

# Warminster Township Parks Master Plans

March 2026



GILMORE & ASSOCIATES, INC.  
ENGINEERING & CONSULTING SERVICES

# Acknowledgements

Township Manager - Thomas Scott

Township Parks and Recreation Director - Jessica Fox

## Board of Supervisors

- Kenneth M. Hayes, Chair
- Katherine I. Frescatore, Vice Chair
- Chuck Heyback, Secretary
- Mary Ownes, Treasurer
- Janice Charlton

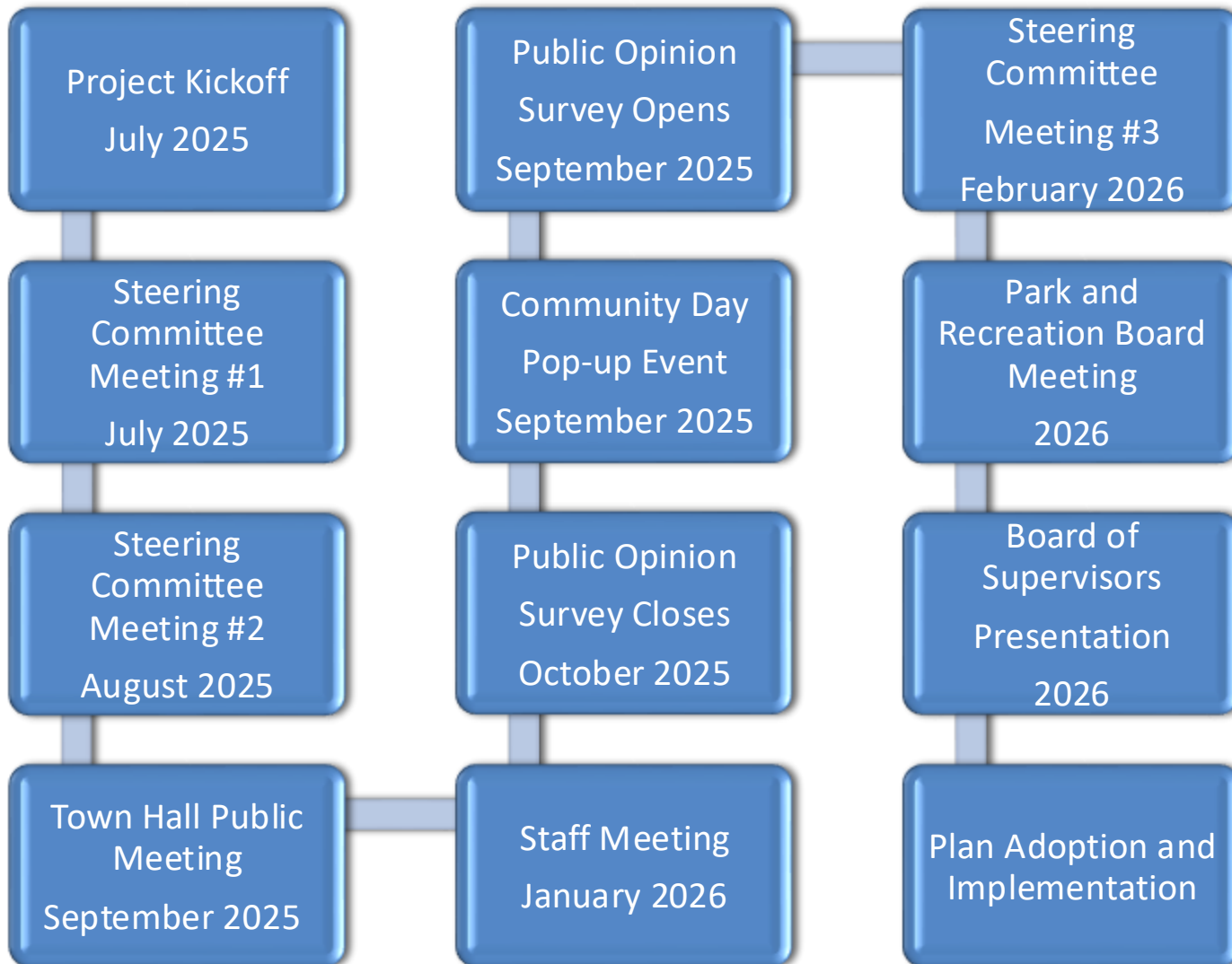
## Project Steering Committee

- Amy Sanchez-Hamilton
- Tony Sadowski
- Maddy Moore
- Henry Taylor
- Rose Russel
- Andrew Lihotz
- Joe Meehan
- Andrew McAdams

