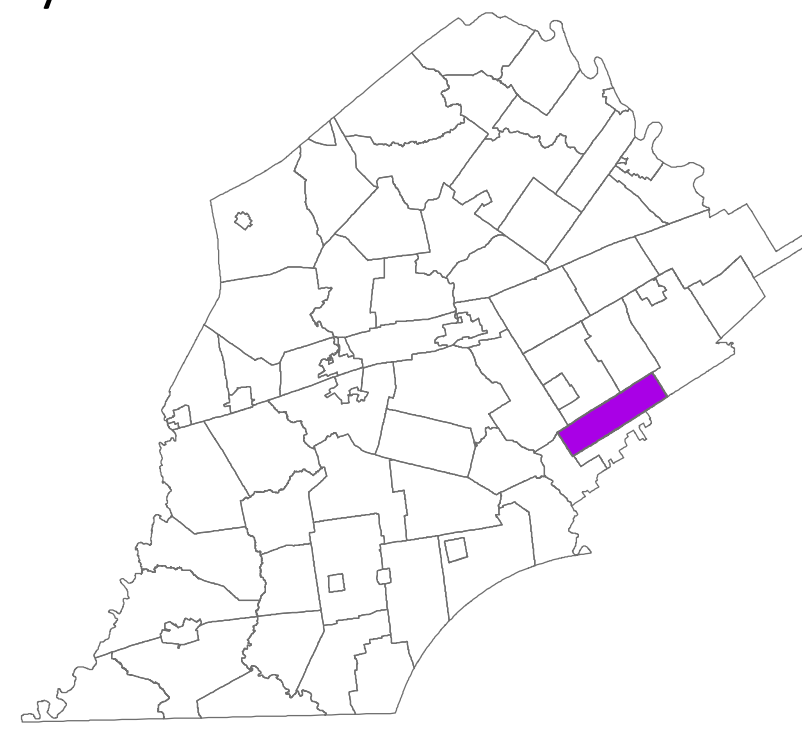
- Township Boundary
- Parcels
- Wetlands
- Streams
- Watershed Delineation
- Lakes & Ponds
- Floodplains



**FIGURE 6**



Chester County  
Pennsylvania



Westtown Township

### Sources

Parcel Dataset: <https://chester-county-s-gis-hub-chesco.hub.arcgis.com/datasets/parcels> ; May 13th 2020  
 Road Dataset: <https://chesco.org/3486/GIS-Data>  
 Hydric Datasets: <https://chesco.org/3486/GIS-Data>  
 Municipal Boundary Dataset: <https://chesco.org/3486/GIS-Data>



# WESTTOWN TOWNSHIP ACT 537 PLAN PUBLIC WATER FEATURES

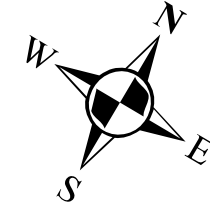
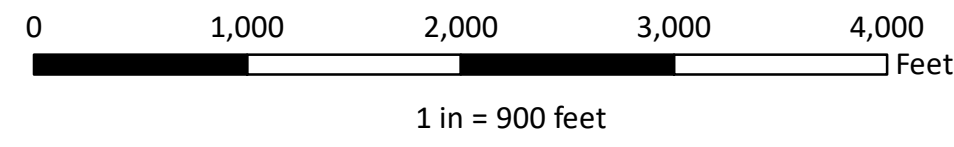
WESTTOWN TOWNSHIP, PENNSYLVANIA

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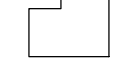
Phone: (215)-343-5700 | Website: www.carrolleengineering.com

