



Subdivision & Land Development May 20, 2021 – June 23, 2021

Berks County Planning Commission



Types of New Development

Housing: 371 Total Units

Single Family Detached
356



Mobile Homes
0



Apartments
15



Townhouse
0



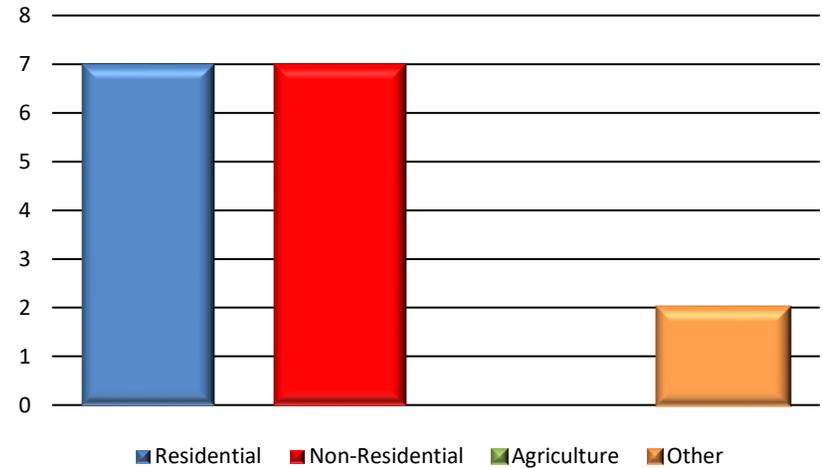
Semi Detached
0



Type of Plans Reviewed

Total
16
Subdivision/Lot Line Adjustment
8
Land Development
8
Acres
283.113

Plans Reviewed



*Other includes: Annexations, Municipal, Recreation, etc.

