



REGIONAL DEMOGRAPHICS

Overview

Understanding the demographic makeup of a region is important when developing planning policies and recommending implementation activities. To be successful, planning initiatives must be responsive to the needs of current and future residents. Relevant demographic information includes overall population, age patterns, educational attainment, race and ethnicity, income, and employment characteristics.

The following subsections summarize the data tables at the end of this section, beginning on [page A10](#). Several tables include statistics from the 2014 American Community Survey (ACS) Five-Year Estimates. This data is provided annually and is based on a continuous sampling of the population. These numbers are estimates and may have a positive or negative margin of error.

Overall Population

For the period between 1990 to 2014, the population of Central Adams increased from 17,021 to 18,740, an increase of 10%. For the same period, the population of Adams County as a whole increased by 30%. Thus, the Region's population has grown at a significantly slower pace than that of the County as a whole.

Population changes for the Region over the decades from 1990 to 2000 and from 2000 to 2010 are comparably less than for Adams County as a whole. The Region's population increased by only 4% for the decade of 1990 to 2000 as compared to the Adams County rate of 17%. Population increases of 5% for the Region and 11% for Adams County respectively were experienced during the 2000 to 2010 decade. The estimated rate of population increase from 2010 to 2014 is comparable at 0.2% between the Region and Adams County. At the municipal level for the 25-year reporting period, Cumberland Township experienced the highest rate of population growth at 14%, while population growth in Gettysburg Borough and Straban Township were 9% and 8% respectively.

Age

The age pattern of the Region is comparable to that of Adams County. Median age for both the Region and Adams County has increased from between 33 and 34 years of age in 1990 to the 41 to 42 years of age range in 2014. This approximate eight year increase in median age represents significant aging of the Region's population.

During the 1990 - 2014 time period, the individual municipalities within Central Adams have experienced different age patterns. Gettysburg's median age decreased from 25.3 to 21.7 years of age. This decrease is likely due to higher enrollments at Gettysburg College. This pattern may also be influenced by younger families choosing to reside within Gettysburg Borough, where a wider variety of housing types and prices may be available. Straban Township's median age increased from 37.1 to 44.8. Cumberland Township's median age increased significantly from 39.0 to 52.0.

Within the Region, the percentage of population in each age group closely resembles that of Adams County as a whole, with the exception of somewhat higher percentages in the 15-19 year and 20-24 year age groups. This is attributed to enrollment at Gettysburg

College. At the individual municipal level, Cumberland Township has proportionally higher percentages of population in the 45-54, 55-64, and 65-74 age groups than the Region and Adams County.

Race / Ethnicity

The majority of the Region's population has historically been, and continues to be, white. However, the percentage of the population comprised of other races and ethnicities has increased significantly over the last several decades. Gettysburg Borough is the most racially and ethnically diverse of the three municipalities.

Educational Attainment

Overall, educational attainment within Central Adams generally reflects the broader Adams County pattern. The percentage of high school graduates in the Region is slightly less than that of Adams County, while the percentage of residents with an advanced degree is somewhat higher. Cumberland Township exhibits a higher percentage of residents that have pursued higher education and/or attained college degrees. Gettysburg Borough residents show higher percentages of residents than the County as a whole who have not completed high school, even though the percentage of residents with a college degree is comparable to that of the Region. Proportionally, Gettysburg has higher numbers of residents at either edge of the educational attainment range.

Educational attainment patterns show strong correlation with poverty rates and median earning patterns. Higher poverty rates and lower median earnings are associated with settings with lower educational attainment. Accordingly, Gettysburg Borough depicts a higher poverty rate and lower median earning levels than the two Townships. In all three settings, median earnings increased as higher levels of education were obtained.

Income

The Region's household income pattern is similar to that of Adams County. However, Central Adams shows slightly higher percentages of households in the lower income levels and slightly lower percentages of households in the medium income levels when compared to the County. Both median and mean household income for Central Adams are below the estimates for the County. At the municipal level, household incomes vary. Cumberland Township has the highest median income at \$69,485, compared to Straban and Gettysburg at \$60,083 and \$31,158, respectively.

The Central Adams region has a higher percentage of residents receiving retirement and supplemental incomes compared to Adams County as a whole. However, these increases can be attributed to specific municipalities. The percentage of residents receiving Social Security and retirement incomes in Cumberland Township is much higher than the County. Gettysburg Borough has a significantly higher percentage of residents who receive public assistance income and food stamp or SNAP benefits.

Within Central Adams, 20% of the population is below the poverty level, compared to just under 10% of the population of Adams County. Gettysburg Borough has the highest poverty rates of the three municipalities, with 34% of its individual population below the poverty level. At the family level, almost a third (29%) of the families living in the Borough have incomes that are below the poverty level, which is much higher than the family poverty rates in Cumberland (8.5%) and Straban (13%).

Employment

The Employment and Industry table provides information regarding the employment status, commuting patterns, and the industry sector worked for persons residing within Central Adams. This data details employment information of the residents of Central Adams, regardless of whether they are employed within or outside of the planning area.

Employment Status measures the rate of participation of persons 16 years of age and older within the labor force. The rate of participation in the civilian labor force in the Region is 55%, contrasted to the figures for the County as a whole at 65%. The unemployment rate in Central Adams is 4%, which is consistent with that of the County as a whole.

Commuting data details how employed persons travel to their places of employment. The Region has a significantly lower percentage of persons driving alone than the County as a whole. This is primarily explained by the commuting patterns in Gettysburg, where 44% of the persons walk to work. Residents within the two townships demonstrate a commuting pattern that more closely reflects that of the County. Interestingly, the percentage of persons who commute to work using public transportation is not higher than the County, despite the presence of the York Adams Transit Authority system.

Information regarding Industry Sectors details the types of jobs worked by residents of Central Adams. Many of the individual sector percentages for the Region are comparable to that of the County as a whole. However, the Region has proportionally fewer residents employed in the construction, manufacturing, and retail trade sectors than does the County. There are higher percentages of persons employed in the educational services, health care and social assistance and the arts, entertainment, recreation, accommodation, and food service sectors than in the County.

Residents employed in each industry sector vary by municipality. For example, in Gettysburg there is a higher percentage of persons employed in the educational services; health care and social assistance and the arts, entertainment, recreation, accommodation, and food service sectors when compared to the other two municipalities. Straban Township has a higher percentage of persons employed in the manufacturing sector than the other two municipalities. The Workforce Profile examines the Region's jobs and commuting patterns in more detail.

Population

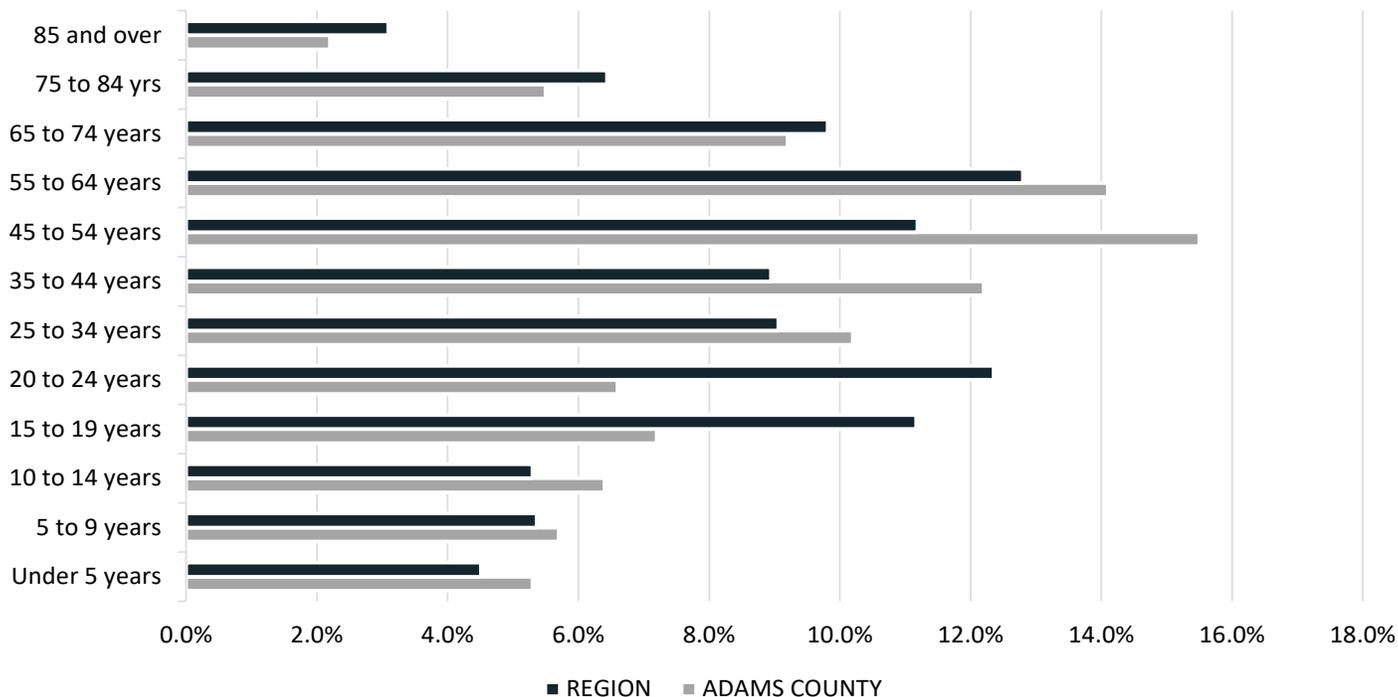
POPULATION CHANGE								
	1990	2000	% Change '90-'00	2010	% Change '00-'10	2014	% Change '10-'14	% Change '90-'14
Cumberland Twp	5,431	5,718	5.3%	6,162	7.8%	6,184	0.4%	13.9%
Gettysburg Boro	7,025	7,490	6.6%	7,620	1.7%	7,632	0.2%	8.6%
Straban Twp	4,565	4,539	-0.6%	4,928	8.6%	4,924	-0.1%	7.9%
Region	17,021	17,747	4.3%	18,710	5.4%	18,740	0.2%	10.1%
Adams County	78,274	91,292	16.6%	101,407	11.1%	101,566	0.2%	29.8%

Age

AGE	CUMBERLAND TWP				GETTYSBURG BORO				STRABAN TWP			
	1990	2000	2010	2014	1990	2000	2010	2014	1990	2000	2010	2014
Under 5	5.9%	3.8%	4.7%	3.1%	5.1%	4.4%	4.2%	5.2%	6.4%	5.1%	4.8%	5.2%
5 to 9 yrs	6.1%	5.8%	4.7%	5.3%	4.1%	4.5%	3.4%	6.2%	6.7%	5.9%	4.7%	4.3%
10 to 14 yrs	6.0%	6.8%	4.7%	4.9%	3.7%	4.5%	3.2%	4.6%	7.0%	7.0%	6.0%	6.9%
15 to 19 yrs	6.3%	6.3%	5.5%	5.8%	15.7%	15.2%	16.5%	19.8%	6.9%	6.6%	6.1%	4.5%
20 to 24 yrs	6.1%	3.9%	3.8%	5.8%	21.1%	23.8%	26.1%	22.4%	5.4%	4.5%	5.6%	5.1%
25 to 34 yrs	13.6%	9.6%	8.7%	7.5%	11.8%	10.0%	10.4%	9.6%	14.4%	10.6%	10.4%	10.2%
35 to 44 yrs	15.4%	14.1%	10.2%	8.6%	9.6%	9.1%	7.9%	6.0%	14.7%	14.8%	12.7%	14.1%
45 to 54 yrs	11.8%	16.1%	15.0%	15.9%	7.0%	9.9%	8.6%	5.9%	10.9%	14.8%	14.5%	13.5%
55 to 64 yrs	11.2%	12.7%	17.9%	16.5%	7.1%	6.1%	9.0%	8.9%	9.6%	10.8%	14.1%	14.1%
65 to 74 yrs	7.5%	10.8%	13.3%	14.1%	6.4%	6.2%	5.0%	6.8%	3.1%	8.0%	9.6%	9.1%
75 to 84 yrs	5.4%	7.4%	8.1%	8.8%	5.3%	4.8%	4.1%	3.4%	6.0%	7.1%	7.4%	8.2%
85 & over	2.2%	2.6%	3.5%	3.8%	1.6%	1.6%	1.7%	1.4%	4.5%	4.8%	4.0%	4.8%
Median Age	39.0	44.8	50.6	52.0	25.3	23.1	23.0	21.7	37.1	42.4	44.8	44.8

	REGION				ADAMS COUNTY			
	1990	2000	2010	2014	1990	2000	2010	2014
Under 5	5.7%	4.4%	4.5%	4.5%	7.0%	5.9%	5.5%	5.3%
5 to 9 yrs	5.4%	5.3%	4.2%	5.4%	7.1%	7.1%	6.0%	5.7%
10 to 14 yrs	5.3%	5.9%	4.4%	5.3%	6.8%	7.6%	6.4%	6.4%
15 to 19 yrs	10.3%	10.1%	10.1%	11.2%	7.5%	7.5%	7.4%	7.2%
20 to 24 yrs	12.1%	12.4%	13.3%	12.4%	7.7%	6.1%	6.5%	6.6%
25 to 34 yrs	13.1%	10.0%	9.8%	9.1%	16.1%	12.5%	10.3%	10.2%
35 to 44 yrs	12.8%	12.2%	9.9%	8.9%	14.8%	16.4%	13.1%	12.2%
45 to 54 yrs	9.6%	13.1%	12.3%	11.2%	10.2%	13.8%	15.6%	15.5%
55 to 64 yrs	9.1%	9.4%	13.2%	12.8%	8.8%	9.2%	13.3%	14.1%
65 to 74 yrs	8.5%	8.2%	9.0%	9.8%	6.1%	7.3%	8.4%	9.2%
75 to 84 yrs	5.5%	6.2%	6.3%	6.4%	4.2%	4.9%	5.1%	5.5%
85 & over	2.6%	2.7%	2.9%	3.1%	1.6%	1.7%	2.4%	2.2%
Median Age	33.8	36.8	39.5	41.3	33.5	37.0	41.3	42.4

Age Groups



Race/ Ethnicity

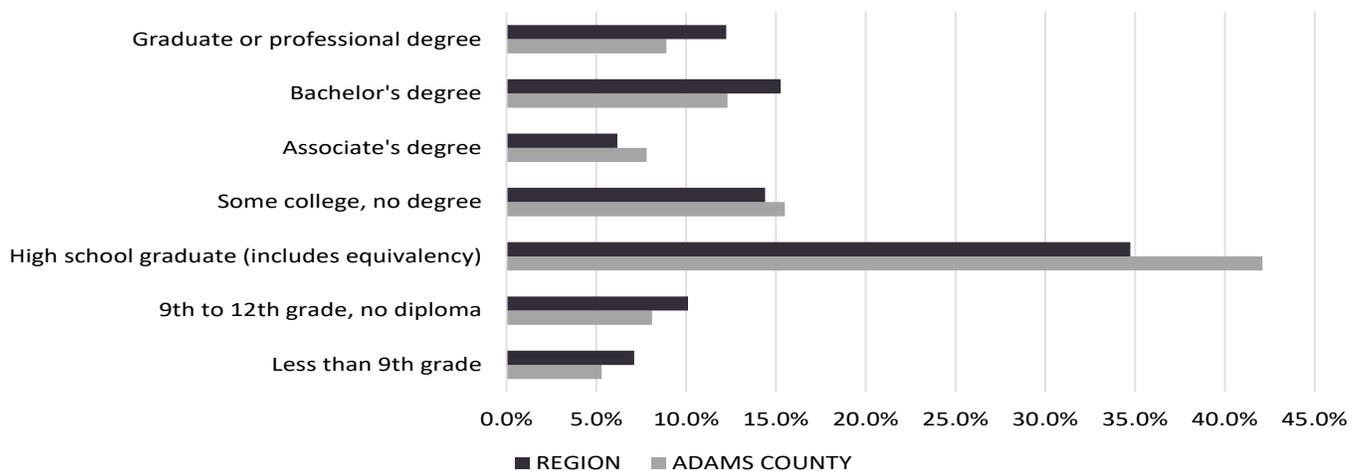
RACE/ ETHNICITY	CUMBERLAND TWP				GETTYSBURG BORO				STRABAN TWP			
	1990	2000	2010	2014	1990	2000	2010	2014	1990	2000	2010	2014
Total Population	5,431	5,718	6,162	6,184	7,025	7,490	7,620	7,632	4,565	4,539	4,928	4,924
White	96.7%	93.8%	92.4%	88.4%	91.8%	85.5%	84.5%	76.7%	98.0%	95.9%	92.8%	89.0%
Black or African American	2.0%	2.5%	3.1%	4.9%	5.4%	5.8%	5.8%	7.1%	1.2%	1.4%	2.1%	0.7%
Asian	1.0%	1.5%	1.6%	1.3%	1.0%	1.3%	1.9%	2.8%	0.2%	0.7%	1.0%	3.0%
Some Other Race or 2 or More Races	0.3%	2.2%	3.0%	5.5%	1.8%	7.5%	7.8%	13.3%	0.6%	2.0%	4.1%	7.4%
Hispanic or Latino (of any race)	1.5%	2.2%	3.6%	4.2%	3.3%	8.0%	10.9%	11.3%	0.6%	2.3%	6.2%	8.1%

	REGION				ADAMS COUNTY			
	1990	2000	2010	2014	1990	2000	2010	2014
Total Population	17,021	17,747	18,710	18,740	78,274	91,292	101,407	101,566
White	95.0%	90.8%	89.3%	83.8%	97.6%	95.4%	93.7%	92.4%
Black or African American	3.2%	3.6%	3.9%	4.7%	1.2%	1.3%	1.5%	1.6%
Asian	0.8%	1.2%	1.6%	2.4%	0.5%	0.5%	0.7%	0.7%
Some Other Race or 2 or More Races	1.0%	4.4%	5.3%	9.2%	0.8%	2.9%	4.1%	5.4%
Hispanic or Latino (of any race)	2.0%	4.7%	7.3%	8.1%	1.6%	3.6%	6.0%	6.3%

Educational Attainment

EDUCATIONAL ATTAINMENT	CUMBERLAND TWP	GETTYSBURG BORO	STRABAN TWP	REGION	ADAMS COUNTY
	2014 Est.	2014 Est.	2014 Est.	2014 Est.	2014 Est.
Population 25 years and over	4,646	3,195	3,648	11,498	69,921
Less than 9th grade	5.2%	9.5%	6.6%	7.1%	5.3%
9th to 12th grade, no diploma	8.0%	13.6%	8.7%	10.1%	8.1%
High school graduate (includes equivalency)	33.8%	26.3%	44.1%	34.7%	42.1%
Some college, no degree	14.9%	14.6%	13.7%	14.4%	15.5%
Associate's degree	6.2%	7.0%	5.3%	6.2%	7.8%
Bachelor's degree	17.2%	14.6%	14.0%	15.3%	12.3%
Graduate or professional degree	14.7%	14.3%	7.7%	12.2%	8.9%
Percent high school graduate or higher	86.7%	76.9%	84.7%	82.8%	86.6%
Percent bachelor's degree or higher	31.9%	28.9%	21.6%	27.5%	21.2%
POVERTY RATE FOR THE POP 25 YEARS+					
Less than high school graduate	25.3%	41.7%	14.8%	27.3%	18.9%
High school graduate (includes equivalency)	12.6%	21.1%	12.8%	15.5%	7.1%
Some college or associate's degree	6.9%	21.1%	1.2%	9.7%	5.6%
Bachelor's degree or higher	0.6%	8.7%	3.7%	4.3%	2.2%
MEDIAN EARNINGS IN THE PAST 12 MO					
Population 25 years and over with earnings	\$35,445	\$27,213	\$35,000	\$32,553	\$34,972
Less than high school graduate	\$26,429	\$26,063	\$12,589	\$21,694	\$23,010
High school graduate (includes equivalency)	\$30,265	\$23,083	\$28,632	\$27,327	\$31,054
Some college or associate's degree	\$30,429	\$22,194	\$37,610	\$30,078	\$35,983
Bachelor's degree	\$37,500	\$34,697	\$50,089	\$40,762	\$46,337
Graduate or professional degree	\$74,821	\$52,054	\$61,780	\$62,885	\$62,530

Educational Attainment

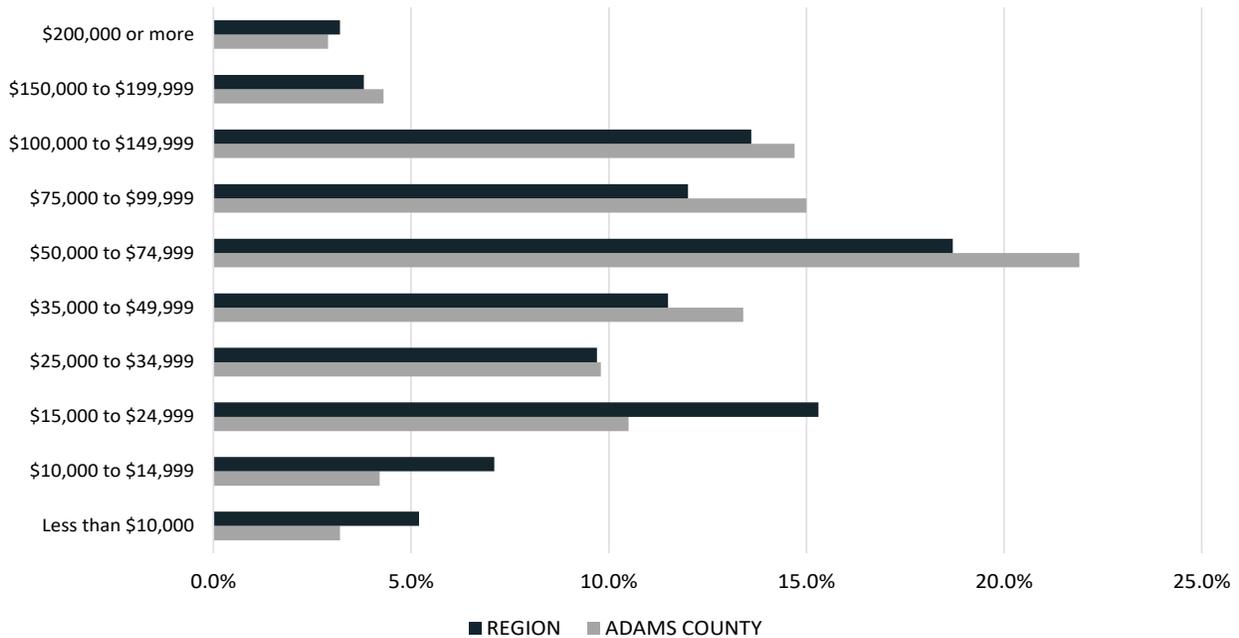


Income and Poverty

INCOME AND POVERTY	CUMBERLAND TWP		GETTYSBURG BORO		STRABAN TWP		REGION		ADAMS COUNTY	
	2014 Est	Percent	2014 Est	Percent	2014 Est	Percent	2014 Est	Percent	2014 Est	Percent
Total households	2,458	(X)	2,235	(X)	1,813	(X)	6,506	(X)	37,956	(X)
Less than \$10,000	69	2.8%	210	9.4%	57	3.1%	336	5.2%	1,226	3.2%
\$10,000 to \$14,999	180	7.3%	219	9.8%	63	3.5%	462	7.1%	1,577	4.2%
\$15,000 to \$24,999	205	8.3%	478	21.4%	311	17.2%	994	15.3%	4,002	10.5%
\$25,000 to \$34,999	218	8.9%	292	13.1%	122	6.7%	632	9.7%	3,722	9.8%
\$35,000 to \$49,999	284	11.6%	223	10.0%	240	13.2%	747	11.5%	5,089	13.4%
\$50,000 to \$74,999	419	17.0%	384	17.2%	414	22.8%	1,217	18.7%	8,325	21.9%
\$75,000 to \$99,999	412	16.8%	129	5.8%	238	13.1%	779	12.0%	5,677	15.0%
\$100,000 to \$149,999	386	15.7%	223	10.0%	276	15.2%	885	13.6%	5,595	14.7%
\$150,000 to \$199,999	118	4.8%	58	2.6%	70	3.9%	246	3.8%	1,645	4.3%
\$200,000 or more	167	6.8%	19	0.9%	22	1.2%	208	3.2%	1,098	2.9%
Median household income	\$69,485	(X)	\$31,158	(X)	\$60,083	(X)	\$53,575	(X)	\$60,068	(X)
Mean household income	\$85,210	(X)	\$48,427	(X)	\$65,799	(X)	\$66,479	(X)	\$72,454	(X)
Households with earnings	1,813	73.8%	1,565	70.0%	1,340	73.9%	4,718	72.5%	29,713	78.3%
Mean earnings (dollars)	\$76,626	(X)	\$45,929	(X)	\$66,190	(X)	\$62,915	(X)	\$71,005	(X)
With Social Security	1,092	44.4%	853	38.2%	697	38.4%	2,642	40.6%	13,010	34.3%
Mean Social Security income	\$21,269	(X)	\$17,406	(X)	\$18,867	(X)	\$19,180	(X)	\$18,469	(X)
With retirement income	798	32.5%	351	15.7%	486	26.8%	1,635	25.1%	9,048	23.8%
Mean retirement income	\$37,107	(X)	\$26,546	(X)	\$22,759	(X)	\$28,804	(X)	\$26,139	(X)
HH w Supplemental Security Inc	104	4.2%	47	2.1%	36	2.0%	187	2.9%	1,335	3.5%
Mean Sup. Security Income	\$7,571	(X)	\$9,364	(X)	\$10,828	(X)	\$9,254	(X)	\$10,049	(X)
With cash public assist.income	36	1.5%	75	3.4%	47	2.6%	158	2.4%	672	1.8%
Mean cash public assist. inc	\$1,153	(X)	\$3,480	(X)	\$1,043	(X)	\$1,892	(X)	\$2,357	(X)
With Food Stamps/SNAP	166	6.8%	407	18.2%	155	8.5%	728	11.2%	2,857	7.5%
Per capita income (dollars)	\$34,674	(X)	\$15,595	(X)	\$25,484	(X)	\$25,251	(X)	\$27,701	(X)
Nonfamily households	700	(X)	1,103	(X)	598	(X)	2,401	(X)	10,804	(X)
Median nonfamily income	\$35,938	(X)	\$22,366	(X)	\$29,028	(X)	\$29,111	(X)	\$32,034	(X)
Mean nonfamily income	\$50,935	(X)	\$37,652	(X)	\$44,604	(X)	\$44,397	(X)	\$41,782	(X)

INCOME AND POVERTY	CUMBERLAND TWP		GETTYSBURG BORO		STRABAN TWP		REGION		ADAMS COUNTY	
	2014 Est	Percent	2014 Est	Percent	2014 Est	Percent	2014 Est	Percent	2014 Est	Percent
Population Below Poverty Level	(X)	10.9%	(X)	34.4%	(X)	15.0%	(X)	20.1%	(X)	9.9%
All families	(X)	8.50%	(X)	29.20%	(X)	12.90%	(X)	16.9%	(X)	6.80%
Married couple families	(X)	4.90%	(X)	16.10%	(X)	4.70%	(X)	8.6%	(X)	3.30%
Female householder families	(X)	31.00%	(X)	39.90%	(X)	55.60%	(X)	42.2%	(X)	25.20%

Household Income



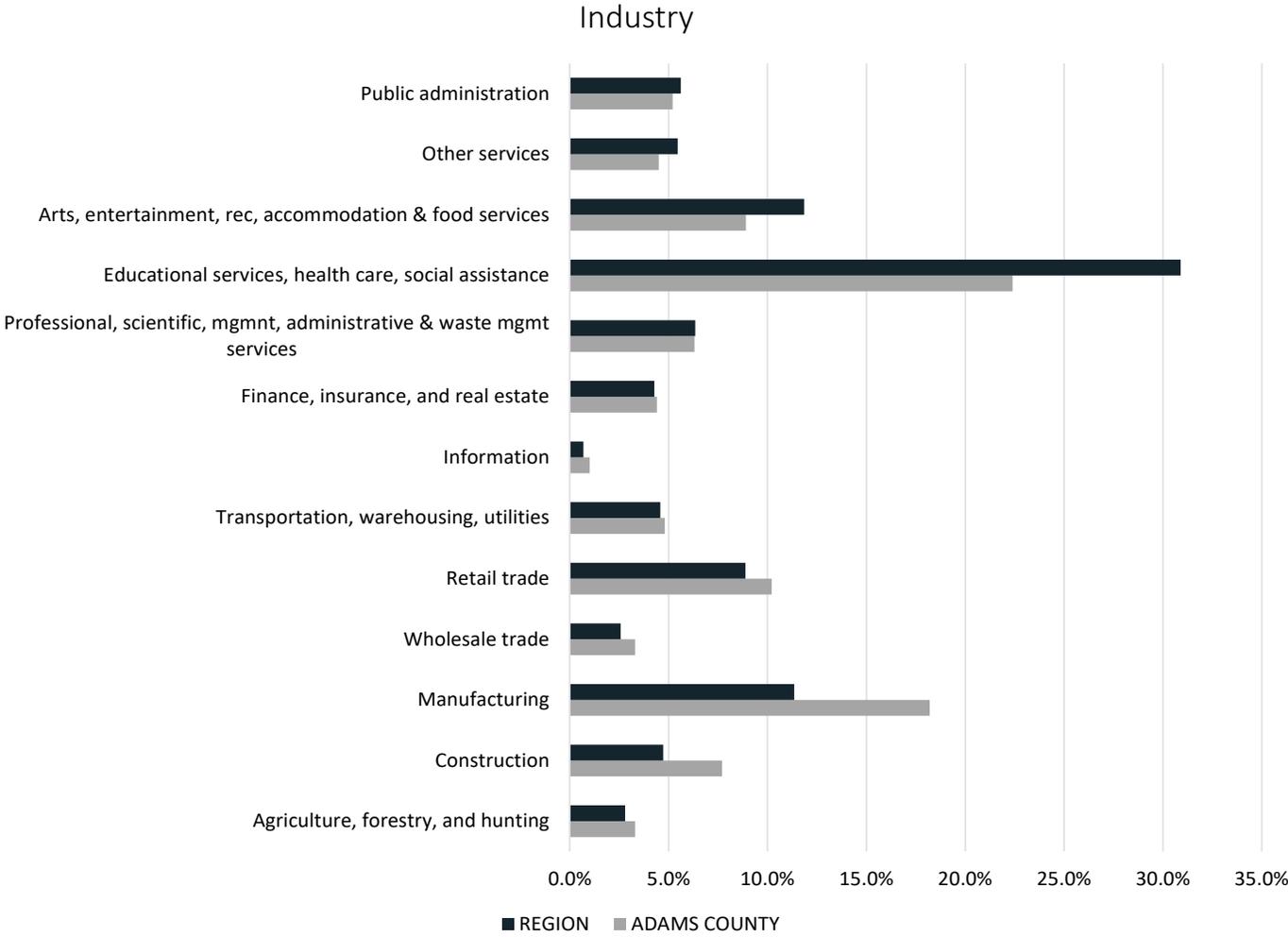
Households

HOUSEHOLDS	CUMBERLAND TWP				GETTYSBURG BORO				STRABAN TWP			
	1990	2000	2010	2014 Est	1990	2000	2010	2014 Est	1990	2000	2010	2014 Est
Total Population	5,431	5,718	6,162	6,184	7,025	7,490	7,620	7,632	4,565	4,539	4,928	4,924
Population in Households	5,032	5,320	5,942	5,864	5,682	5,513	5,158	4,868	4,318	4,296	4,404	4,469
Total Households	1,950	2,231	2,582	2,504	2,624	2,541	2,402	2,431	1,663	1,687	1,744	1,841
Avg. Household Size	2.58	2.38	2.3	2.34	2.17	2.17	2.15	2.00	2.64	2.55	2.53	2.43

HOUSEHOLDS	REGION				ADAMS COUNTY			
	1990	2000	2010	2014 Est	1990	2000	2010	2014 Est
Total Population	17,021	17,747	18,710	18,740	78,274	91,292	101,407	101,566
Population in Households	15,032	15,129	15,504	15,201	75,340	87,681	97,414	97,242
Total Households	6,237	6,459	6,728	6,776	28,067	33,652	38,013	38,141
Avg. Household Size	2.46	2.37	2.33	2.26	2.68	2.61	2.56	2.55

Employment

EMPLOYMENT AND INDUSTRY	CUMBERLAND TWP		GETTYSBURG BORO		STRABAN TWP		REGION		ADAMS COUNTY	
	2014 Est	Percent	2014 Est	Percent	2014 Est	Percent	2014 Est	Percent	2014 Est	Percent
EMPLOYMENT STATUS										
Population 16 years and over	5,338	100%	6,375	100%	4,062	100%	15,775	100%	82,756	100%
In labor force	3,094	58.0%	3,271	51.3%	2,245	55.3%	8,610	55%	53,859	65.1%
Civilian labor force	3,094	58.0%	3,271	51.3%	2,245	55.3%	8,610	55%	53,771	65.0%
Employed	2,919	54.7%	2,960	46.4%	2,115	52.1%	7,994	51%	50,550	61.1%
Unemployed	175	3.3%	311	4.9%	130	3.2%	616	4%	3,221	3.9%
Armed Forces	0	0.0%	0	0.0%	0	0.0%	0	0%	88	0.1%
Not in labor force	2,244	42.0%	3,104	48.7%	1,817	44.7%	7,165	45%	28,897	34.9%
COMMUTING TO WORK										
Workers 16 years and over	2,871	100%	2,895	100%	2,090	100%	7,856	100%	49,589	100%
Drove alone	2,426	84.5%	1,186	41.0%	1,797	86.0%	5,409	69%	40,903	82.5%
Carpooled	216	7.5%	200	6.9%	175	8.4%	591	8%	4,118	8.3%
Public transportation	36	1.3%	48	1.7%	9	0.4%	93	1%	237	0.5%
Walked	52	1.8%	1,273	44.0%	6	0.3%	1,331	17%	1,954	3.9%
Other means	62	2.2%	34	1.2%	24	1.1%	120	2%	561	1.1%
Worked at home	79	2.8%	154	5.3%	79	3.8%	312	4%	1,816	3.7%
Mean travel time to work (min)	25.5	(X)	15.4	(X)	24.3	(X)	21.7	(X)	27.8	(X)
INDUSTRY										
Employed population 16 years+	2,919	(X)	2,960	(X)	2,115	(X)	7,994	(X)	50,550	(X)
Agriculture & forestry	111	3.8%	73	2.5%	39	1.8%	223	2.8%	1,655	3.3%
Construction	157	5.4%	82	2.8%	138	6.5%	377	4.7%	3,890	7.7%
Manufacturing	346	11.9%	147	5.0%	414	19.6%	907	11.3%	9,202	18.2%
Wholesale trade	134	4.6%	16	0.5%	55	2.6%	205	2.6%	1,655	3.3%
Retail trade	182	6.2%	340	11.5%	188	8.9%	710	8.9%	5,172	10.2%
Transportation, warehousing, utilities	144	4.9%	68	2.3%	154	7.3%	366	4.6%	2,406	4.8%
Information	45	1.5%	1	0.0%	9	0.4%	55	0.7%	485	1.0%
Finance, insurance, and real estate	152	5.2%	75	2.5%	114	5.4%	341	4.3%	2,204	4.4%
Professional, scientific, mgmt, admin & waste mgmt services	199	6.8%	121	4.1%	187	8.8%	507	6.3%	3,167	6.3%
Educational services, health care, social assistance	771	26.4%	1,289	43.5%	410	19.4%	2,470	30.9%	11,334	22.4%
Arts, entertainment, rec, accommodation & food services	330	11.3%	467	15.8%	151	7.1%	948	11.9%	4,520	8.9%
Other services	183	6.3%	115	3.9%	138	6.5%	436	5.5%	2,250	4.5%
Public administration	165	5.7%	166	5.6%	118	5.6%	449	5.6%	2,610	5.2%





NATURAL RESOURCES

Maps referenced in this section:

- Map B1 Hydrologic Features
- Map B2 Water Quality
- Map B3 Natural Features & Areas
- Map B4 Geology

Overview

The Central Adams region is fortunate to contain many natural features which contribute to the rural landscape. Features such as wetlands, floodplains, and steep slopes are natural constraints, which have limited development in certain areas.

