



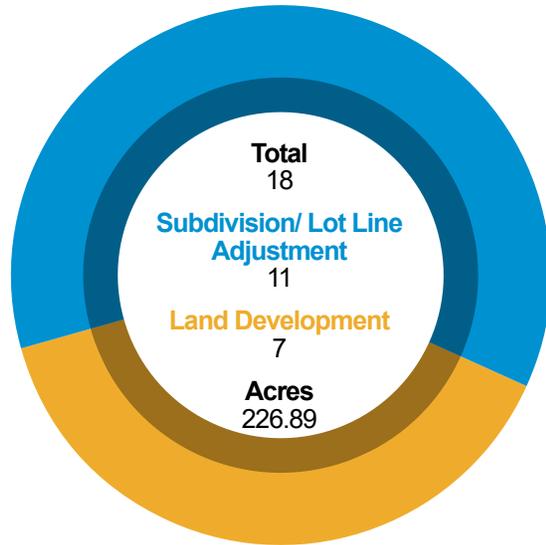
Subdivision & Land Development Report

November 19, 2025 - December 30, 2025

Berks County Planning Commission



Plans Reviewed



Types of Plans Reviewed

RESIDENTIAL

9

COMMERCIAL/ INDUSTRIAL

6

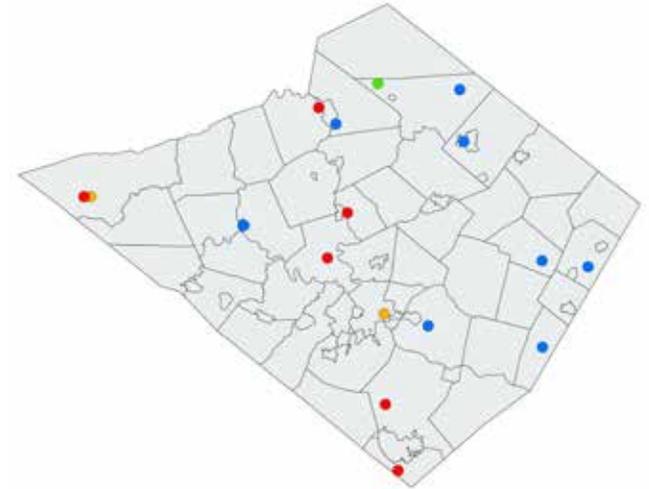
AGRICULTURE

1

OTHER

2

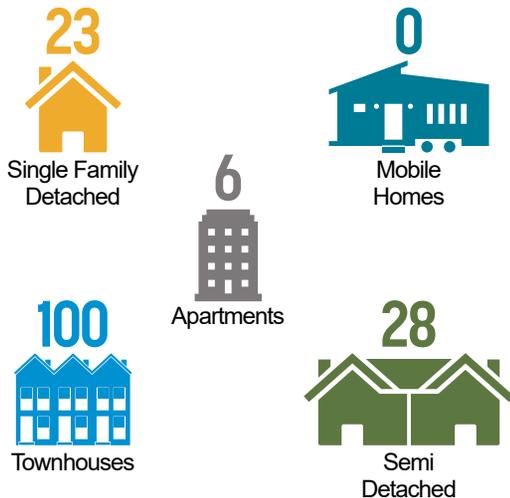
Location of Development Activity



*Other includes Annexations, Municipal, Recreation, etc.

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

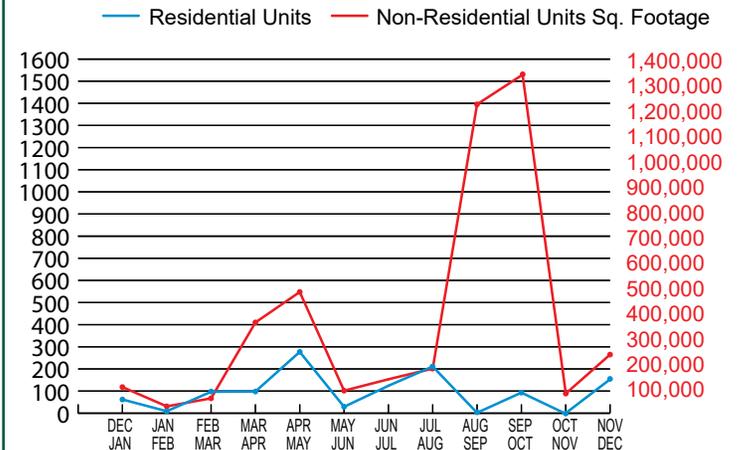
Types of Residential Development: 157 Total Housing Units