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

Non-Residential: 437,877 Total Square Feet

Agriculture
0



Public Quasi
550



Industrial/Warehouse
412,500



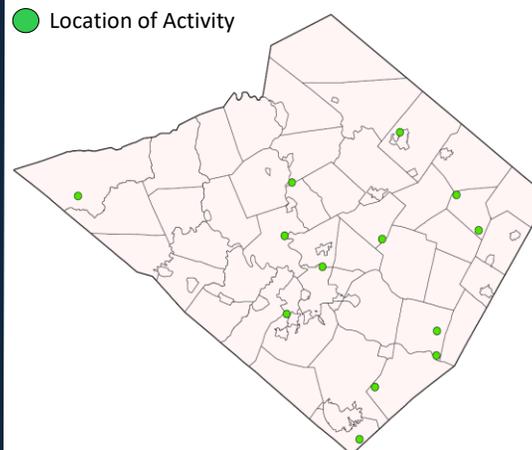
Commercial
24,827



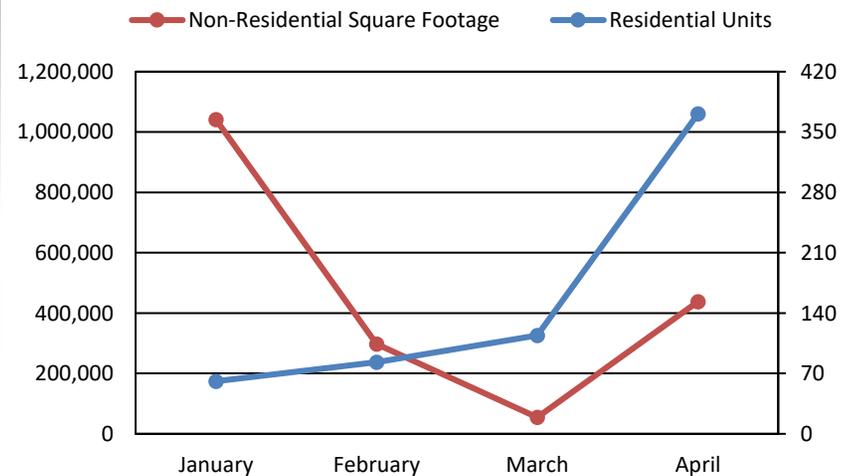
Commercial Recreational
0



Location of Activity



Year in Review: January – May 2021



	<u>SKETCH</u>	<u>PRELIMINARY</u>	<u>FINAL</u>	<u>TOTAL</u>
Total Plans for Period :	<u>1</u>	<u>8</u>	<u>9</u>	<u>18</u>
<u>4/23/2021 - 5/19/2021</u>				
ACRES (Total)	2.49	479.574	22.296	504.36
(Area to be Dev) PRO - Proposed	1.209	387.649	122.993	511.851
LDP - Land Development Plan	0	5	6	11
RTRP - Revision to Record Plan	0	0	0	0
SF - Single Family - New	0	202	1	203
Existing	0	0	0	0
SD - Semi-Detached (Duplex) - New	0	150	0	150
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	3	2	5
Existing	0	0	0	0
IND - Industrial - New	0	4	0	4
Existing	0	1	0	1
AG - Agricultural - New	0	0	0	0
Existing	0	0	0	0
OTHER - New	0	1	1	2
Existing	0	0	0	0
ANX - Annexation	1	1	2	4
RES - Residue	1	1	2	4
P - Public	0	0	3	3
QP - Quasi Public	0	0	0	0
OP - Open Space	0	0	0	0
LF - Linear Feet (Street)	0	3,200	0	3,200
Sewer - On-Lot	0	9	0	9
Existing On-Lot	0	0	1	1
Public	0	351	4	355
Existing Public	0	1	2	3
WATER - On-Lot	0	10	0	10
Existing On-Lot	0	0	1	1
Public	0	350	4	354
Existing Public	0	1	2	3

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

BERKS COUNTY PLANNING

COMMISSION

LAND DEVELOPMENT AND SUBDIVISION

ACTIVITY

MONTHLY REPORT

April 23, 2021 to May 19, 2021

LAND DEVELOPMENTS AND SUBDIVISIONS

ACTIVITY

April 23, 2021 to May 19, 2021

SKETCH PLANS – REVIEW

1. Denlinger/JAAMR Holdings Annexation, Caernarvon Township – File #13-10632

Location: East of Main Street approximately 1,122-feet of Morgan Way.
Applicant: Anthony M. Rota
Owner: Merle & Virginia H. Denlinger
Surveyor: OTM, LLC
of Lots or Units: 1 Annexation, 1 Residue
Area to be Developed: 1.209
Total Acreage: 2.49
Linear Feet (street): N/A
Density: N/A
Sewer: N/A
Water: N/A

PRELIMINARY PLANS – REVIEW

1. Highland Place, Amity Township – File #4-13507

Location: West side of Amity Park Road approximately 3,000-feet south of the Weavertown Road intersection.

Applicant: Thomas Flatley

Owner: Thomas & Nancy Flatley

Surveyor: McCarthy Engineering Association, Inc.

of Lots or Units: 146 Semi-Detached, 193 SF, 1 Annexation, 1 Other

Area to be Developed: 113.192

Total Acreage: 113.192

Linear Feet (street): 12,450

Density: 2.99

Sewer: 340 P

Water: 340 P

2. Eaton Farms Subdivision, Bern Township – File #7-13501

Location: At the intersection of Seidels Run and White Oak Lane.

Applicant: Empire Group of Reading PA, Inc.

Owner: Empire Group of Reading PA, Inc.

Surveyor: John W. Hoffert, PLS, LTD

of Lots or Units: 9 SF

Area to be Developed: 50.896

Total Acreage: 50.896

Linear Feet (street): N/A

Density: 0.177

Sewer: 9 OL

Water: 9 OL

3. Misco Products Corporation, Bern Township – File #7-13509

Location: North side of Leisczs Bridge Road and southern side of Stinson Drive.