The natural character of the Region can best be described as rolling hills, accompanied by long ridges and protruding knobs. Much of the remaining lands are flat, extending into long stretches of uninterrupted, scenic views.

Water Features

Streams

There are over 190 miles of streams and tributaries within Central Adams. Rock Creek, Marsh Creek, Plum Run, Stevens Run, White Run and Willoughby Run drain into the Potomac River drainage basin, which encompasses approximately 80% of the Region. The remaining 20% of the Region includes Beaverdam Creek, Conewago Creek, and Swift Run, which all flow into the Susquehanna River drainage basin. All of the surface water collected in this region eventually drains to the Chesapeake Bay. These drainage patterns are important when considering stormwater runoff and planning for wastewater management. Many of these streams experience flooding during significant rain events.

While the Region’s geographic location may have lent itself to the development of its road network, four of the county’s major streams (Conewago Creek, Marsh Creek, Rock Creek, and Swift Run) form much of the Region’s municipal boundaries.

The Pennsylvania Department of Environmental Protection (DEP) assesses the quality of certain streams by dissolved oxygen levels, pH, temperature, aquatic life and other parameters, as required by the federal Clean Water Act. They have identified Rock Creek, Beaverdam Creek, Stevens Run, and portions of Plum Run, as well as tributaries to Conewago Creek and Marsh Creek as “impaired” because they are not attaining designated and existing uses in accordance with Chapter 93 of The Pennsylvania Code. The cause of these designations vary, but include activities related to agricultural, land development, residential runoff, and discharges from industrial and municipal point sources.

Of the listed impaired streams or segments, Beaverdam Creek is the only one with a Total Maximum Daily Load (TMDL) developed for the watershed. A TMDL represents the total amount of pollutants that can be absorbed by a stream without causing impairment. When water quality problems are identified, DEP develops strategies to address and correct pollution problems for these impaired streams on a watershed level. A TMDL can be considered a watershed budget for pollutants and allocates the amount of pollutants

that can be discharged into a waterway without causing impairment. The TMDL for Beaverdam Creek recommends several Best Management Practices (BMPs) to achieve the loading reduction goals. They include practices like establishing cover crops, rotating crops and livestock grazing, terracing, manure storage, and stream bank stabilization. One of the most economical and effective BMPs recommended is the establishment of riparian forest buffers.

Floodplains

Floodplains are areas subject to frequent flooding during heavy storm events. Those with vegetative cover are the most suited to absorb stream overflow, resist erosion, and recycle nutrient-rich sediment that may be deposited after a flood. Floodplain locations in the Region have been mapped by the Federal Emergency Management Agency (FEMA), with the most recent flood maps released in February 2009. FEMA depicts flood hazard zones according to varying levels of flood risk. Flood hazard mapping is an important part of the National Flood Insurance Program (NFIP). Central Adams contains over 3,800 acres of flood risk lands or 8.5% of the total area of the Region.

The Pennsylvania Floodplain Management Act (Act 166 of 1978) requires municipalities to enact an ordinance, which, at a minimum, meets the requirements of the NFIP. The three municipalities in the Region have adopted floodplain ordinances. The Adams County Conservation District performs floodplain monitoring in Adams County.

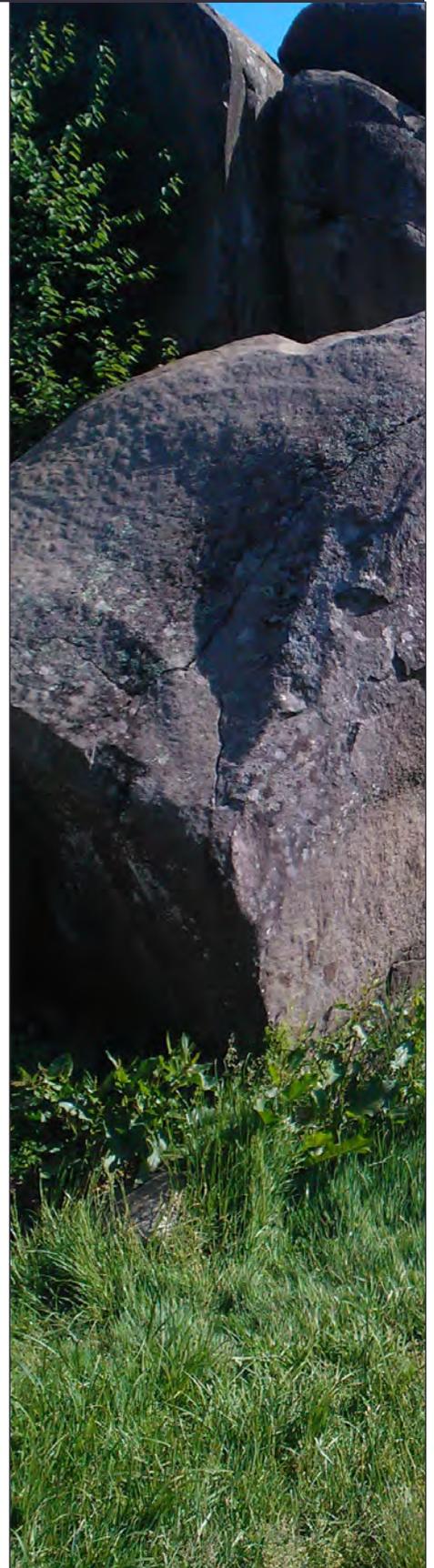
Wetlands

Wetlands are typically characterized by a high water table, poor drainage, and surface ponding during the year. The prolonged presence of water creates conditions that favor the growth of specially adapted plants and promote the development of wetland soils. Wetlands are a valuable resource because of the role they play in flood control, water filtration, groundwater recharge, as well as moderating climate conditions. They also support a wide variety of plant and animal species by providing sources of food and refuge. The majority of the mapped wetlands in the Region are along streams and within floodplains. The numerous farm ponds, which dot the landscape, are also considered wetlands according to the National Wetlands Inventory. Other wetlands may be present within the Region, but are only identified through a site-specific wetland delineation.

Geology

The Region is comprised of two geological formations, the Gettysburg Formation and Diabase. The Gettysburg Formation encompasses most of Central Adams. These lowlands consist of primarily Triassic Sandstone and red shale which were deposited in a large carved out basin in the Gettysburg Area approximately 180 million years ago. The Gettysburg Formation is reported to yield over 600 gal/min of water.

Diabase, also called Dolerite, is a fine- to medium-grained, dark gray to black intrusive igneous rock. It is extremely hard, resistant to weathering, and is commonly quarried for crushed stone, under the name of trap. This Diabase band runs the length of the Region, averaging a 6,000 foot wide swath and stretching from south western Cumberland Township to south of Gettysburg and following the eastern portion of Straban Township, covering a distance of 15 miles. The Gettysburg Sill is a thick slab of igneous rock which is responsible for the outcroppings and topographically high areas like Devil's Den, Little Round Top, and Culp's Hill. Areas underlain by diabase tend to have thin soils with abundant boulder fields. Diabase is widely known as one of the lowest yielding aquifers with poor recharge and infiltration capacity. The overall quality of the water as a potable





supply is poor due to the shallow circulation system in the aquifer.

Slopes

Slopes are often a limitation for development. Disturbance to steep slopes, those which are greater than 15%, often results in accelerated erosion from storm water runoff and sedimentation of water bodies, which can lead to degradation of water quality and loss of aquatic life. Central Adams only has about 2% of its topography which is considered as moderately to very steep slopes (15% and above). These areas can be found primarily in the Diabase Formation and include the Round Tops and Culp's Hill, as well as along stream banks. One instance of what appears to be a steep slope on the Natural Features and Areas map, just off of Baltimore Street near the Cumberland Township and Mount Joy Township border, is the Gettysburg Quarry.

Woodland

The Region's woodland makes up 29% of the ground cover. There are still significant wooded corridors remaining, mostly found in areas not suitable for agriculture. These corridors contain a wealth of scenic and natural resources as well as opportunities for recreation. Woodlands provide habitat and food for wildlife, improve air quality, provide shade to reduce temperatures, and infiltrate rain water recharging the aquifer.

Woodlands located along streams, also known as riparian forest buffers, help control stream stability, flow, and water quality. They are highly effective filters, which can reduce pollution from adjacent land uses, as well as decrease the amount of pollutants in impaired streams.

Flora and Fauna Habitat and Open Space

A Natural Areas Inventory (NAI) was completed for Adams County by the Pennsylvania Science Office of The Nature Conservancy in 1996 and updated in 2002. The NAI identifies known examples of outstanding natural features of flora, fauna, and geology in the County. Seven priority NAI sites were documented within the Region with additional sites documented in and around the border of Central Adams. Five of the sites within the Region are protected via publicly owned lands (Gettysburg National Military Park). Two of the sites are included on the list of the eight Top Priority Natural Areas in Adams County from the 1996 full report from The Nature Conservancy.

The Indiana Bat has been identified on the Federally Protected Endangered Species list. In Pennsylvania, funding has been established to protect and improve critical habitat for the bat. The United States Department of Agriculture (USDA) has identified two areas that may contain bat hibernacula and/or maternity colony locations within the Central Adams region. The Indiana Bat buffer areas are located in the northeast portion of Straban Township and southern Cumberland Township. The USDA is interested in purchasing permanent and term easements within these areas for properties that qualify.

Pennsylvania developed the first statewide Important Bird Area (IBA) program in the country in 1996. The National Audubon Society has recognized the Southern Adams County Grasslands as an Important Bird Area. This habitat area includes the Eisenhower National Historic Site along with other privately owned pastures, hayfields, and open grasslands, which are suitable for a variety of grassland bird populations.

In addition to these open habitat areas, the Adams County Greenways Plan (2012) recognized green spaces that contribute to the unique, natural, agricultural, historical, and visual areas which shape the character of the County. The “Table Rock Vistas” are one of these green spaces which highlight the exceptional views in the rural area around Table Rock Road and Goldenville Road. The Greenways Plan also identified the riparian areas along Marsh Creek and Rock Creek as potential locations for active or passive greenways.





AGRICULTURE

Maps referenced in this section:

- Map B5 Agricultural Soils
- Map B6 Agriculture and Farmland Protection

Overview

Farming has traditionally been a part of the Region's economy. A large number of the residents of Central Adams were attracted to the community by the open space and rural character found here. Many of the farms contribute to the Region's historic resources, as well as cultural landscapes.

Land used for agriculture comprises the largest land use within the Central Adams region. Cumberland and Straban Townships have significant acreage in farming, while Gettysburg Borough has only a small portion. With over 25,000 acres, farmland represents about 56% of the Region's total land area. Of this, 80% is classified as tillable and/or cropland or pasture land. Many of the large contiguous agricultural settings have a low residential impact. Much of the agricultural lands, including the Gettysburg National Military Park (GNMP), portray a seamless transition of rural lands into the historic South Mountain Region.

Some farmland within the GNMP is currently leased to local farmers. Strict guidelines and rules limit the activity of farming and when farming can occur within this area. (From GNMP: *"The Secretary of the Interior may lease the lands of the park at his discretion either to former owners or other persons for agricultural purposes, the proceeds to be applied by the Secretary of the Interior, through the proper disbursing officer, to the maintenance of the park."*)

Most of the Region's farms practice conventional agriculture, which range from beef and dairy operations to corn and soybean crop production. Many of the farms have adopted best management practices, including no-till farming techniques and follow nutrient management plans. Larger operations usually consist of more than one parcel owned and/or rented land.

Within the Region, livestock operations continue to grow. These farms are primarily beef and equine, accounting for 65% of the land used for livestock operations. Many of the equine found on farmettes include companion livestock (meaning they have at least two animals) used for therapy, recreation and/or sport. Central Adams is also home to a distinguishable 300-acre farm identified by rolling pastures and miles of board fence in Straban Township where standard bred racing horses are raised. Foals raised here go on to become trotters and pacers in harness racing.

The Center for Dairy Excellence states that dairy farms are growing in PA, but only a handful of working dairy farms remain in the Central Adams region. This local trend can be attributed to aging farmers, fluctuating business costs, and the lack of interest by the next generation in taking over family dairy operations. The dairy farms that remain appear to be strong family businesses and average 135 milking cows. This is significantly above the state's average of 72 cows per dairy farm.

The addition of deer farms to the Region follows a trend in Pennsylvania, representing a

rapidly growing industry. In the United States, Pennsylvania ranks second overall for the total number of commercial deer farms found in the State.

Local Food Resources

Central Adams offers two weekly farmers markets, the Gettysburg Farmer’s Market and the Adam’s County Farmer’s Market. Dating back to 1991, the farmers markets have helped to connect local consumers with the farming community. Both markets offer a wide range of products. The markets provide fresh, healthy choices for consumers while also providing education on best management farming practices. The Adams County Farmer’s Market strives to provide access to healthy, local food to low-income families and individuals by providing additional support to multiple nutrition assistance programs by accepting SNAP/ EBT benefits and also pairs with the Adams County Food Policy Council to offer a food voucher program.

Along with the traditional farmers markets found in the more urban setting of Gettysburg, there are a few unique and successful enterprises scattered throughout the Region. Community-focused agricultural businesses include places like Chapel-Ridge Meat & Mercantile, The Lion Potter, Coble’s Edible Nuts, Greystone Flower Farm, The Gettysburg Creamery, Appalachian Acres and Beevia Farm Bakery & Apiary. These agriculturally related businesses offer the consumer an opportunity to visit the business operation directly. All of these businesses are easily accessible and a current listing can be found in the Adams County Local Foods Resource Guide created by the Adams County Food Policy Council.

Other successful agriculturally related businesses found in the area are tasting rooms featuring locally produced wine, beer, cider, and spirits. Three of the major wineries in Adams County have satellite tasting room locations within the Borough limits. Adams County Winery, Hauser Winery, and Reid’s Winery are all open year round and offer the customer an opportunity to sample and purchase wine and hard cider. Other Pennsylvania and Maryland wineries have openend tasting rooms in Gettysburg as well. Mason Dixon Distillery, also located in the Borough, has the unique ability to claim that their products are handcrafted using agricultural crops grown within the borders of the Gettysburg National Military Park (GNMP).

Agriculturally related businesses found in and around Central Adams are encouraging growth, support, and a sense of connection between the local farming community and consumers. The farmers markets, wineries, and community-focused agricultural businesses seem to be positively impacting tourism and the local economy with sales in and around Gettysburg and the Region.

Soils

While not containing as large an area of prime farmland as some other parts of the County, Central Adams is still home to many acres of productive agricultural land. Based on soil characteristics, 74% of the Region is considered potentially productive. This includes 35% “prime” farmland and 39% of soils of “statewide importance”, as defined by the United States Department of Agriculture (USDA).

Prime farmland, as defined by the USDA, is land that has the best combination of physical and chemical characteristics for producing food, feed, forage, fiber, and oilseed crops, and is available for these uses. Soils identified as ‘prime’ are preferred for agriculture and

FARM TYPES		
Farm Type	Parcels	Acres
Alpacas	2	79
Beef	33	2548
Cropland	416	18938
Dairy	12	1121
Deer	3	-
Equine	62	1657
Goats	4	182
Orchard	40 blocks*	120
Poultry	4	152
Sheep	3	201
Swine	1	145

- Farms are not exclusive to deer

* Blocks are located within GNMP



can be found throughout much of the Region. The prime soils found in Straban Township are mostly identified within the southern and eastern regions of the municipality. The majority of Cumberland Township’s prime soils follow the Emmitsburg Road corridor from the community of Greenmount to the south end of Gettysburg. These areas also blanket the western portion of the GNMP south of Gettysburg. The Belmont Road corridor exhibits the other prime soil belt, which is located in Cumberland Township. Prime soils are considered the most desirable for long-term farming, however, this Region’s significant percentage of statewide importance soils on crop and livestock parcels suggest that best management practices (BMP) by farmers can grow productively on less desirable soils.

Soils of statewide importance is land, in addition to prime farmland, that is of statewide importance for the production of food, feed, fiber, forage and oilseed crops. Criteria for defining and delineating this land are to be determined by the appropriate State agency or agencies. In Pennsylvania, Capability Class II and Capability Class III land that does not qualify as prime farmland has been designated as additional farmland of statewide importance.

Protection Programs

Conservation Easements

Conservation easements are used to preserve land specifically for agricultural and open space use through the purchase or donation of a property’s development rights. There are two such programs found in the County, the Adams County Agricultural Land Preservation Program and the Land Conservancy of Adams County (LCAC). The County Program is limited to only agricultural easements and accepts applications every other year. The Land Conservancy is a nonprofit land trust designed to preserve agriculture, historic, cultural, and open space. Both programs accept donated easements and purchase conservation easements.

To date, both programs combined have preserved 2,960 acres of farmland and open space in Cumberland and Straban Townships. Though representing only 7% of Central Adams, these lands are generally clustered within the Region’s agricultural landscape; with the exception of one property located near the Adams County Commerce Park and a small farm preserved in Hunterstown.

County Grant Program

The Adams County Park, Recreation and Green Space Grant program is available to any municipality in Adams County, qualified not-for-profit organization, or existing Recreation Authorities to provide match funds for the preservation of agricultural lands, open space, parklands, historical and cultural resources as well as the development of recreational and trail projects. Currently, no projects through this programs have been funded within the Region, but all three municipalities are eligible to apply.

ASAs

The Agricultural Area Security Law (Act 43 of 1981), commonly known as the Agricultural Security Area Law (ASA), is a tool intended to promote more permanent and viable farming operations by strengthening the farming community’s sense of security in land use and the right to farm. ASAs are established by local governments in cooperation with individual landowners. Participating landowners are entitled to special consideration from local and state government agencies and other “nuisance” challenges, encouraging

the continuation of production farming. The ASA program is a prerequisite for the County's farmland preservation program. Currently, over 11,000 acres of farmland in the Region are enrolled in an ASA.

Clean and Green

The Clean and Green Program is a preferential tax assessment program, which is administered by the Adams County Tax Services Department and was enacted into Pennsylvania policy in 1974. This program bases property taxes on use values rather than fair market values. There are over 600 properties enrolled in Clean and Green in the Central Adams region, accounting for 63% of the land area.

Protection Stats:

- Preserved Farms- 28 | 2,269 ac.
- LCAC Easements- 20 | 691 ac.
- Properties in ASAs- 182 | 11,099 ac.
- Clean & Green- 616 | 28,278 ac.

(as of February 1, 2016)





COMMUNITY RESOURCES

Maps referenced in this section:

- Map B7 Community Resources
- Map B8 Emergency Response
- Map B9 Fire Service Area

Overview

Anticipating and preparing for the needs and safety of citizens is essential to ensuring a high quality of life in any community. Within Central Adams, community resources are vital, as they provide the services which most citizens require on a daily basis. As community needs change due to growth and development, community resources must adapt accordingly. A community resource can be defined as a facility primarily established for the benefit and service to the population within the community it is located.

Community Resources include Education, Emergency Services, Health Facilities, Municipal Resources, and Human Services. Some facilities, like emergency services (police, fire, ambulance), are provided for the protection of public health, safety, and welfare. Others, such as education, human, and municipal services, are generally related to overall quality of life. The availability of adequate community resources is a direct indicator of an area's desirability as a place to live, as well as an anchor or stabilizing influence in the community.

Education

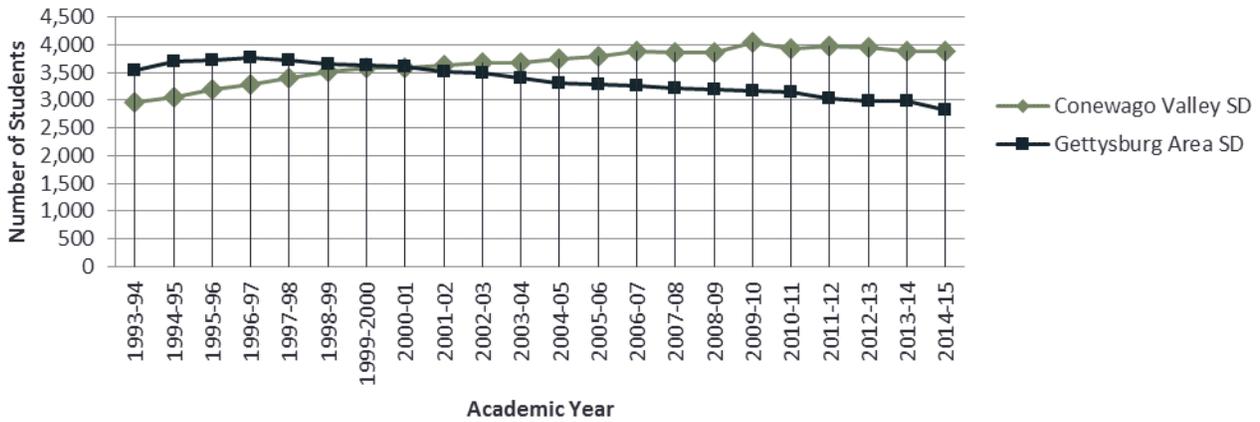
Located within the Central Adams region are both public and private elementary schools, a public high school, and three post-secondary educational institutions.

Public Schools

The Central Adams region is served by two public school districts, the Gettysburg Area School District and the Conewago Valley School District. The Gettysburg Area School District encompasses 177 square miles within Adams County. Of this area, the Central Adams region covers 67 square miles or 38% of the school district. The Conewago Valley School District includes 75 square miles of the County, but only 3 square miles or 4% of the district is within Central Adams.

The School Enrollment Totals chart features both school districts, even though there are no facilities operated by Conewago Valley School District within the Region. Only 4% of a rural portion of Straban Township is within the Conewago Valley School District boundary. Over the past ten years, enrollments for both public school districts are trending in opposite directions. The Conewago Valley School District has experienced an increase in enrollment from 1993 to 2013, while Gettysburg Area School District has experienced a decrease. As of the 2014-2015 school year, the total enrollment numbers included 2,827 students in Gettysburg Area and 3,882 students in Conewago Valley. These numbers do not include alternative Charter Schools located within the Region.

School Enrollment Totals
Conewago Valley and Gettysburg Area School Districts 1993-2015



GETTYSBURG AREA SCHOOL DISTRICT		
School Building	School Grades	# of Students
Franklin Twp Elementary	K-5	386
James Gettys Elementary	K-5	416
Lincoln Elementary	K-5	428
Gettysburg Area Middle School	6-8	657
Gettysburg Area High School	9-12	906
Adams County Tech Prep	11-12	115

School District Buildings

Gettysburg Area School District:

- Franklin Township Elementary (outside Central Adams)
- James Gettys Elementary
- Lincoln Elementary
- Gettysburg Area Middle School
- Gettysburg Area High School (Includes Adams County Tech Prep)

Conewago Valley School District:

(schools residents of the study area may attend)

- New Oxford Elementary
- New Oxford Middle School
- New Oxford High School

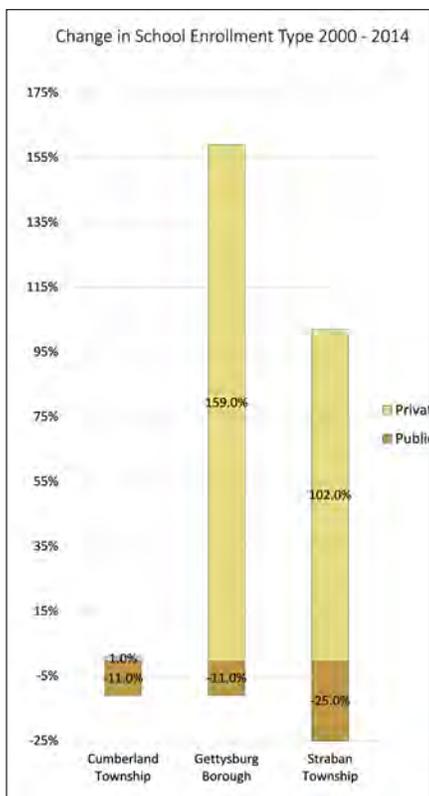
Charter Schools

There are two charters schools within Central Adams, the Vida Charter School and the Gettysburg Montessori Charter School. The Vida Charter School was established in 2009 as a bilingual school and serves 237 students in kindergarten through sixth grade, 77 of those students are from the Gettysburg Area School District. In 2009, the Gettysburg Montessori School extended their services and became a charter school open to children residing in Pennsylvania in grades Kindergarten through sixth. They currently serve 164 students, 44 of those students are from the Gettysburg Area School District.

Non-Public and Private Schools

The Pennsylvania Department of Education maintains data on the enrollments of non-public and private schools. These institutions, typically faith-based, provide educational alternatives to the citizens not only of Central Adams, but of Adams and surrounding Counties. They include nursery/ kindergarten, elementary, and secondary schools of varying philosophies and religious denominations.

There are four private schools located in Central Adams, which include the Adams County Christian Academy, Freedom Christian School, Gettysburg Seventh-Day Adventist (SDA) Church School, and St. Francis Xavier School. These schools provide educational services to preschool and elementary school students only. Within the Region, there are no private schools that provide secondary education services. Out of the 361 students attending private institutions in the 2013-2014 school year, 54% attended St. Francis Xavier and 25% attended the Freedom Christian School. In addition, 19% attended the Adams County Christian Academy, while approximately 2.5% attended the Gettysburg SDA Church School. Both Adams County Christian Academy and St. Francis offer Pre-K courses, while Freedom Christian School offers Kindergarten only.



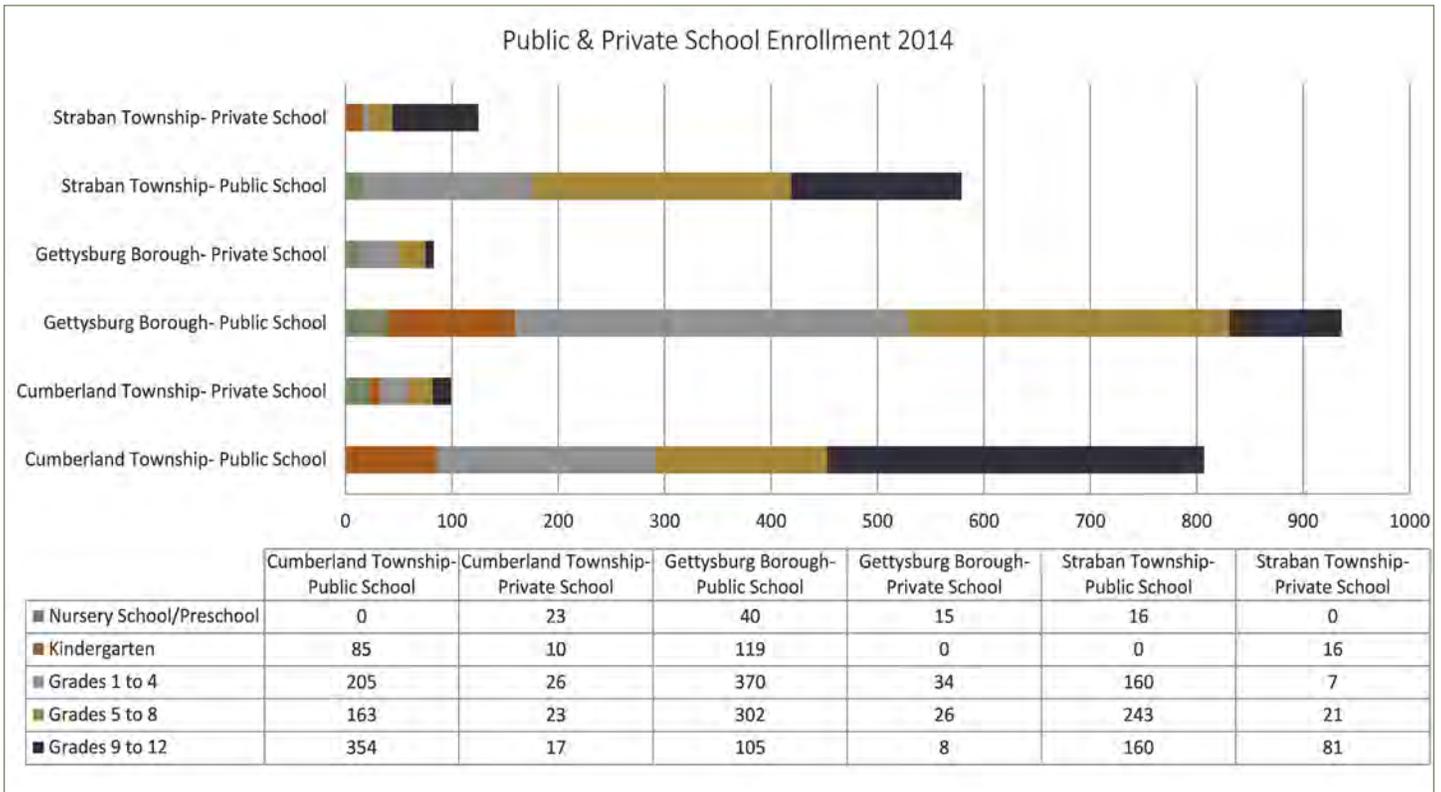
PRIVATE & CHARTER SCHOOLS IN CENTRAL ADAMS (2013-2014)		
Institution	School Grades	# of Students
Vida Charter School	K-6	237
Gettysburg Montessori Charter School	K-6	164
Adams County Christian Academy	PK-12	68
Freedom Christian School	K-6	89
Gettysburg Seventh Day Adventist Church School	1-8	9
St Francis Xavier School	PK-8	195

The statistics from the 2000 Decennial Census compared to the 2014 American Community Survey estimates of public versus private school enrollment numbers (Kindergarten through 12th grade) per municipality show a considerable shift in the number of students attending each type of school. The Region as a whole saw a 15% decrease in the enrollment of school-age children attending public schools. Over the same time period, the Region saw a 60% increase in the number of students enrolled in private schools. Of particular note, the majority of the increase in private school enrollment occurred in Kindergarten and Grades 5-12. This may be attributed to private schools offering full-day preschool and kindergarten classes, thus giving more options to parents besides daycare or public school. The cost of care, as well as location to facilities, may also factor into determining where parents enroll their children.