Non-Residential Development: 273,141 Total Sq. Ft.



Year in Review: January – December 2025





LAND DEVELOPMENT AND SUBDIVISION ACTIVITY

MONTHLY REPORT

November 19, 2025 to December 30, 2025

SKETCH PLANS – REVIEW

1.

File #:	08-13944
Subdivision Name:	EKH Properties, LLC Subdivision
Municipality:	Bernville Borough
Plan Type:	SKETCH
Location:	South of East Third Street, between Wolf Street to the east, North Main Street to the west and north of Second Street.
Applicant:	EKH Properties LLC
Developer:	N/A
Owner:	EKH Properties LLC
Surveyor:	DeVon R. Henne PLS
Proposed Units/Lots:	1 Single-family, 1 Residue
Proposed Square Footage:	N/A
Area to be Developed:	0.324
Total Acreage:	0.324
Linear Feet (street):	N/A
Sewer:	1 P
Water:	1 P

SKETCH PLANS – REVIEW (CONT'D)

2.

File #:	48-5462
Subdivision Name:	The Estate of Anna R. Moyer & The Moyer Family Trust
Municipality:	Pike Township
Plan Type:	SKETCH
Location:	East and west sides of Landis Store Road and the east and west sides of Mountain Mary Road.
Applicant:	Neal R. Moyer, Executor & Trustee
Developer:	N/A
Owner:	The Estate of Anna R Moyer & Moyer Family Trust
Surveyor:	Aston Surveyors/Engineers, Inc.
Proposed Units/Lots:	1 Single-family, 1 EX Single-family, 1 Annexation
Proposed Square Footage:	N/A
Area to be Developed:	31.649
Total Acreage:	31.649
Linear Feet (street):	N/A
Sewer:	1 OL, 1 EX OL
Water:	1 OL, 1 EX OL

PRELIMINARY PLANS – REVIEW

1.

File #:	07-13534e
Subdivision Name:	Stinson Drive Property LD Plan
Municipality:	Bern Township
Plan Type:	PRELIMINARY
Location:	Northeast side of the W Leesport Road and Faller Lane intersection.
Applicant:	Reading One Three, LLC
Developer:	Reading One Three, LLC
Owner:	Reading One Three, LLC
Surveyor:	McCarthy Engineering Associates, Inc.
Proposed Units/Lots:	1 Industrial
Proposed Square Footage:	260,352
Area to be Developed:	26.48
Total Acreage:	26.48
Linear Feet (street):	N/A
Sewer:	1 P
Water:	1 P

2.

File #:	08-13945
Subdivision Name:	Residential Dwellings At 1729 Stevens Avenue
Municipality:	Bernville Borough
Plan Type:	PRELIMINARY
Location:	South of East Third Street, east of Wolf, and north of Second Street.
Applicant:	Darren Zimmerman
Developer:	N/A
Owner:	Darren Zimmerman
Surveyor:	Carta Engineering
Proposed Units/Lots:	1 Single-family, 28 Semi-detached
Proposed Square Footage:	N/A
Area to be Developed:	2.7
Total Acreage:	2.7
Linear Feet (street):	680
Sewer:	29 P
Water:	29 P

PRELIMINARY PLANS – REVIEW (CONT'D)

3.