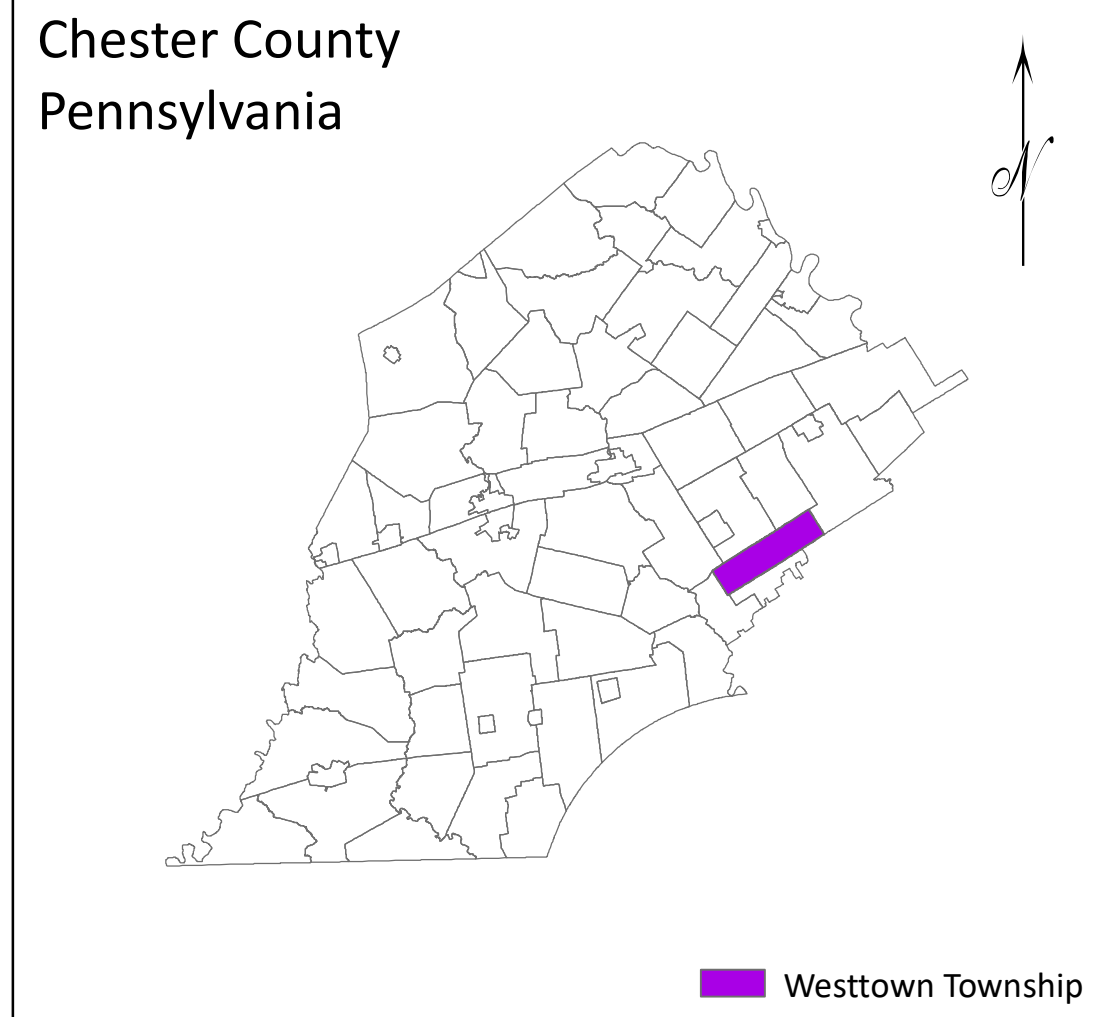
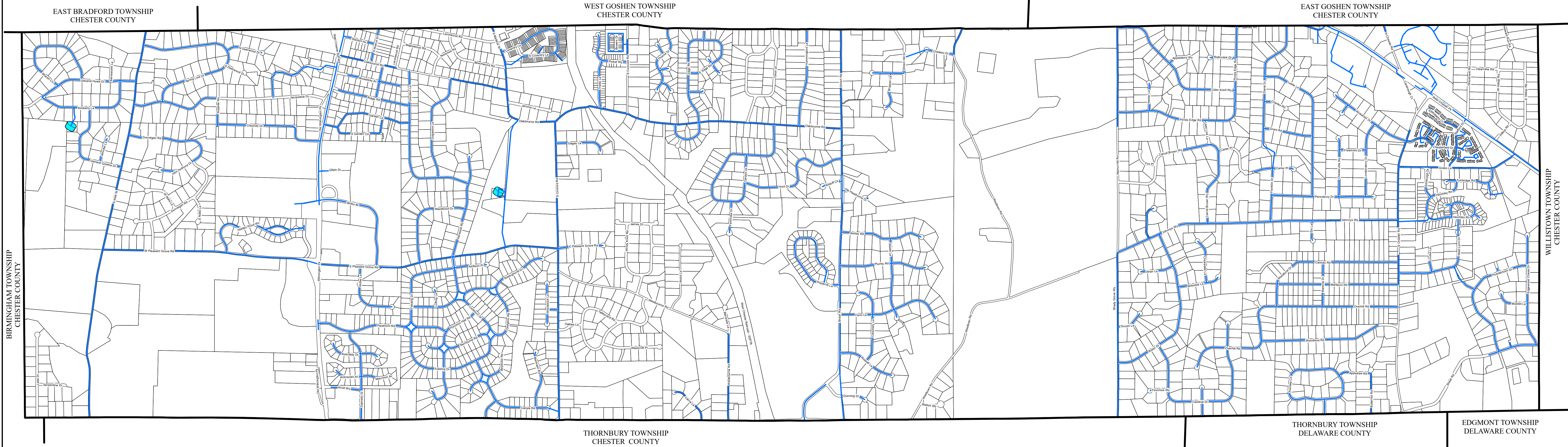
Project Number: 175731.01 | February 12, 2021



**FIGURE 7**

## Legend

-  Township Boundary
-  Water Mains
-  Water Storage Tank
-  Parcels



### Sources

- Waterlines: Aqua
- Parcel Dataset: <https://chester-county-s-gis-hub-chesco.hub.arcgis.com/datasets/parcels> ; May 13th 2020
- Road Dataset: <https://chesco.org/3486/GIS-Data>
- Hydric Datasets: <https://chesco.org/3486/GIS-Data>
- Municipal Boundary Dataset: <https://chesco.org/3486/GIS-Data>



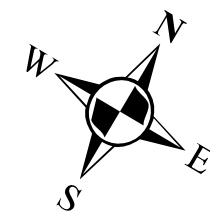
# WESTTOWN TOWNSHIP ACT 537 PLAN PUBLIC SEWER SYSTEM

WESTTOWN TOWNSHIP, PENNSYLVANIA

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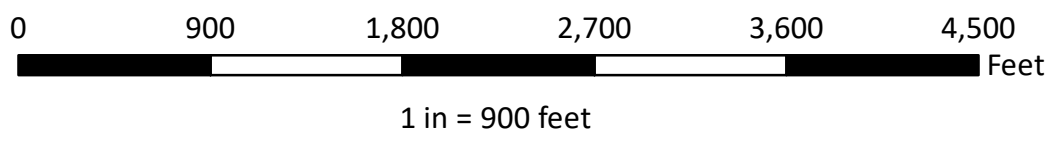


