



# Subdivision & Land Development July 26 – August 21, 2019

## Berks County Planning Commission



### Types of New Development

**Housing: 2 Total Units**

Single Family Detached  
2



Mobile Homes  
0



Apartments  
0



Townhouse  
0

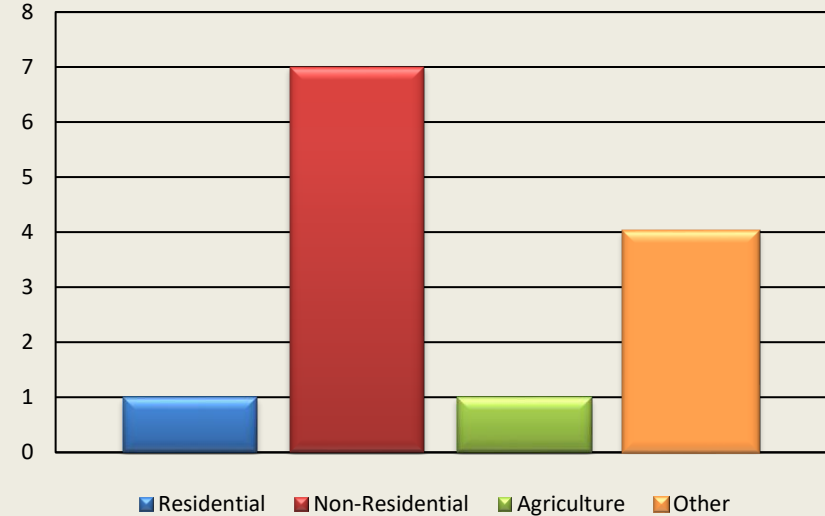


Semi Detached  
0



### Plan Activity

**Total**  
13  
**Subdivision/Lot Line Adjustment**  
6  
**Land Development**  
7  
**Acres**  
187.376



\*Annexations, Municipal, Recreation, etc.

\*Please refer to Monthly Subdivision Review Activity Report for details.

**Non-Residential: 72,808 Total Square Feet**

Agriculture  
0



Public Quasi  
10,413



Industrial/Warehouse  
45,112



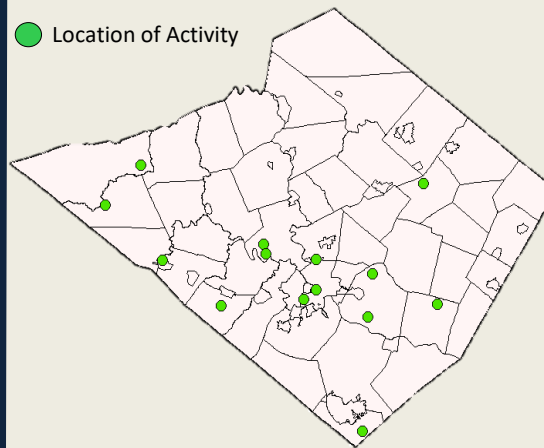
Commercial  
17,283



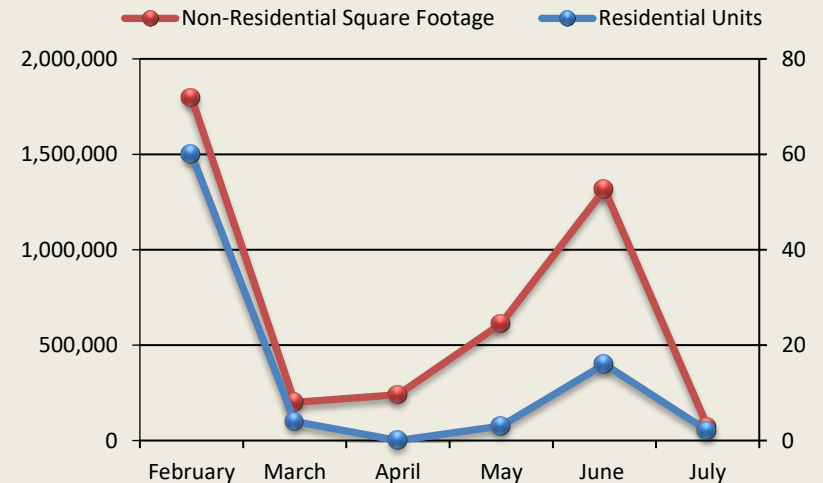
Commercial Recreational  
0



### Location of Activity



### Year to Date



**BERKS COUNTY PLANNING**

**COMMISSION**

**LAND DEVELOPMENT AND SUBDIVISION**

**ACTIVITY**

**MONTHLY REPORT**

**July 26, 2019 to August 21, 2019**

# LAND DEVELOPMENTS AND SUBDIVISIONS

## ACTIVITY

July 26, 2019 to August 21, 2019

### SKETCH PLANS – REVIEW

#### 1. Berks Agricultural Center Building Expansion, Bern Township – File #7-13361

Location: South side of County Welfare Road approximately 1,400-  
feet west of the Hill Top Road intersection.