# Purpose of the Parks Master Plans

- Provide strategic direction for the overall development of the Township Parks system.
- Provide system-wide recommendations and specific improvements for individual parks.
- Anticipate future needs and community desires, ensuring the Township's parks/recreation facilities and trails remain relevant and valued.
- Integrate current parks and recreation trends most relevant to the demographics and expressed interests of the community.
- Best situate the Township to address capital planning for parks and recreation improvements.
- Best situate the Township to pursue funding opportunities.

# Project Process and Public Input



# Public Engagement and Input

- **Steering Committee – 3 Meetings**
  - Representatives from the athletic organizations, Township Environmental Advisory Council, Township Public Works, Centennial School District, Warminster Branch of the YMCA, Warminster Heights HOA, and Township Park and Recreation advisory committee.



# Public Engagement and Input

## Park and Recreation Town Hall Public Meeting

- Key findings:
  - A desire for maintenance and improvements of existing parks.
  - A desire for improved amenities such as restrooms and parking at the heavier used parks.
  - A desire for the expansion of park trails and interconnectivity between the parks.



# Public Engagement and Input

## Public Opinion Survey (461 responses received)

- Improving Warminster Township's parks, recreation, and facilities.
- Moderate use of current facilities
- 80% - expand trails for walking, hiking, and biking and more connectivity between parks.
- 68% - satisfied with existing facilities and 8% are dissatisfied.
- 80% - feel safe while using the parks and 9% feel unsafe.
- Write-in answers for park and recreation improvements included:
  - Improved access to facilities
  - More frequent and diverse community events
  - Trail connections
  - More shade along the trails
  - Restrooms open year-round and with better maintenance.
  - More pickleball courts
  - Better information about and within the parks.

# Existing Parks/Recreation Facilities

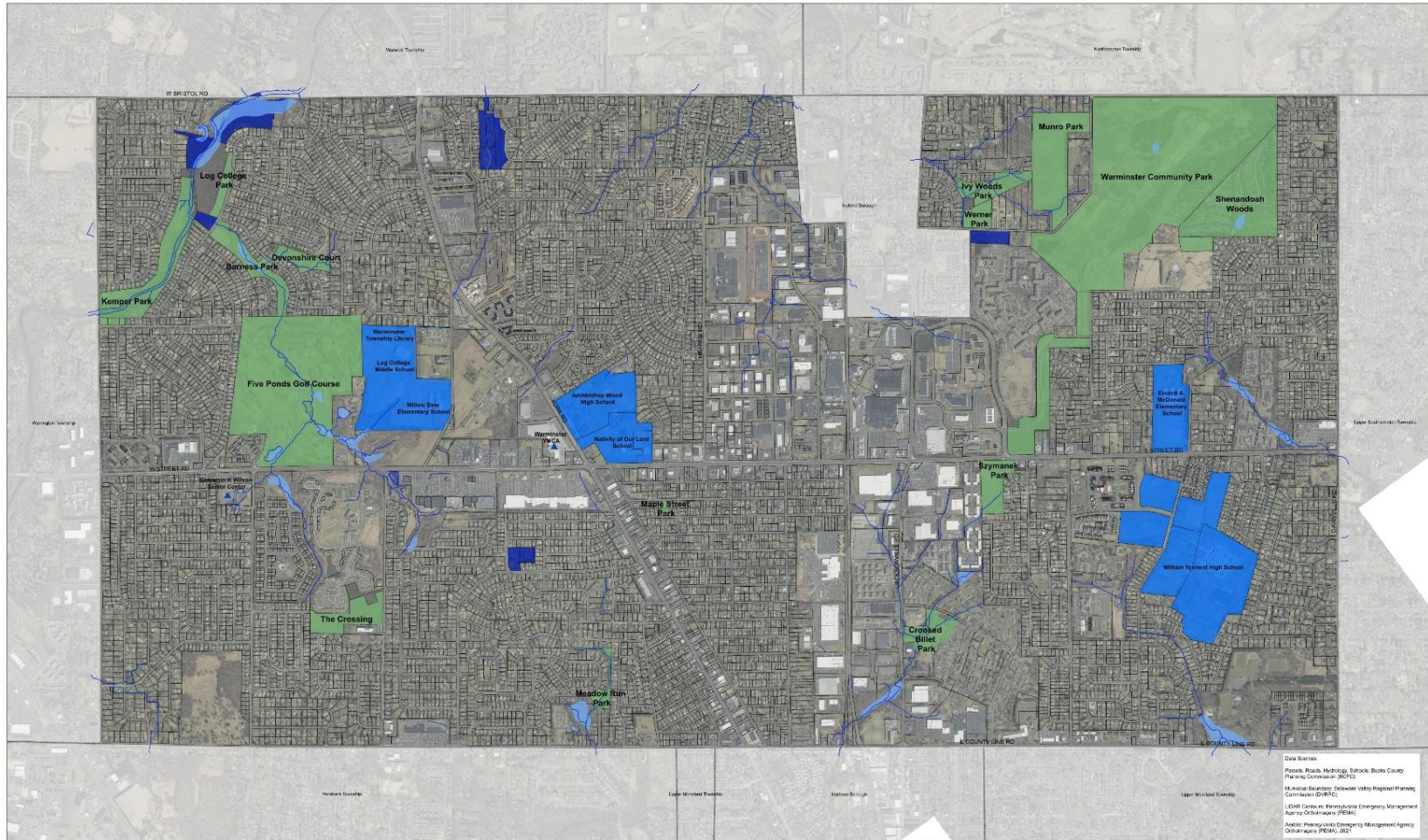
- 452 acres of public parkland and over 8 miles of trails.
- 12 parks are owned and operated by the Township:
  - Barness Park
  - The Crossing
  - Devonshire Park
  - Ivy Woods
  - Kemper Park
  - Maple Street Park
  - Meadow Run Park
  - Munro Park
  - Szymanek Park
  - Shenandoah Park
  - Warminster Community Park
  - Werner Park