Applicant: Misco Products Corporation

Owner: Misco Products Corporation

Surveyor: Stackhouse Bensinger, Inc.

of Lots or Units: 1 EX Industrial

Area to be Developed: 7.5

Total Acreage: 13.6

Linear Feet (street): N/A

Density: N/A

Sewer: 1 EX P

Water: 1 EX P

PRELIMINARY PLANS – REVIEW (CONT'D)

4. Kid Joy Testing Lab, Caernarvon Township – File #13-11514

Location: Northeastern curve side of Heritage Drive approximately 600-feet south of the intersection with Main Street (S.R. 0023).
Applicant: Nate Saint
Owner: CF Farms Partnership, LTD
Surveyor: Stackhouse Bensinger, Inc.
of Lots or Units: 1 Industrial
Area to be Developed: 7.899
Total Acreage: 11.024
Linear Feet (street): N/A
Density: N/A
Sewer: 1 P
Water: 1 P

5. Valley Logistics Park, Maxatawny Township – File #39-13429

Location: North side of Kutztown Road (US 422), west and east sides of Hottenstein Road extending east to Long Lane (S.R. 1024).
Applicant: Duke Realty Limited Partnership
Owner: Duke Realty Limited Partnership
Surveyor: James P. Bannon, Jr., PE, Nave Newell, Inc.
of Lots or Units: 3 Industrial, 1 Commercial
Area to be Developed: 202.6
Total Acreage: 272.1
Linear Feet (street): 3,200
Density: N/A
Sewer: 4 P
Water: 4 P

6. Tucker Tract Subdivision and LDP, Maxatawny Township – File #39-13456

Location: Northwest side of the Kutztown Road and Sharadin Road intersection.
Applicant: Fanelli Group Properties, LLC
Owner: Joshua I. Tucker
Surveyor: C2C Design Group
of Lots or Units: 1 Commercial, 1 Residue
Area to be Developed: 5.05
Total Acreage: 18.00
Linear Feet (street): N/A
Density: N/A
Sewer: 1 P
Water: 1 OL

PRELIMINARY PLANS – REVIEW (CONT'D)

7. Scott Street Development, Reading City – File #49-13504

Location: North side of Scott Street approximately 300-feet and 450-feet southwest of the intersection with Kenhorst Boulevard.

Applicant: Robert D. & Robert E. Billman

Owner: Robert D. & Robert E. Billman

Surveyor: McCarthy Engineering

of Lots or Units: 4 Semi-detached

Area to be Developed: 0.482

Total Acreage: 0.482

Linear Feet (street): N/A

Density: 8.298

Sewer: 4 P

Water: 4 P

8. Princes and Princesses Day Care Center, Reading City – File #49-13505

Location: Southern side of Penn Street approximately 350-feet west of 10th Street.

Applicant: SOR Angel Ferreras De Perez

Owner: SOR Angel Ferreras De Perez

Surveyor: Tarson, LLC

of Lots or Units: 1 Commercial

Area to be Developed: 0.03

Total Acreage: 0.28

Linear Feet (street): N/A

Density: N/A

Sewer: 1 P

Water: 1 P

FINAL PLANS – REVIEW

1. John Koons Annexation Subdivision, Amity Township – File #4-13506

Location: North of Limekiln Road approximately 1,822-feet west of Browns Mill Road.
Applicant: John D. Koons
Owner: John D. Koons
Surveyor: John W. Hoffert, PLS
of Lots or Units: 1 Annexation, 1 Residue
Area to be Developed: 2.835
Total Acreage: 25.460
Linear Feet (street): N/A
Density: N/A
Sewer: N/A
Water: N/A