Applicant: County of Berks

Owner: County of Berks

Surveyor: Stackhouse Bensinger, Inc.

# of Lots or Units: 1 EX Public

Area to be Developed: 0.078

Total Acreage: 160.7

Linear Feet (street): N/A

Density: N/A

Sewer: 1 EX P

Water: 1 EX P

#### 2. Church Lane Estates, Exeter Township – File #21-13341

Location: Southern corner of Wegman Road and Church Lane Road.

Applicant: Sean and Lara O'Connell

Owner: Sean and Lara O'Connell

Surveyor: Tarson, LLC

# of Lots or Units: 2 SF

Area to be Developed: 38.234

Total Acreage: 38.234

Linear Feet (street): N/A

Density: 0.052

Sewer: 2 OL

Water: 2 OL

## **SKETCH PLANS – REVIEW (CONT.D)**

### **3. Remco Plastics, Inc., Reading City – File #49-13363**

Location: Southeast side of the 2<sup>nd</sup> Street and Chestnut Street intersection.  
Applicant: Remco Plastics  
Owner: Ridgewood L.P.  
Surveyor: Watkins Architect/Ludgate Engineering  
# of Lots or Units: 1 EX Industrial  
Area to be Developed: 0.6  
Total Acreage: 3.94  
Linear Feet (street): N/A  
Density: N/A  
Sewer: 1 EX P  
Water: 1 EX P

## **PRELIMINARY PLANS – REVIEW**

### **1. Bethel Storage Area, Bethel Township – File #9-12182**

Location: South and east sides of Kenridge Road.  
Applicant: Mid-Atlantic Interstate Transmission, LLC  
Owner: Robert E. Wolf  
Surveyor: Stackhouse Bensinger, Inc.  
# of Lots or Units: 3 Industrial  
Area to be Developed: 12.381  
Total Acreage: 48.08  
Linear Feet (street): N/A  
Density: N/A  
Sewer: N/A  
Water: N/A

### **2. Hummingbird Hill and Wyomissing Park Apartments, Reading City – File #49-13359**

Location: North side of Pershing Boulevard approximately 650-feet west of Kenhorst Boulevard.  
Applicant: Hummingbird Hill Condominium  
Owner: Hummingbird Hill Condominium  
Surveyor: Michael C. DiPaolo, PLS  
# of Lots or Units: 3 Annexations, 2 Residue  
Area to be Developed: 1.245  
Total Acreage: 10.247  
Linear Feet (street): N/A  
Density: N/A  
Sewer: N/A  
Water: N/A

### **3. Hogan Learning Academy, Rockland Township – File #53-13362**

Location: West side of Lyons Road (S.R. 1023) approximately 900-feet north of the intersection with Beaver Creek Road.  
Applicant: THLA Propertieis  
Owner: THLA Propertieis  
Surveyor: Boyer Engineering, LLC  
# of Lots or Units: 1 EX Other  
Area to be Developed: 2.2  
Total Acreage: 10.88  
Linear Feet (street): N/A  
Density: N/A  
Sewer: 1 EX OL  
Water: 1 EX OL

## **FINAL PLANS – REVIEW**

### **1. Phyllis L. Plowfield, Amity Township - File # 4-13360**

Location: East side of Old Airport Road approximately 3,500-feet north of Old Swede Road.  
Applicant: Phyllis L. Plowfield  
Owner: Phyllis L. Plowfield  
Surveyor: John Aston, III, P.E. PLS  
# of Lots or Units: 1 Annexation, 1 Residue  
Area to be Developed: 38.274  
Total Acreage: 55.0  
Linear Feet (street): N/A  
Density: N/A  
Sewer: N/A  
Water: N/A

### **2. Elverson Investors, Inc., Caernarvon Township – File #13-8613**

Location: Southeastern side of the Main Street (S.R. 0023) and Heritage Drive intersection.  
Applicant: Elverson Investors, Inc.  
Owner: Elverson Investors, Inc.  
Surveyor: LandCore Engineering  
# of Lots or Units: 2 Commercial  
Area to be Developed: 2.858  
Total Acreage: 2.858  
Linear Feet (street): N/A  
Density: N/A  
Sewer: 3 P  
Water: 3 P