# Existing Parks/Recreation Facilities

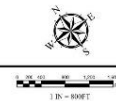
- 2 parks are operated by the Township but owned by other entities:
  - Crooked Billet Green
  - Log College Park
- 1 public golf course- owned by the Township and managed by a private operator.
  - Five Ponds Golf Club

# Existing Park & Recreation Areas



## EXISTING PARK/RECREATION AREAS AND COMMUNITY FACILITIES

WARMINSTER TOWNSHIP  
WARMINSTER TOWNSHIP, BUCKS COUNTY, PA



- Legend**
- ▲ Community Facilities
  - 10' Contours
  - Hydrology
  - Roads
  - Wetlands
  - Schools
  - Warminster Municipal Authority
  - Warminster Township Properties
  - Parks
  - Parcels

Data Sources:  
 Parks: Roads, Hydrology, Schools: Bucks County Planning Commission (BCPC)  
 Municipal Emergency Database Valley Regional Planning Commission (VRPC)  
 LIDAR Contours: Pennsylvania Emergency Management Agency  
 Other maps: FEMA, 2010

# General Recommendations

- ADA accessibility and inclusivity
- Additional shade
- Wayfinding signage
- Connectivity between parks and from neighborhoods to parks
- Restrooms
- Water fountains/refill stations
- Comfort amenities:
  - Benches
  - Shade structures
  - Pavilions
- Parking area improvements



# General Recommendations



## Environmental/Sustainability

- Native species
- “No mow” areas and more meadows.
- Environmental specialty garden areas with educational signage.
- Invasive Species Management Plans.
- Integrated Pest Management Plans.
- Maintenance Plans for each park incorporating environmental best management practices.

# Signage Recommendations

- Community information kiosks
- Park regulation signage at main entry points
- Way-finding signage
- Environmental education signage