Post-Secondary Schools

Central Adams is also home to three post-secondary educational institutions: Gettysburg College, Harrisburg Area Community College (HACC) - Gettysburg Campus, and the United Lutheran Seminary, Gettysburg Campus. Each institution is located within or immediately adjacent to Gettysburg Borough.

Gettysburg College is a traditional 4-year liberal arts institution with approximately 2,600 students. HACC is a Gettysburg community college branch campus providing a number of academic programs to traditional and non-traditional students, as well as adult-education courses. The United Lutheran Seminary, Gettysburg Campus is a graduate and professional theological school of the Evangelical Lutheran Church in America. Courses provide students with biblical, theological, and practical applications for work in churches, ministries, and other public service settings.



Emergency Services

Police

Municipalities within Central Adams receive police services from three distinct entities - the Gettysburg Police Department, the Cumberland Township Police Department, and the Pennsylvania State Police, who are the primary responder in Straban Township while also providing assistance Region-wide.

Based on the July 2013 Southern Adams County Regional Police Study for Gettysburg Borough and Cumberland Township, the existing inventory of officers and equipment is as follows:

- The Gettysburg Police Department, housed in the Gettysburg Borough Building, consists of thirteen full-time officers, three part-time officers, three parking enforcement officers, and two administrative officers. The department has eight vehicles ranging in conditions from excellent to poor.
- The Cumberland Township Police Department consists of nine full-time officers, one school resource officer, and six part-time officers. Their facility adjoins the Cumberland Township Municipal Building and they maintain eight vehicles ranging from good to poor condition.
- Straban Township is served by the Pennsylvania State Police, whose barracks are currently located within the Township on Old Harrisburg Road. The barracks employ forty-eight State Troopers. Of these Troopers, there are thirty patrol officers, six

detectives, and two forensic officers. The remaining officers are on the SWAT Team. These officers serve the region and not just Straban Township.

Within Gettysburg Borough, the thirteen full-time officers and three part-time officers cover an area of 1.66 square miles, which includes 30 miles of roadways and 7,620 residents. The nine full-time officers and six part-time officers in Cumberland Township cover an area of 34 square miles, which includes 118 miles of roadway and 6,162 residents. Based on the physical office locations of the Cumberland Township Police Department and the Gettysburg Borough Police Department, the availability and quickest response times to an emergency for police officers is greatest around the center of the region. The location of the Cumberland Township Barracks, in relation to the size and shape of the municipality itself, leaves a substantial gap in coverage greater than 5 miles south of US 15. In relation to gaps in service, portions of eastern Straban Township, between New Chester and Hunterstown have a 4-5 mile distance to the nearest police station. However, driving distance is conditional upon the officer's location while on patrol.

Fire

Central Adams is covered by seven of the twenty Adams County volunteer fire companies. Gettysburg Fire Department is tasked with servicing the majority of the populated area within the Region, while the Greenmount Community Fire Company and Barlow Volunteer Fire Company service the southern portion of Cumberland Township, split east and west by Ridge Road (Barlow on the east and Greenmount to the west). Northern Straban Township is serviced primarily by Heidlersburg Area Volunteer Fire Company and United Hook and Ladder Fire Company to the east. A very small area north of New Chester is covered by the Hampton Volunteer Fire Company.

Two of the seven fire companies who are the first responders in the Region are stationed within Central Adams; Barlow Volunteer Fire Company located in southern Cumberland Township and Gettysburg Fire Department, located in the heart of Gettysburg Borough.

The Fire Service Area Map analyzes the driving distance from a specific fire station to a location within a 1 to 5 mile radius. The Gettysburg Fire Department covers the Borough of Gettysburg within a 2 mile radius while a majority of the area covered by the Barlow Community Fire Company is within a 3 mile radius. Straban Township has a gap in service, located in the northeastern portion of the municipality centering on Swift Run Road and Granite Station Road around the village of Hunterstown. This area is greater than 5 miles from all surrounding fire departments.

Ambulance/Medic Units

Ambulance service in the Region is bound to a few serviceable fire departments. The Adams County Department of Emergency Services facility includes the operation of the County's 911 Emergency Communications Center and the Hazardous Materials Planning and Response Program, while also coordinating training for the county's emergency responders. The Adams Regional EMS (AREMS), which was formed by the merging the EMS services of the Gettysburg Fire Department and United Hook and Ladder Company, provides basic and advanced life support responsibilities for 14 municipalities in Adams County, including all of the Central Adams Region.

In addition to AREMS, several fire departments operate ambulance services in the area, including the Biglerville Fire Company Ambulance Corps, Hampton Volunteer Fire Company Quick Response Service (QRS), and the Heidlersburg Area Fire Company QRS. Of those four operating ambulance services, only AREMS is located within the municipal boundaries

First Responders to the Region

Fire Department:

- Barlow Fire Company
- Biglerville Hose & Truck Company
- Gettysburg Fire Department
- Greenmount Community Fire Co.
- Hampton Volunteer Fire Company
- Heidlersburg Area Volunteer Fire Co.
- United Hook and Ladder

of Central Adams County. In 2017, AREMS handled around 5,300 ambulance calls with around 2,700 of those calls occurring in the Central Adams Region.

Health Facilities

The largest provider of medical services in the study area is WellSpan, which provides a hospital, ReadyCare site (urgent care), medical specialists, and imaging centers among other services in Straban Township and Gettysburg Borough. In addition, there are many independent medical specialists, family practitioners, as well as nine dentists located within Central Adams. The majority of medical office locations exist within the boundaries of Gettysburg Borough. Outside the Borough, medical offices are concentrated along travel corridors, like Route 30 (York Road) and Biglerville Road.

WellSpan Gettysburg Hospital is a general medical and surgical facility with 76 beds. As of 2013, the Hospital had 4,323 admissions, 1,070 inpatient surgeries, 28,484 emergency room visits, and 520 births. The Full Time staff is comprised of 13 physicians/dentists, 163 registered nurses, 4 licensed practical nurses, they also have 4 part time physicians/dentists, 78 registered nurses and 1 licensed practical nurse. Gettysburg Hospital is the only hospital within Adams County and is the primary hospital for residents in Central Adams.

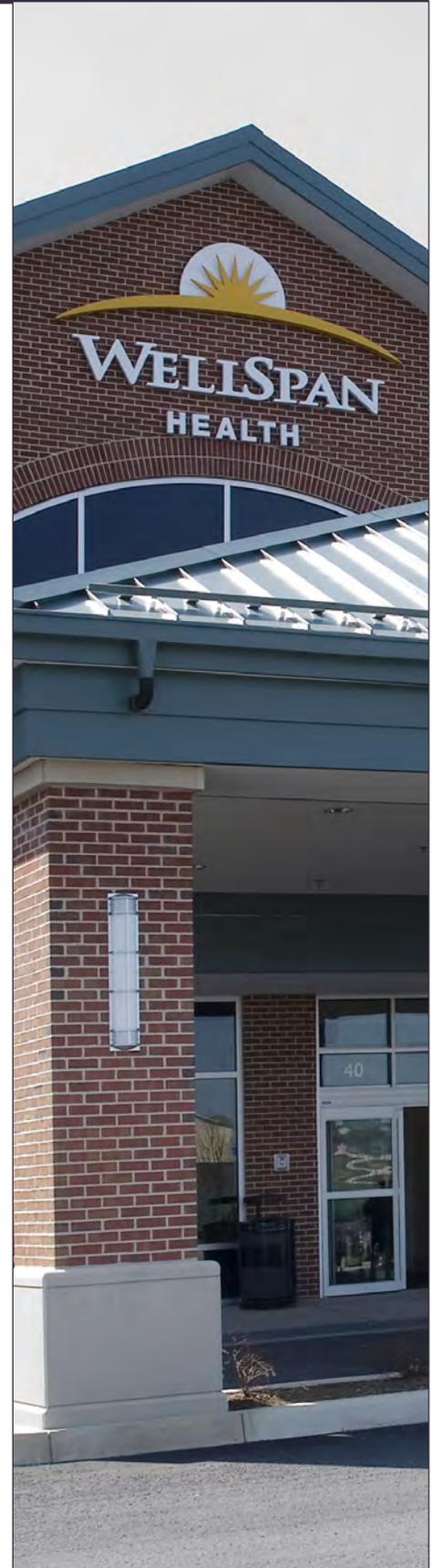
There are four nursing home/personal care facilities located in Central Adams including: Genesis-Gettysburg Center, SpiriTrust Lutheran™ Village at Gettysburg’s Skilled Care Center, the Meadows at Gettysburg, and Transitions Healthcare. Each facility offers a myriad of on-site medical and social services to accommodate residents.

NURSING HOME/ PERSONAL CARE FACILITY OCCUPANCY			
Facility	Number of Beds	Total # of Residents	% Occupied
Genesis- Gettysburg Center	118	91	77%
Spiritrust Lutheran Skilled Care Center	100	85	85%
The Meadows at Gettysburg	102	97	95%
Transitions Healthcare	135	124	92%
Total	455	397	Avg.- 87%

Municipal Resources

Integral to all communities is the resident’s accessibility to resources provided by municipalities. This includes municipal buildings, polling places, trash removal, and other services. Within Central Adams, each municipality has a municipal building which is open regular hours with full-time staff to serve the residents. There are eight polling places: three in Gettysburg Borough, three in Cumberland Township, and two in Straban Township. While most voting districts have one polling place per district, Districts 3 and 4 in Cumberland Township share a single polling place.

Since Gettysburg is the County seat, most of the facilities and services provided by the County are located in the Region. This includes the County Courthouse, County Administrative Offices, and the Adams County Prison.



The Gettysburg zip code encompasses a large portion of the County, but the post office itself is located in Gettysburg Borough. This location is more convenient for residents in the study area than for those who have a Gettysburg address, but live in municipalities further out.

Solid Waste and Recycling

Since 1999, the Central Adams region has participated in a joint bidding process with 20 municipalities. Participating municipalities are grouped by regions or size due to varying needs and/or requirements which makes it possible for one or more waste collectors to obtain contracts. The bidding process is conducted by Adams County and over the years has been rewarded with competitive pricing and enhanced services.

Cumberland Township and Straban Township participate in the Southeast Group, and entered their most recent contract with Advanced Disposal Services in 2014. Waste and recycling services are optional for residents. However, they must contract with the selected township hauler for service. The cost for annual waste collection service (inclusive of the pick-up of one large item per week) is \$137.28 and includes 5 bags of garbage per week. For an additional \$44.28 a year residents can also receive bi-weekly recycling pick-up. A tag-a-bag provision that provides 12 tags for \$42.00 a year is available for those residents generating limited quantities of waste. Commercial entities are exempt from this contract, however small commercial entities that are able to conform to contract requirements may utilize the contracted services. Residents can also opt to transport their waste to any disposal facility contracted with Adams County and recycle items at the various recycling centers in the region.

Both Cumberland Township and Straban Township operate their own individual drop-off sites for residential yard waste recycling. These sites are monitored for illegal dumping and only accessible during township working hours. The Townships also share grinding equipment and the processed material is utilized for municipal projects or is available to township residents.

Unlike the Townships, Gettysburg Borough participates as a stand-alone entity in the bidding process. They entered their most recent contract with IESI in 2014. The Borough must recycle weekly under state law, due to its size and density. Therefore, all residents must have waste and recycling services. The cost for annual waste collection service (inclusive of weekly recycling and the pick-up of one large item per week) is \$219.84 and includes 3 bags of garbage per week. A tag-a-bag provision that provides 12 tags, plus weekly recycling and large item pick-up for \$36.00 a year is available for those residents generating limited quantities of waste. Commercial entities are exempt from the contract, however small commercial entities that are able to conform to contract requirements may utilize the contracted services.

Gettysburg Borough is also mandated by state law to provide services to residents for collection of yard waste materials throughout the year. The Borough has a yard waste drop-off site at its maintenance building and collects Christmas trees at the Gettysburg Rec Park at the end of the holiday season. In addition to these drop-off opportunities, the Borough operates a vacuum truck to collect leaves throughout the fall and provides these leaves to Adams County for its prison complex garden and greenhouse operation.

Finally, the Central Adams region is working together as members of the Adams County Council of Governments to find a solution for the disposal of electronic devices. The Pennsylvania Covered Device Recycling Act, which took effect in 2013 does not allow

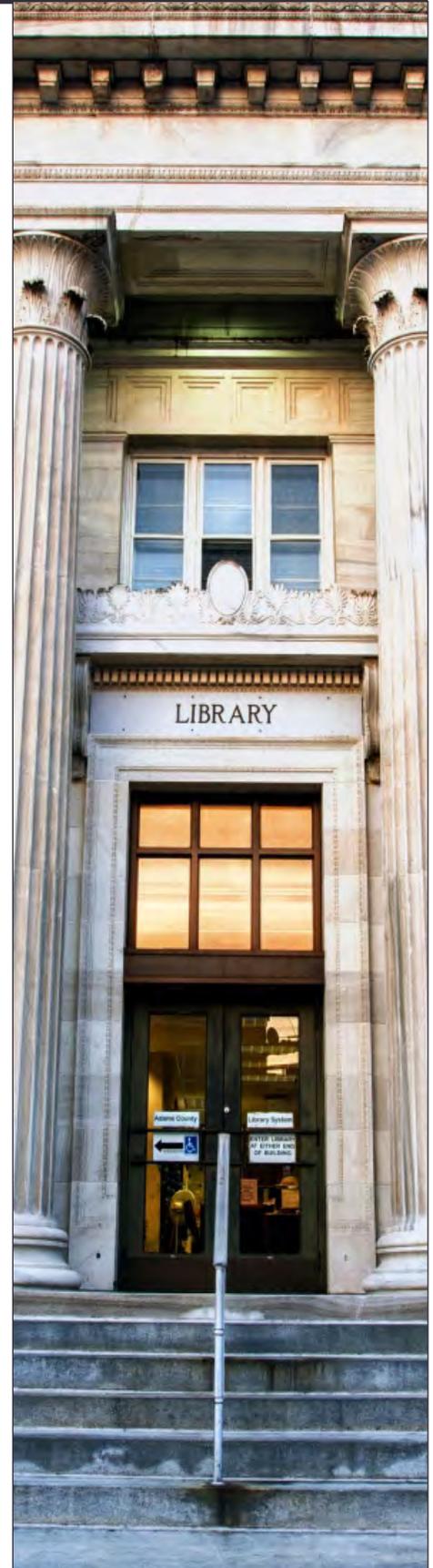
electronic devices (Computers and TVs) to be disposed in landfills because of potentially hazardous waste materials. However, recent developments have left residents and municipalities without disposal options for these devices. The Adams Rescue Mission has been the designated electronics recycler for all of the county until recent downturns in the recycling market. The state legislature is working toward a resolution of the issues causing recycling markets to disappear and there is hope a program may resume by 2017.

Library System

The Adams County Library System has six locations throughout the County, as well as a Bookmobile. The main branch of the library is located in Gettysburg Borough. Since 2005, the Adams County Library System has seen a steady increase in total registrations. Individual visits to libraries have increased approximately 145% from 2005 to 2014, averaging around 16% growth each year, although the growth from 2013 to 2014 was minimal. One reason for the increase in visitation is accessibility to computers. While computer usage has remained steady, the introduction of public WiFi has seen more visitors using the wireless service than traditional computers.

PATRON REGISTRATION					
Year	Total Registrations	New Registrations	Individual Visits	Computer Usage	Wireless Computer Usage
2005	50,447	3,282	178,371	25,416	n/a
2006	53,772	3,559	189,506	30,849	n/a
2007	56,134	4,253	188,369	30,739	n/a
2008	60,047	3,075	186,545	33,107	n/a
2009	60,652	4,074	272,213	34,851	n/a
2010	62,950	3,295	285,432	35,696	n/a
2011	64,805	2,351	361,714	37,101	n/a
2012	65,237	3,429	422,728	35,206	n/a
2013	66,123	2,840	438,145	31,977	20,814
2014	68,251	3,112	438,265	29,630	51,745

With more people using the Adams County Library System, the total number of book circulations also increased from 2005 to 2012. In 2012, an electronic library was introduced for people using E-Readers for electronic books, or e-books. The addition of the electronic library has increased the circulation of e-books sevenfold as the amount of physical circulations decrease.



CIRCULATIONS					
Year	Total Circulations	Circulations (Gettysburg)	% of Circulations (Gettysburg)	Electronic Library	Summer Reading
2005	526,781	302,140	57.4%		
2006	541,387	311,511	57.5%		
2007	572,151	306,607	53.6%		
2008	589,811	334,655	56.7%		
2009	622,580	359,660	57.8%		516
2010	651,759	391,469	60%		772
2011	656,101	400,324	61%		1,157
2012	742,511	491,912	66.2%	4,741	811
2013	724,741	363,889	50.2%	11,958	1,336
2014	712,324	334,784	47%	30,813	1,624

Human Services

Human service organizations provide a broad range of services to meet resident’s needs, as well as improving their quality of life. In order to meet these needs, there are many organizations that handle services such as civic, educational, healthcare, human necessity (food, shelter), and social welfare.

The chart on the following page provides a list of organizations assisting residents with vital social, educational, and physical services. Other organizations also serve the area’s residents, but are not located within the Region.

HUMAN SERVICE ORGANIZATIONS LOCATED IN CENTRAL ADAMS			
Organization Name	Service Provided	Organization Name	Service Provided
ACCESS Head Start	Education	Gettysburg Garden Club	Civic, Environmental
Adams County Arts Council	Education	Gettysburg Hospital Foundation	Healthcare
Adams County Assistance	Healthcare, Utilities, Shelter, Food, Clothing	Healthy Adams Bicycle Pedestrian Action Coalition	Education, Healthcare, Recreation
Adams County Children & Youth Services	Shelter, Healthcare	Healthy Adams County	Healthcare, Education
Adams County Children's Advocacy Center	Education, Child-Welfare	Holiday Family Outreach, Inc	Food, Charity
Adams County Economic Education Foundation	Education	Hospice of the Good Shepherd	Healthcare
Adams County Food Pantries	Food	Interfaith Center for Peace & Justice	Social Services
Adams Co. Habitat for Humanity	Shelter	Keystone Farmworkers Program	Healthcare
Adams County Housing Authority	Shelter	Lincoln Intermediate Unit #12	Education/School
PA Interfaith Community Programs	Shelter	Main Street Gettysburg, Inc	Economic, Historic Preservation, Revitalization
Adams County Literacy Council	Education	Manos Unidas-Hispanic/American Center, Inc	Education
Adams County Office for Aging	Healthcare, Food	Mission of Mercy	Healthcare
Adams County Red Cross	Healthcare/Shelter	Pa Academy of Recording Science	Education/School
Adams County School of Musical Theatre	Education	PA Counseling	Healthcare
Adams County SPCA	Animal Shelter	PA Department of Health- State Health Center	Healthcare
Adams Rescue Mission	Shelter, Food, Clothing	Planned Parenthood; Adams County Family Planning	Healthcare
Adams Youth Advocate	Healthcare	SCCAP Homeless Shelter	Shelter, Healthcare
AIDS Community resource Center	Healthcare	Shining Stars Therapeutic Riding Program	Healthcare
American Cancer Society	Healthcare	South Central Community Action Program, Inc.	Utilities, Healthcare, Food, Clothing
Big Brothers Big Sisters	Social Services	Special Olympics of Pennsylvania	Education, Social Services
Clothing Closet	Clothing	St. Francis Xavier Church	Education/School
Cornerstone Counseling	Healthcare	Survivors, Inc	Healthcare, Shelter, Food
Gettysburg Adventist	Education/School	United Way of Adams Co. Inc.	Shelter, Utilities, Education
Gettysburg C.A.R.E.S.	Shelter, Education	VNA Home Healthcare	Healthcare
Gettysburg Children's Choir	Education, Performance	Wellspan Behavioral Health	Healthcare
Gettysburg Community Soup Kitchen	Food	YWCA of Gettysburg & Adams County	Education



UTILITIES

Maps referenced in this section:

- Map B10 Water Service
- Map B11 Sewer Service
- Map B1 Hydrologic Features
- Map B12 Soil Suitability for On-Lot Systems
- Map B13 Hydrologic Soil Groups
- Map B14 Utilities

Overview

Water and sewer service is a critical component in shaping the character of a community. Water and sewer capacity helps to determine where development or redevelopment can occur, while protecting natural resources and meeting the needs of current and future residents and businesses. For the purpose of this plan, utilities include the status and availability of water supply and sanitary sewerage facilities, stormwater management, telecommunications, and an overview of electric and gas providers will also be reviewed.

Water Supply

In Pennsylvania, water withdrawal is typically regulated under state authority. The Central Adams region lies within two river basins, the Susquehanna River Basin and the Potomac River Basin. The Susquehanna River Basin is governed by the Susquehanna River Basin Commission who, along with the Pennsylvania Department of Environmental Protection (DEP), oversee all major stream withdrawals, ground water withdrawals, and diversions of water for in-basin or out-of-basin use. Any project withdrawing an average of 100,000 gallons or more per day from groundwater, surface water, or a combination of such sources over a 30-day consecutive period falls under the Commission's authority. The Potomac River Basin, in contrast, is a non-regulated basin where the Interstate Commission on the Potomac River Basin serves in an advisory role to DEP and assesses adequacy of the Potomac region's drinking water supply.

The Region's two townships have adopted standards governing water supply at the municipal level. Straban Township reserves the right to require an independent hydrogeological assessment of water withdrawals. Cumberland Township requires a water supply feasibility study and a water resources impact study when a proposed development does not fall under the requirements of DEP or will not be served by a public water system.

Public water distribution systems provide an uninterrupted supply of water to meet the needs of residents, schools, businesses, and other facilities in more densely populated areas. The Gettysburg Municipal Authority (GMA) is the system that supplies public water to Central Adams. There are also eight community water systems that are privately owned and supply water to the residents of a specific development or non-residential and combination sites. These sites are located outside the GMA service area. Castle Hill Mobile Home Park, Oak Village Mobile Home Park, the Adams County Complex, and Round Top Mobile Home Park all operate their own community water systems. The Meadows Property Owners Association recently sold their community water treatment system to the privately owned York Water Company to operate. The York Water Company also purchased and operates the community water treatment system at Lincoln Estates. PA-

American Water operates the community water system at Lake Heritage, which extends into a portion of Straban Township. Timeless Towns of the Americas operates a community water system for the Eisenhower Hotel & Conference Center and Devonshire Village.

WATER SYSTEM INVENTORY (2014)	
System	Population Served
Gettysburg Municipal Authority	11,600
Castle Hill MHP	120
Oak Village MHP	225
The Meadows Community	180
Adams County Facility	427
Lincoln Estates MHP (York Water Co.)	450
Lake Heritage (Pa-American Water)	(only a small area is within the Region)
Round Top MHP	185
Eisenhower Conference Center	760

Gettysburg Municipal Authority (GMA)

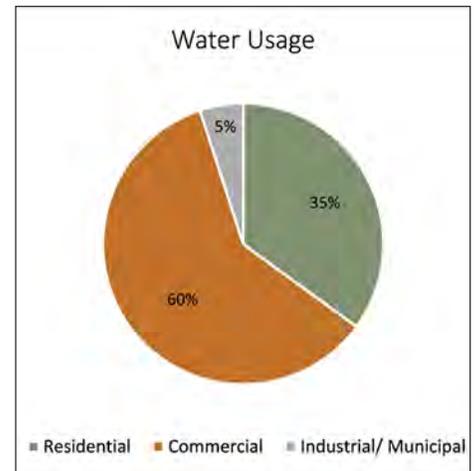
The Gettysburg Municipal Authority (GMA) provides water service to Gettysburg Borough and portions of Cumberland and Straban Townships through an official Agreement for Service. Locations outside of the designated Water Service Area must use individual water supply systems and/or wells governed by township and PA DEP rules and regulations. Individual, on-lot groundwater wells are subject to township well ordinances regulating construction standards.

GMA serves a resident population of 11,600, with 4,150 water service connections (not including fire service connections). Additionally, GMA may service 1 to 2 million tourists who visit the area annually. In 2013, there were 349,909,164 gallons of water sold. Residential usage consumed 122,468,207 gallons or about 35%, commercial users consumed 209,945,498 gallons or about 60% and Industrial and municipal users consumed the remaining 5%, or 17,495,458 gallons of the total amount of water sold.

Tapping fees are assessed for water users based on EDUs, which includes capacity and distribution costs. GMA defines an EDU as a dwelling unit or equivalent dwelling unit based on a usage of 65 gallons per capita per day and 2.56 occupants per household equaling 166 gallons per day.

Gettysburg Municipal Authority obtains its water from surface and groundwater sources. Users within GMA’s system consume approximately 1,368,000 gallons of water per day. The Marsh Creek Water Filtration Treatment Plant, located in Cumberland Township, produces approximately 85% or 1,163,000 gallons of the water used daily from surface water pumped from Marsh Creek. The remaining 15% of the water is produced by six of GMA’s ten ground water wells. Two of the six active wells are located in Gettysburg Borough, while the remaining four active wells are located within Cumberland Township. It is noted that inactive wells may have limitations relating to ground water quality and associated treatment costs, in order to achieve safe drinking water standards.

The Marsh Creek Water Filtration Plant, constructed in 2000, is permitted to produce up to a maximum of 3,100,000 gallons on a daily basis, but not exceeding a 2,300,000 gallon



yearly average. However, under prolonged drought conditions that yield can be reduced to below 1.0 million gallons per day (MGD). The chart below shows the capacities of the six active, permitted wells and the Marsh Creek Plant, as well as potential scenarios limited by dry seasons.

GMA'S CURRENT WATER SUPPLY CAPACITY (MGD)				
Source	Max. Permitted Yield	Dry Season Yield	Yield Without Marsh Creek	Yield Without Largest Active Well
Stream Augmentation Wells 1 & 2 <small>(Low Flow Stream Discharge Only)</small>	-	#1 - 0.36 #2 - 0.54	-	-
Well 2	0.18	0.18	0.18	0.18
Well 3	0.17	0.17	0.17	0.17
Well 4	Not Active	-	-	-
Well 5	Not Active	-	-	-
Well 6	0.35	0.35	0.35	0.35
Well 7	Not Active	-	-	-
Well 8	0.54	0.54	0.54	-
Well 9	0.26	0.26	0.26	0.26
Well 10	0.29	0.29	0.29	0.29
Marsh Creek Plant	2.3/ 3.1	0.90	-	0.90
Total (MGD)	4.09/ 4.89	2.873	1.79	2.15

The water filtration treatment plant obtains raw water from Marsh Creek. The creek's watershed drainage basin above the GMA intake dam consists of approximately 51.8 square miles (33,000 acres). GMA's allocation permit also states that a flow of 6.68 cubic feet per second shall be allowed to pass the intake dam at all times. When low flows exist, GMA can utilize groundwater wells to augment the low stream flows, thus allowing GMA to withdraw the same quantity of surface water from Marsh Creek for water supply as is discharged to Marsh Creek by GMA wells. The quality of the surface water allows for more cost-effective treatment by GMA.

GMA's water system also includes three storage tanks in the form of two 1 million gallon stand pipes and one 600,000 gallon stand pipe. There is a fourth reservoir tank, but it cannot directly feed the system, so its storage is not counted as being readily available. While 3.6 million gallons of storage may be available, only 1.211 million gallons are considered effective storage. Storage is considered effective if it is stored at a hydraulic grade necessary to deliver water at a usable pressure.

GMA currently has an active water allocation permit application before the Pennsylvania Department of Environmental Protection for a proposed connection to the York Water Company. This connection would allow GMA to purchase water from the York Water Company at an initial minimum rate of 125,000 gallons per day and rising to a maximum rate of 2.000 MGD by 2028. This application must also be approved by the Susquehanna River Basin Commission (SRBC) for an inter-basin transfer of water sourced from the Susquehanna River basin and discharged to the Potomac River basin.

Wastewater Management

The majority of public sewer service in Central Adams is provided by GMA and the Cumberland Township Authority (CTA). GMA provides sewer service to Gettysburg Borough, portions of Straban Township, as well as a few locations in Cumberland Township. Cumberland Township Authority provides sewer service solely within Cumberland Township. The White Run Municipal Authority also operates in the Region, serving Lake Heritage, which extends into a small portion of Straban Township.

The Planks Field Subdivision, Castle Mobile Home Park, and Round Top Mobile Home Park operate their own private community wastewater treatment systems. The Timeless Towns of the Americas (TTA) wastewater treatment facility serves the Eisenhower Hotel & Conference Center and Devonshire Village. TTA is under orders from DEP to upgrade their wastewater treatment facility to meet discharge parameters. TTA intends to construct a new treatment facility in the near future. The private systems providing sewer service to the communities or businesses for which they were constructed for are not anticipated to expand their capacity.

Owners and operators of wastewater treatment facilities are required by Chapter 94 of the Pennsylvania Code to project, plan, and manage future hydraulic, organic, and industrial waste loadings. These Chapter 94 reports are meant to prevent the occurrence of overloaded treatment plants, limit additional extensions and connections to an overloaded sewer system, improve opportunities to prevent or reduce the volume and toxicity of industrial wastes generated and discharged to treatment facilities, and recycle and reuse municipal and industrial wastewater and sludge.

Gettysburg Municipal Authority (GMA)

Gettysburg Municipal Authority (GMA) provides sewer service to a customer base of 11,500 people in the Region. GMA operates two wastewater treatment plants (WWTPs), one in the Borough of Gettysburg and one in the Hunterstown area of Straban Township. The Hunterstown Wastewater Treatment Plant provides sewer service to the Hunterstown area, including the Adams County Complex, Oak Village Mobile Home Park, NRG, and Ag Com.

A tapping fee is collected for sewer service users based upon equivalent dwelling units or EDUs, which includes capacity and collection costs. GMA defines an EDU as a dwelling unit or equivalent dwelling unit based on a usage of 90 gallons per capita, per day, and 2.56 occupants per household equaling 230 gallons per day.

GETTYSBURG MUNICIPAL AUTHORITY WWTP CAPACITY			
System Customer	Capacity Allocation gallons/day	Current Capacity Usage gallons/day	Remaining Capacity gallons/day
Gettysburg Area	3,000,000	1,654,000	880,000
Hunterstown Plant Total	232,000	105,250	126,750
Adams County	110,000	25,000	85,000
Generating Station (NRG)	65,000	44,000	21,000
Oak Village	19,200	13,800	5,400
Hunterstown Area	30,800	17,700	13,100
Ag Com	7,000	4,750	2,250



GMA Waste Water Treatment Plant - Gettysburg

GMA's daily permitted capacity at the Gettysburg WWTP is 3,000,000 gallons per day. On average, 1.654 MGD of sewage is collected and treated with the effluent discharged into Rock Creek. Currently, the Gettysburg WWTP has 0.880 MGD of capacity available. The treatment plant may experience collection system issues during wet weather flows and therefore must allow for exceedances in current capacity. This accounts for the discrepancy between current and remaining capacity.