### **3. Shelbourne Square McDonald's, Exeter Township – File #21-4782**

Location: Western corner of Perkiomen Avenue (S.R. 0422) and Shelbourne Road.  
Applicant: Shelbourne Square Associates, LP  
Owner: Shelbourne Square Associates, LP  
Surveyor: Stackhouse Bensinger, Inc.  
# of Lots or Units: 1 EX Commercial, 1 Residue  
Area to be Developed: 2.399  
Total Acreage: 34.824  
Linear Feet (street): N/A  
Density: N/A  
Sewer: N/A  
Water: N/A

## **FINAL PLANS - REVIEW (CONT'D)**

### **4. National Brands Outlet Center Subdivision, Reading City – File #49 & 42-648**

Location: East side of Centre Avenue (S.R. 0061) approximately 600-feet south of Warren Street Bypass (S.R. 0012).  
Applicant: Michael Fromm  
Owner: National Brands Outlet Center  
Surveyor: C2C Design Group  
# of Lots or Units: 1 EX Commercial, 1 Residue  
Area to be Developed: 0.377  
Total Acreage: 6.38  
Linear Feet (street): N/A  
Density: N/A  
Sewer: N/A  
Water: N/A

### **5. Caron Treatment Centers Building #6100 Executive Offices, South Heidelberg Township – File #58-11940**

Location: Northeast side of the Galen Hall Road and Preston Road intersection.  
Applicant: Richard J. Caron Foundation  
Owner: Richard J. Caron Foundation  
Surveyor: Stackhouse Bensinger, Inc.  
# of Lots or Units: 1 Commercial  
Area to be Developed: 4.0  
Total Acreage: 8.99  
Linear Feet (street): N/A  
Density: N/A  
Sewer: 1 P  
Water: 1 P

### **6. David G. Martin Farm Minor Subdivision, Tulpehocken Township – File#65& 9-13323**

Location: East side of Bordner Road extending west to Wintersville Road.  
Applicant: David G. Martin  
Owner: Martin Family Realty Partnership LP  
Surveyor: Red Barn Consulting, Inc.  
# of Lots or Units: 1 Agriculture, 1 Residue  
Area to be Developed: 80.91  
Total Acreage: 253.38  
Linear Feet (street): N/A  
Density: N/A  
Sewer: N/A  
Water: N/A

## **FINAL PLANS - REVIEW (CONT'D)**

### **7. JFM Holdings, LLC, Womelsdorf Boulevard – File #74-12970**

Location: Northeast corner of Conrad Weiser Parkway (S.R. 0422) and 3<sup>rd</sup> Street (S. R. 0419).  
Applicant: JFM Holdings, LLC  
Owner: JFM Holdings, LLC  
Surveyor: ARRO Consulting, Inc  
# of Lots or Units: 1 EX Industrial  
Area to be Developed: 3.82  
Total Acreage: 20.1  
Linear Feet (street): N/A  
Density: N/A  
Sewer: 1 EX P  
Water: 1 EX P



	<u>SKETCH</u>	<u>PRELIMINARY</u>	<u>FINAL</u>	<u>TOTAL</u>
Total Plans for Period :	<u>3</u>	<u>3</u>	<u>7</u>	<u>13</u>
<u>7/26/2019 - 8/21/2019</u>				
ACRES (Total)	202.874	69.207	381.532	653.613
(Area to be Dev) PRO - Proposed	38.912	15.826	132.638	187.376
LDP - Land Development Plan	2	2	3	7
RTRP - Revision to Record Plan	0	0	1	1
SF - Single Family - New	2	0	0	2
Existing	0	0	0	0
SD - Semi-Detached (Duplex) - New	0	0	0	0
Existing	0	0	0	0
APT - Apartment - New	0	0	0	0
Existing	0	0	0	0
TH - Townhouse - New	0	0	0	0
Existing	0	0	0	0
MH - Mobile Home - New	0	0	0	0
Existing	0	0	0	0
CONDO - Condominium - New	0	0	0	0
Existing	0	0	0	0
COMM - Commercial - New	0	0	3	3
Existing	0	0	2	2
IND - Industrial - New	0	3	0	3
Existing	1	0	1	2
AG - Agricultural - New	0	0	1	1
Existing	0	0	0	0
OTHER - New	0	0	0	0
Existing	0	1	0	1
ANX - Annexation	0	3	1	4
RES - Residue	0	2	4	6
P - Public	1	0	0	1
QP - Quasi Public	0	0	0	0
OP - Open Space	0	0	0	0
LF - Linear Feet (Street)	0	0	0	0
Sewer - On-Lot	2	0	0	2
Existing On-Lot	0	1	0	1
Public	0	0	4	4
Existing Public	2	0	1	3
WATER - On-Lot	2	0	0	2
Existing On-Lot	0	1	0	1
Public	0	0	4	4
Existing Public	2	0	1	3

\* NOTE: The acreage reported in the "Area to be Developed" line includes lands for :  
Annexations, Agriculture and Open Space