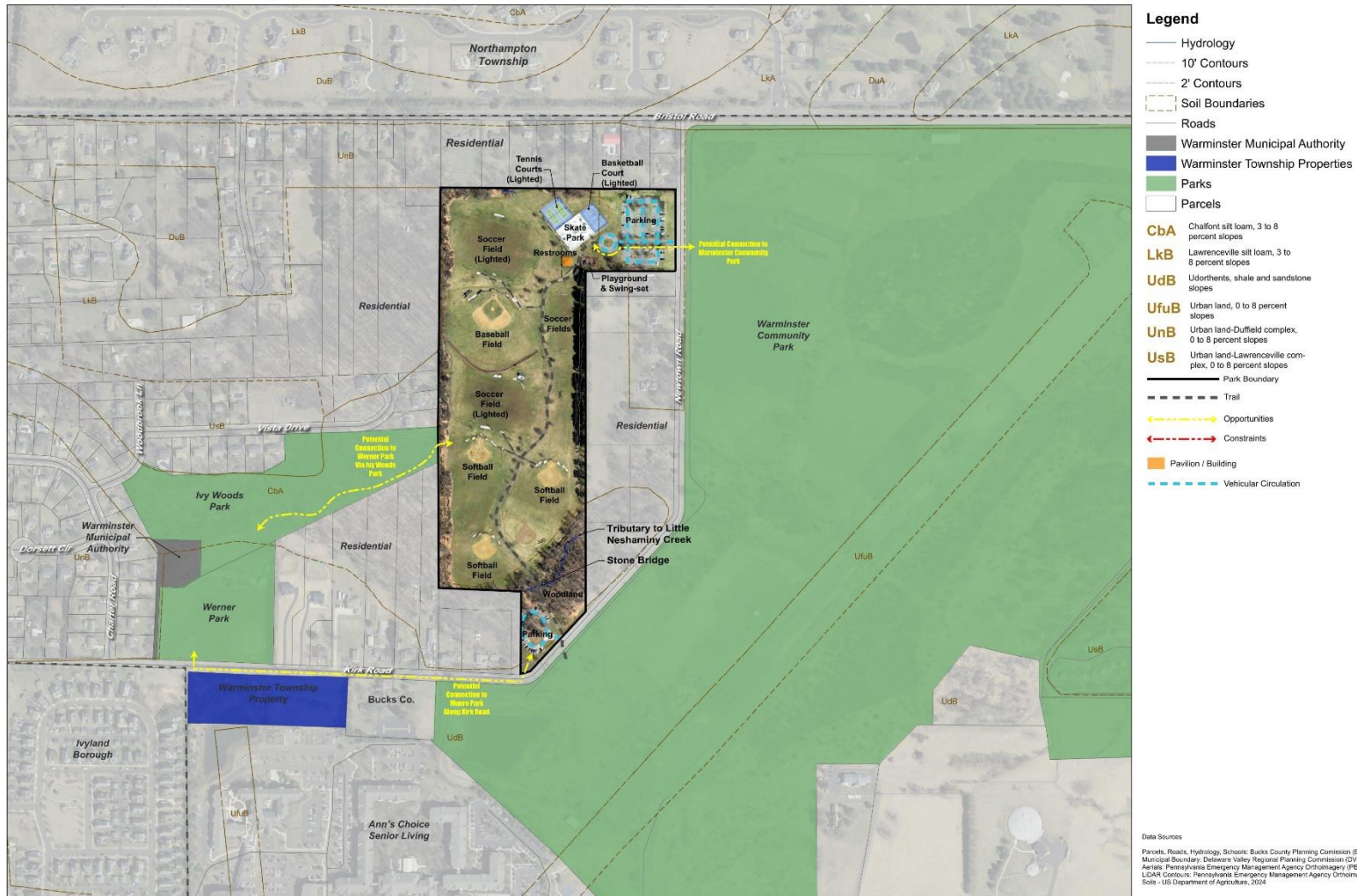


# Munro Park

- Township's second largest park at 36 acres
- Fully developed - active recreation facility.
  - 1 Baseball field
  - Soccer fields (1 lighted)
  - 3 Softball fields
  - 2 Tennis/pickleball courts
  - 1 Basketball court
  - Skate park
  - Playground (5-12 yrs of age)
  - Paved trail
  - Restroom/concession
  - 2 Parking lots



# Munro Park Site Analysis



# Munro Park Master Plan

- ADA accessibility
- Connectivity:
  - ADA paved path to the basketball courts
  - Crosswalk across Newtown Road
  - Trail connections
- Infrastructure Improvements:
  - Lower Parking Lot reconstruction
  - Upper Parking Lot repaving
  - Restroom renovations
  - Water fountain/station
  - New Swing set & tot-lot equipment (2-5 yrs of age)
  - Signage – wayfinding & educational



# Munro Park Master Plan

- Athletic Facilities:
  - Reconstruct tennis/pickleball courts
  - Skate Park – new equipment
  - Basketball courts -resurface and restripe
  - New Lighting
- Environmental:
  - Shade tree planting
  - Native pollinator garden planting
  - Best management practices
  - Integrated pest control
  - Invasive species management