File #:	21-13523a
Subdivision Name:	Highland Court Subdivision
Municipality:	Exeter Township
Plan Type:	PRELIMINARY
Location:	West of Scotland Drive (T-662-Public) and east of Shelbourne Road (T-739-Public).
Applicant:	Bella Developments LLC
Developer:	Bella Developments LLC
Owner:	Bella Developments LLC
Surveyor:	The Crossroads Group, LLC
Proposed Units/Lots:	8 Single-family
Proposed Square Footage:	N/A
Area to be Developed:	6.15
Total Acreage:	10.1363
Linear Feet (street):	489
Sewer:	8 P
Water:	8 P

4.

File #:	23-5444b
Subdivision Name:	Greenwich Commons Lot 3 Tract 1 (Residential)
Municipality:	Greenwich Township
Plan Type:	PRELIMINARY
Location:	Southern side of the Rhoads Road and Long Lane Road intersection.
Applicant:	JUDD Builders
Developer:	JUDD Builders
Owner:	Greenwich Commons, LLC
Surveyor:	Howell Engineering
Proposed Units/Lots:	11 Single-family, 1 Open Space
Proposed Square Footage:	N/A
Area to be Developed:	23.356
Total Acreage:	23.356
Linear Feet (street):	869.99
Sewer:	11 OL
Water:	11 OL

PRELIMINARY PLANS – REVIEW (CONT'D)

5.

File #:	39-13943
Subdivision Name:	University Park
Municipality:	Maxatawny Township
Plan Type:	PRELIMINARY
Location:	Western side of Hartman Road approximately 200-feet west of Fairview Drive.
Applicant:	UP at Kutztown Holdings, LLC
Developer:	UP at Kutztown Holdings, LLC
Owner:	Kutztown University Foundation, Inc.
Surveyor:	C2C Design Group
Proposed Units/Lots:	1 EX Single-family, 100 Townhomes, 1 Residue, 3 Open Space
Proposed Square Footage:	N/A
Area to be Developed:	16.5
Total Acreage:	21.8
Linear Feet (street):	2,150
Sewer:	100 P, 1 EX P
Water:	100 P, 1 EX P

FINAL PLANS – REVIEW

1.

File #:	09-13420a
Subdivision Name:	Blue Mountain Business Center
Municipality:	Bethel Township
Plan Type:	FINAL
Location:	West side of Camp Swatara Road (S.R.0645) and north side of I-78.
Applicant:	Blue Creek Investments, LLC
Developer:	Blue Creek Investments, Inc.
Owner:	H Frederick Bowman
Surveyor:	Kimley-Horn and Associates, Inc.
Proposed Units/Lots:	1 Annexation, 1 Residue, 4 Commercial
Proposed Square Footage:	N/A
Area to be Developed:	29.16
Total Acreage:	46.76
Linear Feet (street):	N/A
Sewer:	4 P
Water:	4 OL

2.

File #:	09-13420b
Subdivision Name:	H. Frederick Bowman Minor Subdivision Plan
Municipality:	Bethel Township
Plan Type:	FINAL
Location:	West of the intersection of Old Route 22 (T-721-Public) and Airport Road (T-672-Public).
Applicant:	H. Frederick Bowman
Developer:	N/A
Owner:	H. Frederick Bowman
Surveyor:	Russell Frantz
Proposed Units/Lots:	1 Annexation, 1 Residue, 1 EX Agriculture
Proposed Square Footage:	N/A
Area to be Developed:	9.6
Total Acreage:	18.7643
Linear Feet (street):	N/A
Sewer:	N/A
Water:	N/A

FINAL PLANS - REVIEW (CONT'D)

3.

File #:	13-12816a
Subdivision Name:	Little Mates Child Development Center
Municipality:	Caernarvon Township
Plan Type:	FINAL
Location:	North of North Street (T-328 Public) and Mulberry Street (T-329 Public) intersection, east of Walnut Street (T-335 Public), and west of Morgantown Road (S.R 0010).
Applicant:	K Leigh Investments, LLC
Developer:	K Leigh Investments, LLC
Owner:	K Leigh Investments, LLC
Surveyor:	John W. Hoffert P.L.S., Ltd.
Proposed Units/Lots:	1 Commercial
Proposed Square Footage:	N/A
Area to be Developed:	1.778
Total Acreage:	1.778
Linear Feet (street):	N/A
Sewer:	1 P
Water:	1 P

4.