Phone: (215)-343-5700 | Website: www.carrollengineering.com



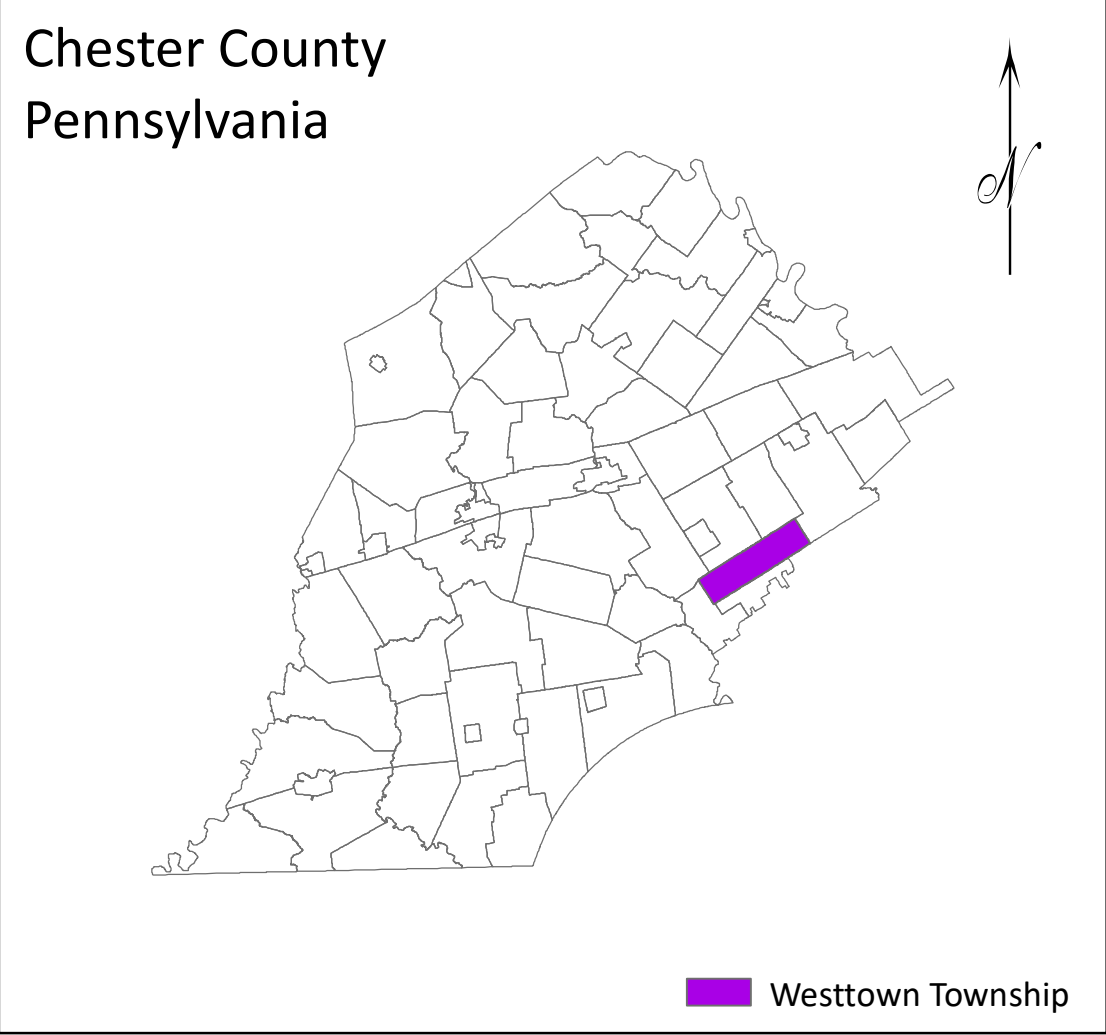
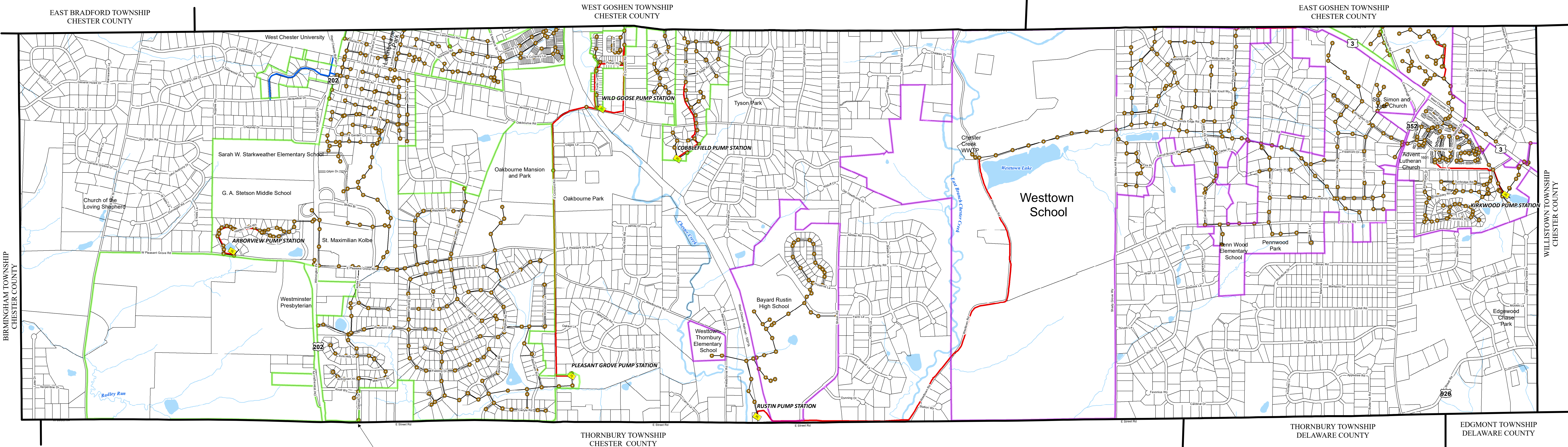
Project Number: 175731.01 | February 12, 2021

**FIGURE 8**



## Legend

- Township Boundary
- Gravity Main
- Basin
- Chester Creek Drainage Area
- Force Main
- West Goshen Drainage Area
- Parcels
- Township PS
- Streams
- Manhole
- Lakes & Ponds



**Sources**

OLDS Datasets: Westtown Township  
 Pump Station Datasets: Unknown source  
 Manhole Dataset: Unknown source  
 Sewer Main Datasets: Unknown source  
 Parcel Dataset: <https://chester-county-s-gis-hub-chesco.hub.arcgis.com/datasets/parcels>; May 13th 2020  
 Road Dataset: <https://chesco.org/3486/GIS-Data>  
 Hydric Datasets: <https://chesco.org/3486/GIS-Data>  
 Municipal Boundary Dataset: <https://chesco.org/3486/GIS-Data>