# Munro Park Master Plan



PROJECT NUMBER

MUNRO PARK CONCEPT MASTER PLAN  
WARMINSTER TOWNSHIP, BUCKS COUNTY, PENNSYLVANIA

JANUARY 2026



DATE: 1/15/26  
 PROJECT: MUNRO PARK CONCEPT MASTER PLAN  
 CLIENT: WARMINSTER TOWNSHIP  
 DRAWN BY: [Name]  
 CHECKED BY: [Name]  
 APPROVED BY: [Name]



# Szymanek Park



- 10.8-acre active recreation
  - 1 Lighted football field
  - 2 Basketball courts
  - 2 Parking lots
  - Restrooms facility
- Two distinct zones:
  - Upper park area - active recreation
  - Lower park area – passive / undeveloped

# Szymanek Park Site Analysis



# Szymanek Park Master Plan

- ADA accessibility
- Connectivity:
  - Improved crosswalks
  - Sidewalk along Street Road
- Infrastructure Improvements:
  - Parking Lots to be repaved
  - Restroom renovations
  - Water fountain/station
  - New playground
  - Signage – wayfinding & educational



# Szymanek Park Master Plan

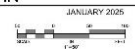
- Athletic Facilities:
  - Practice fields
  - New Pickleball courts
  - Meadow trail
- Environmental:
  - Native meadow restoration
  - Best management practices
  - Integrated pest control
  - Invasive species management



