

HOURGLASS



FOUNDATION

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Volume 3, Issue 3
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Growth Management — More Than Land Use and Planning

In our January 2004 issue of County Matters, Hourglass commented on the challenges associated with the ever expanding menu of choices facing each of us in the course of our daily living. For local and regional officials, authorities, agencies, boards and governments, not the least of these choices are those associated with growth management.



Sidney P. Marland

Growth management is far more than land use and planning, but includes economic development, infrastructure, environment, community character and the various subcategories thereunder. Choices of how to deal with the myriad of factors involved in county growth is a challenge impacting all of us.

To this end, we have developed **three Hourglass Foundation goals**:

- 1) To **champion growth management**;
- 2) To **support the County's Comprehensive Growth Management Plan**; and
- 3) To **improve decision making**.

In ever increasing numbers, elected officials, thought-leaders and concerned citizens have sought private meetings with The Hourglass Foundation to provide a forum for discussion, counsel and research on issues affecting responsible growth management.

Hourglass Board members participate in the County Comprehensive Plan Task Force and the Growth Management Implementation Committee. Central to many of these discussions is the need for a better methodology employed by elected and appointed officials at all levels to assist in effective decision making.

To further mutual growth management goals, The Hourglass Foundation plans to:

- **Conduct focused interviews** with selected public officials to acquire a sense of growth management concerns and needs in their respective spheres of responsibility;
- **Present a simple, broad-based methodology as a tool** to bring rigor to growth management decision making by local and regional agencies and officials;
- Replace the biennial county-wide opinion survey with a survey held every 3-5 years, or as needed, and institute smaller, **more focused topical surveys** as interest and resources permit;
- **Institute moderated, public lunchtime discussion groups** in downtown Lancaster on topics of interest; and
- Continue to **provide public forums** with invited national and local speakers and panels to provide best-of-class thinking on growth management topics.

We celebrate the appointment of Ron Bailey, our county Planning Director to the State Planning Board; our county commissioners' elevation of growth management as key to the county's future and character; and local officials' efforts to cooperatively address issues beyond their geographic borders.

The Brookings Report, published this year, clearly shows the need to bring more enlightened, cooperative decision-making to issues across our Commonwealth. **We wish for Lancaster County to be a model.**

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HOURGLASS



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Lancaster County Matters

is published by the Hourglass Foundation. We welcome comments and ideas for future issues. Please notify our office of a change of address.

Contact Jennifer Mundy at (717)295-0755 or send an e-mail to hourglass.foundation@verizon.net.

Our Mission

Articulate and champion a shared vision for the smart growth and sustainable development of Lancaster County into the 21st Century.

Provide ideas that will enable Lancaster County's decision makers to choose wisely and do the right thing on issues—whether they are economic, environmental, societal, or cultural—that affect us all.

Bring together local citizens, organizations, communities, and governments to discuss common issues and to solve growth-related problems.

Protect the distinct character of Lancaster County and ensure its proud legacy for future generations.

The Hourglass Foundation is a non-profit organization. There is much work to be done. Please help us continue our efforts to enable informed decision making and to protect quality of life in Lancaster County by becoming a "Lancaster County Champion".

Become a Lancaster County Champion

*Yes, I/we want to be a **Lancaster County Champion**, and will be pleased to support the Hourglass Foundation in the amount of \$_____.*

Name: _____

Address: _____

City: _____ **State:** _____

Zip Code: _____ **Phone:** _____

e-mail: _____

Please make your check payable to the Hourglass Foundation. Your contribution is tax deductible to the fullest extent of the law.

If you have any questions, please contact the Hourglass Foundation at (717) 295-0755 or via e-mail: hourglass.foundation@verizon.net

*Or Visit our Website for more information:
<http://www.hourglassfoundation.org>*



Public Schools and Economic Development—What the Research Shows



Jennifer Mundy
Administrator

In our April edition, we discussed the issue of schools and the Brookings Report, “**Back to Prosperity—A Competitive Agenda for Renewing Pennsylvania.**”

In further support of the relationship between a healthy local economy and public schools, the following are highlights of a recent report from the Knowledge-Works Foundation entitled, “*Public Schools and Economic Development—What the Research Shows*”.