2. Guzzetta Proposed Residence, Maxatawny Township – File #39-13499

Location: Northeast of Commons Road approximately 522-feet north of Noble Street.
Applicant: Haley Britcher & Michael Guzzetta
Owner: Haley Britcher & Michael Guzzetta
Surveyor: Berks Surveying & Engineering, Inc
of Lots or Units: 1 SF
Area to be Developed: 0.11
Total Acreage: 0.312
Linear Feet (street): N/A
Density: 3.2
Sewer: 1 P
Water: 1 P

3. Super Natural Foods III, Reading City – File #49-13508

Location: Southeast side of the N. 4th Street (S.R. 2003) and Elm Street intersection.
Applicant: KBLJ, LLC
Owner: KBLJ, LLC
Surveyor: Tarson, LLC
of Lots or Units: 1 Commercial
Area to be Developed: 0.42
Total Acreage: 0.42
Linear Feet (street): N/A
Density: N/A
Sewer: 1 P
Water: 1 P

FINAL PLANS - REVIEW (CONT'D)

4. GT Church Kutztown Campus Expansion, Richmond Township – File #50-13502

Location: Southern side of Kutztown Road (US 222) at the intersection with Krause Road.
Applicant: Glad Tidings Assembly of God of Reading
Owner: Glad Tidings Assembly of God of Reading
Surveyor: RGS Associates
of Lots or Units: 1 Other
Area to be Developed: 1.0
Total Acreage: 8.971
Linear Feet (street): N/A
Density: N/A
Sewer: 1 EX OL
Water: 1 EX OL

5. Bleiler Annexation, Ruscombmanor Township – File #54-13377

Location: North of Memorial Highway and between Houck Road and Lake Road.
Applicant: David C. II and Nancy B. Bleiler
Owner: Lidia Bojan
Surveyor: Berks Surveying & Engineering, Inc.
of Lots or Units: 1 Annexation, 1 Residue
Area to be Developed: 0.857
Total Acreage: 9.5869
Linear Feet (street): N/A
Density: N/A
Sewer: N/A
Water: N/A

6. Community Athletic Building/Campus Improvements, Shillington Borough – File #55-11097

Location: Southeastern corner of Lancaster Avenue (S.R.222B) and Brobst Street.
Applicant: Governor Mifflin School District
Owner: Governor Mifflin School District
Surveyor: Kurowski & Wilson, LLC
of Lots or Units: 1 Public
Area to be Developed: 13.4
Total Acreage: 48.06
Linear Feet (street): N/A
Density: N/A
Sewer: 1 P
Water: 1 P

FINAL PLANS - REVIEW (CONT'D)

7. 19 State Hill Road, Wyomissing Borough – File # 75-13504

Location: Southeast of the State Hill Road (S.R. 3023) and Hobart Avenue intersection.
Applicant: David R. Olt
Owner: David R. Olt
Surveyor: E.R. Felty, Inc.
of Lots or Units: 1 Commercial
Area to be Developed: 0.114
Total Acreage: 0.215
Linear Feet (street): N/A
Density: N/A
Sewer: 1 P
Water: 1 P

8. Wyomissing Junior Senior High School Expansion, Wyomissing Borough – File #75-10435

Location: West side of Evans Avenue approximately 1,032-feet of Reading Boulevard.
Applicant: Wyomissing School District
Owner: Wyomissing School District
Surveyor: Barry Isett & Associates, Inc.
of Lots or Units: 1 EX Public
Area to be Developed: 0.29
Total Acreage: 15.130
Linear Feet (street): N/A
Density: N/A
Sewer: 1 EX P
Water: 1 EX P

9. Wyomissing Hills Elementary School Expansion, Wyomissing Borough – File #75-10599

Location: North side of Woodland Avenue approximately 350-feet southwest of Lawndale Road.
Applicant: Wyomissing School District
Owner: Wyomissing School District
Surveyor: Barry Isett & Associates, Inc.
of Lots or Units: 1 EX Public
Area to be Developed: 3.31
Total Acreage: 14.839
Linear Feet (street): N/A
Density: N/A
Sewer: 1 EX P
Water: 1 EX P