File #:	19-13942
Subdivision Name:	Hicks - 22 Locust Road
Municipality:	Douglass Township
Plan Type:	FINAL
Location:	North and south sides of Locust Road west of the intersection with Winding Road.
Applicant:	Harry R., Jr. and Lisa A. Hicks
Developer:	N/A
Owner:	Harry R. and Lisa A. Hicks
Surveyor:	All County and Associates, Inc.
Proposed Units/Lots:	1 Single-family, 1 Residue
Proposed Square Footage:	N/A
Area to be Developed:	23.35
Total Acreage:	42.87
Linear Feet (street):	N/A
Sewer:	1 OL
Water:	1 OL

FINAL PLANS - REVIEW (CONT'D)

5.

File #:	23-10560a
Subdivision Name:	Daryl K., Elizabeth L., & Wade D. Wetzel Minor Subdivision
Municipality:	Greenwich Township
Plan Type:	FINAL
Location:	East and west sides of the Sousley Road and Blue Rocks Road intersection.
Applicant:	Alena Dissinger
Developer:	Alena & Jason Dissinger
Owner:	Daryl K., Elizabeth L. & Wade D. Wetzel
Surveyor:	Colonial Surveying & Mapping
Proposed Units/Lots:	1 Residue, 1 EX Agriculture
Proposed Square Footage:	N/A
Area to be Developed:	49.5388
Total Acreage:	118.17
Linear Feet (street):	N/A
Sewer:	N/A
Water:	N/A

6.

File #:	31-12658b
Subdivision Name:	AutoZone Store #10088
Municipality:	Leesport Borough
Plan Type:	PRELIMINARY
Location:	Southern side of Pottsville Pike (S.R.0061) approximately 250-feet west of Cherry Street
Applicant:	AutoZone Northeast, LLC
Developer:	AutoZone Northeast, LLC
Owner:	Williamsport Holdings LP
Surveyor:	North Star Design,
Proposed Units/Lots:	1 Commercial
Proposed Square Footage:	6,789
Area to be Developed:	1.73
Total Acreage:	1.16
Linear Feet (street):	N/A
Sewer:	1 P
Water:	1 P

FINAL PLANS - REVIEW (CONT'D)

7.

File #:	49-13946
Subdivision Name:	210 Maple Street
Municipality:	Reading
Plan Type:	FINAL
Location:	West side of Maple Street approximately 130-feet south of Chestnut Street.
Applicant:	Reading Parking Authority
Developer:	Reading Parking Authority
Owner:	Reading Parking Authority
Surveyor:	McCarthy Engineering Associates, Inc.
Proposed Units/Lots:	1 Other
Proposed Square Footage:	N/A
Area to be Developed:	0.47
Total Acreage:	0.47
Linear Feet (street):	N/A
Sewer:	N/A
Water:	N/A

8.

File #:	51-13948
Subdivision Name:	Sal Muso
Municipality:	Robeson Township
Plan Type:	FINAL
Location:	Southern side of the Morgantown Road (S.R.0010) and Westley Road intersection.
Applicant:	Salvatore Musso
Developer:	Salvatore Musso
Owner:	Salvatore Musso
Surveyor:	Laudenslayer Surveying Service
Proposed Units/Lots:	1 Commercial
Proposed Square Footage:	N/A
Area to be Developed:	0.3
Total Acreage:	1.7
Linear Feet (street):	N/A
Sewer:	1 OL
Water:	1 OL

FINAL PLANS - REVIEW (CONT'D)

9.