Impact on Productivity and Competitiveness

- * Advocacy groups with an interest in this subject, mainly education organizations and local development associations, have rarely combined their efforts. When these advocates—or the general public—do make the economic case for public schools, the facts behind their assertions are rarely mentioned.
- * 86% of students in the U.S. attend public schools.
- * Education is an **investment in human capital**. Education enhances productivity.
- * Investment in education improves society’s level of knowledge as a whole. With effective investment, this **key economic resource** can become a renewable one, because, in theory, human knowledge and its applications are, unlike many natural resources, infinite.
- * Labor-force quality, upon which **education is the strongest proven influence**, has a “consistent, stable, and strong relationship with economic growth”.

Impact on State and Local Economic Growth

- * Education not only increases the skill level of the work force, but also **improves adaptability to new ideas and new technologies**.
- * A more educated work force is more able to increase productivity by adapting to technology and by applying reasoning skills to the workplace. **Insufficient education can inhibit economies** from reaching their full technological potential.

- * Education leads to **higher wages and increased employment** stability for individuals.
- * Quality public schools can help make states and localities **more economically competitive**.
- * A better educated local workforce can produce a better paid workforce, **adding to wealth in a region**.
- * Regions need more than good public schools to promote economic development. Public schools are an **important economic tool**, and can be integrated with other aspects of economic development, such as developing other social capital and **improving quality of life**.

The Relationship Between Public Schools and the Real Estate Value of Communities

- * Public **school spending on students, impact student performance**. Efficient school spending can increase student achievement.
- * The real estate market implicitly recognizes school’s spending economic impact by observing the **property value increase in neighborhoods** containing higher-spending schools.
- * New educational expenditures substantially increase median housing values and residential rates. A host of academic studies argue that **school quality has a direct and positive influence** on residential property values. Homes in high-performance school districts sell for higher prices than homes in low performing school districts.

“Education is the best investment we can make—one that pays off in countless dividends, for us, for our children, and for our society.... If we hope to maintain or improve the quality of life in our communities, attract new industries, and continue to prosper as a nation, top-notch schools are essential.”

American Association of School
Administrators 1999

Continued on Page 3

Looking Into the Future 2004

The 3-day course, “Looking Into the Future” was completed on April 15, 2004. The title of this year’s program was, “Down to Earth.”

For seven years the Hourglass Foundation has introduced students and teachers from high schools, both public and private to our environment. We have examined our air that we breathe, the water that we drink, our treatment of waste, the incinerator and landfill, our power plants. We have all learned a great deal and teachers have expressed appreciation of the enrichment of their curriculum.



Steve Groff’s no-till approach to farming



The development of farming described at Landis Valley Farm Museum led by Director, Stephen Miller

Alicia Hargan and Jack Neal, J.P. McCaskey; Michael Catanese, Eric Schreiner and Robert Swatski, Lancaster Catholic High School; Ned Bushong, Elizabeth Thayer and Todd Trout, Lancaster Country Day School; Rebecca Barker and Jennifer Cairns, Linden Hall School for Girls; Karyn Bucher and Judith Garman, Living Word Academy; Austin Keenan and Joseph Jeckel, Manheim Central High School; Maggie Haines, Skip Walters and Katie Muise, Manheim Township; Emily Sands and Barbara Rathbone-Frank, Penn Manor High School; Matthew Groff, Jennifer McClune and Arba Henry, Solanco High School; Amanda Odenwalt and Bob Reich, The Janus School; and Brad McClain and Brandon Ober, Warwick High School.

The sessions were led by Franklin & Marshall professors, Dorothy Merritts, Andrew deWet and Steven Sylvester; Dr. Jay Parrish, Director of the Pennsylvania Geologic Survey; Dr. Stephen Miller, Executive Director of the Landis Valley Farm Museum; Donald Robinson, District Manager of the Lancaster County Conservation District and Ronald Bailey, Executive Director of the Lancaster County Planning Commission.

