
APPENDIX X

Information from 1986 Comprehensive Plan

APPENDIX XI

Population Information
Provided by Pennoni Associates, Inc.

APPENDIX XII

**Environmental Constraints Information
Provided by Pennoni Associates Inc.**

ENVIRONMENTAL CONSTRAINTS

TOPOGRAPHY/SLOPES

Approximately 35 to 45 percent of the Township can be described as having severe ridge lines and steep slopes. These conditions will likely limit the overall development within the Township. The areas along the York Road and Siddonsburg Road have fewer steep slopes and therefore have more of the present development. These areas will likely be where the future concentration of development occurs. The majority of the Township can be described as rolling hills.

Steep slopes are defined as all areas with greater than a 15 percent slope. These areas are identified as sensitive because they are erosion prone, have thin soil and construction in these areas is difficult. Steep slopes are shown on Figure 2.2.

Slopes of 0 to 8 percent are generally suitable for all uses, with the more level land ideal for industrial and residential development. Slopes of 8 to 15 percent are usually considered suitable for residential and associated uses only. These areas are scattered throughout the Township. Slopes of 15 to 25 percent are generally usable only for very low density residential development and those over 20 percent are generally only suitable for woodlands, natural preserves, scenic areas and similar uses.

These steepest slopes, over 25 percent are mostly located along major streams and ridges.

The Monaghan Township Subdivision and Land Development Ordinance of 1992, requires steep slope conservation standards to all lands within the Township which contain areas of 15 percent or greater slope. There is a construction prohibition of all structures, buildings, parking compounds, streets and other substantial improvements, with the exception of utilities in areas with pre-development slopes of 25% or greater.

HYDRO-GEOLOGY

Monaghan Township is underlain by four (4) major geologic units/formations including the Leesport limestone; Gettysburg Formation; Hammer Creek Formation and Diabase. These formations are delineated on Figure 2.3.

The formations in the Township are generally described as follows:

1. Penn-Readington Association: Shallow to deep, mostly gently sloping to strongly sloping soils, underlain by Triassic sandstone or shale. The topography is rolling and is characterized by moderately broad to narrow ridges and by short, steep slopes next to streams and drainageways.

The Penn soils are shallow to moderately deep and have a reddish subsoil. The Readington soils are nearly level or gently sloping and moderately well drained; they are reddish-brown in the upper part of the subsoil and mottled in the lower part of the subsoil.

Of minor extent in the association are the Croton, Birdsboro, Raritan, Lamington, Bermudian, Rowland, and Bowmansville soils. The Croton soils are in depressions; they are nearly level and poorly drained. The well-drained Birdsboro soils, the moderately well-drained Raritan soils, and the poorly drained Lamington soils are on terraces, mostly along Conewago Creek. On the flood plains along Conewago Creek and the smaller streams are the drained Bermudian soils, the moderately well drained Rowland soils, and the poorly drained Bowmansville soils.

Most of the acreage is cleared and is used for grain, hay, or orchards. Some of the steeper slopes are wooded. Part-time farming is common, and in some locations farmland is idle and reverting to woodland. Low wet areas and short steep slopes are used as pasture or are idle.

2. Montalto-Legore-Lehigh Association: Shallow to deep upland soils underlain by diabase or porcelanite. Locally it is known as the Ironstone and Slate Hills. The largest areas is between Dillsburg, Rossville, and Lewisberry. The topography is rolling and hilly. The underlying porcelanite was formerly sandstone and shale; it was baked and compressed by the intrusions of molten diabase.

The Montalto soils are deep and have a reddish, some-what sticky subsoil. The Legore soils are gently sloping to steep; they are shallow over highly weathered diabase. The Lehigh soils are nearly level to moderately steep and are grayish and mottled in the lower part of the subsoil.

Of minor extent in the association are the Brecknock, Mount Lucas, Croton, and Watchung soils. The Brecknock soils are gently sloping to very steep, well drained, and shallow to moderately deep, and they have an olive-gray subsoil. The Mount Lucas soils are nearly level to gently sloping, deep moderately well drained, and mottled in the lower part of the subsoil. Both the Watchung and

producing food or fiber, or be available for these uses. Prime farmland soils are usually classified as capability Class 1 or 2 on a scale of 1 to 8.

Prime Agricultural Lands generally meet the following criteria:

1. The soils have an adequate moisture supply.
2. The soils have a suitable soil temperature regime. These are soils that, at a depth of 20 inches (50 cm), have a mean annual temperature higher than 32°F (0°C).
3. The soils have a pH between 4.5 and 8.4 in horizons within a depth of 40 inches (1 meter) or in the root zone if the root zone is less than 40 inches deep. This range of pH is favorable for growing a wide variety of crops without adding large amounts of supplements.
4. The soils have no water table or a water table that is maintained at a sufficient depth during the cropping season to allow food, feed, fiber, forage and oilseed crops common to the area to be grown.
5. The soils lack excessive soluble salts that inhibit plant growth.
6. The soils are not flooded frequently during the growing season (less often than once in two years).
7. The soils do not have a serious erosion hazard.
8. The soils have a permeability rate of at least 0.06 inches (0.15 cm) per hour in the upper 20 inches (50 cm).
9. Less than 10 percent of the surface layer in these soils consists of rock fragments coarser than three inches (7.6cm). These soils present no particular difficulty in cultivation with large equipment.

Agricultural lands play a vital role in the environment by not only fostering natural activities, but by providing wildlife habitats, scenic vistas, recreational opportunities for hunting and fishing and water supply preservation. Prime Agricultural Lands are delineated on Figure 2.5.

At present, the Township's policy regarding Prime Agricultural Lands is one of Preservation. One tool available to municipalities for preserving Prime Agricultural lands is the establishment of Agricultural Security Areas. To date, Monaghan Township has not adopted a Township Agricultural Security Area pursuant to the rules

respective subdivision or land development plans, in accordance with the Subdivision and Land Development Ordinance of 1992, adopted September 23, 1992.

FLOODPLAINS

The floodplains in the Township are delineated on the Flood Insurance Rate Map as developed by the National Flood Insurance Program. These floodplains are shown for the Yellow Breeches Creek, Pippins Run, Stony Run in the east, Stony Run in the west and Fishers Run. These are on Community Panel Number 422225 0005 B, effective August 15, 1980. These areas can be expected to be inundated when a combination of abundant surface water, ample soil moisture and high water table supplies more runoff than can be accommodated in the normal stream channel.