# WESTTOWN TOWNSHIP ACT 537 PLAN ON-LOT SEWAGE DISPOSAL SYSTEMS

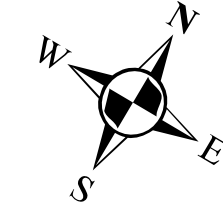
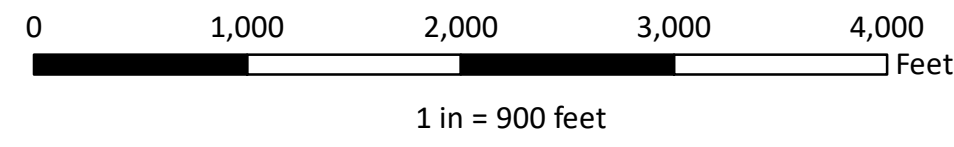
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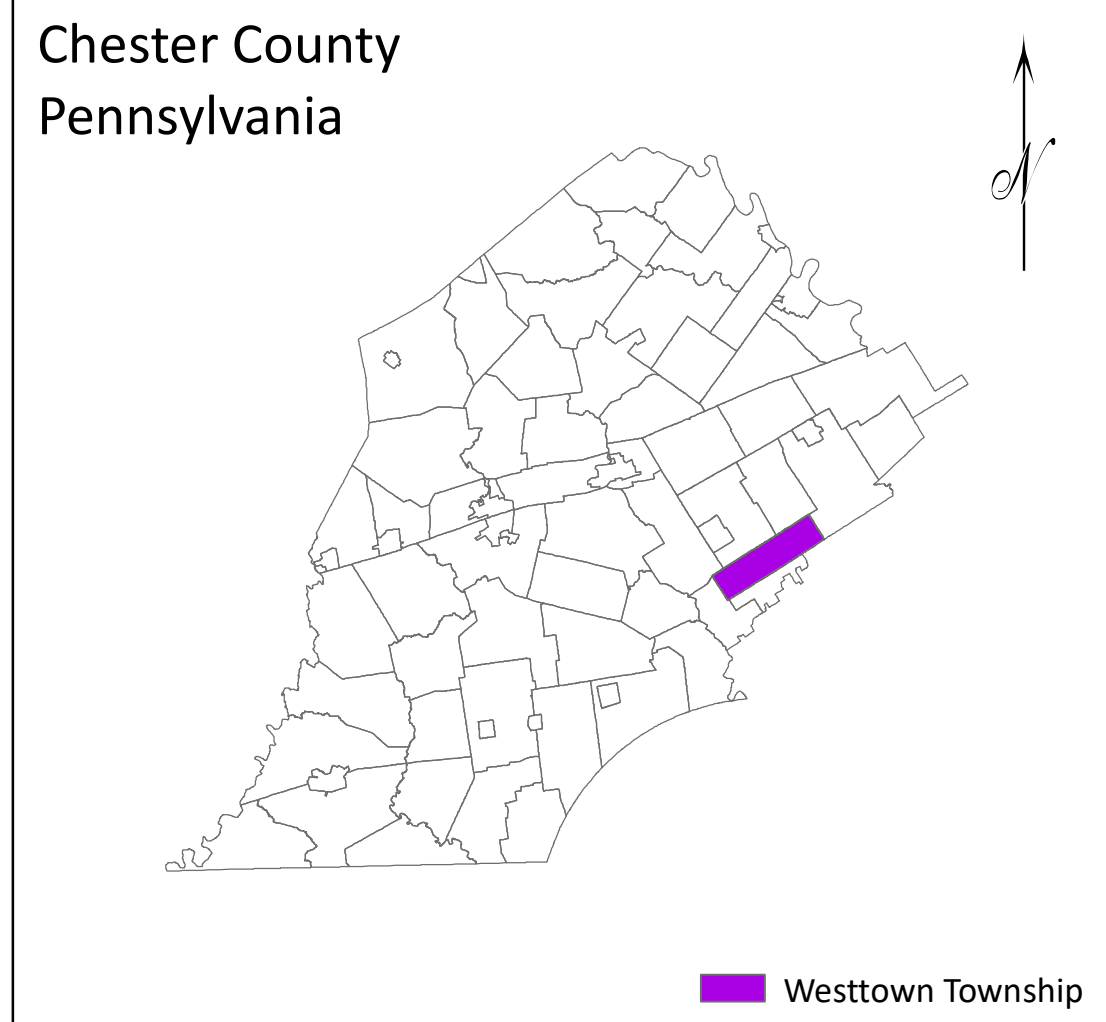
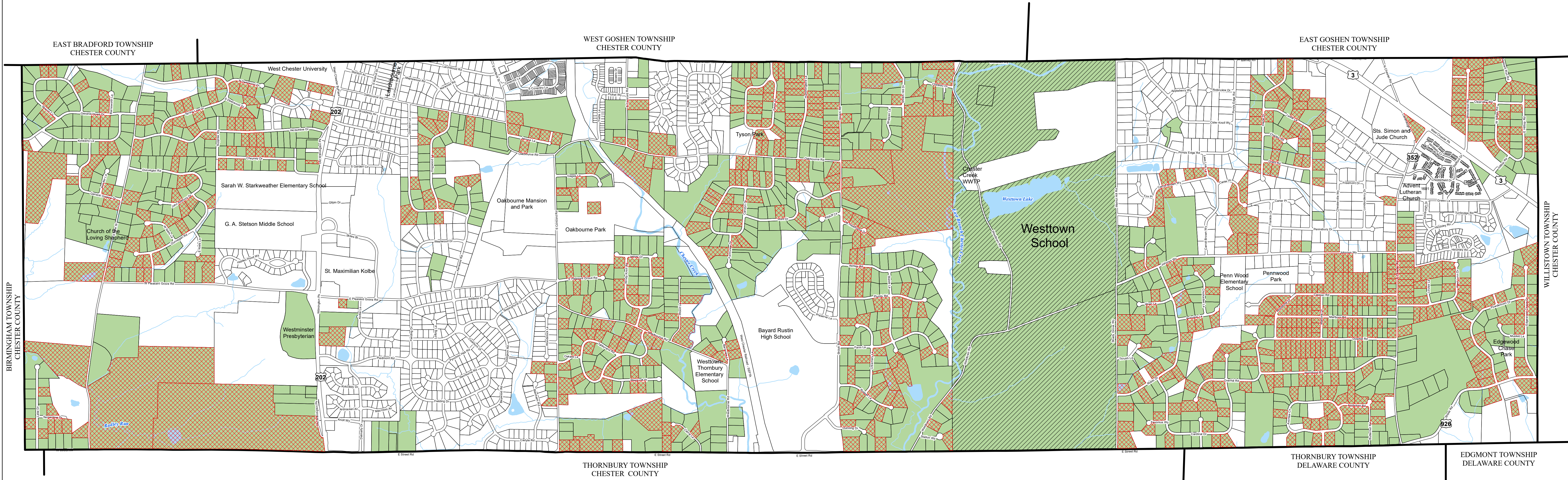
Project Number: 175731.01 | February 12, 2021



**FIGURE 9A**

## Legend

- Township Boundary
- Parcels (May 2020)
- Streams
- Lakes & Ponds
- SMP Identified Issues
- Westtown School Parcels with OLDS (May 2020)
- Parcels with OLDS (May 2020)



**Sources**

OLDS Datasets: Westtown Township  
 Pump Station Datasets: Unknown source  
 Manhole Dataset: Unknown source  
 Sewer Main Datasets: Unknown source  
 Parcel Dataset: <https://chester-county-s-gis-hub-chesco.hub.arcgis.com/datasets/parcels>; May 13th 2020  
 Road Dataset: <https://chesco.org/3486/GIS-Data>  
 Hydric Datasets: <https://chesco.org/3486/GIS-Data>  
 Municipal Boundary Dataset: <https://chesco.org/3486/GIS-Data>