In 2012, GMA completed an expansion and plant upgrade to the Gettysburg WWTP. This expansion and upgrade added biological nutrient removal technology to meet required nutrient reductions for nitrogen and phosphorus as part of the Chesapeake Bay initiative. The expansion added an additional 20% to the plant capacity, or 0.55 MGD, to meet future growth. Most of this new capacity was targeted for use in Straban Township. The upgrade also improved the processing and storage of biosolids, with the addition of centrifuge equipment to dewater the sludge.

The discrepancy in EDU usage of water at 166 gallons per day versus sewage at 230 gallons per day is to account for inflow and infiltration (I&I) issues. Inflow and infiltration is groundwater and stormwater that improperly enter into wastewater treatment systems, which causes an increase in the hydraulic load to the system. Inflow can be caused by such things as roof drains and downspouts that flow directly into a sanitary sewer system or stormwater that flows through holes in manholes covers. Infiltration is generally caused by groundwater that enters the system through cracks in pipes or leaks in manholes. Sanitary sewer overflows can occur as a result of inflow and infiltration because the excess water entering the system dilutes the sewage and may cause sewage volumes to exceed design capacity. When stormwater and groundwater enter the sanitary sewer system, they must be treated as wastewater. In 2013, GMA completed corrective actions including rehabilitation of manholes and sewer pipe replacements to address I&I problems. This work is ongoing.

GMA Waste Water Treatment Plant - Hunterstown

The Hunterstown Waste Water Treatment Plant was built by the Hunterstown Generating Station (NRG) and Adams County to accommodate the projected development needs at the County's site, Oak Village Mobile Home Park, and the area surrounding Hunterstown Village. The capacity of the plant was allocated based upon these projected needs. The plant discharges into Beaverdam Creek. The annual hydraulic load from 2013 was 0.111 MGD, or one-half the capacity of the system (0.232 MGD). The permitted organic load capacity of the plant is 750 pounds per day. In 2013, the average annual organic load was 126 pounds per day.

There have been no increases in the number of EDU connections to the Hunterstown plant since 2001, when Ag Com was added. The waste water treatment plant was rerated from 0.225 MGD to 0.232 MGD, based on actual performance data. The Hunterstown WWTP is capable of expanding capacity, if required. However, there is no additional growth expected in the next five-years within the Hunterstown service area.

GMA Pump Stations

GMA maintains four pumping stations and one wet-weather flow transfer pumping station for their primary system centered around Gettysburg. GMA experiences collection system capacity issues during wet weather flows.

The Route 30 pump station is located just east of Rock Creek in Straban Township.

The Woodcrest Pump Station is located at the cul-de-sac of Hills Drive in Cumberland Township. The Twin Oaks pump station is located in the rear of the HACC campus, along Stevens Run, in Cumberland Township. The Straban East pump station is located in the Commerce Park in Straban Township. A new pumping station located along Route 97 is owned by the Cumberland Township Authority, but discharges to GMA's system. GMA also has a diversion station, located at Reynolds Avenue in Gettysburg Borough, with a capacity of 0.500 MGD to help relieve high flows from the Rock Creek interceptor by pumping the flow to the Culp's Run interceptor.

The Twin Oaks pump station is in need of an upgrade, due to wet weather flow issues. There are plans to upgrade and expand this station to approximately 0.75 MGD to handle wet weather flows and projected future development. This upgrade and expansion will be financed (per developer agreements) by contributions from the proposed Willows of Gettysburg and Kortney Meadows developments.

The Straban East and Route 97 pumping stations both have available capacity.

The Hunterstown WWTP collection and conveyance system includes three pump stations. They are located on Route 394, at the NRG plant, and at the Oak Village MHP. There are no known areas of the collection system where conveyance capacity is exceeded, or will be exceeded, in the next five years.

GMA PUMPING STATION CAPACITIES				
Pumping Station	Rated Capacity (MGD)	Average Flow (MGD)	Maximum Flow (MGD)	Projected Max. Flow (MGD)
Straban Twp - Route 30	0.572	0.147	0.533	0.434
Woodcrest	0.305	0.043	0.306 (est.)	0.305
Twin Oaks	0.552	0.141	0.526 (est.)	0.552
Straban East	0.400	0.044	0.087	0.100
Route 97 (owned by CTA)	0.288	0.016	0.021	0.022
Hunterstown-Route 394	0.684	0.090	0.223	0.175
Hunterstown - NRG	0.604	0.092	0.209	0.200
Hunterstown-Oak village MHP	0.115	0.014	0.038	0.031

Wet weather flows may exceed the current capacities of several interceptors in the collection system. The existing interceptor system consists of two pipes known as the Stevens Run and Rock Creek interceptors, which run parallel to each other. A single, larger interceptor will replace the current parallel interceptors. This project will provide sufficient capacity to handle future projected growth, as well as peak wet weather flows. This work is expected to be completed in 2016.

Biosolid Disposal

The resulting wastewater solids generated by GMA's treatment process are stabilized by the aerobic digestion process and dewatered by centrifuges. The centrifuges are rotating assemblies which separate solids from liquids to produce the highest possible cake solids. The solids are then applied to two farms within the Central Adams region. These farms are permitted by DEP solely for land application by GMA. In 2013, the WWTP processed and applied 360 dry metric tons of sludge to the land. The aerobically digested wastewater solids from the Hunterstown plant are transported to the GMA facility for dewatering

by the centrifuges. In 2013, the Hunterstown WWTP produced 16.114 dry metric tons of sludge, which were applied on the permitted farms.

Cumberland Township Authority

Cumberland Township Authority (CTA) provides sewer service through its North and South Waste Water Treatment Plants. CTA charges a tapping fee and calculates an EDU (service connection point) at 270 gallons per day. CTA’s tapping fee for the North and South Plants increases if a user requires a grinder pump. In order to reduce the harmful effects of fats, oils and grease to the system, CTA requires applicable commercial establishments to install complete grease recovery units and submit reporting for verification.

CUMBERLAND TOWNSHIP AUTHORITY WWTP CAPACITY			
System Customer	Capacity Allocation gallons/day	Current Capacity Usage gallons/day	Remaining Capacity gallons/day
CTA North	500,000	197,000	303,000
CTA South	650,000	284,800	365,200

CTA North Waste Water Treatment Plant

The North WWTP is located just off of Table Rock Road near Rock Creek. The plant has a total of 811.5 EDUs and discharges into Rock Creek. Service areas include: Grand View Terrace, Longview Terrace, The Meadows, Patriot’s Choice, Misty Ridge, White Oak Trail, Oakland Estates, PA Route 34 North, Gettysburg View, Roselawn, and areas in the vicinity of Table Rock Road.

The WWTP was upgraded in 2003 to its current hydraulic load capacity of 0.500 MGD. The average annual hydraulic load in 2013, or current usage, was 0.197 MGD. The treatment plant has approximately 61% of the design capacity remaining. The permitted organic load capacity of the plant is 1,251 pounds per day. In 2013, the average annual organic load was 349.2 pounds per day. The closing of Schindler Elevator Plant and Herff Jones in 2013 and 2014, respectively, effectively stopped the discharge of treated industrial process water into the plant.

CTA South Waste Water Treatment Plant

The South WWTP is located south of Route 116, near Willoughby Run. The plant has a total of 1,396 EDUs and discharges into Willoughby Run. Service areas include the developments of Twin Lakes, Twin Lakes II, Twin Lakes West, Cumberland Village, Woodcrest, Camelot, Cannon Ridge, Deatrick Village, Fox Ridge, Ridgeview, Lincoln Estates, Gettysburg Campground, and sections of Route 116 and Route 30.

The WWTP was upgraded in 2003 to its current hydraulic load capacity of 0.650 MGD. The average annual hydraulic load in 2013, or current usage, was 0.2848 MGD. The treatment plant has approximately 56% of the design capacity remaining. The permitted organic load capacity is 1,355 pounds (BOD) per day. The average annual organic load in 2013 was 443.8 pounds per day.

CTA Pump Stations

The CTA North WWTP collection and conveyance system includes three pump stations located on Route 34, Boyd’s School Road, and in Pickett’s Choice. All the pump stations have adequate capacity to handle projected flows. The CTA South WWTP collection and conveyance system also includes three active pump stations which are located on Red-

ding Lane, Willoughby Run Road, and Old Mill Road. The pump stations previously located at Lincoln Estates and Twin Lakes West were decommissioned as a result of the new Willoughby Run Road and Old Mill Road pump stations that were placed into service in December 2013.

CTA PUMPING STATION CAPACITIES				
Pumping Station	Rated Capacity (MGD)	Average Flow (MGD)	Maximum Flow (MGD)	Projected Max. Flow (MGD)
North - Route 34	0.461	0.100	0.125	0.147
North - Boyd's School Road	0.144	0.038	0.061	0.061
North - Pickett's Choice	0.216	0.001	0.001	0.015
South - Redding Lane	0.144	0.023	0.039	0.039
South - Willoughby Run Road	1.51	0.184	0.299	0.347
South - Old Mill Road	0.720	0.065	0.108	0.132

Biosolid Disposal

The wastewater solids generated by CTA's wastewater treatment process at the North and South WWTPs are blended in an aerobic holding tank. The blended product is applied to agricultural lands within Cumberland Township as part of CTA's agricultural utilization program. In 2013, approximately 626,500 gallons of treated biosolids residuals, or 43.48 dry tons were applied to two farms permitted by PA DEP. The North Plant produced 416,500 gallons for land application and the remaining 230,000 gallons were produced by the South Plant.

White Run Municipal Authority

The White Run Municipal Authority primarily serves the residents of Lake Heritage and the Outlets Shoppes at Gettysburg, along with other residences in Mount Joy Township. Straban Township has representation on the Authority, and although the current service area within Straban Township is fairly small, there is potential to serve several larger properties, if those areas develop in the future.

On-Lot Sewage Disposal

Areas of Central Adams that are outside of designated public sewer service areas must use private community treatment systems or individual on-lot sewage disposal systems. These systems are governed by state regulations and permitted by the townships, in accordance with the Pennsylvania Sewage Facilities Act and the municipalities' individual Sewage Facilities Plan, also known as Act 537 Plans.

On-lot sewage disposal consists of a three-stage system: a septic tank for collection of solids, distribution piping, and the absorption area where soil microbes treat the wastewater. Over 75% of the soils in Central Adams are classified as part of Hydrologic Soil Group C or D. This classification means these soils have slow infiltration rates and limited percolation rates, which may potentially impact the viability of on-lot sewage systems.

Soils are also classified by their suitability for on-lot sewage disposal. According to this classification, 94% of the Region's soils are considered very limited for on-lot sewage disposal. Cumberland Township's Act 537 Plan states that almost the entire Township is classified as being unsuitable or severely limited for on-lot sewage disposal. Straban Township's Act 537 Plan also states that the dominant soil types within the Township are



not suitable for on-lot disposal, but with adequately sized lots a suitable percolation site for a primary and backup system may be possible. Elevated sand mound systems and small flow treatment system technologies are often required for sites with such soil limitations.

On-Lot Management Programs

Straban Township's Act 537 Plan evaluated the need to implement an on-lot management program for the purpose of preventing potential water pollution and hazards to public health caused by improper treatment and disposal of sewage. In 2007, Straban Township implemented three sewage management districts to provide for the periodic inspection, pumping, and maintenance of on-lot sewage systems on a reoccurring three-year cycle. The Township notifies property owners within each sewage management district who are served by an on-lot sewage system that their system must be pumped and inspected within 12 months. Cumberland Township does not currently have an on-lot management program.

Stormwater Management

The alteration of natural land cover and contours to accommodate new land uses may result in decreased infiltration capabilities and increased rates of stormwater runoff and volume. The goal of stormwater management is to prevent, or mitigate, the impacts resulting from the conveyance of excessive rates and volumes of stormwater runoff to prevent flooding, erosion, and water pollution.

Stormwater runoff may be considered a "point source" if it travels through a conveyance system, like Gettysburg's stormwater drainage system, and is regulated under a permit program. Runoff can also be considered a "non-point source" when it travels across a surface, like agricultural runoff or sheet flow from a parking lot, which may pick up pollutants along the way. Much of the stormwater runoff is discharged into bodies of water untreated.

Stormwater management systems are designed to manage flooding conditions, water quality, and erosion problems from stormwater runoff. Stormwater management techniques may be considered nonstructural (i.e. utilizing and preserving natural drainage systems and vegetation, including streams, ponds, wetlands, etc.) or structural (i.e. utilizing constructed improvements, like curbs, gutters, piping, and detention ponds). These control measures serve to infiltrate, slow down, and drain runoff where flooding or severe erosion problems could exist.

Regional Stormwater Issues

The primary stormwater issue facing Gettysburg Borough is flash flooding caused by runoff from impervious surfaces. The Borough's stormwater drainage system conducts stormwater runoff from the entire Borough directly into Stevens Run, a tributary to Rock Creek. The Borough has repeatedly incurred damages from the flooding of Stevens Run.

In 1996, The U.S. Army Corps of Engineers investigated flooding in the Stevens Run watershed, as the result of a catastrophic flood that caused millions of dollars in damages. In 2001, the Army Corps of Engineers conducted a technical analysis of Gettysburg's stormwater drainage system. The Army Corps investigated the causes of flood-related problems associated with Stevens Run, as well as the hydrologic and hydraulic conditions relative to growth and development within the Borough. The study determined that the

stormwater drainage system in several areas of the Borough has insufficient capacity to convey water during 10-year or larger storm events.

The Army Corps and the Federal Emergency Management Agency (FEMA) are currently studying Stevens Run and Culps Run relative to the recurring flooding problems and may possibly redefine the flood risk boundaries. This action will have an impact on flood plain management and flood insurance rate maps.

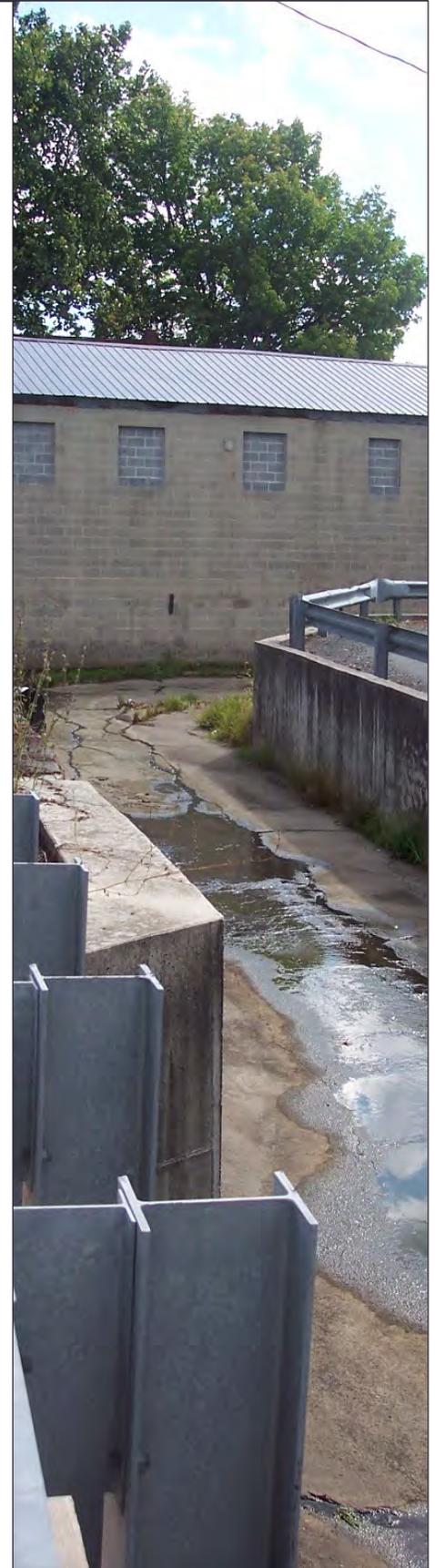
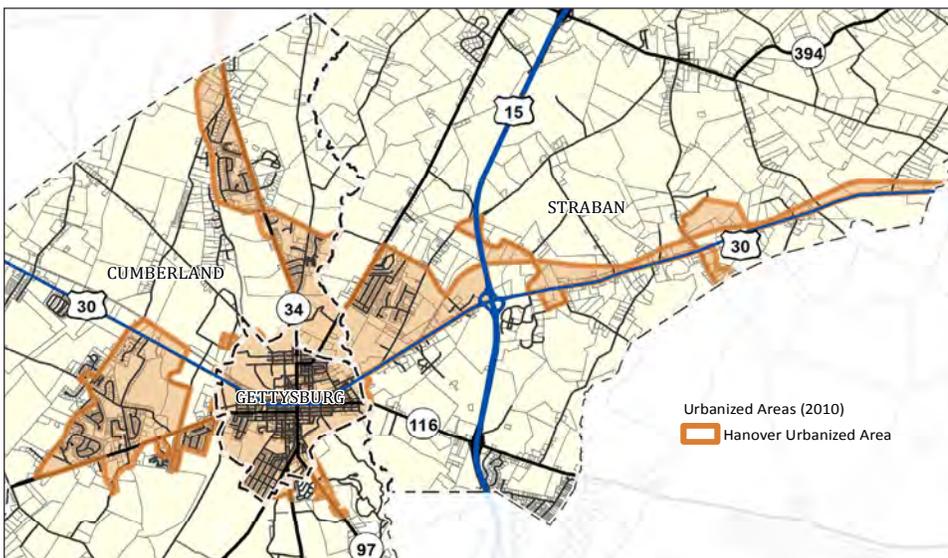
Flash flooding from paved surfaces is also a problem in areas of Cumberland and Straban Townships. Most notably, the Gettysburg campus of the Harrisburg Area Community College in Cumberland Township has been subject to periodic flood events. In 2007, HACC addressed stormwater quality and volume issues by incorporating several Best Management Practices (BMPs) into a new stormwater handling system. These BMPs included porous parking pavement on a portion of their site, as well as small bio-retention basins in other areas of their parking lot, replacing concrete sidewalks with sidewalks that allow better infiltration, installing rain gardens, and disconnecting the roof drains in an attempt to slow the flow of water to Rock Creek.

Many of the soils in the Central Adams region have limited absorptive capability to infiltrate stormwater, but can be successfully amended to meet performance goals and promote groundwater recharge.

Stormwater Management Planning

The Pennsylvania Storm Water Management Act (Act 167) requires Counties to prepare and adopt Stormwater Management Plans. The Act also requires municipalities to adopt and implement stormwater management ordinances consistent with the County's Plan. Adams County adopted a county-wide stormwater management plan in 2011. The municipalities within the Central Adams region have adopted stormwater management ordinances that are consistent with the Adams County Stormwater Management Plan.

After the 2010 Census, the Hanover Urbanized Area was extended into Adams County along Route 30 to include the area around Gettysburg and developed areas of Cumberland and Straban Townships. The U.S. Census Bureau defines an Urbanized Area as a densely developed territory that contains 50,000 or more people. As a result of this designation,



portions of the Central Adams region are now required to obtain National Pollutant Discharge Elimination System (NPDES) permit coverage for discharges of stormwater from municipal storm sewer systems. This permit is administered through the PA DEP's Municipal Separate Storm Sewer System (MS4) Program.

One of the requirements of the NPDES permit is the development and implementation of a comprehensive Stormwater Management Program by the municipalities within the urbanized areas. The areas within the Hanover Urbanized Area are highlighted in the map on the previous page. The Program provides details on stormwater utility locations, capacity and deficiencies, and will evaluate the system under present conditions. The Program also identifies remedies where problems may exist, or are likely to develop, as the Region grows. The three municipalities in the Central Adams region worked with their municipal engineers to applying for MS4 permits in 2017.

Gettysburg Borough will implement additional stormwater improvements through a grant for "green" enhancements to Race Horse Alley as a component of the Gettysburg Inner Loop.

Telecommunications

Mobile and land-based telecommunication services provide for the wireless transmission of voice and data, which include cellular and personal communications services, wireless Internet services, and mobile radio communication. These services operate from wireless networks that depend upon antenna devices and related equipment to transmit from a sender to receiver(s). These services are generally perceived as a public utility which benefit the community and enhance economic vitality, but for the most part are provided by the private sector.

Adams County, in conjunction with Destination Gettysburg and several downtown businesses, was part of a pilot program to offer free public wi-fi in downtown Gettysburg during the summer of 2015. Due to the success of this project, additional entities, businesses, and municipalities are being considered for future wireless projects. Residents, visitors, and employees still continue to use the free public wi-fi in Gettysburg.

The growing need for mobile telephone and wireless internet services has created a demand for new facilities and structures to ensure a cohesive telecommunications infrastructure. A telecommunications facility is generally defined as a facility, site, or location that contains antennas, telecommunications towers, and all the related equipment and site improvements that provide for transmitting, receiving, or relaying telecommunications signals.

Fiber Optic is not readily available in the Central Adams region but is becoming increasingly prevalent in governmental, commercial, and industrial systems to ensure a high data rate, while minimizing electrical interference. Fiber optic cables can carry very wide bandwidth signals. In commercial systems, fiber optic cable often carries a mixture of signal types, including voice, video, and data all on the same fiber.

Electricity

In the Region there are two types of retail electricity providers. An investor-owned corporation and a member-owned cooperative. Each of these utility companies distribute electricity within a defined service area. Met-Ed is an operating company under the FirstEnergy Corporation, while Adams Electric Cooperative operates as a not-for-profit utility service. Each provider maintains its own system of transmission lines.

Natural Gas

There are two companies with natural gas transmission lines crossing the Region. Columbia Gas of Pennsylvania is an energy-distribution company of NiSource Inc. which provides natural gas to many parts of the Central Adams region. A branch of the Texas Eastern natural gas transmission line, which traverses northern Adams County, also crosses into the Region. This distribution line runs directly into the NRG substation, which uses the gas to produce electricity. This substation comes online when demand is high to produce electricity for the grid.





HOUSING

Overview

Understanding current trends within the housing sector is critical in terms of developing appropriate policies and programs to ensure that adequate housing is available for current and future residents. A variety of data regarding housing status is presented in order to understand the current condition of the housing section. Information related to number of households, quality, quantity, and cost of housing are presented, with a particular focus on housing affordability. In addition, information regarding building activity is presented to evaluate whether the new housing being produced is consistent with the anticipated housing needs of current residents. The following text summarizes the tables found at the end of the section beginning on [page A53](#).

Number of Households

All municipalities within the Central Adams region have seen increases in the number of households from 1990 to 2010, as shown in the Households table on [page A10](#) of the Demographics Section. Concurrently, all three municipalities have seen reductions in the average household size, consistent with Adams County as a whole. This reduction implies that the Region is experiencing changes in terms of household composition, with potentially growing numbers of households without children, older households, and non-family households. This observation is consistent with the population, age, and household information presented in the Demographics section.

Housing Characteristics

Housing Occupancy

Housing occupancy details the extent to which existing housing units are currently occupied. Occupancy and vacancy rates for Central Adams are comparable to that of Adams County, at approximately 92.5% and 7.5% respectively. The vacancy rates in Cumberland Township and Gettysburg Borough are somewhat higher than the overall county rate, while the vacancy rate in Straban Township is significantly lower. A vacancy rate of 5% is often considered an indication of where available housing supply meets current housing demand. The current 7.5% vacancy rate for all dwelling units (owner-occupied and rental) may indicate a modest over-supply of housing units. This may be a result of lingering effects of the recession of the previous decade.

Housing Tenure

Housing tenure measures the percentage of households that reside in owner-occupied and renter-occupied housing units. The Central Adams region has a higher proportion of renter-occupied housing than that of Adams County as a whole. Gettysburg Borough primarily contributes to the higher rental occupancy rate. The owner-occupancy rate in Gettysburg is 38.5%, which is significantly below that of the two townships, but comparable to patterns found in many Pennsylvania boroughs.

Units in Structure

Measuring the number of individual dwelling units within a given structure provides a means of evaluating the existing range of dwelling unit types. The majority of dwelling units

within Central Adams (63%) are 1-unit detached (also known as single-family detached units). However, this percentage is significantly less than the 75% figure reported for Adams County as a whole. This difference can be attributed to the higher percentage of other housing types in Gettysburg Borough. The relatively high percentages of 1-unit attached (townhouses or rowhomes), 2 unit structures (duplexes), and apartment buildings (3 units or more) in Gettysburg raises the overall percentages of non-single-family detached units for the Region.

Year Structure Built

The housing stock within the Region is somewhat older than that of Adams County. The percentage of homes built between 1980 and 2010 was less than the County, while the percentage of homes built in Central Adams prior to 1980 was higher than the countywide percentage. Gettysburg Borough accounts for much of the older housing stock, and it is noted that more than half of the dwelling units in the Borough (55%) were built prior to 1939. The age of housing stock within the two townships more closely resembles that of the County as a whole. Yet, both townships have somewhat fewer units built from 1990 to present than the County as a whole, with higher percentages of units constructed between 1950 and 1989. Only Cumberland Township shows a percentage of housing stock built more recently than 2000 that exceeds the County percentage. This can be attributed to the construction of several new housing developments in central and northern Cumberland Township over the past two decades.

Bedrooms

Central Adams is generally characterized by higher percentages of housing with fewer bedrooms (2 or less) than the County as a whole. Proportionally, Adams County has more dwelling units with 3 or more bedrooms than the Region. Therefore, housing sizes are generally smaller in Central Adams than in the County as a whole. Of the three municipalities, Straban Township most closely approximates the number of bedrooms pattern of the County. Cumberland Township has a modestly higher proportion of units with two or fewer bedrooms, while Gettysburg Borough has significantly higher percentages of fewer bedroom dwellings than the County as a whole.

Financial Housing Characteristics

A variety of financial housing information is also presented, which includes housing value for owner-occupied dwelling units, housing costs associated with home ownership as related to household income, and gross rents related to household income. This type of information provides insights into the housing market and whether housing within Central Adams is affordable for the area's residents.

Value

The median value of owner-occupied housing within Central Adams is \$217,000, which is significantly higher than the median value for housing in Adams County which is estimated at \$194,100. This figure is directly related to data confirming that the Region has proportionally more owner-occupied housing units with values of \$200,000 or more. This pattern is driven by the higher housing values in the two townships where the median housing value are \$228,700 in Cumberland and \$222,800 in Straban. Housing values in Gettysburg Borough more closely replicate the housing value pattern for the County, yet the median value in Gettysburg is still over \$5,000 more than the countywide figure.





Owner-Occupied Affordability

The information for households with a mortgage is particularly important, as this data measures whether existing housing and housing being constructed is affordable for local residents. In all three municipalities, over half of owner-occupied households spend less than 25% of their monthly income on housing. However, approximately 34% of households in Central Adams spend more than 30% of their monthly income on housing costs. Of the three municipalities, Straban Township and Gettysburg Borough have the highest percentages (36% and 35% respectively) in this category. While housing costs may be within the means of many households, housing affordability remains a concern for over a third of the households in Central Adams.

Costs are also measured for those households not carrying a mortgage. At both the Regional and County level, approximately 85% of households without a mortgage have housing costs that are less than 30% of monthly household income. Still, nearly one in seven households without a mortgage face housing costs that exceed 30% of monthly household income, which indicates that affordability issues remain for many households even when mortgages are satisfied.

Rental Affordability

The median rent within Central Adams is \$828, which is comparable to that of Adams County at \$844. Over 65% of the Region's rental units exceed \$750 per month. Rents in Cumberland Township are higher than that of the overall Region, where median rent is \$924. In Gettysburg Borough rents are lower, where median rent is \$730. At these levels, rental affordability may become a significant issue for many households within the Region. Within the individual municipalities, more than 50% of all households that rent spend more than 30% of their income on housing costs. Housing affordability may be a more significant issue for renters, compared to households that own homes.

Housing Market

Understanding current trends within the housing market is essential when developing municipal policies and recommendations regarding housing. The following provides an evaluation of housing construction and home sales.

Home Construction

Data related to new home construction is presented and analyzed in two ways - through building permits and evaluating residential developments that have been constructed, or are under construction, within the Region. The building permits are those issued by the County Tax Services Department for new residential units, which are a fairly certain indicator that the unit will be built. The data related to specific residential developments is obtained through several sources, including information provided on submitted subdivision and land development plans, sales price and related data provided by Tax Services, as well as Office of Planning and Development databases.

Over the past 30 years, a variety of residential development types have been constructed, or are in the process of being constructed. A significant percentage of the overall number of new dwelling units are located within planned residential developments in Cumberland Township. These new dwelling units are primarily single-family detached residences. Based on building permits issued for new homes, Central Adams, namely Cumberland Township, has been absorbing almost a quarter of the permits issued countywide since 2010.

Construction Pipeline

Data regarding active, approved, and proposed residential development projects provides insight into the market for new residential units. Active developments are those projects currently under construction. Approved developments represent projects that have received municipal approvals, but where construction has not yet begun. Proposed developments include those projects that are currently under review by the municipality. A variety of developments, both active and approved, are restricted to specific market components (such as low-to-moderate income or age-qualified). The majority of residential development projects in the construction pipeline are located in Cumberland and Straban Townships.

The active developments, including those that are qualification restricted, are building out, albeit slowly. Many projects, such as Cannon Ridge and Plank's Field, are only three-quarters complete, even though the projects were initially proposed over a decade ago. These projects include mostly single-family detached residences. Two projects, Cambridge Crossing and Misty Ridge, have substantially larger portions of the units remaining to be constructed. These projects include mostly attached forms of housing (either townhouses or apartments). At the end of 2015, a total of 353 dwelling units from active projects remained to be constructed, and approximately 75% of these are attached units. These 353 units are projected to be completed within the next 10 years, assuming each project continues to build out at its current rate of construction.

Approved and proposed developments include approximately 3,000 proposed dwelling units, the majority of which are intended to be single-family detached dwellings. Approximately two-thirds of these dwelling units are proposed for the Discovery Gettysburg development, an age-qualified proposal in Straban Township. Even discounting Discovery Gettysburg, nearly 1,000 other dwelling units remain in the residential development pipeline. These 1,000 units alone are projected to take between 10 and 20 years to construct, assuming that construction rates for the proposed projects are comparable to similar active projects. It is assumed that Discovery Gettysburg will build out at a rate of 100 dwelling units per year, if the project is initiated.

Home Sales

The number of homes sold and median sale price are for any type of home sold by a Realtor® in Central Adams as based on data provided by the Realtors Association of York and Adams Counties (RAYAC). Over 15% of all the homes sold in Adams County were sold in Central Adams between 2010 and 2014. The median sale price in the Region has consistently been higher than the median sale price of homes sold countywide.

In all three municipalities, the highest number of dwelling units sold by the type of unit were single-family detached, averaging about 78%. The ownership market for types of housing, other than single-family detached, is much smaller in the Region. In all three municipalities, sales of single-family detached homes significantly exceeded sales for other housing types. In fact, in Straban Township, no sales of semi-detached or attached housing units were reported sold between 2010 and 2014. The relatively small number of such units sold in any given year may limit the degree of confidence that these figures accurately reflect the demand for dwelling units other than single-family detached.

The median sale price between the three municipalities for single-family detached residences varied substantially between 2006 and 2014. With the exception of 2006 and 2010, median sale prices in Cumberland were typically the highest, and at levels consistently above the median housing value of the Central Adams region. Median sale

price for single-family detached dwellings in Gettysburg and Straban vary between 2006 and 2014.

The median sale price for semi-detached or attached units is lower in all reporting years than for single-family detached units. For both Cumberland and Gettysburg, the average sale price has trended upward during the reporting period. However, on average, the median sale price for such units in Gettysburg is at least \$50,000 less than the median sale price in Cumberland. In fact, in Cumberland, the median sale price for semi-detached units often exceeds the median sales price for all housing in Adams County. It is apparent that there is significant variation in the sales price for semi-detached or attached units even though the number of sales is relatively low.

The average sale price of the housing units sold over the last ten years in new residential developments reveals a significant characteristic of the local housing market. Most of the developments in the Region have an average sale price exceeding \$200,000. Thus, most of the dwelling units that have either recently been constructed or are under construction are being sold at more than the 2014 median housing value of Adams County.

Information related to average days on the market also provides insight into the housing market. For all dwelling units sold through a Realtor between 2006 and 2014, the average days on the market within the Region was less in comparison to the County. During the time period of 2006 and 2014, the average number of days on the market may have peaked between 2011 - 2012. During 2013 and 2014, the days on the market have declined to averages similar to 2009 and 2010.