The course was sponsored by Franklin & Marshall College, The Lancaster County Planning Commission, Lancaster Newspapers, Inc., Lancaster-Lebanon I.U. 13, Engle-Hambright & Davies, Inc. and the Hourglass Foundation.

A special thanks to the Advisory Committee—Della Bard, Phil Holzinger, Jake Hoover, John Jarvis, Jack Neal, Jim Riddle, Kerrie Snavely, Cynthia Stoner, Peter Thayer, Barbara Tritt and Karen Weibel.

In 2004 our committee of teachers decided that the soil of Lancaster County should be examined and understood. Our experts listed below showed how our soil had been created and how we were caring for it. Our final expert, Dr. Kent Mountford, explained how the Chesapeake Bay has been affected by our lack of understanding for what we do with and to our soil.

33 high school students and teachers were awarded scholarships to attend by the Hourglass Foundation. Scholarship recipients: Alec Fassnacht, Rosalee Schwegel and Amanda Moyer, Conestoga Valley High School; Carlyn Fryberger, Ephrata Senior High School; Rob Rich and Amy Thompson, Hempfield High School; Shane Hall,

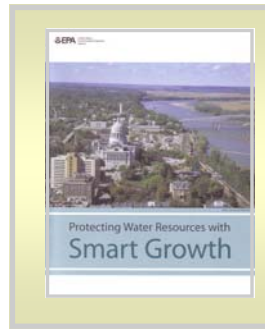
April 17, 2004

Dear Mr. Jarvis,

Thank you for helping to make this great program happen and letting me be a part of it. I really learned a lot from all the wonderful speakers we had and all the interesting activities we did. It was very inspirational to learn more about this wonderful world we live in, and what must be done in my generation to protect it. Also, thank you for sharing your experiences at the banquet and historical knowledge. I hope to see you again in this program next year! Have a good spring!

Sincerely,
A High School Junior

Protecting Water Resources with Smart Growth



In May, a new publication was released by the United States Environmental Protection Agency (EPA) entitled, **“Protecting Water Resources with Smart Growth”**. The publication outlines 75 suggested policies for more effective water resource planning based on 10 Smart Growth Principles.

- * Minimize parking requirements;
- * Notify homebuyers of future water availability and cost;
- * Educate citizens and businesses to help protect water resources;
- * Train teachers on smart growth issues; and
- * Encourage information-sharing among developers concerning smart growth designs that protect water resources.

Smart Growth Principles

- [1] Mixed land uses.
- [2] Take advantage of compact building design.
- [3] Create a range of housing opportunities and choices.
- [4] Create walkable neighborhoods.
- [5] Foster distinctive, attractive communities with a strong sense of place.
- [6] Preserve open space, farmland, natural beauty, and critical environmental areas.
- [7] Strengthen and direct development towards existing communities.
- [8] Provide a variety of transportation choices.
- [9] Make development decisions predictable, fair and cost effective.
- [10] Encourage community and stakeholder collaboration in development decisions.

Protecting Water Resources with Smart Growth

To request a copy of this report, contact EPA’s National Center for Environmental Publications at (513) 891-6561 and ask for publication number EPA 231-R-04-002. To access this report online, visit: <http://www.epa.gov/smartgrowth/>

The following represents only a few of the policies contained within the report:

- * Allow higher densities;
- * Preserve open space, including critical environmental areas;
- * Coordinate development planning with sewer and water authorities;
- * Maximize transportation choices;
- * Direct infrastructure spending to designated growth areas;
- * Make adequate water a prerequisite of additional growth;
- * Create partnerships to improve water quality;
- * Educate local officials on the water quality impacts from development;
- * Provide municipalities with sufficient data to make better land use decisions;
- * Consider cumulative site-level development-related impacts;
- * Provide incentives to encourage specific development practices;
- * Design open space areas to minimize storm-water runoff;
- * Preserve and enhance green areas in existing neighborhoods;
- * Reduce lot sizes through zoning and setback requirements;

Mark Your Calendars

Thursday, August 19, 2004

WGAL Town Meeting

WGAL has partnered with The Lancaster Chamber and WROZ and WLPA radio stations to host the Lancaster Town Meeting, an opportunity for residents to dialogue about the issues facing the County. For more information on the Town Meeting, visit www.thewgalchannel.com 7:00 p.m.