# WESTTOWN TOWNSHIP ACT 537 PLAN ON-LOT SEWAGE DISPOSAL SYSTEMS

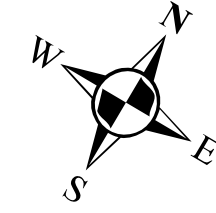
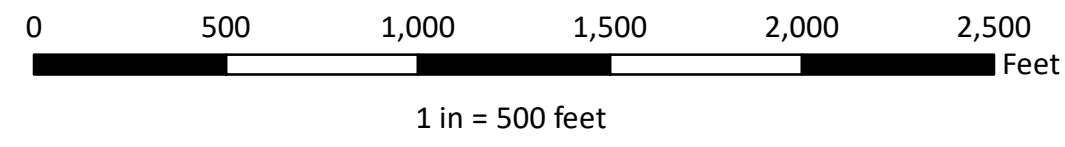
WESTTOWN TOWNSHIP, PENNSYLVANIA

**Carroll Engineering Corporation**



Phone: (215)-343-5700 | Website: www.carrollengineering.com

Project Number: 175731.01 February 12, 2021



**FIGURE 9B**

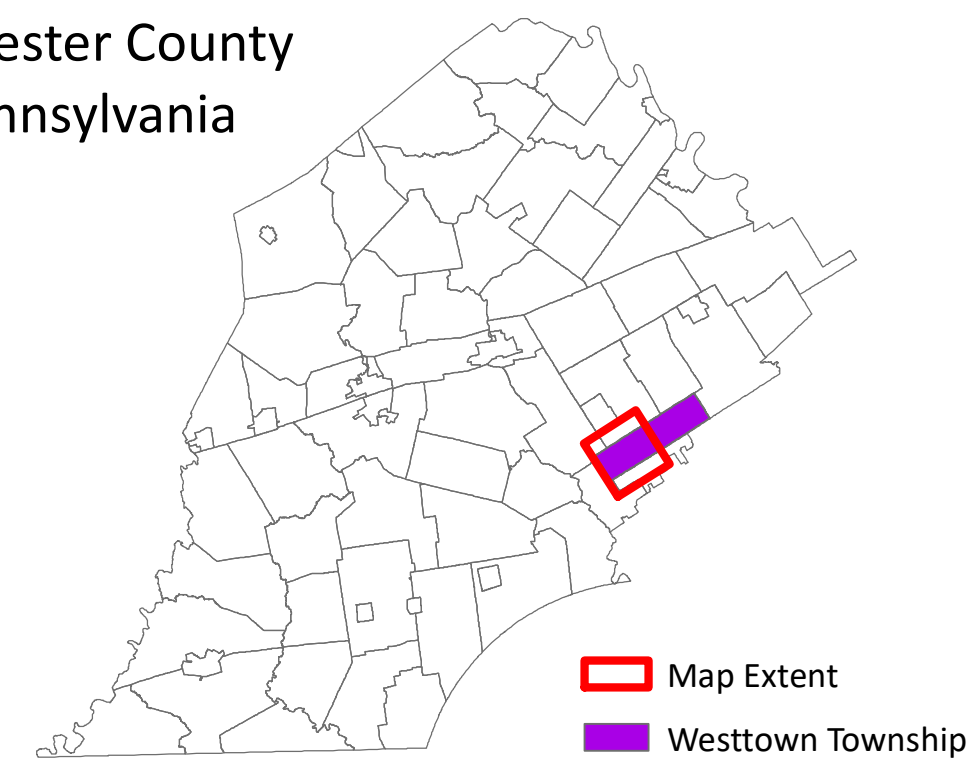
## Legend

- SMP Properties with Identified Issues that have been Corrected
- Township Boundary
- Streams
- Lakes & Ponds
- Parcels
- Westtown School Parcels with OLDS (May 2020)
- Parcels with OLDS (May 2020)
- Absorption Area
- Backflow
- Mechanical
- Property IDs