Housing Characteristics

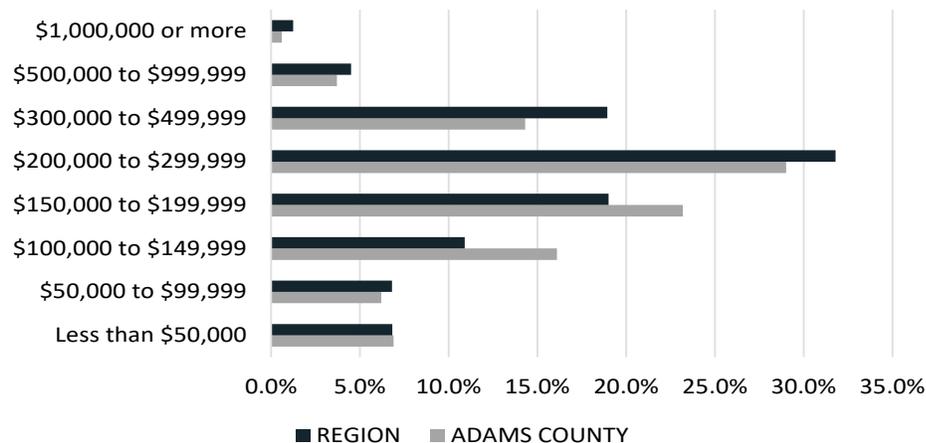
HOUSING CHARACTERISTICS	CUMBERLAND TWP		GETTYSBURG BORO		STRABAN TWP		REGION		ADAMS COUNTY	
	2014 Est	Percent	2014 Est	Percent	2014 Est	Percent	2014 Est	Percent	2014 Est	Percent
Total housing units	2,675	(X)	2,480	(X)	1,898	(X)	7,053	(X)	41,078	(X)
Occupied housing units	2,458	91.9%	2,235	90.1%	1,813	95.5%	6,506	92.5%	37,956	92.4%
Vacant housing units	217	8.1%	245	9.9%	85	4.5%	547	7.5%	3,122	7.6%
UNITS IN STRUCTURE										
1-unit, detached	2,004	74.9%	850	34.3%	1,518	80.0%	4,372	63.1%	30,774	74.9%
1-unit, attached	219	8.2%	492	19.8%	56	3.0%	767	10.3%	3,127	7.6%
2 units	22	0.8%	471	19.0%	12	0.6%	505	6.8%	1,343	3.3%
3 or 4 units	51	1.9%	250	10.1%	68	3.6%	369	5.2%	1,088	2.6%
5 to 9 units	120	4.5%	145	5.8%	35	1.8%	300	4.0%	803	2.0%
10 to 19 units	11	0.4%	35	1.4%	15	0.8%	61	0.9%	217	0.5%
20 or more units	15	0.6%	208	8.4%	22	1.2%	245	3.4%	619	1.5%
Mobile home	233	8.7%	29	1.2%	172	9.1%	434	6.3%	3,107	7.6%
YEAR STRUCTURE BUILT										
Built 2010 or later	45	1.7%	15	0.6%	8	0.4%	68	0.9%	248	0.6%
Built 2000 to 2009	468	17.5%	76	3.1%	229	12.1%	773	10.9%	6,317	15.4%
Built 1990 to 1999	338	12.6%	137	5.5%	222	11.7%	697	9.9%	6,993	17.0%
Built 1980 to 1989	376	14.1%	126	5.1%	319	16.8%	821	12.0%	5,890	14.3%
Built 1970 to 1979	502	18.8%	206	8.3%	282	14.9%	990	14.0%	5,443	13.3%
Built 1960 to 1969	317	11.9%	99	4.0%	250	13.2%	666	9.7%	2,938	7.2%
Built 1950 to 1959	267	10.0%	315	12.7%	206	10.9%	788	11.2%	3,540	8.6%
Built 1940 to 1949	83	3.1%	150	6.0%	76	4.0%	309	4.4%	1,679	4.1%
Built 1939 or earlier	279	10.4%	1,356	54.7%	306	16.1%	1,941	27.1%	8,030	19.5%
Median rooms	6.7	(X)	5.1	(X)	6.2	(X)	6.0	(X)	6.1	(X)
BEDROOMS										
No bedroom	10	0.40%	74	3.00%	21	1.10%	105	1.5%	354	0.90%
1 bedroom	101	3.80%	623	25.10%	72	3.80%	796	10.9%	2,601	6.30%
2 bedrooms	599	22.40%	663	26.70%	399	21.00%	1,661	23.4%	7,700	18.70%
3 bedrooms	1,228	45.90%	724	29.20%	993	52.30%	2,945	42.5%	21,657	52.70%
4 bedrooms	569	21.30%	267	10.80%	305	16.10%	1,141	16.1%	7,067	17.20%
5 or more bedrooms	168	6.30%	129	5.20%	108	5.70%	405	5.7%	1,699	4.10%
HOUSING TENURE										
Owner-occupied	1,994	81.10%	860	38.50%	1,311	72.30%	4,165	64.0%	29,200	76.90%
Renter-occupied	464	18.90%	1,375	61.50%	502	27.70%	2,341	36.0%	8,756	23.10%

U.S. Census Bureau, 2014 ACS 5-Year Estimates

Appendix | A6 Housing

FINANCIAL HOUSING CHARACTERISTICS	CUMBERLAND TWP		GETTYSBURG BORO		STRABAN TWP		REGION		ADAMS COUNTY	
	2014 Est	%	2014 Est	%	2014 Est	%	2014 Est	%	2014 Est	%
Owner-occupied units	1,994	(X)	860	(X)	1,311	(X)	4,165	(X)	29,200	(X)
(Value) Less than \$50,000	197	9.9%	21	2.4%	107	8.2%	325	6.8%	2,024	6.9%
\$50,000 to \$99,999	117	5.9%	46	5.3%	120	9.2%	283	6.8%	1,823	6.2%
\$100,000 to \$149,999	175	8.8%	152	17.7%	81	6.2%	408	10.9%	4,706	16.1%
\$150,000 to \$199,999	324	16.2%	213	24.8%	210	16.0%	747	19.0%	6,783	23.2%
\$200,000 to \$299,999	492	24.7%	264	30.7%	525	40.0%	1,281	31.8%	8,465	29.0%
\$300,000 to \$499,999	516	25.9%	137	15.9%	197	15.0%	850	18.9%	4,163	14.3%
\$500,000 to \$999,999	123	6.2%	27	3.1%	55	4.2%	205	4.5%	1,073	3.7%
\$1,000,000 or more	50	2.5%	0	0.0%	16	1.2%	66	1.2%	163	0.6%
Median (dollars)	\$228,700	(X)	\$199,500	(X)	\$222,800	(X)	\$217,000	(X)	\$194,100	(X)
SELECTED MONTHLY OWNER COSTS AS % OF HH INCOME										
Housing units w/ mortgage	1,086	(X)	488	(X)	800	(X)	2,374	(X)	19,022	(X)
Less than 20.0 percent	421	38.8%	127	26.0%	290	36.3%	838	33.7%	6,944	36.5%
20.0 to 24.9 percent	220	20.3%	134	27.5%	154	19.3%	508	22.4%	3,426	18.0%
25.0 to 29.9 percent	104	9.6%	56	11.5%	68	8.5%	228	9.9%	2,500	13.1%
30.0 to 34.9 percent	99	9.1%	10	2.0%	32	4.0%	141	5.0%	1,482	7.8%
35.0 percent or more	242	22.3%	161	33.0%	256	32.0%	659	29.1%	4,670	24.6%
Housing units w/o mortgage	891	(X)	372	(X)	511	(X)	1,774	(X)	10,113	(X)
Less than 10.0 percent	315	35.4%	162	43.5%	172	33.7%	649	37.5%	3,513	34.7%
10.0 to 14.9 percent	170	19.1%	52	14.0%	87	17.0%	309	16.7%	2,220	22.0%
15.0 to 19.9 percent	98	11.0%	35	9.4%	87	17.0%	220	12.5%	1,346	13.3%
20.0 to 24.9 percent	86	9.7%	13	3.5%	88	17.2%	187	10.1%	907	9.0%
25.0 to 29.9 percent	75	8.4%	47	12.6%	28	5.5%	150	8.8%	556	5.5%
30.0 to 34.9 percent	27	3.0%	14	3.8%	20	3.9%	61	3.6%	311	3.1%
35.0 percent or more	120	13.5%	49	13.2%	29	5.7%	198	10.8%	1,260	12.5%

Housing Values



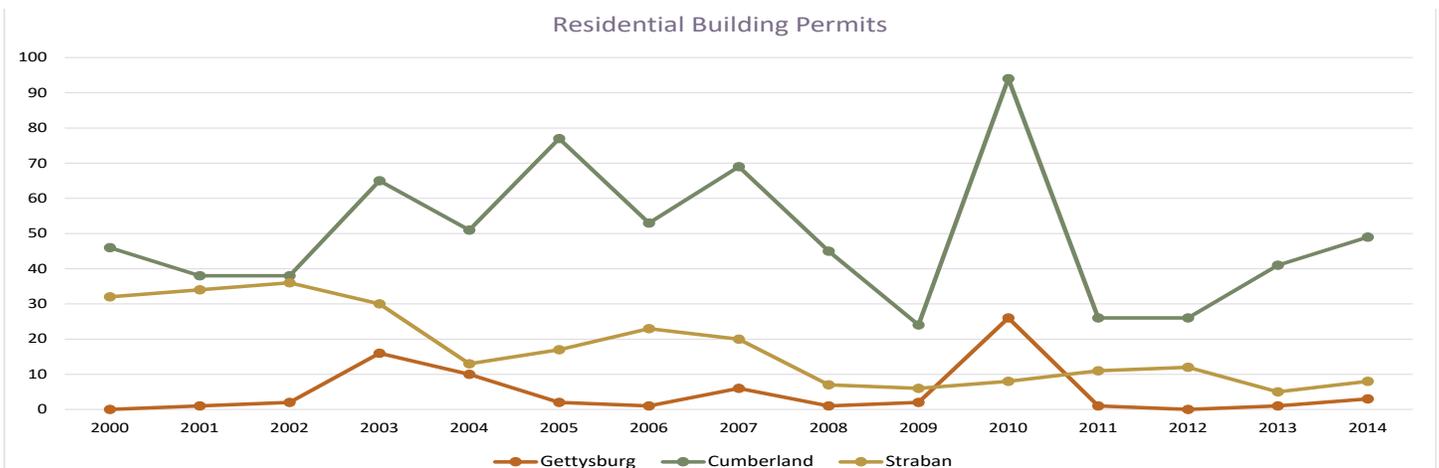
FINANCIAL HOUSING CHARACTERISTICS	CUMBERLAND TWP		GETTYSBURG BORO		STRABAN TWP		REGION		ADAMS COUNTY	
	2014 Est	%	2014 Est	%	2014 Est	%	2014 Est	%	2014 Est	%
Occupied units paying rent	441	(X)	1,282	(X)	430	(X)	2,153	(X)	7,887	(X)
Less than \$200	0	0.0%	48	3.7%	10	2.3%	58	2.0%	88	1.1%
\$200 to \$299	0	0.0%	66	5.1%	18	4.2%	84	3.1%	202	2.6%
\$300 to \$499	14	3.2%	124	9.7%	21	4.9%	159	5.9%	568	7.2%
\$500 to \$749	53	12.0%	458	35.7%	80	18.6%	591	22.1%	2,150	27.3%
\$750 to \$999	205	46.5%	389	30.3%	153	35.6%	747	37.5%	2,413	30.6%
\$1,000 to \$1,499	140	31.7%	172	13.4%	148	34.4%	460	26.5%	1,910	24.2%
\$1,500 or more	29	6.6%	25	2.0%	0	0.0%	54	2.9%	556	7.0%
Median (dollars)	\$924	(X)	\$730	(X)	\$831	(X)	\$828	(X)	\$844	(X)
GROSS RENT AS % OF HH INCOME										
Less than 15.0 percent	64	14.5%	133	10.7%	41	9.5%	238	11.6%	912	11.7%
15.0 to 19.9 percent	46	10.4%	207	16.7%	104	24.2%	357	17.1%	1,095	14.1%
20.0 to 24.9 percent	28	6.3%	100	8.1%	40	9.3%	168	7.9%	1,017	13.1%
25.0 to 29.9 percent	74	16.8%	94	7.6%	50	11.6%	218	12.0%	786	10.1%
30.0 to 34.9 percent	0	0.0%	124	10.0%	34	7.9%	158	6.0%	776	10.0%
35.0 percent or more	229	51.9%	581	46.9%	161	37.4%	971	45.4%	3,179	40.9%

U.S. Census Bureau, 2014 ACS 5-Year Estimates

Building Permits

NEW RESIDENTIAL BUILDING PERMITS ISSUED 2000 - 2014															
	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014
Cumberland	46	38	38	65	51	77	53	69	45	24	94	26	26	41	49
Gettysburg	0	1	2	16	10	2	1	6	1	2	26	1	0	1	3
Straban	32	34	36	30	13	17	23	20	7	6	8	11	12	5	8
Region	78	73	76	111	74	96	77	95	53	32	128	38	38	47	60
% of County	12%	12%	10%	18%	10%	14%	13%	20%	18%	17%	39%	24%	21%	25%	23%

Adams County Tax Services Department



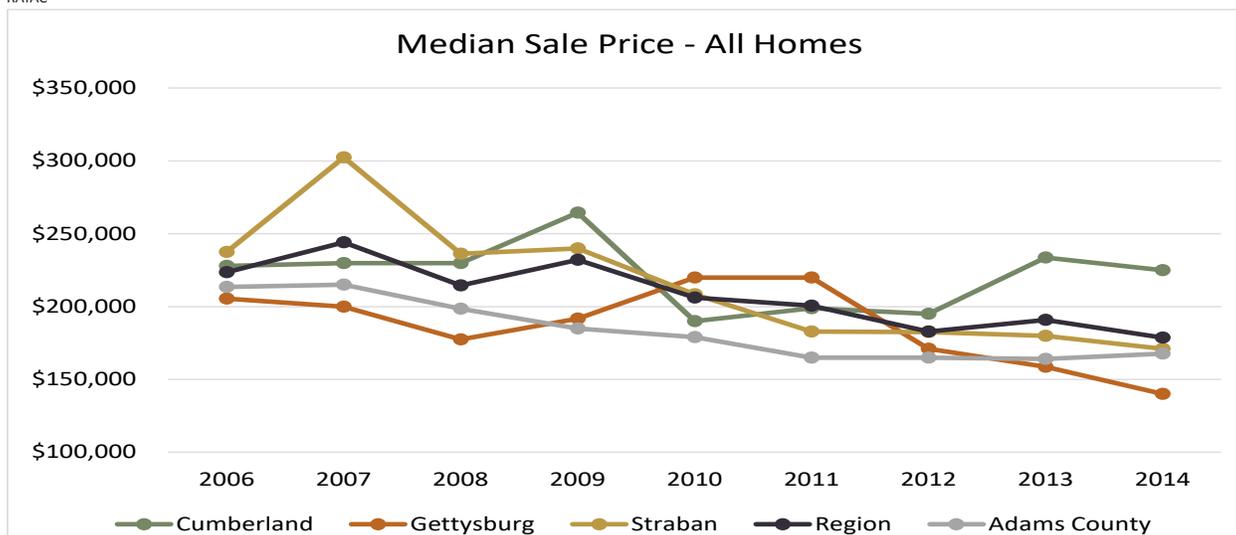
Home Sales

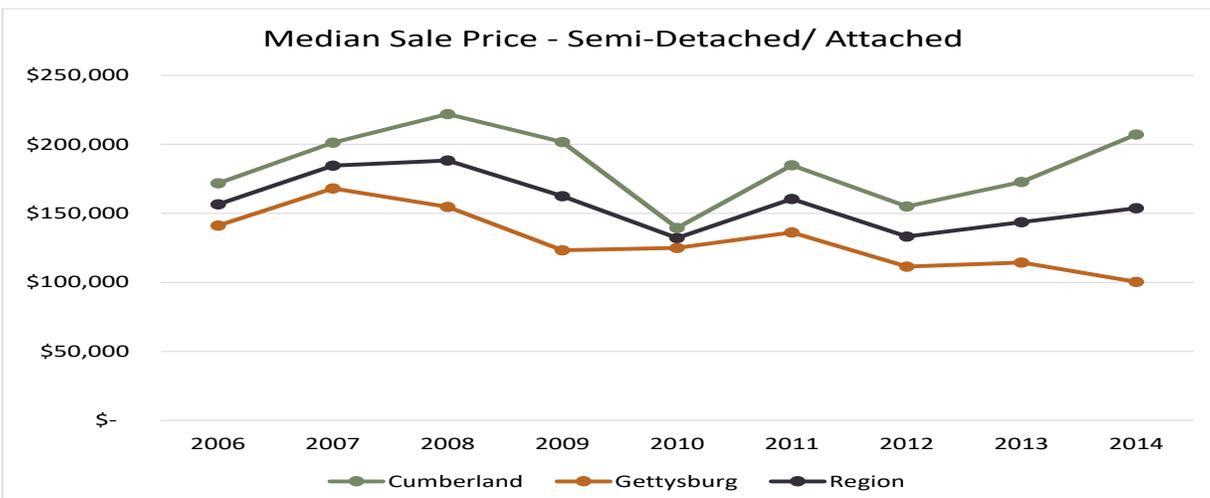
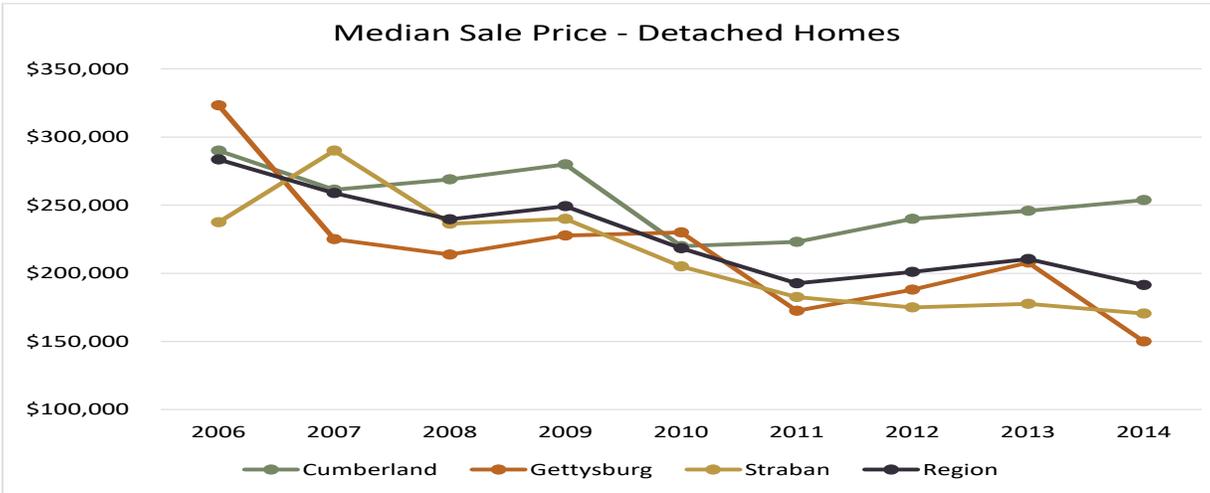
ALL HOMES SOLD (BY A REALTOR)										
	2010		2011		2012		2013		2014	
	#	Median \$								
Cumberland	41	\$190,000	52	\$198,950	63	\$195,000	73	\$233,700	79	\$225,000
Gettysburg	31	\$220,000	31	\$220,000	39	\$171,000	52	\$158,750	35	\$140,000
Straban	22	\$208,500	28	\$182,925	30	\$182,450	29	\$180,000	31	\$171,000
Region	94	\$206,167	111	\$200,625	132	\$182,817	154	\$190,817	145	\$178,667
Adams County	627	\$179,000	650	\$165,000	731	\$164,900	984	\$164,095	916	\$167,750

DETACHED HOMES SOLD										
	2010		2011		2012		2013		2014	
	#	Median \$								
Cumberland	32	\$220,000	41	\$223,000	47	\$240,000	61	\$245,900	62	\$253,750
Gettysburg	25	\$230,000	25	\$172,500	31	\$188,000	35	\$207,900	23	\$150,000
Straban	21	\$205,000	24	\$182,500	28	\$174,950	25	\$177,650	30	\$170,450
Region	78	\$218,333	90	\$192,667	106	\$200,983	121	\$210,483	115	\$191,400

SEMI-DETACHED/ ATTACHED HOMES SOLD										
	2010		2011		2012		2013		2014	
	#	Median \$								
Cumberland	6	\$139,500	8	\$184,900	11	\$155,000	6	\$172,875	14	\$207,250
Gettysburg	4	\$124,950	7	\$136,250	5	\$111,450	12	\$114,375	10	\$100,375
Straban	0	-	0	-	0	-	0	-	0	-
Region	10	\$132,225	15	\$160,575	16	\$133,225	18	\$143,625	24	\$153,813

RAYAC





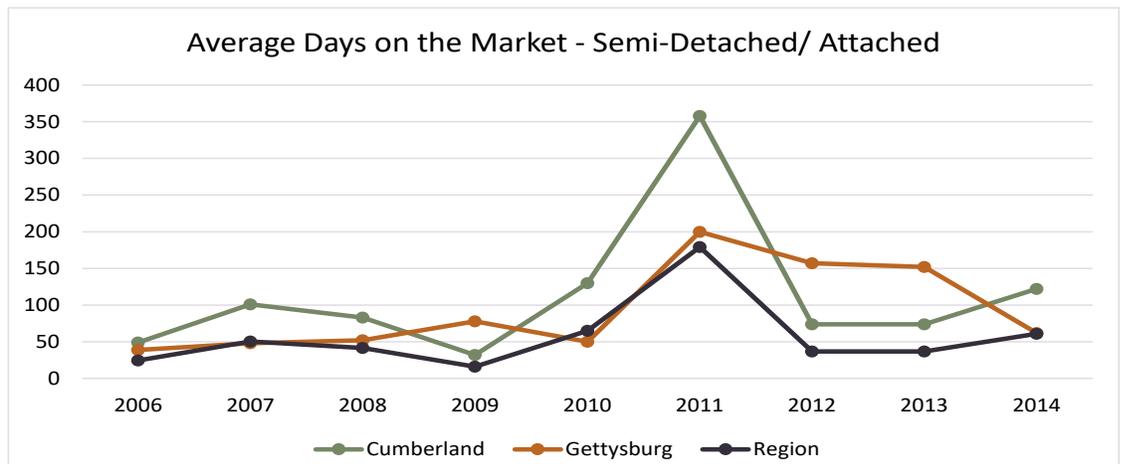
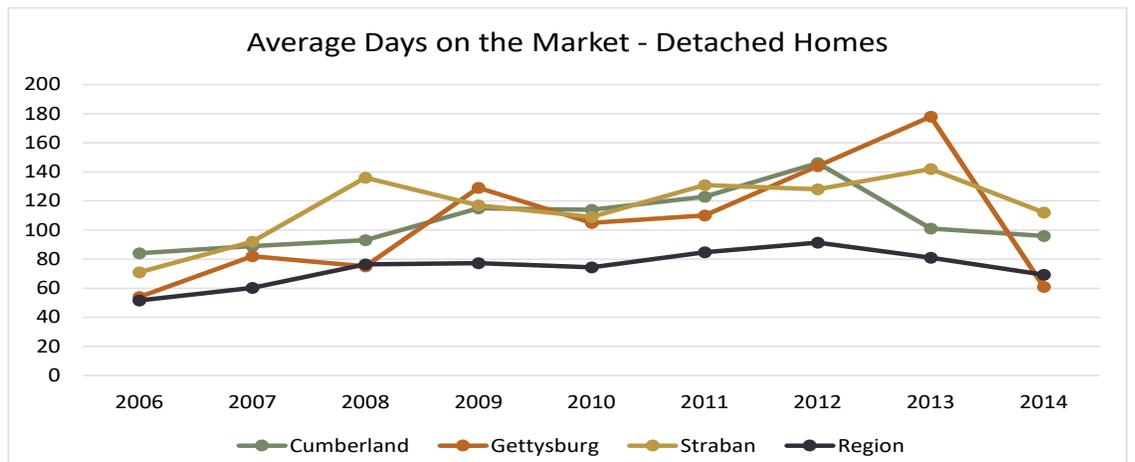
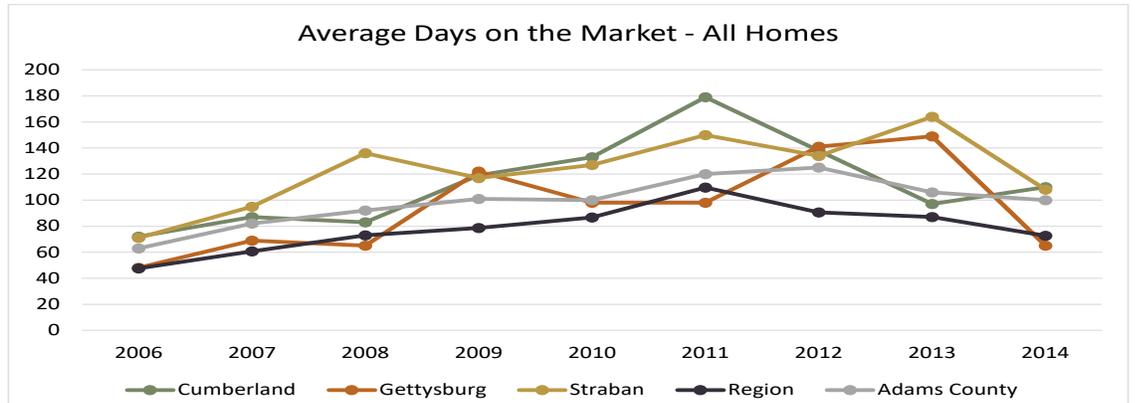
Days on the Market

AVERAGE DAYS ON THE MARKET - ALL HOMES									
	2006	2007	2008	2009	2010	2011	2012	2013	2014
Cumberland	72	87	83	119	133	179	138	97	110
Gettysburg	48	69	65	122	98	98	141	149	65
Straban	71	95	136	117	127	150	134	164	108
Region	48	61	73	79	87	110	91	87	73
Adams County	63	82	92	101	100	120	125	106	100

AVERAGE DAYS ON THE MARKET - DETACHED HOMES									
	2006	2007	2008	2009	2010	2011	2012	2013	2014
Cumberland	84	89	93	115	114	123	146	101	96
Gettysburg	54	82	75	129	105	110	144	178	61
Straban	71	92	136	117	109	131	128	142	112
Region	70	88	101	120	109	121	139	140	90

AVERAGE DAYS ON THE MARKET - SEMI-DETACHED/ ATTACHED HOMES									
	2006	2007	2008	2009	2010	2011	2012	2013	2014
Cumberland	49	101	83	32	130	358	74	74	122
Gettysburg	39	48	52	78	50	200	157	152	62
Straban	0	0	0	0	0	0	0	0	0
Region	44	75	68	55	90	279	116	113	92

RAYAC



Home Sales- Selected Developments

AVERAGE SALE PRICE OF HOMES SOLD 2004 - 2014					
Name	Lots	Status	Unit Type	Municipality	Avg Sale Price
Devonshire Village	73	Built	MF	Cumberland Twp	\$90,140
Frederick Douglass	12	Built	TH	Gettysburg Boro	\$96,380
Breckenridge Village	64	Built	TH	Gettysburg Boro	\$107,380
Confederate Woods	34	Built	TH	Cumberland Twp	\$125,681
Tower Commons	14	Built	TH	Gettysburg Boro	\$156,233
Woodcrest	82	Built	SFR	Cumberland Twp	\$174,430
Foxridge	55	Built	MIX	Cumberland Twp	\$190,323
Twin Oaks	125	Built	SFR	Straban Twp	\$191,554
Oakland Estates	26	Built	SFR	Cumberland Twp	\$206,000
Roselawn	36	Built	SFR	Cumberland Twp	\$209,702
The Meadows	80	Built	MIX	Cumberland Twp	\$211,722
Hazelbrook Hills	135	Built	SFR	Straban Twp	\$231,183
Plank's Field	47	Under Construction	SFR	Straban Twp	\$231,911
Deatrick Village	95	Under Construction	MIX	Cumberland Twp	\$252,949
Camelot Square	24	Built	SFR	Cumberland Twp	\$258,550
Ridgewood	34	Built	SFR	Cumberland Twp	\$262,380
Twin Lakes Park	34	Built	SFR	Cumberland Twp	\$262,818
Hunters Crossing	76	Built	SFR	Straban Twp	\$288,893
Cannon Ridge	92	Under Construction	MIX	Cumberland Twp	\$293,992
Twin Lakes West	116	Built	SFR	Cumberland Twp	\$295,067
Lamberson Estates	23	Built	SFR	Straban Twp	\$295,920
Ridgeview	24	Built	SFR	Cumberland Twp	\$331,342
Gettysburg View	15	Built	SFR	Cumberland Twp	\$333,432
Patriots Choice	108	Built	SFR	Cumberland Twp	\$336,517
Cumberland Village	168	Under Construction	MIX	Cumberland Twp	\$344,410
Longview Estates	33	Built	SFR	Cumberland Twp	\$383,625
Camelot	28	Built	SFR	Cumberland Twp	\$496,333

Adams County Tax Services, ACOVD

Development Pipeline

ACTIVE DEVELOPMENTS									
Development	Municipality	Year Proposed	Proposed Units	Qualification Restricted	Percentage Built	Total Units Built	Units / Year	Units Remaining	Projected Buildout (Years) ¹
Cambridge Crossing	Cumberland	2005	126	N	63%	12	12	114	10
Cannon Ridge	Cumberland	2002	86	N	33%	63	5	23	4
Plank's Field	Straban	2004	46	N	72%	33	3	13	4
Deatrick Village	Cumberland	2003	95	N	87%	83	8	12	2
Misty Ridge	Cumberland	2007	263	Y (Income)	39%	96	17	167	10
Cumberland Village	Cumberland	2005	168	N	82%	138	15	30	2

ACOPD

Notes:

1. For all Active Developments, the projected buildout assumes that the project will continue to be built at a rate equivalent to the average number of units constructed per year since construction of the project began.