Farm and Home Center

1383 Arcadia Road
Lancaster, PA

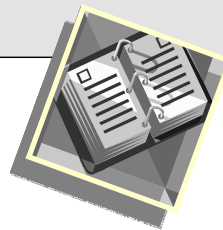
September 16, 2004

Hourglass Foundation Annual Party

This will be a very memorable party. There will be lots to see and do: Great food, drinks, music, art, quilts, nature walks, interesting people, lively conversation, breathtaking scenery and a **very special guest**.

4:00—9:00 p.m.

Millport Conservancy, Lititz, PA



Public Schools and Economic Development—What the Research Shows

Continued from Page 2

Business Location Decisions

- * Public schools play a role in business attraction and worker recruitment efforts.
- * A community’s general quality of life has become increasingly more important to businesses locating in places. The quality of education is often a **factor in determining a community’s quality of life**.

Lancaster ranks low on educational attainment. In 2000, only 77.4% of Lancaster residents possessed a high school degree—the lowest such share among the Commonwealth’s largest metropolitan areas. For that matter, only 20.5% of Lancaster residents hold a bachelor’s degree, compared to 22.4% statewide and 24.4% nationwide. Education levels in Lancaster City lag even farther— Just two-thirds of residents there hold a high school diploma.

Back to Prosperity— A Competitive Agenda for Renewing Pennsylvania

- * Businesses seek an existing workforce or the ability to draw such a workforce to their chosen location.

The Relationship Between School Facilities and the Revitalization of Distressed Areas

- * The evidence suggests that poorly maintained, overcrowded facilities contribute to neighborhood decline, while new or well-maintained facilities help revitalize a neighborhood.
- * More and more community leaders are recognizing the power of schools to attract and keep residents in a neighborhood. Leaders in many urban communities are building or renovating schools as part of broader strategies for revitalizing blighted areas.
- * Increasingly, public school facilities are being viewed as a hub—sharing the facilities with the community.
- * The schools bring together many partners to offer a range of support and opportunities to children, youth, families and communities. The schools house programs such as family counseling, adult education, a pre-school and medical and dental services. Adult education in particular can benefit the economy when people take this training into the workforce.

Ron Bailey Named to Pennsylvania State Planning Board

Earlier this month, Governor Edward G. Rendell announced the reactivation of the State Planning Board.



Ronald T. Bailey
Executive Director
Lancaster County Planning

Ron Bailey, Executive Director of the Lancaster County Planning Commission was appointed by the Governor and he has so graciously agreed to serve. **Thank you Ron, and to the Lancaster County Commissioners.**

The advisory board is comprised of cabinet secretaries, state legislators and citizens. It’s mission is to monitor trends and issues of concern to the Commonwealth, gather input from state and local officials and citizens and to develop reports and recommendations for the Governor and the Legislature on improved state policies and programs.

The Governor has asked the Board to focus its work on specific development and conservation issues that are vital to the present and future welfare of the state. Other issues to be examined are:

- Measures to resolve conflicts among development, municipal and conservation interests on infrastructure and open-space issues.
- Specific policies to achieve smart-growth goals for revitalization of cities, towns and sustainable economic development in rural communities.
- Proposed options for improved governance measures that will enable Pennsylvania to compete more effectively for economic growth while improving the quality of life in our diverse communities.

First established in 1929, the board has been inactive since the late 1980’s. All 15 members were appointed by the Governor and confirmed by the Senate. Working with the Governor’s Center for Local Government Services and the Governor’s Policy Office, the board will provide annual updates to the Governor, the President pro tempore of the Senate and the Speaker of the House of Representatives on its activities and progress. The Board will also work with and provide guidance to the Inter-agency Land Use Team, which has developed goals for sustainable development in Pennsylvania and is working to coordinate state agency actions on land use issues.