## Outstanding Issues as of April 2020

- Absorption Area
- Backflow
- Mechanical
- Property IDs

## Chester County Pennsylvania

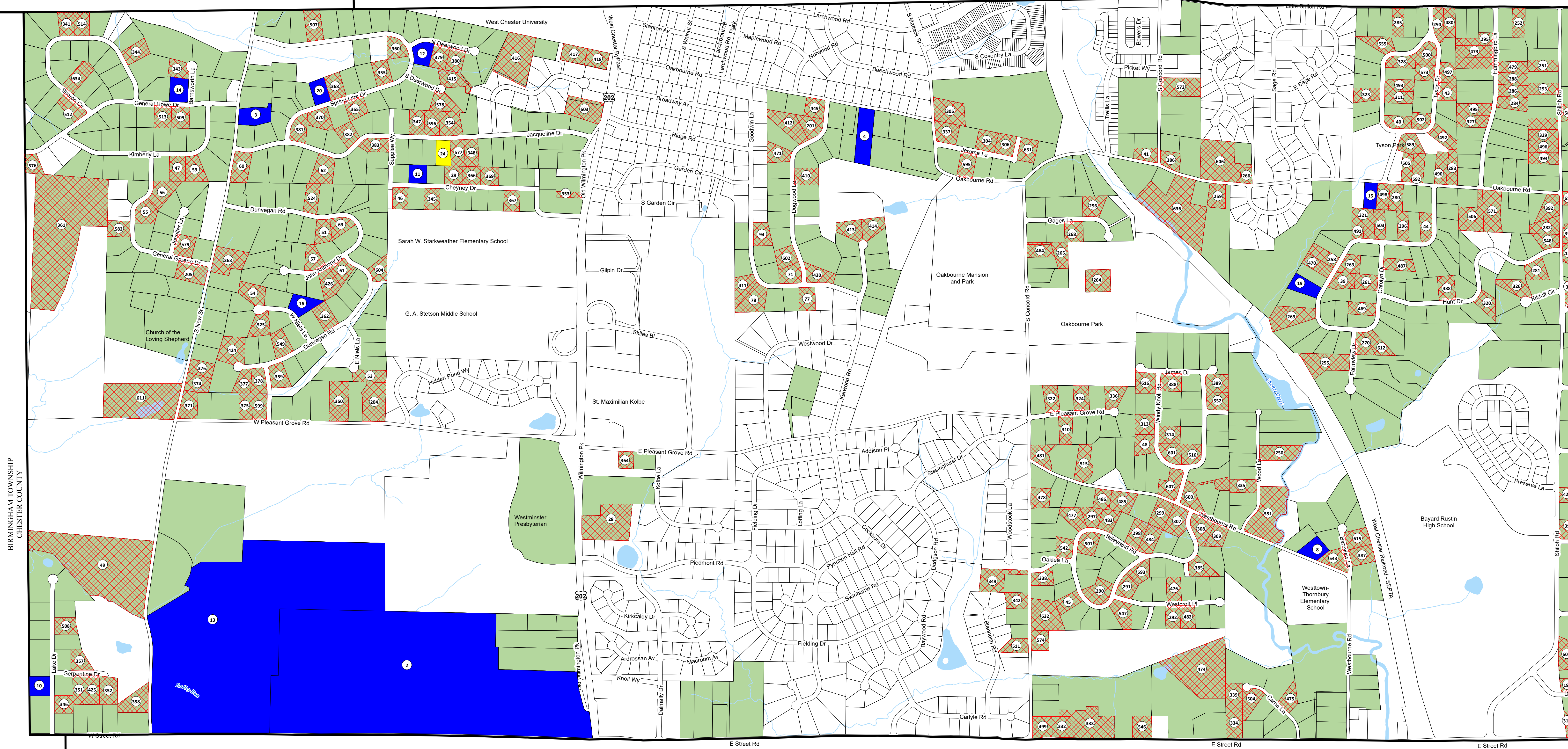


## Sources

OLDS Datasets: Westtown Township  
 Open Space Dataset: Carroll Engineering  
 Small Flow Dataset: Carroll Engineering  
 Vacant Dataset: Carroll Engineering  
 Sewered Parcels Dataset: Westtown Township  
 Sewered & OLDS Overlap Dataset: Carroll Engineering  
 Pump Station Datasets: Unknown source  
 Manhole Dataset: Unknown source  
 Sewer Main Datasets: Unknown source  
 Parcel Dataset: <https://chester-county-s-gis-hub-chesco.hub.arcgis.com/datasets/parcels> ; May 13th 2020  
 Road Dataset: <https://chesco.org/3486/GIS-Data>  
 Hydric Dataset: <https://chesco.org/3486/GIS-Data>  
 Municipal Boundary Dataset: <https://chesco.org/3486/GIS-Data>

EAST BRADFORD TOWNSHIP  
CHESTER COUNTY

WEST GOSHEN TOWNSHIP  
CHESTER COUNTY



BIRMINGHAM TOWNSHIP  
CHESTER COUNTY

THORNBURY TOWNSHIP  
CHESTER COUNTY



# WESTTOWN TOWNSHIP ACT 537 PLAN ON-LOT SEWAGE DISPOSAL SYSTEMS

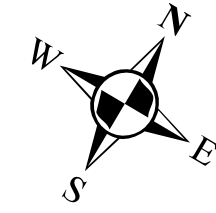
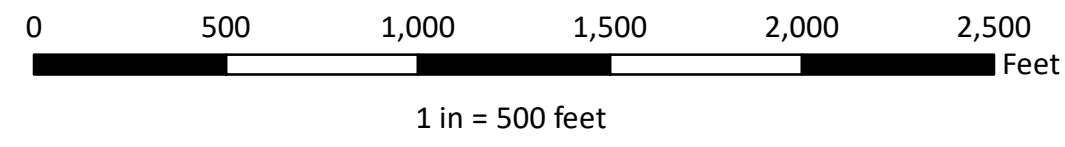
WESTTOWN TOWNSHIP, PENNSYLVANIA

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Corporation**



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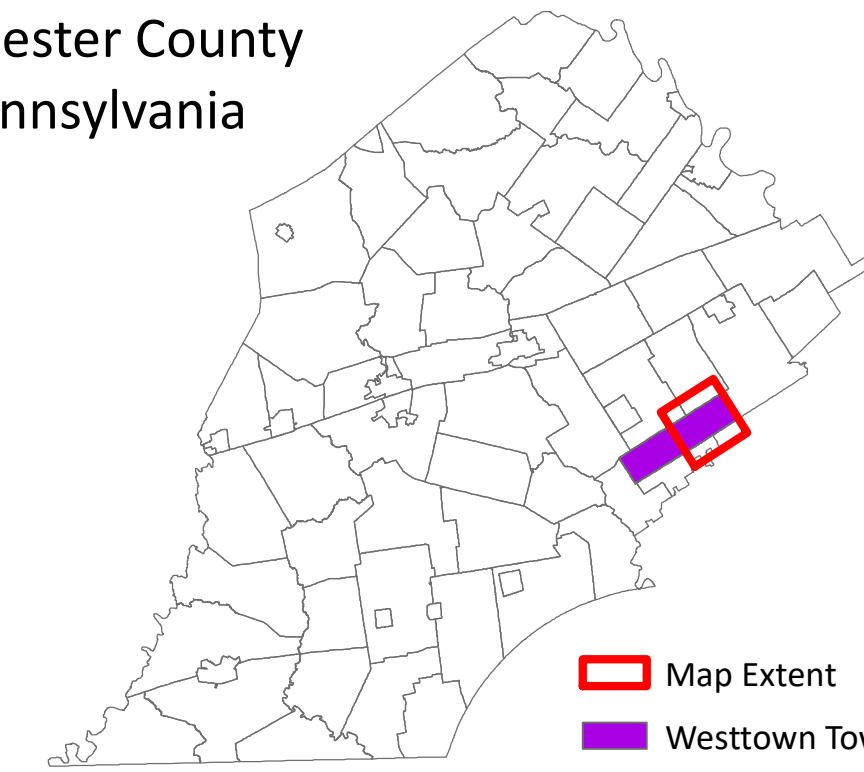


**FIGURE 9C**

## Legend

- SMP Properties with Identified Issues that have been Corrected
  - Township Boundary
  - Streams
  - Lakes & Ponds
  - Parcels
  - Westtown School Parcels with OLDS (May 2020)
  - Parcels with OLDS (May 2020)
- Outstanding Issues as of April 2020**
- Absorption Area
  - Backflow
  - Mechanical
  - Property IDs