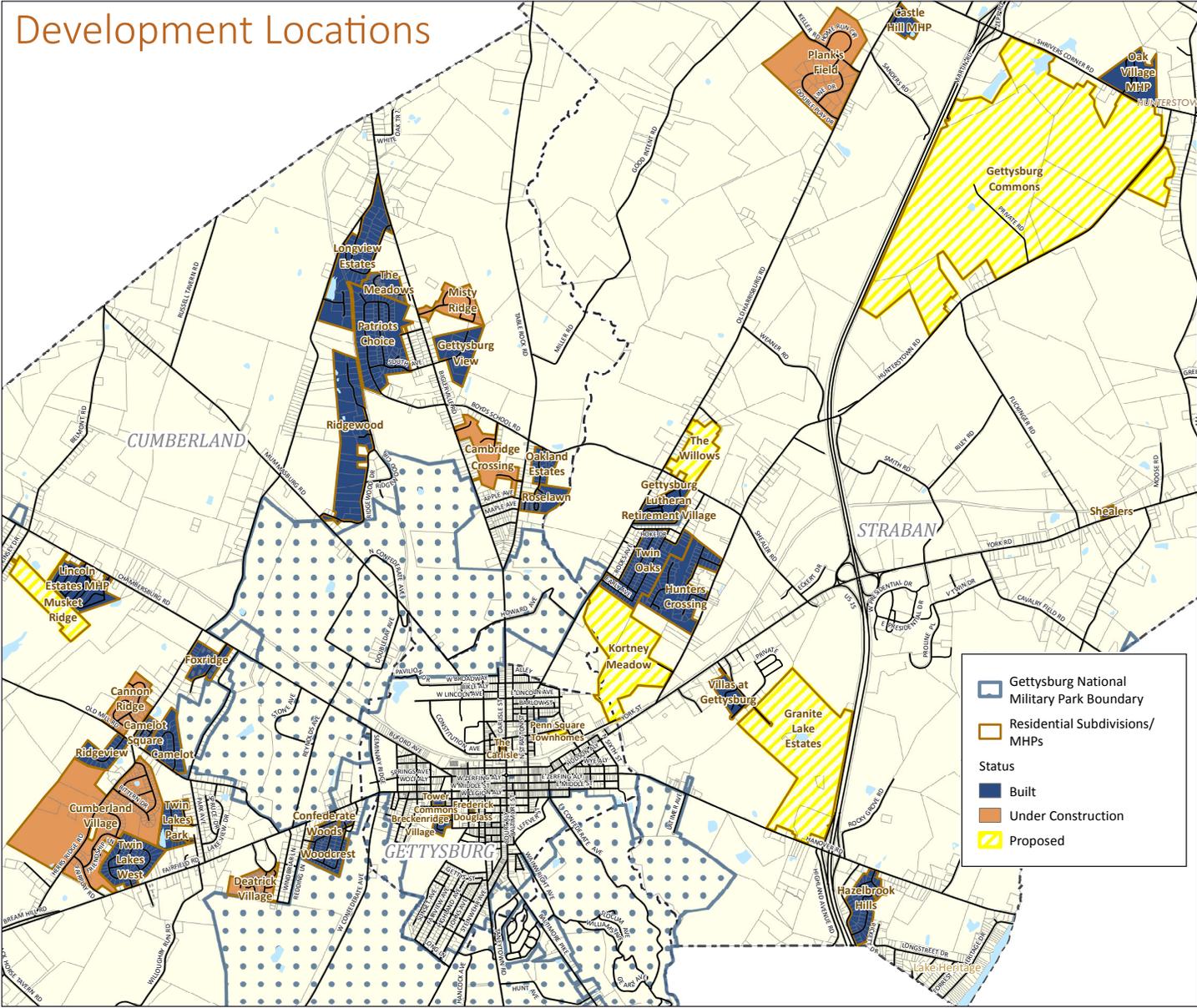
PROPOSED DEVELOPMENTS						
Development	Municipality	Year Proposed	Proposed Units	Qualification Restricted	Status	Projected Buildout (Years)
Gettys Point	Cumberland	2014	132	Y (Memory Care)	Approved	1 ¹
Discovery Gettysburg	Straban	2005	2018	Y (Age Qualified)	Approved	20 ⁵
Cumberland Village II	Cumberland	2005	189	N	Approved	12 ²
Granite Lake	Straban	2006	254	N	Approved	14 ²
The Willows	Straban	2003	111	N	Approved	7 ³
Kourtney Meadows	Straban	2007	154	N	Approved	19 ⁴
Musket Ridge	Cumberland	2015	122	N	Not Approved	15 ⁴

ACOPD

Notes:

1. As a memory care facility, it is assumed that the entire facility will be built at the same time.
2. For Cumberland Village II and Granite Lake, it is assumed that the projects will be constructed at a rate comparable to Cumberland Village.
3. For The Willows, it is assumed that the project will be constructed at a rate comparable to Cambridge Crossing.
4. For Kourtney Meadows and Musket Ridge, it is assumed tha the projects will be constructed at a rate comparable to Deatrick Village.
5. For Discovery Gettysburg, it is assumed that the project will be constructed at a rate of 100 dwelling units per year.

Development Locations





RECREATION

Maps referenced in this section:

- Map B7 Community Resources
- Map B15 Parks & Trails

Overview

Recreation opportunities in the Central Adams region have been provided by the municipality or by the Gettysburg Area School District. Each municipality provides a park, or parkland, for its residents. The large area which encompasses the Gettysburg National Military Park, while not considered an “active” recreation park, does provide safer and scenic roadways and paths for residents and visitors to experience the National Military Park while getting some exercise.

Park Land and Facilities

The Gettysburg Recreation Park (typically referred to as "Rec Park"), located in Gettysburg Borough, is one of the largest parks in the County and for many years has provided active recreational amenities to the Region. The park was owned and operated by Gettysburg Borough until 2013 when the Borough and Cumberland Township joined together to form the municipal authority known as the Gettysburg Area Recreation Authority (GARA). GARA was formed in an effort to provide and operate a coordinated community parks and recreation system. The Authority is tasked with all aspects of parks operation from financing working capital to owning and maintaining parkland. Currently, GARA operates the 52 acre Gettysburg Recreation Park. In 2014, a dog park was built to expand the amenities of the park.

Straban Township also owns and maintains a multi-use park for it’s residents. They acquired the 14 acre parcel of land, which became their Recreation Park, in 2001. The Straban Township Board of Supervisors oversees the planning and development of the park, with assistance provided by their Parks and Recreation Advisory Board. The park is operated by funds that the township receives as fee-in-lieu of from developers who opt to not dedicate parkland.

The schools located within the Region have recreation facilities which are available to the public when not in use for school functions. These range from indoor facilities, like tracks and gyms, which are available at designated times, to outdoor facilities which are more readily available throughout the year.

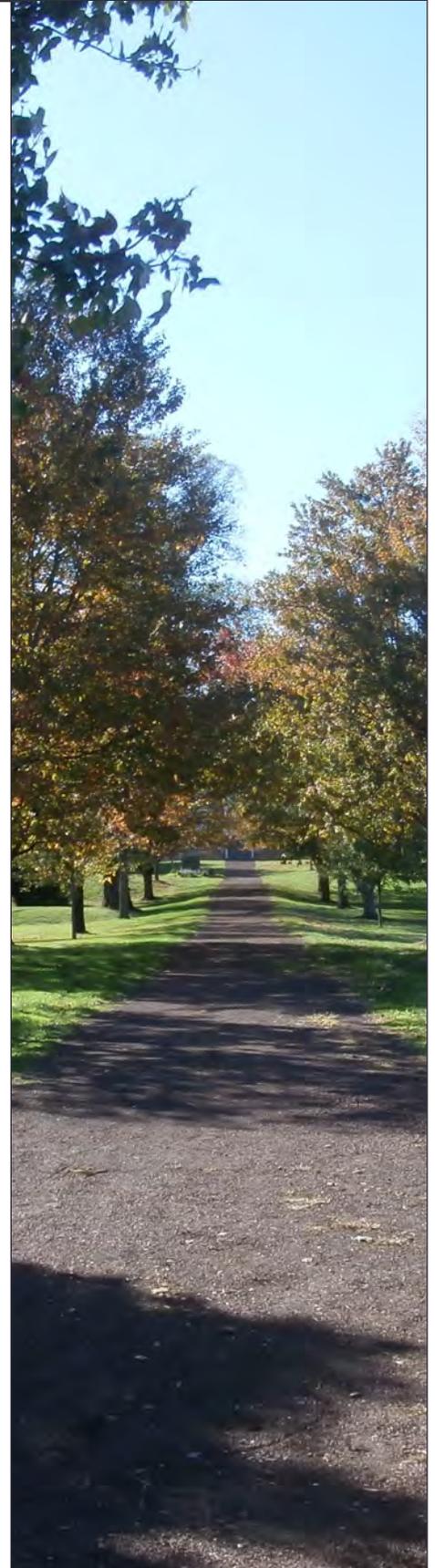
The Existing Recreation Facilities chart summarizes the number of facilities and length of trails within the Region. Inventory sheets for each location are provided on the following pages and detail the existing recreation facilities and trail segments in Central Adams.

EXISTING RECREATION FACILITIES	
Facility	Amount
Baseball Field	8
Softball Field	3
Soccer Field	7
Tennis Court	11
Multi Purpose Field	8
Basketball Court	14
Playground	6
Trail	6.07 (miles)

Trails

A trail system is envisioned for the Borough of Gettysburg and surrounding area. The Gettysburg Inner Loop, was proposed primarily as a bike trail that would loop through Gettysburg Borough and provide safe access and connections to places residents and visitors frequent. This system is slowly becoming a reality as pieces are funded and constructed through a community partnership between several public and private entities. The trail, with its connections, is now known as the Gettysburg Area Trail System. One of these connections to the Gettysburg Inner Loop is the North Gettysburg Trail, which links Gettysburg Borough with the high school.

Several small loop trails are located in the Region, which may not have as much emphasis on transportation and connections. They include the Biser Fitness Trail at the Rec Park and the Seminary Ridge Trail, an interpretative trail through the grounds of the United Lutheran Seminary, Gettysburg Campus campus.



Facility Inventory Sheet

Public and Semi-Public Recreation Sites and Facilities

Central Adams

Site Name: Gettysburg Recreation Park

Site Size (Ac.): 52.00

Location: 545 Long Lane

Municipality: Gettysburg Borough

Owner: Gettysburg Borough

Access: Public

Facility Type	Number
Sports Fields	
Baseball Field	4
Softball Field	1
Youth Ball Field	0
Soccer Field	0
Multi-Purpose Field	1
Outdoor Recreation Facilities	
Basketball Court	2
Volleyball Court	0
Tennis Court	0
Playground	1
Swimming Pool	0
Trail	1.08

Other Facilities: Fitness Stations, Pavillions, Football Field, Dog Park

Site Specific Information:

Facility Inventory Sheet

Public and Semi-Public Recreation Sites and Facilities

Central Adams

Site Name: Straban Township Park

Site Size (Ac.): 13.85

Location: 100 Smith Rd

Municipality: Straban Township

Owner: Straban Township

Access: Public

Facility Type	Number
Sports Fields	
Baseball Field	2
Softball Field	0
Youth Ball Field	0
Soccer Field	1
Multi-Purpose Field	1
Outdoor Recreation Facilities	
Basketball Court	0.5
Volleyball Court	0
Tennis Court	0
Playground	1
Swimming Pool	0
Trail	0

Other Facilities: Pavillion

Site Specific Information:

Dusk to Dawn restriction

Facility Inventory Sheet

Public and Semi-Public Recreation Sites and Facilities

Central Adams

Site Name: Seminary Ridge Trail

Length (mi.): 1.00

Location: Lutheran Theological Seminary

Municipality: Gettysburg Borough

Owner: Lutheran Theological Seminary

Access: Semi-Public

Facility Type	Number
Sports Fields	
Baseball Field	0
Softball Field	0
Youth Ball Field	0
Soccer Field	0
Multi-Purpose Field	0
Outdoor Recreation Facilities	
Basketball Court	0
Volleyball Court	0
Tennis Court	0
Playground	0
Swimming Pool	0
Trail	1

Other Facilities:

Site Specific Information:

Facility Inventory Sheet

Public and Semi-Public Recreation Sites and Facilities

Central Adams

Site Name: Mummasburg Rd Trail

Length (mi.): 0.42

Location: Mummasburg Rd.

Municipality: Gettysburg Borough

Owner: Gettysburg College

Access: Semi-Public

Facility Type	Number
Sports Fields	
Baseball Field	0
Softball Field	0
Youth Ball Field	0
Soccer Field	0
Multi-Purpose Field	0
Outdoor Recreation Facilities	
Basketball Court	0
Volleyball Court	0
Tennis Court	0
Playground	0
Swimming Pool	0
Trail	0.42

Other Facilities:

Site Specific Information:

Facility Inventory Sheet

Public and Semi-Public Recreation Sites and Facilities

Central Adams

Site Name: North Gettysburg Trail

Length (mi.): 0.9

Location: Old Harrisburg Rd

Municipality: Cumberland Township - Straban Township

Owner: Cumberland Township - Straban Township

Access: Public

Facility Type	Number
Sports Fields	
Baseball Field	0
Softball Field	0
Youth Ball Field	0
Soccer Field	0
Multi-Purpose Field	0
Outdoor Recreation Facilities	
Basketball Court	0
Volleyball Court	0
Tennis Court	0
Playground	0
Swimming Pool	0
Trail - Cumberland Township	0.5
Trail - Straban Township	0.4

Other Facilities:

Site Specific Information:

Facility Inventory Sheet

Public and Semi-Public Recreation Sites and Facilities

Central Adams

Site Name: Gettysburg Inner Loop

Length (mi.): 1.36

Location: Multiple Streets Gettysburg Borough

Municipality: Gettysburg Borough

Owner: Gettysburg Borough / Cumberland Township

Access: Public

Facility Type	Number
Sports Fields	
Baseball Field	0
Softball Field	0
Youth Ball Field	0
Soccer Field	0
Multi-Purpose Field	0
Outdoor Recreation Facilities	
Basketball Court	0
Volleyball Court	0
Tennis Court	0
Playground	0
Swimming Pool	0
Trail	1.36

Other Facilities:

Site Specific Information:

Facility Inventory Sheet

Public and Semi-Public Recreation Sites and Facilities

Central Adams

Site Name: National Park Service Trail

Length (mi.): 1.32

Location: Taneytown Road - Visitor's Center

Municipality: Cumberland Township

Owner: United States Of America

Access: Public

Facility Type	Number
Sports Fields	
Baseball Field	0
Softball Field	0
Youth Ball Field	0
Soccer Field	0
Multi-Purpose Field	0
Outdoor Recreation Facilities	
Basketball Court	0
Volleyball Court	0
Tennis Court	0
Playground	0
Swimming Pool	0
Trail	1.32

Other Facilities:

Site Specific Information:

Facility Inventory Sheet

Public and Semi-Public Recreation Sites and Facilities

Central Adams

Site Name: Gettysburg Middle School / Lincoln Elementary School

Site Size (Ac.): 51.55

Location: 37 Lefever St.

Municipality: Gettysburg Borough

Owner: Gettysburg School District

Access: Semi-Public

Facility Type	Number
Sports Fields	
Baseball Field	0
Softball Field	0
Youth Ball Field	0
Soccer/ Football Field	1
Multi-Purpose Field	1
Outdoor Recreation Facilities	
Basketball Court	4
Volleyball Court	0
Tennis Court	5
Playground	1
Swimming Pool	0
Trail	0

Other Facilities: Track

Site Specific Information:

Dusk to Dawn restriction

Facility Inventory Sheet

Public and Semi-Public Recreation Sites and Facilities

Central Adams

Site Name: Gettysburg High School

Site Size (Ac.): 124.32

Location: 1130 Old Harrisburg Rd

Municipality: Straban Township

Owner: Gettysburg School District

Access: Semi-Public

Facility Type	Number
Sports Fields	
Baseball Field	2
Softball Field	2
Youth Ball Field	0
Soccer Field	1
Multi-Purpose Field	4
Outdoor Recreation Facilities	
Basketball Court	6
Volleyball Court	0
Tennis Court	6
Playground	0
Swimming Pool	0
Trail	0

Other Facilities: Track

Site Specific Information:

Dusk to Dawn restriction

Facility Inventory Sheet

Public and Semi-Public Recreation Sites and Facilities

Central Adams

Site Name: James Gettys Elementary School

Site Size (Ac.): 61.04

Location: 900 Biglerville Rd

Municipality: Cumberland Township

Owner: Gettysburg School District

Access: Semi-Public

Facility Type	Number
Sports Fields	
Baseball Field	0
Softball Field	0
Youth Ball Field	0
Soccer Field	5
Multi-Purpose Field	0
Outdoor Recreation Facilities	
Basketball Court	0.5
Volleyball Court	0
Tennis Court	0
Playground	2
Swimming Pool	0
Trail	0

Other Facilities: Asphalt Painted Tracks, 4 Square areas

Site Specific Information:

Dusk to Dawn restriction

Facility Inventory Sheet

Public and Semi-Public Recreation Sites and Facilities

Central Adams

Site Name: Gettysburg Area School District

Site Size (Ac.): 10.03

Location: 625 Old Harrisburg Rd

Municipality: Gettysburg Borough

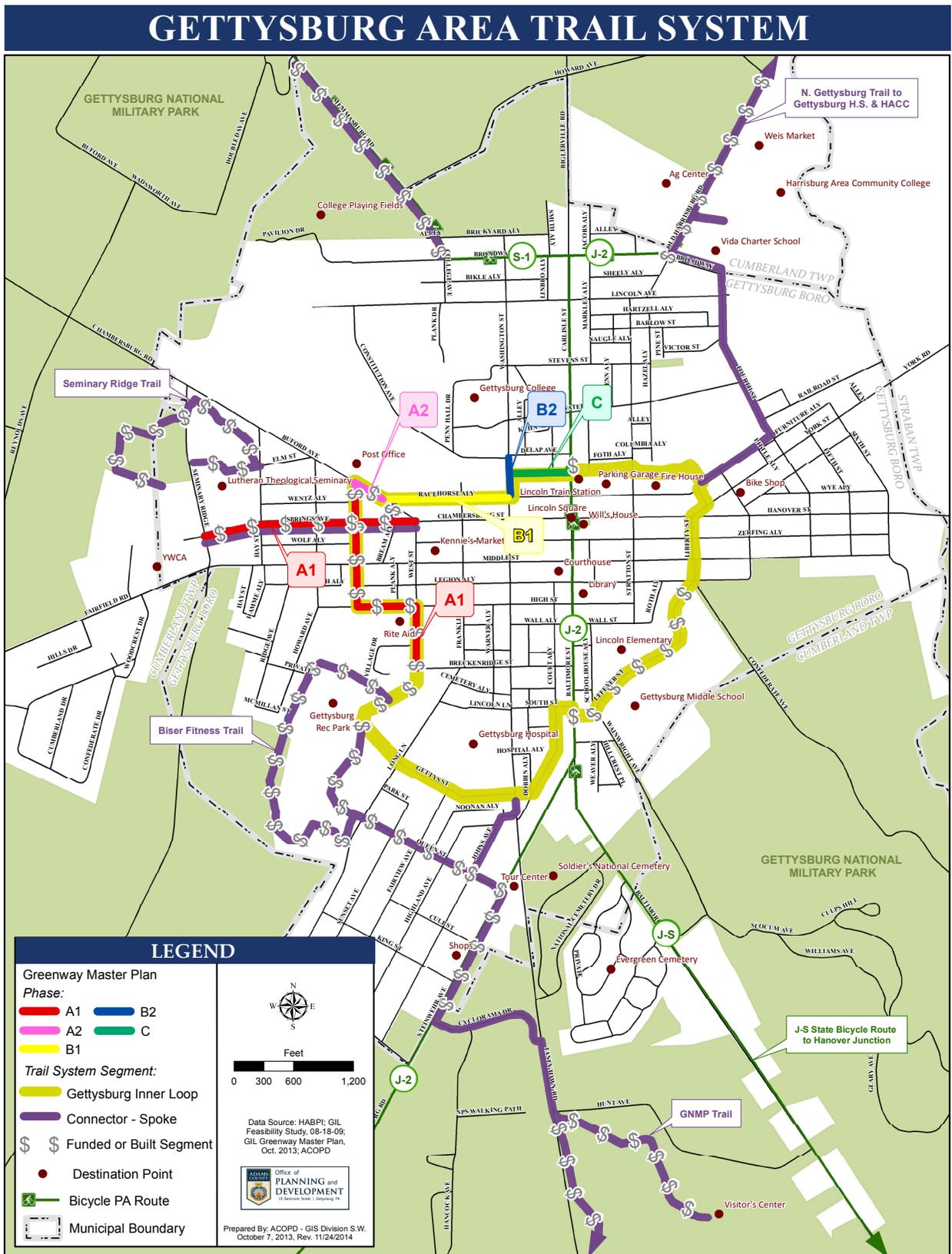
Owner: Gettysburg School District

Access: Semi-Public

Facility Type	Number
Sports Fields	
Baseball Field	0
Softball Field	0
Youth Ball Field	0
Soccer Field	0
Multi-Purpose Field	0
Outdoor Recreation Facilities	
Basketball Court	1
Volleyball Court	0
Tennis Court	0
Playground	1
Swimming Pool	0
Trail	0

Other Facilities: 0

Site Specific Information:
Dusk to Dawn restriction





TRANSPORTATION

Maps referenced in this section:

- Map B16 Transportation Network
- Map B17 Functional Classification
- Map B18 Traffic Volumes
- Map B15 Parks & Trails

Overview

Transportation is the engine that drives a town, community and region. Six main components combine to form an interdependent network that connects residents, businesses and visitors to other regional population centers. This section will explore how those six components: Highways, Bridges, Transit, Rail, Aviation, and Bicycle/Pedestrian, serve the Central Adams region.

Highway Network

When Adams County was separated from York County in January 1800, a site in what is today's Borough of Gettysburg was selected as the County Seat. At the time several pre-Revolutionary War east-west roads, as well as some early Indian paths, extended through what is now Adams County. Some of these existing paths were expanded to accommodate horse and wagon, the preferred transportation mode of the time, as new towns and villages were formed and grew. New roads were built to connect these new towns and villages with surrounding agricultural areas.

Over time a unique transportation system began to emerge with Gettysburg as its hub. Soon, a road pattern consisting of thirteen roads radiated outward from Gettysburg, each connected with farms, towns and small villages. By 1863, a hub and spoke pattern of these thirteen roads connected Gettysburg with two concentric sets of secondary towns. In addition, an early east-west railroad passed through the county seat. The outcomes of many events associated with the Civil War and Battle of Gettysburg were dramatically affected by the presence of this unique transportation network.



This hub and spoke pattern is still recognizable today. Many of these historic roads have remained similar in profile and appearance. Some remain as roads serving rural areas and do not accommodate regional traffic patterns. Others have been substantially upgraded and serve as regional connectors. Except for modern Route 15 and modern Route 30 west of Gettysburg, few new connections have been added to this historic network. This well-preserved pattern reflects the historic, rural road system as it existed before the Civil War and provides direct access to the Central Adams region from most locations within Adams County.

ROAD NETWORK MILES					
Category	Cumberland Twp	Gettysburg Boro	Straban Twp	Region	% of Region
Penn DOT	42.15	5.84	43.37	91.36	39%
Other Federal/State	31.55	0.00	0.00	31.55	14%
Local	46.10	15.58	47.02	108.70	47%
Total	119.80	21.42	90.39	231.61	100%

Central Adams contains 231.6 miles of roads. Roads owned and maintained by Cumberland, Gettysburg and Straban comprise 47% of all roads in the Region. Penn DOT owned and maintained roads comprise another 39%. The remaining 14% of roads represent a feature unique to the Central Adams region, as these roads are part of the Gettysburg National Military Park. While owned and maintained by the National Park Service, they are used by both visitors and locals alike and serve an important role in connectivity between otherwise disconnected areas of the Region.

Functional Classification

Functional Classification groups streets and highways into classes, or systems, according to the character and nature of service they are intended to provide (local access, regional, and intra-regional). A roadway’s functional classification is based upon daily traffic volumes, purpose, design characteristics, and location. It is used as a general guide for roadway design and access control, along with measured traffic volumes, speed, and engineering factors.

FUNCTIONAL CLASSIFICATION ROAD MILES					
Category	Cumberland Twp	Gettysburg Boro	Straban Twp	Region	% of Region
Interstate	0	0	0	0	0%
Other Freeway/ Expressway	5.2	0	8.1	13.3	14%
Principal Arterial	6.2	3.5	8.2	17.8	18%
Minor Arterial	8	1.7	3.7	13.4	14%
Major Collector	9.6	4.2	6.1	19.9	20%
Minor Collector	4.7	0	15	19.7	20%
Local	10.3	0	4.1	14.4	15%
Total	44	9.4	45.2	98.5	100%

Functional Classification

Freeways/Expressways/Other Principal Arterials:

Limited access freeways, multi-lane highways, and other important highways supplementing the Interstate System that connect the nation’s principal urbanized areas, cities, and industrial centers and connect at suitable border points with routes of continental importance.

Minor arterials:

Provide for a lower level of mobility than principal arterials while placing emphasis on access to land rather than to other arterial roadways. These roads typically provide links to a collector roadway and connect small population centers to the overall arterial system.

Major collectors:

Provide land access and movement within residential neighborhoods, commercial and industrial areas, and agricultural areas. Major Collector roads provide service to specific areas and to and from other important traffic generators such as schools and parks. They connect local roads and streets with arterials and provide less mobility than arterials at lower speeds and over a shorter distance.

Minor collectors:

Serve remaining, smaller rural traffic generators. These roads connect residents, businesses and agricultural activities to major collector or arterial roads.

Local:

Local roads and streets provide a direct access to individual properties and land uses. They are not intended to accommodate through traffic, and they are typically low volume roadways. Municipally owned and maintained roads and streets typically are included in this classification.

CORRIDORS	
Roadway	Description
	<p>Route 15 functional classification: Freeway</p> <p>US Route 15 is the only four-lane roadway facility in the region, consisting of dual two-lane roadways for northbound and southbound travelers separated by a grassed/landscaped median. This roadway was completed in 1990 and provided improved access to Harrisburg to the north and the central Maryland/northern Virginia region around Washington, D.C. Eight (8) of its interchanges are separated-grade and six (6) are at-grade.</p> <p>US Route 15 carries on average about 17,000 vehicles per day at the Maryland line, increasing to approximately 22,000 at the interchange with Route 30 east of Gettysburg, and peaking at over 24,000 vehicles per day at the northern county boundary with York County.</p> <p>US Route 15 is also part of the Journey Through Hallowed Ground National Scenic Byway stretching over 179 miles from Gettysburg to Monticello, VA.</p>
	<p>Route 30 functional classification: Principal Arterial</p> <p>US Route 30, also known as the “Lincoln Highway” is the major east-west roadway in the region. Traffic volumes on Route 30 range from approximately 6,000 to approximately 17,000 vehicles per day. Route 30 is in many ways the “Main Street of Adams County”, traversing through important historical community cores including Gettysburg. East of Gettysburg it supports the largest concentration of commercial land uses in the region.</p> <p>In Central Adams County the roadway consists mainly of two travel lanes and no turning lane. In the Eastern portion of Straban Township it has two travel lanes and a center turning lane.</p>
	<p>Route 34 functional classification: Minor Arterial</p> <p>PA Route 34 provides a direct connection with Cumberland County, extending from Gettysburg north through Biglerville. Traffic volumes on this two-lane roadway average approximately 9,300 vehicles per day between Gettysburg and Biglerville. Route 34 is also an important truck route, providing major fruit processing facilities in Biglerville, Aspers and Peach Glen with access to Gettysburg and other points south in Maryland.</p>
	<p>Route 116 functional classification: Principal Arterial</p> <p>PA Route 116 is the major east-west travel route in the southern section of the county, extending from York County (Hanover Borough) to its terminus at Route 16 just north of the Frederick County, MD border. Along its route, the two lane roadway passes through the core communities of McSherrystown, Bonneauville, Gettysburg, Fairfield and Carroll Valley and provides access to important rural/agricultural areas between those communities. Traffic volumes in Central Adams County range from approximately 6,000 to 11,000 vehicles per day.</p>
	<p>Route 134 functional classification: Major Collector</p> <p>PA Route 134 is a two-lane roadway extending from Gettysburg south to the Carroll County, MD line. In addition to serving rural population areas, the roadway also provides access to the Gettysburg National Military Park. Average traffic volumes on Route 134 range from 1,800 to 2,300 vehicles per day.</p>

CORRIDORS	
Roadway	Description
	<p>Route 394 functional classification: Minor Collector</p> <p>PA Route 394 is a two-lane rural roadway passing through the center of the county, extending from Route 94 at the village of Hampton to Route 234 in Biglerville Borough. Traffic volumes reach as high as 3,600 vehicles per day in Straban Township.</p>
<p>Mummasburg Road</p>	<p>Mummasburg Road functional classification: Minor Arterial</p> <p>Mummasburg Road is an important travel link connecting Gettysburg Borough with rural areas to the northwest of the borough. The roadway also provides access to the West Fields area of the Gettysburg National Military Park. Traffic volumes along the extent of Mummasburg Road are approximately 1,600 vehicles per day.</p>
	<p>Baltimore Pike functional classification: Principal Arterial</p> <p>Baltimore Pike connects Central Adams County with PA 97 and Littlestown and southeastern Adams County. This two-lane roadway serves as the primary access to the Gettysburg National Military Park Visitor's Center. Traffic volumes along this roadway generally range from 7,500 to 10,000 vehicles per day.</p>
<p>Old Harrisburg Road/ Emmitsburg Road</p>	<p>Old Harrisburg Road functional classification: Minor Arterial</p> <p>Old Harrisburg Road and Emmitsburg Road (Business Route 15) are the original alignments of U.S. Route 15 through Adams County. Today, this roadway is generally used for local and commuter traffic in the northern section (Old Harrisburg Road), with additional tourism related traffic in the southern portion (Emmitsburg Road). Volumes in the northern section between York Springs and Gettysburg typically range from 1,400 to 6,900 vehicles per day. In the southern section, volumes range from 850 near the Maryland border to 6,000 vehicles per day just south of Gettysburg Borough.</p>





Route 15 Interchanges

The Central Adams region contains four separated-grade interchanges on the U.S. Route 15 corridor, the most of any region in Adams County. Each of these interchanges serves a unique purpose. The Route 30 interchange is the primary commercial entrance into the Gettysburg area. The Route 116 interchange serves as a less-congested entrance into Gettysburg Borough as well as the primary interchange accessing the Hanover area. The Route 394 interchange is the entrance to the Journey Through Hallowed Ground National Scenic Byway, as well as the designated entry point for Gettysburg College. Finally, the Route 134 Interchange serves as an entrance into southern Cumberland Township and the Big Round Top/Little Round Top area of the Gettysburg National Military Park.

U.S. ROUTE 15 INTERCHANGES				
Interchange	Municipality	Design	AADT (US 15)	AADT (Other Road)
Route 134 (Taneytown Rd)	Cumberland	Diamond	18,803	2,398
Route 116 (Hanover Street)	Straban	Diamond	22,019	6,553
Route 30 (York Road)	Straban	Partial Cloverleaf	17,507	22,899
Route 394 (Hunterstown Rd)	Straban	Diamond	17,507	3,566

Traffic Volumes

Traffic volumes within the Region exhibited rapid growth through the 1990’s as U.S. Route 15 was expanded and new residential and business development occurred. By 2000 many roads were carrying twice the traffic volume levels of the 1970’s and 80’s. However, since the early 2000’s traffic volumes have levelled off. Increases are still present, but often on the lower classification roads connecting the historic roads that were the “spokes” in the hub and spoke pattern emanating from Gettysburg as residents and visitors seek alternative routes around congestion points.

TRAFFIC VOLUMES						
Roadway	1972	1990	2002	2007	2015	Truck % (2015)
Route 30 east of Route 15	8,100	12,308	14,000	13,000	14,170	8%
Route 116 east of Route 15	2,300	6,326	8,200	8,900	6,553	12%
Route 15 at MD Line	4,360	4,589	19,000	17,000	16,628	15%
Route 15 at Route 30	2,300	5,120	18,000	23,000	22,019	19%
Route 394 west of Bus. 15	3,000	3,274	2,400	2,600	2,339	6%

Bridge Network

The bridge system in Pennsylvania has two classes, state-owned and municipal-owned. As of 2010 over 25,000 state-owned (over 8’ in length) and over 6,400 municipal-owned (over 20’ in length), bridges were located throughout Pennsylvania.

Central Adams has 86 bridges, 75 state-owned and 11 municipal-owned. The majority of these bridges are constructed of concrete (either precast or poured in place), steel (typically using an I-beam design), or a pre-stressed box or slab design. Some alternative designs/construction materials can be found on older, potentially historically significant bridges, including wood timbers, stone masonry and arch and truss designs. Penn DOT regularly inspects the state bridges over 8’ while the County Bridge Engineer inspects

local bridges over 20 feet. The number and condition of bridges below those lengths is unknown.

STATE-OWNED BRIDGES							
Municipality	Total State Bridges	Structurally Deficient	% SD	Functionally Obsolete	% FO	Posted Weigh Limit	Closed
Cumberland	35	5	14.29%	2	5.71%	3	0
Gettysburg	4	1	25.00%	1	25.00%	0	0
Straban	36	4	11.11%	6	16.67%	0	0
Total	75	10	13.33%	9	12.00%	3	0

PennDOT

MUNICIPAL-OWNED BRIDGES							
Municipality	Total State Bridges	Structurally Deficient	% SD	Functionally Obsolete	% FO	Posted Weigh Limit	Closed
Cumberland	9	1	11.11%	1	11.11%	2	0
Gettysburg	0	0	0	0	0	0	0
Straban	2	0	0.00%	0	0.00%	0	0
Total	11	1	9.09%	1	9.09%	2	0

Concern over the safety of structurally deficient bridge has been elevated following a number of high-profile bridge collapses around the country. A structurally deficient bridge has suffered deterioration to one or more major components, such as its deck, superstructure, or substructure. The Central Adams region has 10 state-owned and 1 municipally-owned bridges classified as structurally deficient.

Bridges can also be classified as functionally obsolete. A functionally obsolete bridge typically has an outdated design which may have a lower weight bearing capacity, narrower lanes or shoulders, or less clearance underneath than bridges built to current standards. The Region has 9 state-owned and 1 municipally-owned bridges classified as functionally obsolete. One such functionally obsolete bridge in Central Adams was also listed on the National Register of Historic Places. However, that structure, the Cunningham Road Bridge over Marsh Creek, was replaced in 2013 with a new bridge.