# Szymanek Park Master Plan



**SZYMANEK PARK CONCEPTUAL MASTER PLAN**  
 WARMINSTER TOWNSHIP, BUCKS COUNTY, PENNSYLVANIA

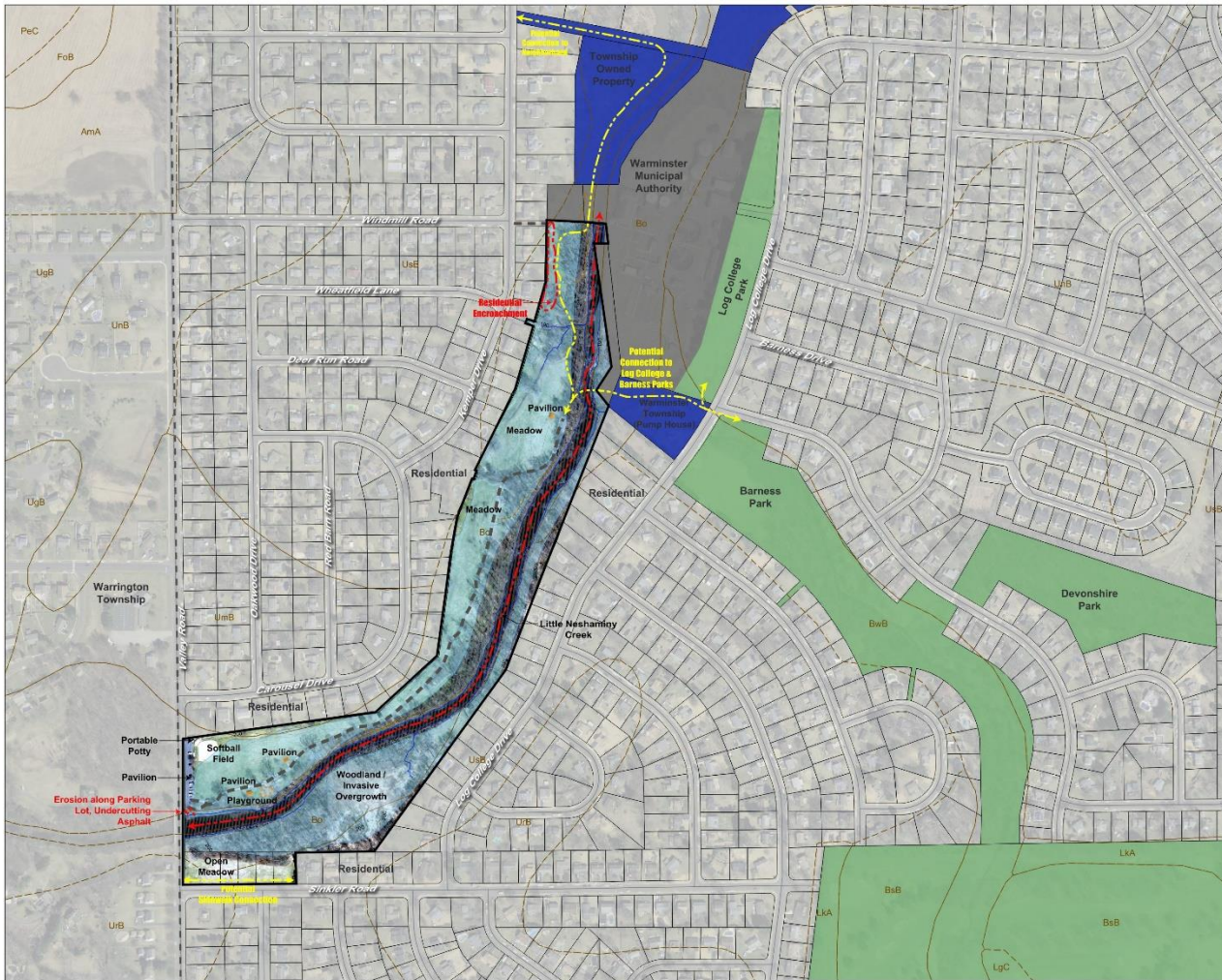


# Kemper Park

- 30 acres - active and passive recreation
- Highly valued neighborhood park
- Amenities:
  - Softball field
  - Walking trail
  - 3 Pavilions
  - Playground
  - Little Neshaminy Creek
  - Woodlands
  - Native meadow areas
- 100-year floodplain & foodway



# Kemper Park Site Analysis Plan



- Legend**
- Unmarked Trails
  - Hydrology
  - 10' Contours
  - 2' Contours
  - Soil Boundaries
  - Roads
- Flood Hazard Zone**
- 100-Year Floodplain
  - Regulatory Floodway
  - Warminster Municipal Authority
  - Warminster Township Properties
  - Parks
  - Parcels
- Soil**
- Bo: Bowmansville-Knaurs silt loams
  - UmB: Urban land Doylestown complex, 0 to 8 percent
  - UrB: Urban land Lansdale complex, 0 to 8 percent slopes
  - UsB: Urban land Lawrenceville complex, 0 to 8 percent
  - W: Water
- Site Features**
- Park Boundary
  - Trail
  - Opportunities
  - Constraints
  - Pavilion
  - Playground

**Data Sources**

Parcels, Roads, Hydrology, Schools: Bucks County Planning Commission (BCPC)  
 Municipal Boundary: Delaware Valley Regional Planning Commission (DVRPC)  
 Aerials: Pennsylvania Emergency Management Agency Orthimagery (PEMA), 2021  
 US Department of Agriculture National Agriculture Imagery Program (NAIP), 2022 for Pennsylvania  
 LIDAR Contours: Pennsylvania Emergency Management Agency Orthimagery (PEMA)  
 Soils: US Department of Agriculture, 2024  
 Flood Zones: Federal Emergency Management Agency (FEMA), 2023



WARMINSTER TOWNSHIP  
PARKS MASTER PLAN

## KEMPER PARK - SITE ANALYSIS

WARMINSTER TOWNSHIP  
WARMINSTER TOWNSHIP, BUCKS COUNTY, PA



DATE: JULY 2023  

 1" = 300 FT



# Kemper Park Master Plan

- ADA accessibility
- Connectivity:
  - Sidewalk along Sinkler Drive
  - Expanded trails
- Infrastructure Improvements:
  - Parking Lot paving
  - Composting restroom facility
  - Relocate playground
  - New pavilion
  - Trail repaving
  - Bridge
  - Signage – wayfinding & educational



# Kemper Park Master Plan



- Environmental:
  - Native meadow restoration
  - Shade tree planting
  - Native plantings
  - Best management practices
  - Integrated pest control
  - Invasive species management



# Funding

- Funding capital improvements:
  - Grants
  - Fee-in-lieu of dedication of parkland
  - Gifts & fundraising
  - Loans / Bond Issues
  - Partnerships
- Existing partnerships include:
  - Warminster YMCA
  - Sports clubs and leagues
  - The Rotary Club

# Funding

- Future Potential Partnerships:
  - Adopt-A-Park and Stewardship
  - Community Activated Projects
  - Friends of Park Organizations



# Conclusion

- Warminster Township has a rich history of parks and recreation.
- Extensive inventory of facilities.
- Parks and recreation areas are enjoyed and well-used.
- Broad range of recommended improvements.
- Parks Master Plans aim to guide improvement implementation.