## Chester County Pennsylvania



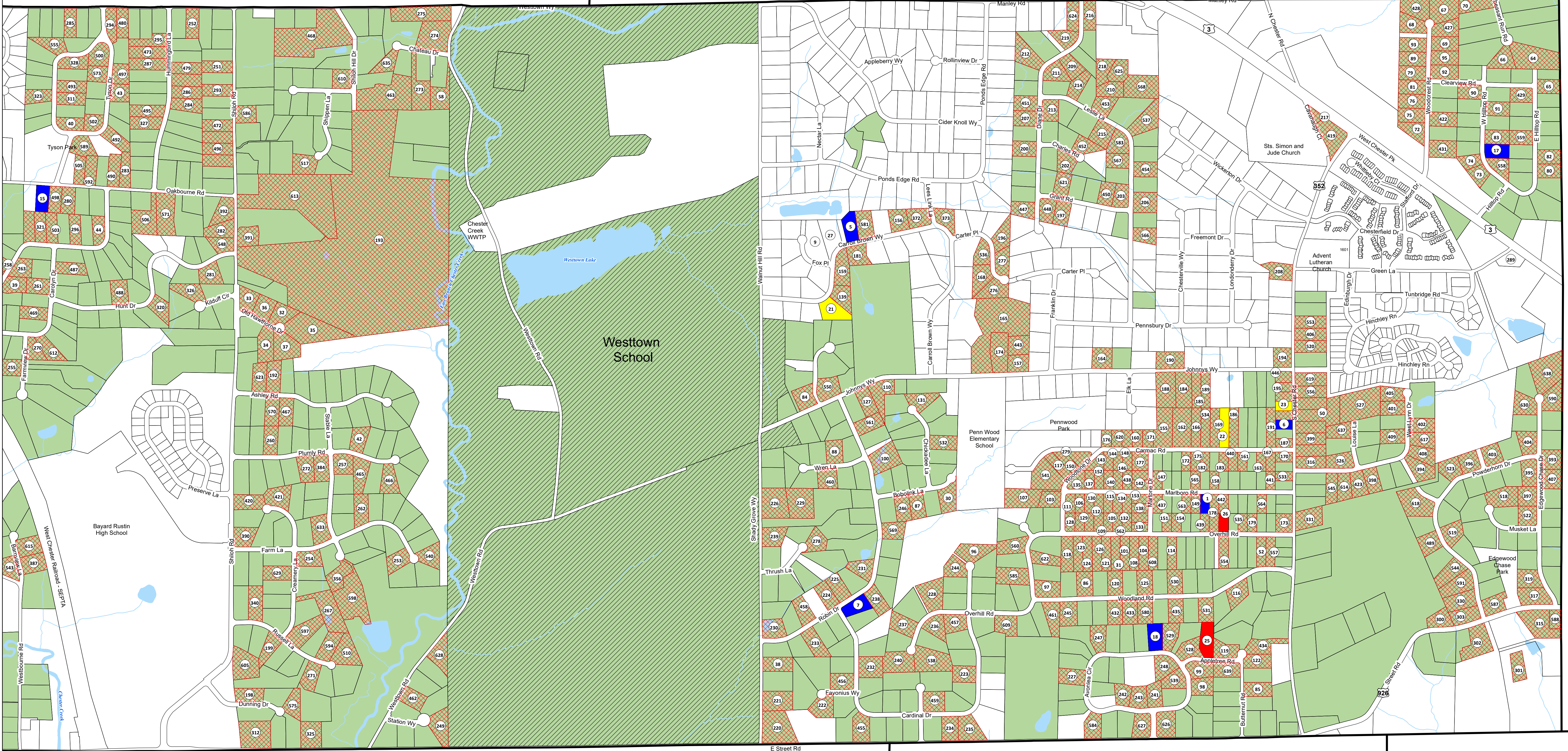
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 Open Space Dataset: Carroll Engineering  
 Small Flow Dataset: Carroll Engineering  
 Vacant Dataset: Carroll Engineering  
 Sewered Parcels Dataset: Westtown Township  
 Sewered & OLDS Overlap Dataset: Carroll Engineering  
 Pump Station Datasets: Unknown source  
 Manhole Dataset: Unknown source

Sewer Main Datasets: Unknown source  
 Parcel Dataset: <https://chester-county-s-gis-hub-chesco.hub.arcgis.com/datasets/parcels> ; May 13th 2020  
 Road Dataset: <https://chesco.org/3486/GIS-Data>  
 Hydric Datasets: <https://chesco.org/3486/GIS-Data>  
 Municipal Boundary Dataset: <https://chesco.org/3486/GIS-Data>

## EAST GOSHEN TOWNSHIP CHESTER COUNTY

WILLISTOWN TOWNSHIP  
CHESTER COUNTY



THORNBURY TOWNSHIP  
DELAWARE COUNTY

EDGMONT TOWNSHIP  
DELAWARE COUNTY



# WESTTOWN TOWNSHIP ACT 537 PLAN FUTURE GROWTH & DEVELOPMENT

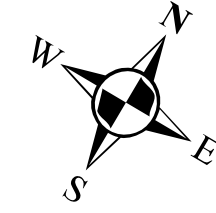
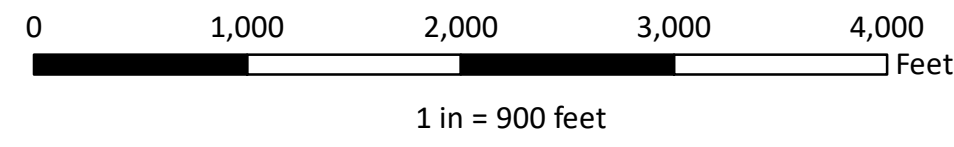
WESTTOWN TOWNSHIP, PENNSYLVANIA