Transit

Three different types of transit service are provided within the Central Adams region by the York Adams Transit Authority (YATA). These include 1) on-demand paratransit service, 2) daily fixed route service via Freedom Transit, and 3) Express Bus service between Gettysburg and Harrisburg via Rabbitransit.

The on-demand paratransit service provides curb-to-curb trips for seniors and individuals with disabilities. While many of these trips are for seniors, it also serves persons with disabilities that work at the HART (Hanover Adams Rehabilitation/Training) Center in New Oxford, as well as others who need medical transportation, banking, shopping, and personnel services. Top destinations for this service include the HART Center in New Oxford and Dialysis service in Littlestown.

TOP ORIGIN AND DESTINATION LOCATIONS (2014)		
Origin	Municipality	Trips
Transitions Healthcare (Rehab/ Long Term Care)	Cumberland	246
Gettysburg Senior Center	Gettysburg	239
Wellspan Adams Health Center	Straban	239
Fahnestock House	Gettysburg	166
Herr's Ridge (Wellspan)	Cumberland	132
Castle Hill MHP	Straban	131
ACNB - Square	Gettysburg	54
Gettysburg Adult Medicine	Gettysburg	52
Gettysburg Hospital	Gettysburg	51
Wellspan Rehab	Cumberland	49
Kennie's Gettysburg	Gettysburg	44
PA Counseling Services	Gettysburg	36
Walmart	Straban	36

Destination	Municipality	Trips
HART Center	New Oxford	602
Dialysis - Littlestown	Littlestown	245
Transitions Healthcare (Rehab/ Long Term Care)	Cumberland	171
Fahnestock House	Gettysburg	115
Pyramid Health Care (Alcohol & Drug Abuse Treatment)	Springettsburg (York Co)	99
Herr's Ridge (Wellspan)	Cumberland	94
Gettysburg Senior Center	Gettysburg	85
Brethren Home (Main)	Oxford	78
Wellspan Adams Health Center	Straban	77
Adams-Hanover Counseling (TrueNorth)	Gettysburg	50
Wellspan Rehab	Cumberland	50
Gettysburg Adult Medicine	Gettysburg	43

Rabbitransit

In June 2010, fixed route transit service began operation in Central Adams under the Freedom Transit badge. This service provides access to tourism attractions, hotels, medical facilities and shopping venues for residents and visitors. The Freedom Transit system operates from a Transfer Center on Carlisle Street in Gettysburg borough. From this location, passengers can select one of three routes:

Lincoln (Red) Line: The Lincoln Line provides transit service to historical attractions within and surrounding the borough. From the downtown transfer center, Lincoln Line service links passengers with the Wills House, the Adams County Courthouse, the National Cemetery, the Eisenhower Conference Center, the Outlet Shoppes at Gettysburg, and the Gettysburg National Military Park Visitors Center, using Baltimore Street, Steinwehr Avenue, Taneytown Road (Route 134), and Baltimore Pike (Route 97).

Grey Line: The Grey Line connects downtown Gettysburg and Gettysburg College with the region's commercial centers along Route 30 east of Gettysburg. The line terminates at the

Gateway Gettysburg complex and the Adams County Commerce center at the southeastern quadrant of the Route 15/Route 30 interchange. This route also provides transit service to the Harrisburg Area Community College (HACC) campus on Old Harrisburg Road northeast of the borough.

Blue Line: The Blue Line provides service for transit riders from downtown Gettysburg to Gettysburg Hospital, the Lutheran Seminary, the Gettysburg Post Office, Deatrick Commons, and Lincoln Estates. It extends northwest and southwest from the downtown along Route 30 and Route 116.

Gold Line: The Gold Line is primarily for tourist travel, circulating between parking areas and the Gettysburg National Military Park Visitor’s Center. This line operates on limited days from May through November.

FREEDOM TRANSIT STOPS (2010 - 2014)							
Transit Stops	Lincoln Line	Gray Line	Blue Line	Gold Line	Shuttles	Total Riders	% Total Riders
Transfer Center	63,461	62,069	7,146	39	4,948	137,663	32.36%
GNMP Visitors Center	51,705			41,195	1,991	94,891	22.31%
Wal-Mart		45,118				45,118	10.61%
Gateway Gettysburg		37,010			651	37,661	8.85%
HACC Campus		34,272	60		1,384	35,716	8.40%
Outlets	20,286			2,099	1,043	23,428	5.51%
Gettysburg College		13,823			113	13,936	3.28%
Eisenhower Hotel Complex	13,698				60	13,758	3.23%
National Cemetary				7,859	27	7,886	1.85%
Pennsylvania Memorial				4,906	75	4,981	1.17%
Lincoln Estates			4,088			4,088	0.96%
Gettysburg Hospital			1,870			1,870	0.44%
Seminary			914			914	0.21%
Deatrick Commons			889			889	0.21%
Cyclorama Parking Lot				701		701	0.16%
Old GNMP Visitors Ctr				628		628	0.15%
Lincoln Square	381					381	0.09%
Hancock Avenue				307		307	0.07%
Satellite Parking					225	225	0.05%
Herr's Ridge			148			148	0.03%
Veteran's Park	128					128	0.03%
Gettysburg High School					50	50	0.01%
Hunt Avenue Overflow				42		42	0.01%
Gettysburg Camp Resort					10	10	0.00%
Center City Lot					2	2	0.00%
Total Riders	149,659	192,292	15,115	57,776	10,579	425,421	100%





The top overall destinations of the Freedom Transit lines, excluding the Transfer Center where all four lines meet, relate to the tourism industry. Specifically, the Gettysburg National Military Park Visitor’s Center, the Gateway Gettysburg complex, and the Outlet Shoppes at Gettysburg are all in the top 5 locations. However, Wal-Mart, the HACC - Gettysburg Campus, and Gettysburg College all see heavy ridership numbers and help support the overall Freedom Transit system during the tourism off-season.

In January 2012, Rabbitransit began Express Bus service between Gettysburg and Harrisburg along US Route 15. This service is geared primarily towards weekday commuters, with 4 stops in Adams County as well as stops in Dillsburg and multiple locations in Harrisburg. While no formal Park and Ride lots exist in Adams County, several business locations permit daily parking for Express Bus riders at each stop location.

Rail

Two rail lines cross Central Adams County, each served by different freight rail providers. CSX Transportation supplies rail freight service over the “Hanover Subdivision Line” which connects Baltimore, Maryland with Hagerstown, Maryland. The Pennsylvania portion of this line extends 54 miles from the Maryland state line in Franklin County, through Gettysburg and Hanover before crossing back into Maryland. CSX carries approximately 4 million gross tons of freight, including consumer goods, coal, rock, and municipal and construction waste, over this line annually.

The Gettysburg & Northern Railroad Company, formed by Pioneer Railcorp of Peoria, Illinois, operates as an Interline freight carrier, connecting to CSX Transportation and Norfolk Southern lines between Gettysburg and Mount Holly Springs (Cumberland County). Eight freight stations are located along this line, including Gettysburg, Biglerville, Aspers, Gardners, Peach Glen, Hunters Run, Upper Mill, and Mount Holly Springs. Gettysburg & Northern serves four major freight customers, all of which are located outside the Central Adams region. This line can also be used for movement of “oversized” loads. Under previous ownership, this line also operated a tourism line that offered a number of different train trips. However, this service is no longer available

Along these two rail lines, fifteen different at-grade road crossings exist within Central Adams. All but two of these crossings are over the CSX rail line. The most common type of warning signal is flashing lights. Only two crossings in the Region have gates that physically restrict vehicles from crossing when a train is approaching.

AT-GRADE RAILROAD CROSSINGS			
Municipality	Cross Street	Railroad	Warning Type
Cumberland Twp	Herrs Ridge Road	GB & Northern	Flashing Lights
Cumberland Twp	Mummasburg Road	GB & Northern	Flashing Lights
Cumberland Twp	Herrs Ridge Road	CSX	Flashing Lights
Gettysburg Boro	Fourth Street	CSX	Flashing Lights
Gettysburg Boro	Stratton Street	CSX	Flashing Lights
Gettysburg Boro	Carlisle Street	CSX	Gates
Gettysburg Boro	Alley	CSX	None
Gettysburg Boro	Washington Street	CSX	Flashing Lights
Straban Twp	Granite Station Road	CSX	Gates

AT-GRADE RAILROAD CROSSINGS			
Municipality	Cross Street	Railroad	Warning Type
Straban Twp	Moose Road	CSX	Flashing Lights
Straban Twp	Flickinger Road	CSX	Flashing Lights
Straban Twp	Smith Road	CSX	Cross Bucks
Straban Twp	Shealer Road	CSX	Flashing Lights
Straban Twp	Hunterstown Road	CSX	Flashing Lights
Straban Twp	New Chester Road	CSX	Flashing Lights

Aviation

Central Adams has four aviation facilities which provide general air transport services. Aside from the important transportation functions associated with these facilities, in 1999 these airports contributed over \$1.2 million to the local economy through direct employment and secondary output spending related to air travel.

The largest aviation facility in Adams County, the Gettysburg Regional Airport, is located in Cumberland Township just outside of Gettysburg Borough. The facility is classified as a general service airport with approximately 8,600 annual operations. The airport has one asphalt runway approximately 3,100 feet in length. Approximately 12-14 aircraft are based at the airport. Activities occurring at the airport include local pilot/aircraft operations, flight training, and aircraft maintenance and repair. Flight training services are provided by Cumberland Valley Aviation. The airport is used by air clubs throughout Pennsylvania, New York and New Jersey for weekend battlefield visits. Additionally, the airport is the home field for the Gettysburg Barnstormers, a recreational pilot group with approximately 65 members.

In 2006 the airport was purchased by the Susquehanna Area Regional Airport Authority (SARAA), which also owns and operates other regional airport facilities including the Harrisburg International Airport, Capital City Airport, and the Franklin County Regional Airport. To improve service, the airport completed a three-phase strategic plan to expand operations and improve existing facilities. Phase I involves the development of additional hangars and aircraft parking aprons. Phase II would provide a full parallel runway and small runway extension and widening to increase the runway to 3,317 feet by 75 feet and meet FAA standards. Additional hanger and apron improvements are forecast as part of Phase III.

In addition to the Gettysburg Regional Airport, three helicopter landing pads are located in the Region. Two of these offer private sector aerial services, such as power line inspection and agricultural uses. The third helipad is located at the Gettysburg Hospital.

AVIATION FACILITIES		
Facility	Location	Type
Gettysburg Regional Airport	Cumberland Twp	General Service Airport
Haverfield Aviation	Cumberland Twp	Helipad
Gettysburg Hospital	Gettysburg Boro	Helipad
Helicopter Applicators	Straban Twp	Helipad



Bicycle/Pedestrian

Two of Penn DOT’s designated cross-state bicycle routes, referred to as the “BicyclePA” system, are located in Central Adams. These routes use existing public roads to guide bicyclists through the Region. The routes are designed for competent road bicyclists who may undertake a long distance cycle touring trip. BicyclePA Route J2 runs along Old Harrisburg Road from the Mason-Dixon line to Harrisburg. BicyclePA Route JS runs along Mummasburg Road and Route 97, beginning in Arendtsville and running through Central Adams until it connects with the York County Heritage Rail Trail. These branch routes ultimately connect to Pennsylvania Bicycle Route S along Route 234.

Additionally, the first link of the North Gettysburg Trail is in place between Gettysburg Borough and the Gettysburg Area High School. This link provides an off-road trail as well as on-road bicycle lanes along Old Harrisburg Road. This link will also connect to the planned Gettysburg Inner Loop and the Gettysburg Area Trail System that seeks to connect residential and tourism locations throughout Gettysburg and the surrounding region.

Pedestrian facilities in the form of sidewalks are also provided throughout Gettysburg Borough as well as in many suburban residential developments in Cumberland and Straban Townships. Additionally, sidewalk connections are provided along select property frontages on Route 30 in Straban Township. These facilities are part of a long-term Township goal of providing such connections throughout the Route 30 corridor.

Traffic Control and Safety

Regardless of whether a traffic signal is located on a state or local road, municipalities are responsible for the ownership, operation, and maintenance of all traffic signals within their jurisdiction. Penn DOT has oversight of all signals through the conditions of an issued traffic signal permit, which require completion of a signal warrant study to determine if a signal is warranted. Over half of all traffic signals in Adams County are located in Central Adams County. With fifteen signals, Gettysburg Borough is responsible for more signals than any other municipality in the County.

In the Central Adams region, many of these signals are part of a coordinated intelligent transportation system (ITS) that was implemented to improve mobility for resident, business and tourism traffic. Beyond new signal locations, traffic cameras were added around Lincoln Square, crosswalk countdown timers were installed and an ITS message board was installed on Route 30 just east of US Route 15.

Traffic Signals

- Cumberland Township | 3
- Gettysburg Borough | 15
- Straban Township | 9
- Total in the Region | 27

Based on crash data between 2005 and 2014, the accident numbers in Central Adams have been consistent in terms of the overall number of incidents. Straban Township consistently sees higher annual accident numbers than Cumberland or Gettysburg, a figure consistent with overall travel speeds, and travel patterns in the Region. In terms of crash severity, 75% of all accidents in the Region were classified as either minor in nature or saw property damage only with no injuries. The Region also saw thirty fatalities from crashes over that same time period. Analysis of the environmental, roadway and driver factors indicate that poor weather conditions, deer, driving too fast for conditions, distracted driving and other driver error were the top factors behind crashes in the Region.

NUMBER OF CRASHES				
Year	Cumberland	Gettysburg	Straban	Region Total
2005	83	65	109	257
2006	66	54	90	210
2007	59	77	111	247
2008	78	56	90	224
2009	78	67	123	268
2010	68	50	98	216
2011	74	59	117	250
2012	70	40	130	240
2013	53	51	120	224
2014	66	70	123	259
TOTAL	695	589	1,111	2,395

CRASH SEVERITY				
Severity Type	Cumberland	Gettysburg	Straban	Region Total
Fatal	11	2	16	29
Major	26	14	36	76
Moderate	75	38	109	222
Minor	132	165	330	627
Unknown	120	73	75	268
Property Damage Only	331	297	545	1,173
TOTAL	695	589	1,111	2,395

CDART, PennDOT

Freight and Goods Movement

The transportation system serving Adams County has been influenced by growth in the movement of goods and products, mostly by means of truck transport. In 2005, a truck origin-destination study was conducted to gauge truck traffic movements along the major roads through the county, including Route 30, Route 94, and Route 234. Results of this study were compared to a similar truck survey performed in Gettysburg in 1991.

Generally, local truck trips showed a reduction in the proportion of total truck traffic found in Adams County between 1991 (33%) and 2005 (25%). Through truck traffic trips in Gettysburg showed a significant decline from 59% of trips in 1991 to 35% of trips in 2005.

The biggest change in truck traffic in Adams County since 1991 has been the increase of to/from external to local trips. These are truck trips which begin outside of the County, enter Adams County and make a delivery or pickup, and then proceed out of the County. These trips accounted for 7% of truck trips passing through Gettysburg in 1991. In 2005, those trips accounted for 40% of all truck trips passing through Gettysburg.





WORKFORCE PROFILE

Overview

This section identifies the jobs provided by industry within Central Adams and some of the characteristics of the workforce’s commuting patterns. Analyzing the inflow and outflow of the workforce may reveal the tendencies of workers traveling between their home and work destinations.

Industries and Employers

The chart on the following page, Jobs By NAICS (North American Industry Classification System) Sector, identifies the number and percentage of jobs in each industry sector for the three municipalities and the Region as a whole. The average annual wages are based on wages paid by industry for Adams County in 2014. In the Central Adams region, the top three industries, according to the number of jobs, are:

- Healthcare and Social Assistance
- Accommodation and Food Services
- Educational Services

The Region is also home to many of the County’s top employers. Of the top twenty-five employers in Adams County, ten have locations in Central Adams. Several of these employers contribute to the Region’s top industries by the number of jobs they provide.

Healthcare and Social Assistance

The Healthcare and Social Assistance industry employs the highest number of people within Central Adams. A quarter of the Region’s jobs are within this sector. The Healthcare and Social Assistance sector also provides the highest number of jobs in Cumberland Township and Gettysburg Borough. The main reason for the high number of jobs in this industry, both regionally and locally, may be attributed to the location of the Wellspan Gettysburg Hospital and other Wellspan offices, like the Adams Health Center in Straban Township, as well as several personal care facilities in Central Adams.

The YWCA is one of the highest employing non-profit community organization in the Social Assistance industry. They are also the largest provider of child care in Adams County. Their headquarters is located just outside Gettysburg and two of the three child care facilities operated by the YWCA are located within the Region.

Accommodation and Food Services

The Accommodation and Food Services industry employs the second highest number of people, accounting for 19% of the jobs in Central Adams. Gettysburg and the Gettysburg National Military Park are nationally recognized as a tourist destination. Gettysburg has been called the “most famous small town in America”, so it should not be a surprise that this industry employs a large number of people. Since this area is a destination which relies heavily on tourism, providing multiple places to stay and dine is a necessity. The Region offers a variety of accommodations and restaurants that appeal to all income levels. These services are primarily provided in areas that have access to transportation routes, like U.S. Route 30 and U.S. Route 15 in Straban Township. Due to the hub and spoke pattern of the Region’s transportation network, which converge in Gettysburg, a high concentration of the Region’s hotels and restaurants are located in downtown Gettysburg and along the

roads radiating from Gettysburg. Another type of overnight accommodation, camping, is also popular in the Region. Four commercial campgrounds are located within Central Adams. There are also two conference center complexes, the Gateway Gettysburg and the Allstar Expo/ Eisenhower Conference Center campuses, which host national and regional shows and gatherings. Each complex includes two hotels.

Educational Services

Regionally, Educational Services ranks third among the industries, providing 14% of the jobs. The majority of the Gettysburg Area School District buildings, Gettysburg College, HACC - Gettysburg campus, and the United Lutheran Seminary, Gettysburg Campus are all located in Central Adams.

JOBS BY NAICS SECTOR									
	Cumberland Twp		Gettysburg Boro		Straban Twp		Region		Wages
	Count	Share	Count	Share	Count	Share	Count	Share	Annual
Health Care and Social Assistance	489	19.8%	1,481	24.7%	456	12.7%	2,426	20.1%	\$41,496
Accommodation and Food Services	328	13.3%	1,209	20.1%	758	21.1%	2,295	19.0%	\$14,924
Educational Services	162	6.6%	1,233	20.5%	218	6.1%	1,613	13.4%	\$46,280
Retail Trade	78	3.2%	429	7.1%	719	20.0%	1,226	10.2%	\$24,804
Manufacturing	192	7.0%	255	4.2%	479	13.4%	926	7.7%	\$47,268
Public Administration	13	0.5%	376	6.3%	190	5.3%	579	4.8%	\$52,364
Other Services (excluding Public Admin)	198	8.0%	157	2.6%	108	3.0%	466	3.8%	\$21,840
Professional, Scientific, Technical Services	105	4.3%	249	4.1%	70	2.0%	424	3.5%	\$55,848
Information	250	10.1%	70	1.2%	18	0.5%	338	2.8%	\$45,656
Finance and Insurance	56	2.3%	185	3.1%	86	2.4%	327	2.7%	\$52,728
Construction	173	7.0%	25	0.4%	117	3.3%	317	2.6%	\$48,724
Utilities	29	1.2%	24	0.4%	24	0.7%	77	0.6%	***
Arts, Entertainment, and Recreation	215	8.7%	62	1.0%	3	0.1%	280	2.3%	\$23,140
Administration & Support, Waste Mgmt	28	1.1%	73	1.2%	67	1.9%	168	1.4%	\$22,464
Transportation and Warehousing	34	1.4%	27	0.4%	80	2.2%	141	1.2%	\$37,024
Wholesale Trade	22	0.9%	67	1.1%	44	1.2%	133	1.1%	\$41,860
Agriculture, Forestry, Fishing & Hunting	15	0.6%	0	0.0%	112	3.1%	127	1.1%	\$34,944
Real Estate and Rental and Leasing	12	0.5%	14	0.2%	37	1.0%	63	0.5%	\$33,904
Management of Companies & Enterprises	57	2.3%	69	1.1%	1	0.0%	127	0.1%	\$62,556
Mining, Quarrying, & Oil/Gas Extraction	12	0.5%	0	0.0%	0	0.0%	12	0.1%	***
Total	2,468	100%	6,005	100%	3,587	100%	12,065	100%	\$37,700

U.S. Census Bureau, Longitudinal Employer-Household Dynamics, 2014

Other Important Sectors

In addition to the top industries, it is important to discuss three other employment sectors that may have significance to individual municipalities. These industries are Retail and Manufacturing, both of which are prevalent in Straban Township. In regard to Retail, the Route 30 corridor, east of Gettysburg in Straban Township, has traditionally provided more concentrated retail shopping opportunities for the Region, as well as the County. There are several shopping plazas along this corridor, which include the Giant, Peebles,

Top Employers

- Gettysburg College
- Gettysburg Hospital
- Federal Government
- Adams County
- Gettysburg Area School District
- Wellspan Medical Group
- Pella Corporation
- Kennie’s Market
- Adams County National Bank
- Dal-Tile

and Walmart Shopping Plazas. Walmart and Giant are also ranked as top employers in the County, helping to boost the retail industry to fourth in the number of jobs provided within the Region.

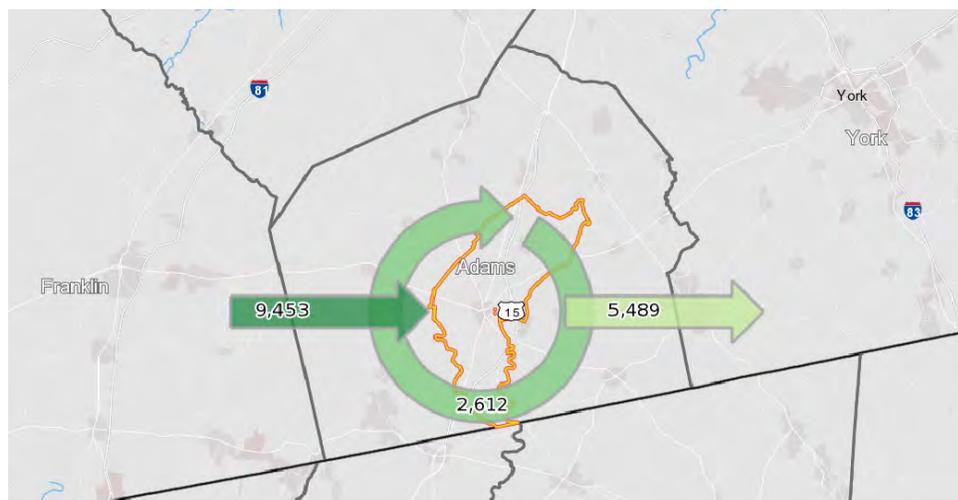
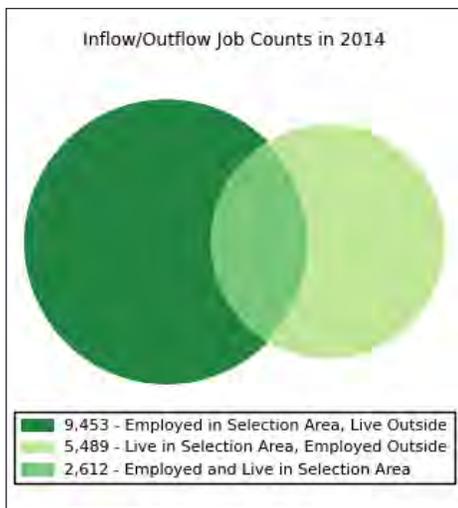
Manufacturing provides about 8% of the total number of jobs in the Region, and is the third highest industry sector in Straban Township. Two manufacturing businesses in Straban Township, Pella and AgCom, contribute to the larger percentage of jobs in this industry. Pella and Dal-Tile, located in Gettysburg, are both top employers in Central Adams and in the County.

Though a large majority of the Central Adams landscape is devoted to agriculture, the Agriculture industry only creates 1% of the number of jobs. Family farming is prevalent in the Region, which often does not provide reportable “jobs” or a single farmer may farm multiple fields in different locations. There are also support industries associated with agriculture that may be classified as manufacturing, such as AgCom.

Workforce Patterns

Workforce development is an integral measure to economic development and the viability of communities. The following images and tables depict information about the Region’s workforce derived from the U.S. Census Bureau’s Longitudinal Employer-Household Dynamics (LEHD) OnTheMap application for the year 2014.

In the image below, the green circular arrow in the center depicts the number of people that live and work in the Region. The dark green arrow identifies the inflow of workers that live outside of the Region, but commute into Central Adams for work. The light green arrow identifies the outflow of workers that live in the region, but commute out of the area for work. The arrows are only intended to demonstrate inflow and outflow and do not indicate a specific direction.



The Inflow/ Outflow table presents the number of people living and working in the Region. Within Central Adams 78% of the jobs are held by non-residents, while 22% of people working in Central Adams live in the Region. More than twice the number of residents, 68%, leave the area for employment. It is important to note that while residents may be leaving the municipalities of Central Adams to work, many stay within Adams County. According to the American Community Survey, approximately 18% of Central Adams

residents work in a Pennsylvania county outside of Adams, and only about 10% work out of the state.

INFLOW/ OUTFLOW		
Labor Market	Count	Share
Employed in the Region	12,065	100%
Living in the Region	8,101	67%
Net Inflow (+) or Outflow (-)	3,964	
In-Area Labor Force Efficiency	Count	Share
Living in the Region	8,101	100%
Living and Employed in the Region	2,612	32%
Living in the Region, but Employed Outside	5,489	68%
In-Area Employment Efficiency	Count	Share
Employed in the Region	12,065	100%
Employed and Living in the Region	2,612	22%
Employed in the Region, but Live Outside	9,453	78%

LEHD, OnTheMap Application, 2014

The Job Characteristics table examines the Region’s inflow and outflow more closely by comparing age groups and earnings of the workers. The largest age group are those 30-54 years of age. Compared to the population of the Region, the percentage of residents aged 25-44 years is declining. However, the Region’s population aged 55 to 64 years is increasing. According to the table, the next highest percentage of workers by age are those 55 and older. If the area lacks amenities that workers 44 and younger are seeking, it could become increasingly difficult to fill open positions.

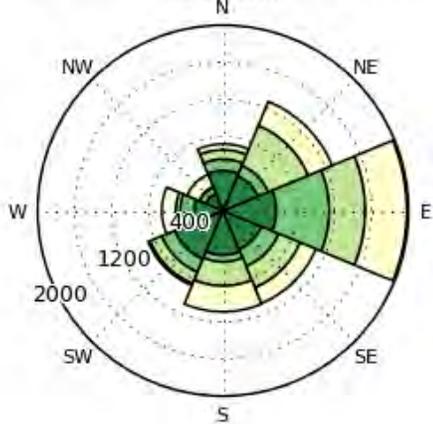
JOB CHARACTERISTICS						
	Outflow		Inflow		Interior	
	Count	%	Count	%	Count	%
	5,489	100%	9,453	100%	2,612	100%
Workers Aged 29 or younger	1,228	22%	2,256	24%	584	22%
Workers Aged 30 to 54	2,935	54%	4,899	52%	1,239	47%
Workers Aged 55 or older	1,326	24%	2,298	24%	789	33%
Workers Earning \$15,000 per year or less	1,298	24%	2,775	30%	907	35%
Workers Earning \$15,000 to \$40,000 per year	1,940	35%	3,443	36%	923	35%
Workers Earning More than \$40,000 per year	2,251	41%	3,235	34%	782	30%

LEHD, OnTheMap Application, 2014

Almost 41% of the workers earning more than \$40,000 dollars per year are leaving the Region for work. Of the workers leaving, the majority are heading to locations east and south of Central Adams. Approximately 36% of the workers that are coming to work in the region are making between \$15,000 and \$40,000 per year. The majority of those coming into the Region to work are coming from the east. There is also a higher concentration of

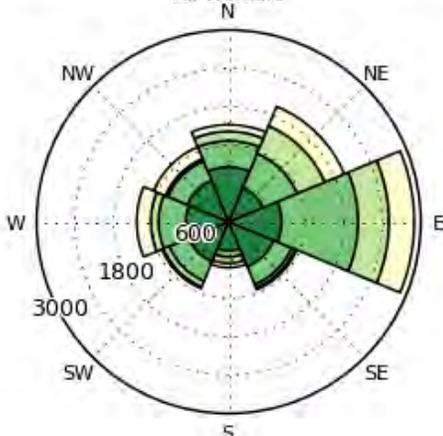
Direction Workers are Going Who Live in the Region

Job Counts by Distance/Direction in 2014
All Workers



Direction Workers are Coming From Who Work in the Region

Job Counts by Distance/Direction in 2014
All Workers



LEHD, OnTheMap Application, 2014

workers commuting in from municipalities surrounding Central Adams.