“This group of people brings a vast amount of experience to the table,” Governor Rendell said. “It is a well-balanced board that reflects Pennsylvania’s regional diversity and the many interests that need to be involved in thinking about how we reinvest in our cities and towns, conserve our rural lands and strengthen both our urban and rural economies.”

**Commonwealth Caucus - Plan for Pennsylvania's Future
—Education Finance Reform and Property Tax Elimination**

On July 29th, Lancaster County State Representatives Tom Creighton of Rapho Township, Roy Baldwin of Manheim Township, Gordon Denlinger of Narvon and Mario Scavello of Monroe County presented to a group of Lancastrians the Commonwealth Caucus Plan for Pennsylvania's Future at the Farm and Home Center on Manheim Pike.

By instituting a 4.5% Business Receipts Education Tax (BRET) the Plan hopes to 1) eliminate the school property taxes, Act 511 and state sales taxes; 2) create a stable funding system for education; and 3) improve cost structure of Pennsylvania's economy.

The Plan is an innovative plan. The elimination of both the sales tax and the school property tax will be accomplished through a package of bills that were introduced on June 29, 2004. The House Bills are 2750-2753. The House Finance Committee will begin holding hearings on the Plan at the end of this month.

Who benefits from this plan?

Consumers

- * Produces **significant economic gains** for Pennsylvanians from all walks of life, including the creation of **139,000 new jobs** in the first three years;
- * **Homeowners will benefit** from unprecedented financial freedom and hope without the oppression of rising property taxes;
- * **Senior citizens** will no longer be forced out or evicted from their homes due to property tax bills they cannot pay;
- * **Farmers** will not have to sell family properties that have been handed down for generations;
- * Renters will benefit from the prospect of qualifying for home ownership and **stabilized rent costs**;
- * Consumers will experience easier and more accurate shopping (i.e. the **price you see is the price you pay**, no need to compute additional sales taxes.); and
- * Ensures that **not all products not currently taxed will see a price increase.**

Education

- * **Eliminates the need for all taxes generated locally for K-12 education**, including school property taxes for residential, commercial and industrial properties as well as Act 511 taxes;
- * Stabilizes a crumbling school financing system by replacing an inadequate and inequitable revenue source (property taxes, etc.) with a **broad based, modernized and sufficient revenue stream** (Business Receipts Education Tax);
- * Creates a dedicated Educational Operating Fund (EOF) separate from the General Fund into which all BRET revenues would be deposited and from which **schools would be adequately funded** and equity adjustments established and provides for an Education Trust Reserve (ETR);
- * Incorporates a two phase-in methodology holding all **districts harmless for all assumed EOF debt obligations** over the first three years and providing for yearly equity adjustments, quarterly enrollment adjustments and yearly increases equal to the rate of inflation in years 4 through 7; and
- * Allows local school districts to **focus on academic instruction and student performance** rather than the lack of school funding.

Business

- * Modernizes an archaic Sales and Use Tax (SUT) system by replacing this tax with a **Business Receipts Education Tax (BRET) imposed on a broadened base** at a lower rate of 4.5%;
- * Satisfies the desire for Pennsylvania to join other states in converting from a **SUT collection system to a BRET collection system**;
- * **Eliminates school property taxes**, the second largest fixed expense for most businesses;
- * **Increases property values** significantly and stimulates **new construction and investment** in Pennsylvania;
- * Achieves the goal of overall **tax simplification**. Businesses of all types would benefit from the removal of accounting burdens that now exist under Pennsylvania's patchwork sales tax structure. **Businesses would also be able to deduct the BRET**, offsetting deductibility lost through property tax elimination;
- * **Lowers the cost of business** compliance, bureaucracy enforcement and the continual fear of yearly audits;
- * Allows businesses the opportunity to market the **0% sales tax** across their entire product line; and
- * Enhances **total state-to-state competitive economic advantage** to make Pennsylvania more attractive to tourists and businesses (i.e. 0% sales tax—0% school property tax).