**Carroll Engineering  
Corporation**



Phone: (215)-343-5700 | Website: www.carrollengineering.com

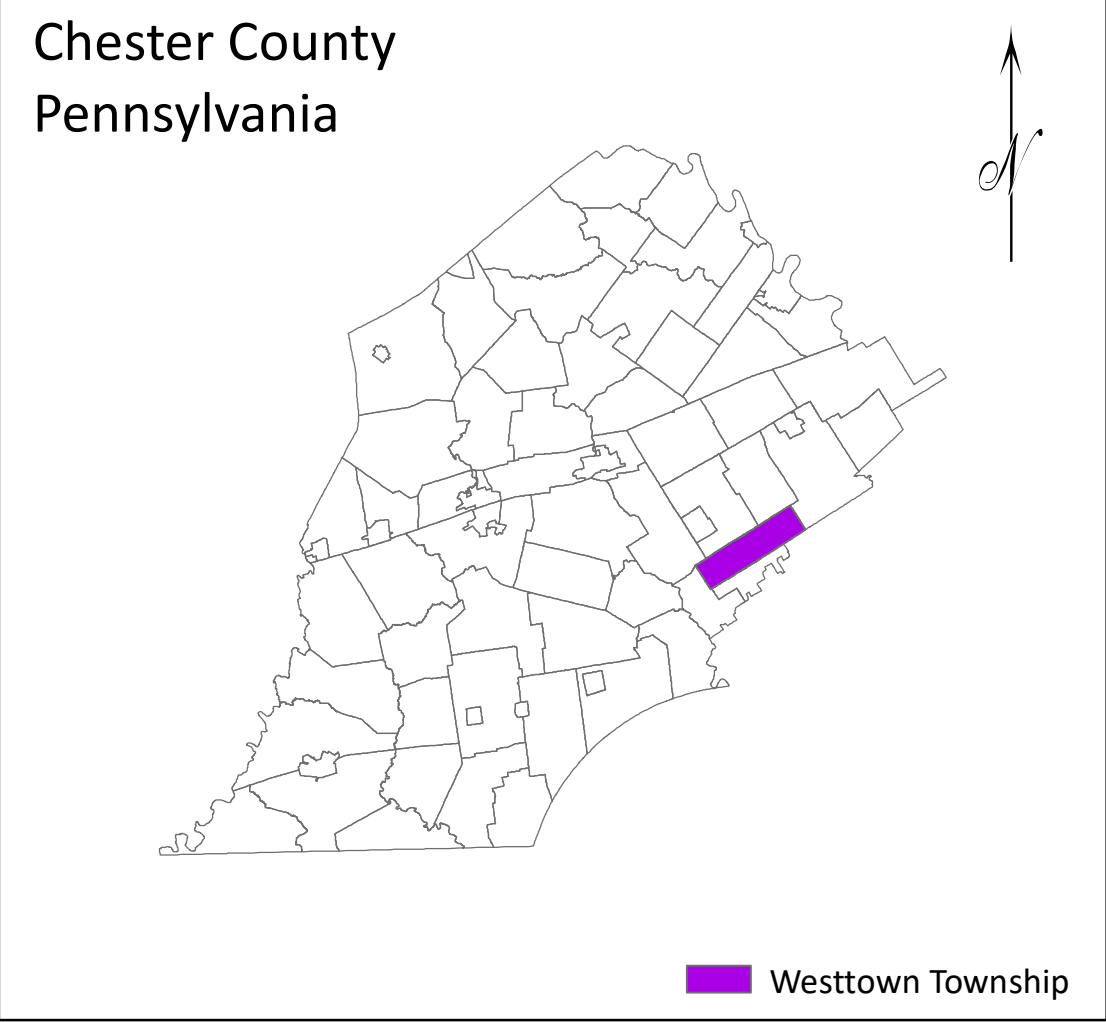
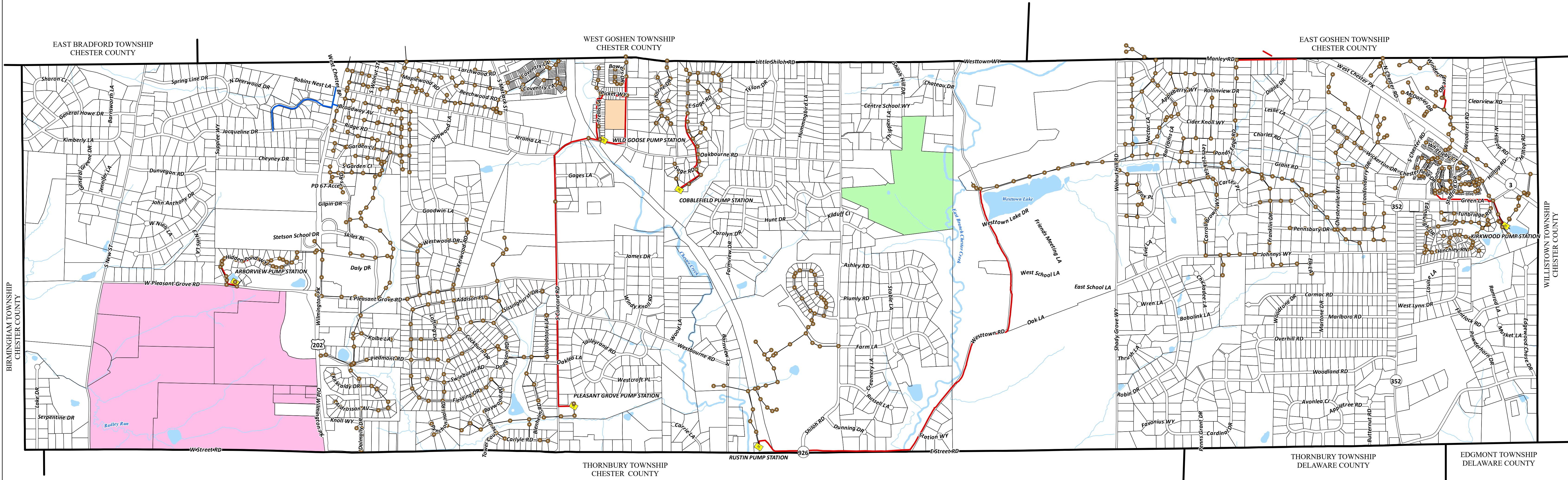
Project Number: 175731.01 | February 12, 2021



**FIGURE 10**

## Legend

- |                  |   |
|------------------|---|
| ● Manhole        | <span style="display:inline-block; width:15px; height:15px; background-color: #FFB6C1; border: 1px solid black;"></span> Crebilly Farm  |
| — Pressure Sewer | <span style="display:inline-block; width:15px; height:15px; background-color: #FFDAB9; border: 1px solid black;"></span> Sawmill        |
| ■ Township PS    | <span style="display:inline-block; width:15px; height:15px; background-color: #90EE90; border: 1px solid black;"></span> Stokes Estates |
| — Gravity Main   |   |
| — Force Main     |   |
| ▭ Parcels        |   |
| — Streams        |   |
| — Lakes & Ponds  |   |



**Sources**  
 Existing Land Use Dataset: Brandywine Conservancy  
 Zoning Dataset: Unknown  
 Parcel Dataset: <https://chester-county-s-gis-hub-chesco.hub.arcgis.com/datasets/parcels> ; May 13th 2020  
 Road Dataset: <https://chesco.org/3486/GIS-Data>  
 Hydric Datasets: <https://chesco.org/3486/GIS-Data>  
 Municipal Boundary Dataset: <https://chesco.org/3486/GIS-Data>