The following places are the top ten work destinations and top ten home destinations for those who live or work in the Region:

Work Destination

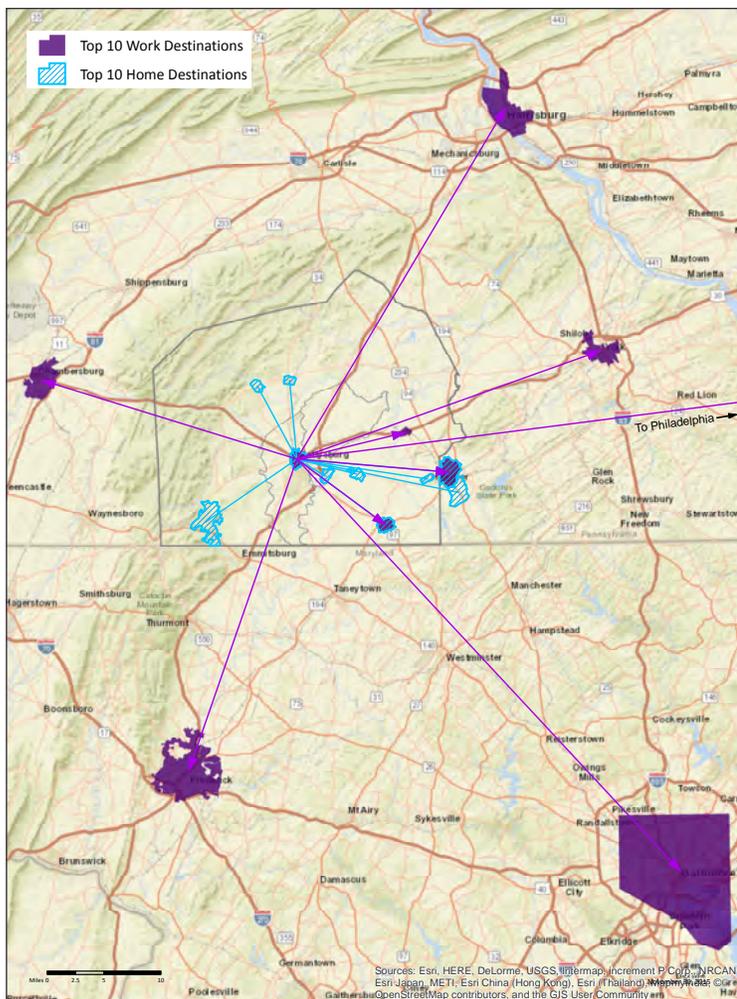
Where workers are employed who live in the Region

- Gettysburg Borough
- Hanover Borough
- Frederick, MD
- York City
- New Oxford Borough
- Littlestown Borough
- Philadelphia city
- Baltimore city
- Chambersburg Borough
- Harrisburg city

Home Destination

Where workers live who work in the Region

- Gettysburg Borough
- Carroll Valley Borough
- Hanover Borough
- Littlestown Borough
- Lake Heritage
- Biglerville Borough
- Bonneauville Borough
- Arendtsville Borough
- Parkville CDP
- McSherrystown Borough

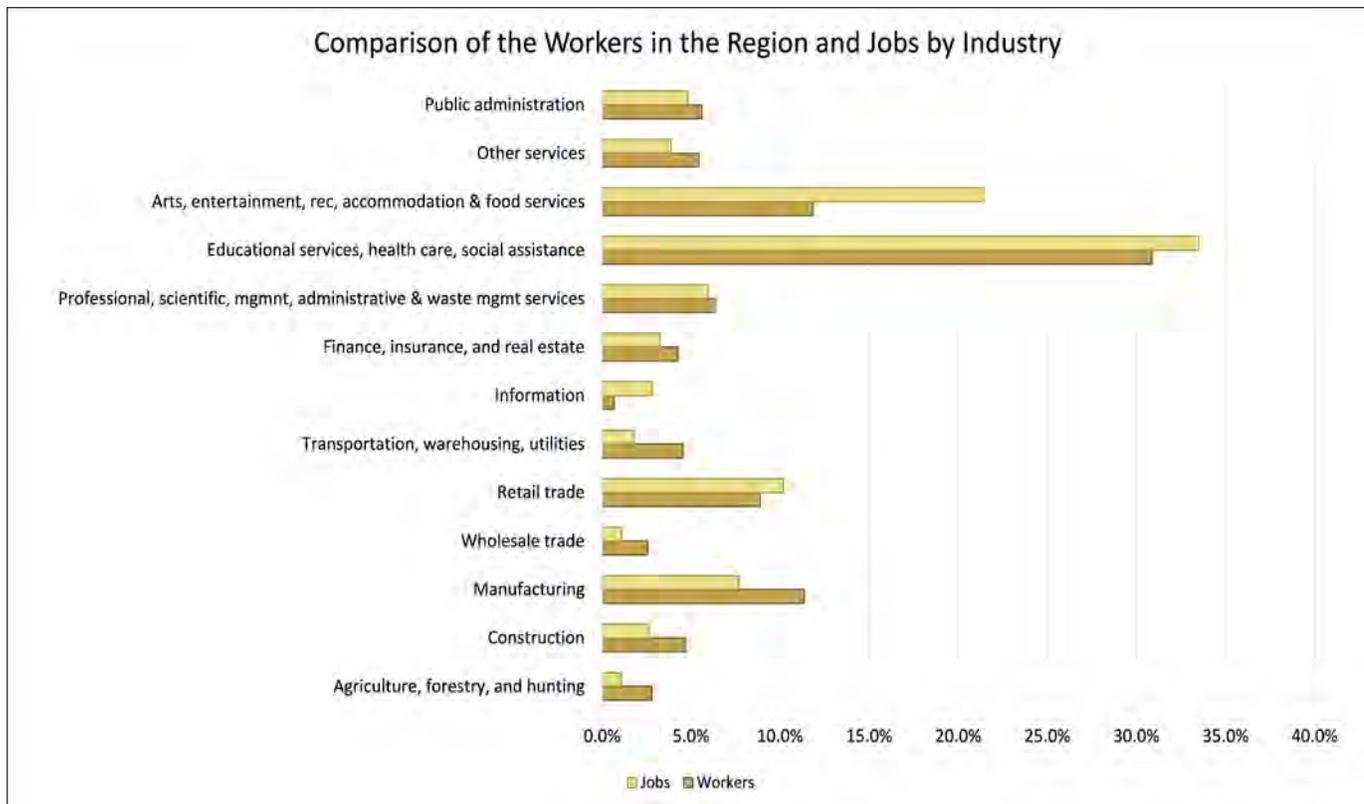
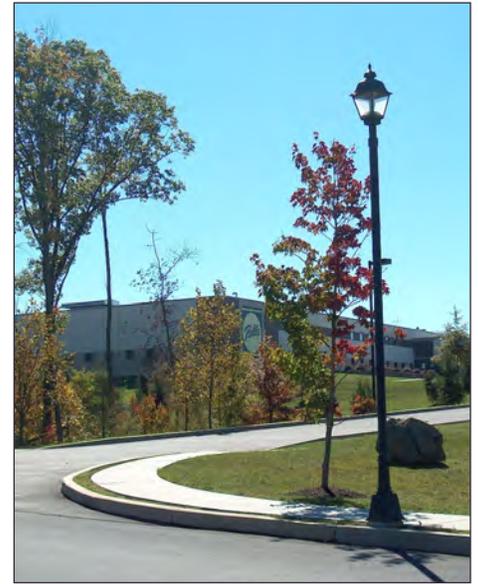


Job and Workforce Comparison

Looking at the jobs in the Region, compared to the industries that employ residents of Central Adams, may provide some insight on the type of jobs that residents are seeking outside the Region. The chart below shows each industry sector along with the percentage of jobs and workers within Central Adams. Detailed information about the residents working in each Industry can be found in the Employment and Industry table on page A135.

The industries with the most significant differences between the percentage of workers or the percentage of jobs in the Region are:

- Manufacturing
- Construction
- Transportation, Warehousing, and Utilities
- Wholesale Trade
- Finance, Insurance, and Real Estate





HERITAGE AND CULTURE

Maps referenced in this section:

- Map B19 Historic Resources

Overview

Historic buildings, pristine open space, Civil War battlefields, family farms, quaint downtowns, and close-knit neighborhoods define the historic character of the Central Adams region. Visitors from around the world travel here to experience its unique and distinctive heritage, and to envision historic events with the aid of the Region’s well-preserved landscape, farmhouses, and buildings. Historic resources include historic districts, sites, structures, artifacts, and other physical evidence of the past. These resources contribute to the character of the Central Adams landscape.

Prominent Historic Resources

Gettysburg National Military Park

The Gettysburg National Military Park (GNMP) consists of 6,034 acres of historic and interpretive resources commemorating the 1863 Battle of Gettysburg and the Civil War. GNMP consists of the Gettysburg Battlefield, the Museum and Visitor Center, the Gettysburg Museum of the American Civil War, and the “Battle of Gettysburg” Cyclorama Painting, Soldiers’ National Cemetery, and two museums in the Borough of Gettysburg; the David Wills House and the Gettysburg Lincoln Railroad Station. Over one million people visit these sites each year, contributing a great deal to the local tourism economy and contribute to the continued preservation and interpretation of local historic resources – on and off the battlefield.

Eisenhower National Historic Site

Eisenhower National Historic Site is the home and farm of President Dwight D. Eisenhower. Located adjacent to the Gettysburg Battlefield, the farm served the President as a weekend retreat and a meeting place for world leaders. With its peaceful setting and view of South Mountain, it was a much needed respite from Washington and a backdrop for efforts to reduce Cold War tensions. President Eisenhower and his wife formally moved to the farmhouse in 1961 where they lived in retirement.

Journey Through Hallowed Ground National Heritage Area

The Journey Through Hallowed Ground is a federally designated National Heritage area that extends 180 miles from Monticello to Gettysburg, encompassing four states. It includes 9 presidential homes, 13 National Parks, and a number of battlefields commemorating the French and Indian War, Revolutionary War, the War of 1812, and the Civil War. It also includes the 180-mile long route of US Route 15, US Route 15 Business, and VA Routes 20, 231, 22, and 53 as the Journey Through Hallowed Ground National Scenic Byway. This 75-mile wide region contains more national history than any other region in America. Conservation efforts of the Journey Through Hallowed Ground Partnership primarily focus on education and awareness programs aimed at increasing recognition of the historic and cultural significance of the region.

Lincoln Highway Heritage Corridor

The Lincoln Highway (now PA Route 30) was the nation's first coast-to-coast highway, and marked the birth of vacationing by automobile in America. The Lincoln Highway Heritage Corridor works with local, state, and federal partners on heritage preservation, sustainable community development, and responsible land conservation throughout south-central Pennsylvania. There are several sites in Central Adams that are significant to the Lincoln Highway era that are still in operation today including the Lincoln Diner and the Majestic Theater in Gettysburg.

Local Historic Districts

The only active local historic district in Central Adams is the Gettysburg Local Historic District. This district encompasses the historic downtown core of Gettysburg. Local Historic Districts are certified by the Pennsylvania Historical and Museum Commission, and once certified, the municipality forms a Historic and Architectural Review Board (HARB). The HARB reviews renovations to existing properties and new construction to ensure consistency with the historic character of the Local Historic District. Local Historic Districts and Historic Districts on the National Register of Historic Places are not mutually exclusive. For example, Gettysburg Local Historic District overlaps with the Gettysburg Battlefield Historic District.

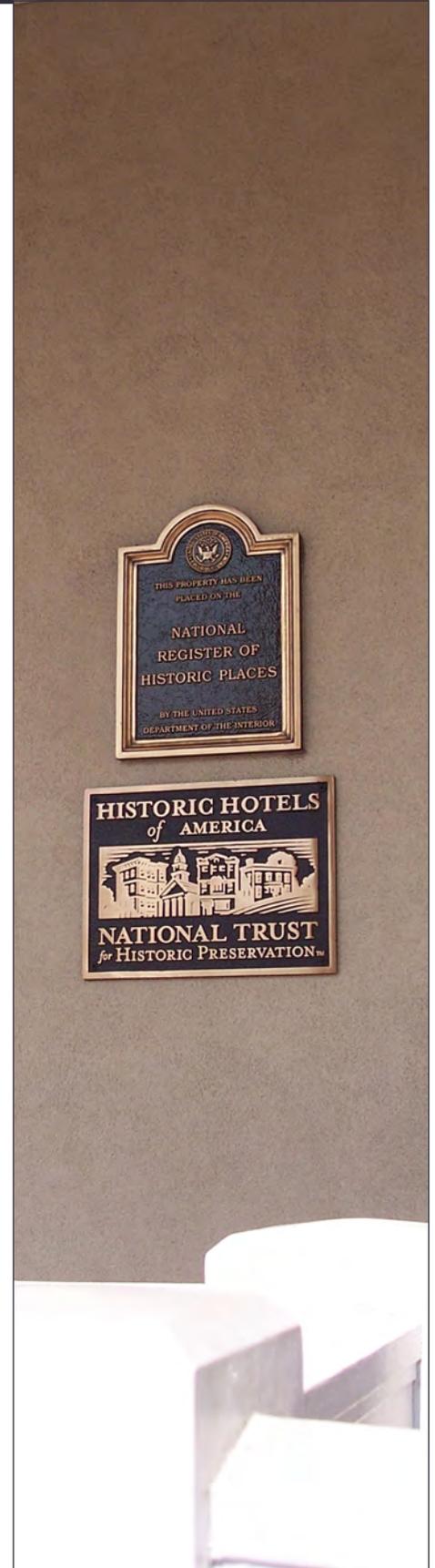
National Register of Historic Places

The National Register is a federal program managed by the National Park Service. The primary benefit of listing on the National Register is official recognition of the significance of sites, districts, and resources in American history. Additionally, when any undertaking utilizes federal funding, or is federally licensed, the government agency managing the project must determine if that undertaking will have an adverse effect on historic resources in the project area. Within the project area, the agency must conduct a historic resource survey to determine if resources are eligible for listing in the National Register. Properties and districts listed in the National Register of Historic Places do not have any protection from actions undertaken without federal funding or licensing. National Register listing may enable property owners within the district to be eligible for investment tax credits for the rehabilitation of income producing historic structures. There are several resources and landscapes in Central Adams that are eligible for listing in the National Register. This 'eligible' status provides those sites with the same level of protection as 'listed' resources, without the ability to qualify for financial resources available for National Register listed properties and those within listed districts.

Adams County has over 25 square miles of Historic Districts listed on the National Register of Historic Places, 80% of which are located within the Central Adams region. Historic Districts in Central Adams on the National Register include Gettysburg National Military Park, Gettysburg Battlefield Historic District (Listed), Gettysburg Battlefield Historic District Boundary Increase (Eligible), Hunterstown Historic District (Listed), Hunterstown Historic District Boundary Increase (Eligible), and Rock Creek/White Run Union Hospital Complex (Listed). There are also twelve sites within Central Adams that are listed on the National Register and an additional eight which have been determined eligible for National Register listing.

State Historic Preservation Office

Each state is required to maintain a State Historic Preservation Office (SHPO) to administer the National Register at the state level. The Pennsylvania State Historic Preservation Office is a part of the Pennsylvania Historical and Museum Commission (PHMC), which is the official history agency in Pennsylvania responsible for the collection, conservation, and



interpretation of Pennsylvania's historic heritage. The SHPO also maintains a public on-line database of historic resources including designated historic properties and historic districts, as well as other properties and landscapes contributing to the cultural heritage throughout Pennsylvania.

Certified Local Government

The Certified Local Government (CLG) program is a partnership among local, state, and federal governments for the identification, evaluation, registration, and preservation of historic resources. The program promotes integration of local preservation interests and concerns into local planning and decision-making processes. To be eligible, local governments must: enforce state and local laws and regulations for the designation and protection of historic properties; establish an historic preservation review commission by local ordinance; maintain a system for the survey and inventory of historic properties; provide for public participation in the local preservation program; and satisfactorily perform responsibilities delegated to it by the state. Participating in the program enables municipalities to apply for funding for preservation-related activities available only to Certified Local Governments. Gettysburg is one of only 45 Certified Local Governments in Pennsylvania. Federal law provides that at least 10% of the annual Historic Preservation Fund grant allocation to Pennsylvania be set aside for distribution to Certified Local Governments. This amount is approximately \$115,000 as of January 2016.

Historic Context

Developing a historic resources inventory for this plan required consulting various plans, local inventories, local and county preservation organizations, SHPO, and the public. A need to identify local historic themes, or contexts, prior to undertaking a historic sites inventory was identified. Working with local stakeholders helped to determine significant historic themes for the Region. The following themes broadly describe the primary contexts for the history of the Central Adams region of Adams County:

Pre-History and Native American (Up to 1734)

Until the early 1700s, the human inhabitants of the area were transient Native Americans, who used the land for hunting, fishing, mining, and engaging in trade with each other. Local archaeological sites, most located along stream corridors, have unearthed evidence of activity from the Late Archaic (Circa 8000 to 2000 BCE) to Early Woodland (Circa 1000 BCE to 1000 CE) period.

Agriculture (Circa 1734-late 1800s)

Although the first property licenses in the area were issued to European settlers in 1734, peak development of the farm economy in the region occurred in the late 1800's. Resources for this context consist of farm houses and buildings, as well as the agricultural landscapes that remain in many parts of Central Adams.

Early Settlement (Circa 1740-late 1800s)

The first European settlers to the region were primarily Scotch-Irish frontiersmen, who began arriving in 1734. The network of county roads existing today was developed between approximately 1740 and 1830, and the pattern of historic villages in the area emerged during roughly the same period. Predominant historic resources for this context are mills, schoolhouses, churches, taverns, shops, and residences

Underground Railroad/African American (Circa late 1700s-late 1800s)

It is believed the Underground Railroad began in the late 1700's, and reached its peak between 1810 and 1850. Pennsylvania began a gradual abolition of slavery in 1780, and by 1847 there were no slaves on record. During this period, free blacks had established settlements in this area, as well as many others throughout the free states. Adams County shared a border with Maryland, which remained a slave holding state after Pennsylvania abolished slavery. As such, it was a first stop in the free states on the Underground Railroad for many escaped slaves at sites such as McAllister's Mill in Cumberland Township and the Dobbin House in Gettysburg.

Civil War (1863)

The Battle of Gettysburg experienced between 46,000 and 51,000 casualties from July 1-3, 1863 - more than any other battle in the Civil War. Additionally, President Abraham Lincoln gave the now famous Gettysburg Address on November 19, 1863 at the dedication of Soldier's National Cemetery. The Gettysburg Battlefield is one of the nation's most significant Civil War sites, drawing over one million visitors each year.

President Dwight D. Eisenhower (1918 & 1950-1979)

Dwight Eisenhower served as Commander at Camp Colt, the US Army Tank Corps Training Center in Gettysburg in 1918. Later, in 1950 President and Mrs. Dwight D. Eisenhower purchased a farmhouse in Cumberland Township. Between 1955 and 1961 President Eisenhower used the farmhouse as a weekend and vacation home, often hosting world leaders and dignitaries. They formally moved to the farmhouse in 1961 where they lived in retirement until he died in 1969 and she in 1979.

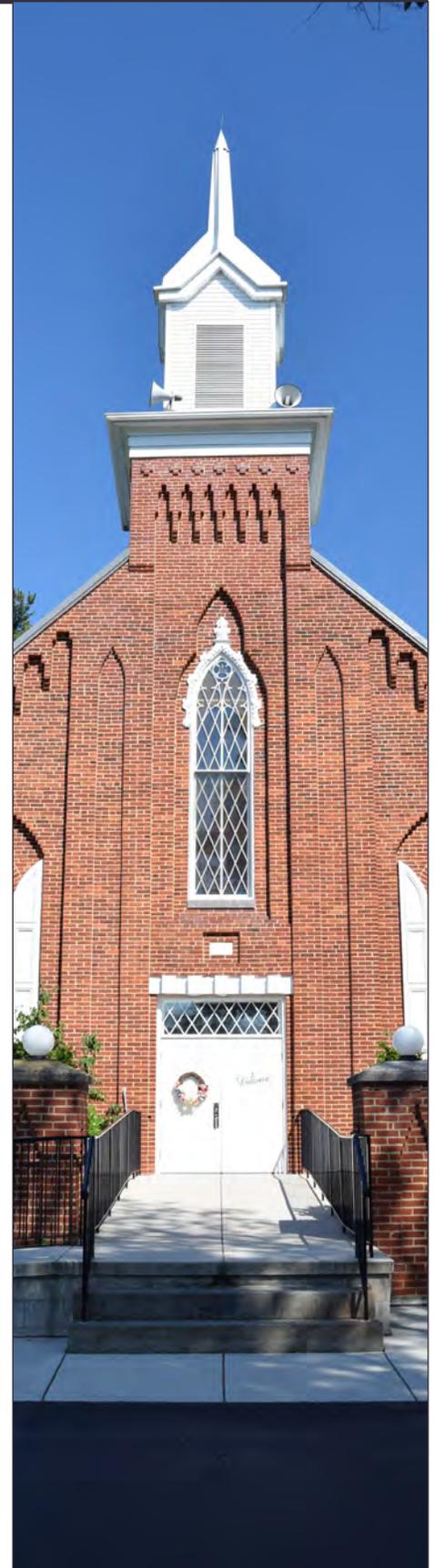
Lincoln Highway (Circa Early 1920's-1956)

Established in 1913, the Lincoln Highway was the first paved transcontinental automobile road in the United States. Construction of the roadway through Adams County was completed in the early 1920's. The highway, which began in New York City and ended in San Francisco, played an important role in the development of the automobile's influence on the way of life in 20th century America and played a crucial role in bringing tourists to Gettysburg.

Historic Resources

Central Adams is a major tourist destination due to the GNMP, but visitors are often unaware of the Region's extensive history beyond the Civil War. The National Register of Historic Places is an important designation that protects heritage resources throughout the United States. Lack of designation on the National Register does not, however, suggest a lack of historic significance. Central Adams contains a multitude of historic resources beyond those identified on the National Register that characterize the heritage of the region.

Several stakeholders identified the need for a comprehensive historic sites inventory, as the most recent inventory conducted in Adams County was the Adams County Historic Sites Survey completed in 1980. This Historic Sites Survey was purely based on visual identification of existing architectural structures over 50 years in age, and was intended as a base of information for further analysis. No historic research was conducted on the sites and the inventory was not updated over the years, so much of the information is outdated and many structures no longer exist. It was determined by local stakeholders that the structures inventoried in the study were not necessarily of historic significance, and also that there are many sites without structures in Central Adams that also hold





significant historic value.

A comprehensive historic inventory is well outside the scope of this plan, however an index of historic resources throughout the Central Adams region was compiled with the help of local historic preservation groups, PHMC, and the public. Included in this index are sites and districts on the National Register of Historic Places, resources identified as significant by local historic preservation groups, and sites identified in previous regional studies and plans. A public, on-line historic sites survey was also conducted that allowed local residents to describe resources they felt were important to the heritage of Adams County. The sites identified within the Central Adams region were extracted from that database and included in the historic sites inventory beginning on page A102. This listing contains 111 historic resources located partially or entirely within the Region, in addition to basic information on those sites.

Cultural Resources

Cultural resources can include tangible and intangible assets and activities that represent both the heritage of a place, as well as current community activities. For the purpose of this plan, Cultural Resources include intangible activities important to the social fabric of the community, and the places that facilitate the enjoyment of those traditions and activities. In addition to the richness of the region's historic resources, Central Adams also has a considerable concentration of cultural events, venues, and happenings, with Gettysburg at its core.

Living History

There are many dedicated historians that incorporate historic tools, activities, and dress into interactive presentations at historic sites to recreate life as it was in 1863 as authentically as possible. This allows both observers and participants to experience a sense of stepping back in time. Living history historians provide historic interpretation at various sites year-round, including local museums and on the grounds of Gettysburg National Military Park. Every year on July 1, 2, and 3, professional living history historians and hobby reenactment groups converge on the battlefield to recreate the events of the Battle of Gettysburg. In addition to the Civil War themed events, there is also a World War II living history weekend at Eisenhower National Historic Site with several hundred enthusiasts participating annually.

Museums

Central Adams hosts dozens of history museums, housing hundreds of thousands of local historic artifacts. These exhibition areas serve as an important educational resource providing a visual, tangible context with historic information. People visit these museums both for the educational opportunities they provide, as well as the ability to appreciate the role these places and artifacts played in the events and lives of those who shaped the world we now live in. Examples of local museums include the Gettysburg Seminary Ridge Museum and the Shriver House Museum, both located in Gettysburg Borough.

Brass Bands

Brass Bands have a long history in the planning region, dating back to the 1800's. Every year traditional brass band performers from across the mid-Atlantic region come to Gettysburg to participate in the Gettysburg Brass Band Festival. Brass bands can also be heard at a multitude of local events including local parades, reenactments, and the annual Remembrance Day ceremonies.

Fire Halls & Churches

Fire halls and churches play an important role as community centers. Both venues sponsor public gatherings and events, in addition to providing a location for other community individuals and organizations to hold events and gatherings. Serving the community in this way is especially important in the rural areas of Cumberland and Straban Townships.

Festivals

In addition to the Brass Band Festival, Central Adams plays host to a number of festivals throughout the year including the Gettysburg Wine & Music Festival, Gettysburg Rocks, the Gettysburg Brew Fest, and the Outdoor Antique Show. Whether celebrating tradition, music, or food and drink, festivals are important cultural events in the region. The number of local festivals has been increasing in recent years, as they receive a great deal of support in the form of attendance by residents as well as visitors.

Local Arts & Theater

Central Adams residents and visitors enjoy the plentiful arts and theater venues, primarily concentrated in Gettysburg Borough. Central Adams boasts over a dozen art galleries, many specializing in historical art such as paintings of historic figures and events. Local restaurants and businesses display and sell work by local and regional artists as well. There are also organizations that support the development of arts and artists such as the Adams County Arts Council.

The Region provides opportunities to enjoy and participate in the performing arts at several venues offering local and national performances. In 2005, the restored Majestic Theater in downtown Gettysburg was re-opened to the public and now showcases national and international performing acts, as well as independent films.



Appendix | A10 Heritage and Culture

EXISTING HISTORIC RESOURCES										
Municipality	Site	Year	Native Am./ Pre-History	Early Settlement	Agriculture	African Am./ Under-ground RR	Civil War	Lincoln Hwy/ Early Tourism	Eisen-hower	Source
Cumberland	Black Horse Tavern	1812		X	X		X			PHMC/ CTHS/ Pub Survey
Cumberland	Bridge in Cumberland Twp	1894					X			Former Straban H.D.
Cumberland	Bushman Farm	1700	X							Public Survey
Cumberland	David Schriver Farm	1863					X			CTHS/ Public Survey
Cumberland	First Shot House	1863					X			CTHS / Public Survey
Cumberland	George Bushman Farm - Civil War Hospital	1858					X			CTHS/ Public Survey
Cumberland	Henry Myers/Epply Farm	1826		X	X		X			CTHS/ Public Survey
Cumberland	Henry Spangler Farm	1744		X	X		X			CTHS/ Public Survey
Cumberland	Jacob Hankey Farm	1863					X			CTHS/ Public Survey
Cumberland	Jacob Swisher Farm	1858					X			CTHS/ Public Survey
Cumberland	John Curren's Farm	1853					X			CTHS/ Public Survey
Cumberland	John S. Crawford Farm	1858					X			CTHS/ Public Survey
Cumberland	Lagging Stream Farm	1760		X	X					CTHS / Public Survey
Cumberland	Leonard Bricker Farm - Civil War Hospital	1858					X			CTHS/ Public Survey
Cumberland	Lewis Shriver Farm	1790		X	X					CTHS/ Public Survey
Cumberland	Maring Heritage Farm	1741		X	X		X			CTHS / Public Survey
Cumberland	Michael Crist Farm	1858					X			CTHS/ Public Survey
Cumberland	Michael Frey Farm - Civil War Field Hospital	1858					X			CTHS/ Public Survey
Cumberland	Rock Creek Stock Farm	1804		X	X					CTHS/ Public Survey
Cumberland	Sach's (Sauck's) Covered Bridge	1854		X			X			PHMC / CTHS / Public Survey
Cumberland	Samuel Cobean (Sloan) Farm	1805		X			X			Public Survey
Cumberland	Sarah Patterson Farm - Civil War Field Hospital	1858					X			CTHS/ Public Survey
Cumberland	Village of Barlow	*		X						CTHS
Cumberland	Village of Greenmount	1840		X						CTHS
Cumberland	William Ross Farm	1858					X			CTHS / Public Survey
Cumberland	Barlow Fire Hall	1933		X					X	CTHS / Public Survey
Cumberland	Black's Cemetary	1744		X						CTHS / Public Survey
Cumberland	Boyd's School	1837		X						CTHS / Public Survey
Cumberland	Centennial Hall (Green-bush) School	1830s		X						CTHS / Public Survey
Cumberland	Clowney Barn	1700s*		X	X					CTHS
Cumberland	Eli Horner Stone House	*		X						CTHS
Cumberland	Evergreen Cemetary (Citizen's Cemetery)	1854		X			X			CTHS / Public Survey

EXISTING HISTORIC RESOURCES										
Municipality	Site	Year	Native Am./ Pre-History	Early Settlement	Agri-culture	African Am./ Under-ground RR	Civil War	Lincoln Hwy/ Early Tourism	Eisen-hower	Source
Cumberland	Fairplay (Butt's) School	1863		X			X			CTHS / Public Survey
Cumberland	Ganas Eveh, Farmstead Subdivision	*		X						PHMC
Cumberland	Herr Tavern	1815		X			X			CTHS / Public Survey
Cumberland	Horner, Alexamder House and Barn	1802		X			X			PHMC
Cumberland	Leeper Property	*		X						PHMC
Cumberland	Little Round Top Farm	1858			X		X			CTHS / Public Survey
Cumberland	Mason Dixon House (Hoffman House, Witherow Homestead)	1745		X						CTHS / Public Survey
Cumberland	McClellands' Cemetary	1744		X			X			CTHS / Public Survey
Cumberland	McCurdy's (Greenmount) School	1858		X						CTHS / Public Survey
Cumberland	Nathaniel Lightner Farm	1858					X			CTHS/ Public Survey
Cumberland	Pitzer's School	1857		X					X	CTHS/ Public Survey
Cumberland	Round Top School	1889		X						CTHS/ Public Survey
Cumberland	Weikert, Peter Farm	1855			X					PHMC/CTHS
Cumberland	Willow Grove School	1890		X						CTHS/ Public Survey
Gettysburg	Blue Parrot Bistro	1850		X			X	X		LHSPS
Gettysburg	Codori House	1843		X			X			Publication
Gettysburg	David Wills House	1814		X			X			Publication
Gettysburg	Dwight D. Eisenhower House	1918							X	Public Survey
Gettysburg	Eberhart/Eppley Garage	*						X		LHSPS
Gettysburg	Evergreen Cemetery Gatehouse	1854		X			X			Publication
Gettysburg	Eyster's Young Ladies Seminary	1813		X			X			Publication
Gettysburg	Fahnestock Building	1810		X			X			Publication
Gettysburg	Gettys Lot #7	1850s		X						Publication
Gettysburg	Gettysburg Borough Building	1850		X			X			Publication
Gettysburg	Gettysburg Hotel	1797		X				X	X	Publication
Gettysburg	Gettysburg Train Depot	1859		X			X	X		Publication / LHSPS
Gettysburg	Henry Wasmus Building	1816		X			X			Publication
Gettysburg	Jack Hopkins House	1857		X		X	X			Publication
Gettysburg	James Gettys Hotel	1803		X			X	X		LHSPS
Gettysburg	Jennie Wade House	1863		X			X			Publication
Gettysburg	Joel B. Danner House	1834		X			X			Publication

Appendix | A10 Heritage and Culture

EXISTING HISTORIC RESOURCES										
Municipality	Site	Year	Native Am./ Pre-History	Early Settlement	Agriculture	African Am./ Underground RR	Civil War	Lincoln Hwy/ Early Tourism	Eisenhower	Source
Gettysburg	Lincoln Diner	*						X		LHSPS
Gettysburg	Majestic Theater	1925						X	X	LHSPS
Gettysburg	McAllister/Scott House	1863		X			X			Publication
Gettysburg	McCurdy House	1863		X			X			Publication
Gettysburg	Meade School	1896		X						LHSPS
Gettysburg	Phillip D. Winter's Confectionary Shop	1831		X			X			Publication
Gettysburg	Plank Garage	*						X		LHSPS
Gettysburg	President's House or the "White House"	1860		X			X			Publication
Gettysburg	Pyle and Entwistle Garage	*						X		LHSPS
Gettysburg	Rupp House	1868		X						Publication
Gettysburg	Sallie Myers House	1862		X			X			Publication
Gettysburg	Shriver House	1860		X			X			Publication
Gettysburg	St. Francis Xavier Church	1852		X			X			Publication
Gettysburg	Stoever-Schick Building	1819		X			X			Publication
Gettysburg	Swope Manor	1836		X			X			Publication
Gettysburg	Twin Sycamores	1819		X			X			Publication
Gettysburg	Tyson Brothers Photographic Studio	1861		X			X			Publication
Gettysburg	Wade Family House	1820		X						Publication
Gettysburg	Adams County Courthouse	1858		X			X			PHMC
Gettysburg	Eisenhower National Historic Site	1950							X	GNMP
Gettysburg	Gettysburg Armory	1938		X						PHMC
Gettysburg	Gettysburg National Military Park	1863					X			GNMP
Gettysburg	Lutheran Theological Seminary-Old Dorm	1826		X			X			PHMC, CTHS
Gettysburg	Pennsylvania Hall, Gettysburg College	1837		X			X			PHMC
Gettysburg	Reverend Alexander Dobbin House	1776		X		X	X			PHMC/ Public Survey
Gettysburg	Sheads House	1862					X			PHMC
Gettysburg and vicinity	Gettysburg Battlefield Historic District	1863					X			GNMP
Straban	Christian Benner Farm	*			X		X			PHMC
Straban	Daniel Lady Farm	1825		X	X		X			GBPA
Straban	Dr. David S. Schaeffer Farm	*			X		X			Former Straban H.D.
Straban	Elizabeth Wible Farm	*			X		X			Former Straban H.D.

EXISTING HISTORIC RESOURCES

Municipality	Site	Year	Native Am./ Pre-History	Early Settlement	Agriculture	African Am./ Under-ground RR	Civil War	Lincoln Hwy/ Early Tourism	Eisen-hower	Source
Straban	Ephraim Deardorff Farm	*			X		X			Former Straban H.D.
Straban	George Trostle Farm	*			X		X			PHMC
Straban	Great Conewago Presbyterian Church	1787		X						PHMC
Straban	Henry A. Pickering Farm and Schoolhouse	*			X		X			Former Straban H.D.
Straban	Hospital Woods (camp lettermen)	*			X		X			GNMP/GBPA
Straban	Hunterstown Historic Dist.	1787					X			PHMC
Straban	Jacob Kime Farm	*					X			Former Straban H.D.
Straban	Jacob Lott Farm	*			X		X			Former Straban H.D.
Straban	John Brikerhoff Farm	*			X		X			Former Straban H.D.
Straban	Martin Shealer Farm	*			X		X			Former Straban H.D.
Straban	Peter Trostle Farm	*			X		X			Former Straban H.D.
Straban	Samuel Weaver Farm	*			X		X			Former Straban H.D.
Straban	W. Henry Monfort Farm	*			X		X			Former Straban H.D.
Straban	Weaner, Richard P. Jr, House	*		X						PHMC
Straban	Wible J. Farm/Henry Herbst Farm	*			X		X			PHMC/Former Straban H.D.
Straban	Wirts House	1765		X						PHMC

* - Date unknown

LHSPS - Lincoln Highway Special Purpose Study

PHMC - Pennsylvania Historic and Museum Commission

GNMP - Gettysburg National Military Park

CTHS - Cumberland Township Historical Society

GBPA - Gettysburg Battlefield Preservation Authority

Former Straban Historic District (H.D.)