For more information on The Commonwealth Caucus' plan for Pennsylvania's Future visit <http://www.samrohrer.org>

From Our Readers

Tuesday, June 01, 2004 9:56 AM
To: hourglass.foundation@verizon.net
Subject: 2020 Vision Statement
To: Jennifer Mundy, Administrator

As the Lancaster Bicycle Club's Director of Public Affairs, I receive your publication "County Matters." In the April issue, the 2020 Vision for Lancaster County was reprinted. I'd like to focus on one of the visions:

"People walk and ride bikes along the county-wide network of trails and greenways, and public transit is easily accessible to all citizens. Our roads are safe and congestion-free."

We recognize that one purpose of vision statements is to dream big. We have no quarrel with a network of trails and greenways, as they have been proven to enhance the quality of life of an area. To that end, the Club recently issued a public statement supporting development of the Atglen-Susquehanna Trail (we can send you our statement if you want it).

However, the vision of a county-wide network of trails and greenways is not dreaming big enough. It only addresses cycling as a recreational activity. Although it was not directly stated in the vision, I imagine that the Foundation supports residents using bicycles for utilitarian trips as well. Such use reduces car congestion and air pollution, and enhances health and saves money for those who choose to do it.

Utilitarian bicycling must be done on roads, because only the road system serves all the destinations that people have: workplaces, schools, stores, and other facilities such as theaters, libraries, restaurants, and religious institutions. The vision as written might be interpreted, mistakenly or not, to only support recreational bicycling on trails. Cycling on roads, for whatever purpose, can be done in reasonable safety by people who have learned the necessary skills.

We are not calling for a network of separate utilitarian bike lanes or paths on or along county roadways. While some roads need safety and capacity improvements that will benefit all users, not just bicyclists, the existing roads can and do serve cyclists quite well. There is neither the money nor the land available to superimpose a system of dedicated lanes or paths along the roads, or on even a small fraction of roads. Moreover, such facilities create hazards for cyclists that do not exist on normal roads.

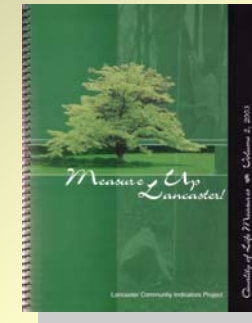
Therefore, we think this particular vision should be amended as follows: "People walk and bicycle for recreation and utilitarian trips on well maintained roads, sidewalks, trails, and greenways, and public transit is easily accessible to all citizens. Our transportation infrastructure is built and maintained according to the latest standards."

As a final, though somewhat unrelated comment on this part

of the vision, congestion is very unlikely to be eliminated. In fact, congestion is an indication of an economically vibrant region. If there were no congestion, the county would be losing jobs and population, which is clearly at odds with the rest of the 2020 Vision.

*Bill Hoffman
Director of Public Affairs, Lancaster Bicycle Club*

Bill, Thank you for your letter. We enjoy hearing from our readers.



The 2020 Vision Statement can be found in the report, **"Measure Up Lancaster"**, published by the Lancaster Community Indicators Project.

The vision statement was crafted by stakeholders of Lancaster Healthy Communities, which in turn was adopted by the Lancaster County Board of Commissioners as the official vision statement of the Lancaster County Comprehensive Plan.

For more information on the Lancaster Bicycle Club visit their website at - <http://www.lancasterbikeclub.org/>.



Growing Greener II

The legislature did not enact the bills introduced to put Governor Ed Rendell's \$800 million Growing Greener initiative on the November ballot. The initiative was proposed to continue the original Growing Greener program to clean up polluted mines and waterways, preserve farmland and open space, and revitalize towns and parks. Instead, the Senate and House leadership informed the Governor that they propose to introduce legislation to form a "Green Ribbon Commission" to recommend funding options, and potentially put a bond question before the voters in Spring 2005.