File #:	63-13926b
Subdivision Name:	Baidwan Holdings, LLC Maintenance Facility LD
Municipality:	Tilden Township
Plan Type:	FINAL
Location:	Both the north and south sides of Lowland Road (T-744), east of Industrial Drive and west of the intersection with Kernsville Dam Road/John Bartram Trail.
Applicant:	Baidwan Holdings, LLC
Developer:	N/A
Owner:	Baidwan Holdings, LLC
Surveyor:	Benchmark Civil Engineering Services, Inc.
Proposed Units/Lots:	1 Commercial
Proposed Square Footage:	6,000
Area to be Developed:	0.97
Total Acreage:	2.7
Linear Feet (street):	N/A
Sewer:	1 P
Water:	1 P

10.

File #:	69-13947
Subdivision Name:	Rose A. Gross (1204 New Route 100)
Municipality:	Washington Township
Plan Type:	FINAL
Location:	Northeast side of the Hoffmansville Road (S.R.2046) and Route 100 (S.R.0100) intersection.
Applicant:	Rose A. Gross
Developer:	N/A
Owner:	Rose A. Gross
Surveyor:	Aston Surveyors/Engineers, Inc.
Proposed Units/Lots:	1 EX Single-family, 1 Apartment, 1 Residue
Proposed Square Footage:	N/A
Area to be Developed:	1.849
Total Acreage:	11.806
Linear Feet (street):	N/A
Sewer:	1 EX P, 1 P
Water:	1 EX OL

FINAL PLANS - REVIEW (CONT'D)

11.

File #:	7324-11130c
Subdivision Name:	Raywil Apartments LD
Municipality:	Windsor Township
Plan Type:	FINAL
Location:	North and south side of Woodland Road (T-758 Public) and east of Pottsville Pike (S.R. 0061).
Applicant:	Raywil Realestate LLC
Developer:	N/A
Owner:	Raywil Realestate LLC
Surveyor:	Berks Surveying & Engineering, Inc.
Proposed Units/Lots:	5 Apartments
Proposed Square Footage:	N/A
Area to be Developed:	1.0
Total Acreage:	44.1053
Linear Feet (street):	N/A
Sewer:	1 OL
Water:	1 OL

	<u>SKETCH</u>	<u>PRELIMINARY</u>	<u>FINAL</u>	<u>TOTAL</u>
Total Plans for Period :	<u>2</u>	<u>5</u>	<u>11</u>	<u>18</u>
<u>11/19/2025 - 12/30/2025</u>				
ACRES (Total)	31.97	84.47	290.28	406.72
(Area to be Dev) PRO - Proposed	31.97	75.18	119.74	226.89
LDP - Land Development Plan	0	1	6	7
RTRP - Revision to Record Plan	0	0	0	0
SF - Single Family - New	2	20	1	23
Existing	1	1	1	3
SD - Semi-Detached (Duplex) - New	0	28	0	28
Existing	0	0	0	0
APT - Apartment - New	0	0	6	6
Existing	0	0	0	0
TH - Townhouse - New	0	100	0	100
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	8	8
Existing	0	0	0	0
IND - Industrial - New	0	1	0	1
Existing	0	0	0	0
AG - Agricultural - New	0	0	0	0
Existing	0	0	2	2
OTHER - New	0	0	1	1
Existing	0	0	0	0
ANX - Annexation	1	0	2	3
RES - Residue	1	1	5	7
P - Public	0	0	0	0
QP - Quasi Public	0	0	0	0
OP - Open Space	0	4	0	4
LF - Linear Feet (Street)	0	4,189	0	4,189
Sewer - On-Lot	1	11	3	15
Existing On-Lot	1	0	0	1
Public	1	138	8	147
Existing Public	0	1	1	2
WATER - On-Lot	1	11	8	20
Existing On-Lot	1	0	1	2
Public	1	138	3	142
Existing Public	0	1	0	1

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



Berks County Services Center | 633 Court Street, 14th Floor Reading, PA 19601- 4309
Phone: 610.478.6300 | Fax: 610.478.6316 | Email: planning@berkspa.gov

ENDORSED LAND DEVELOPMENT & SUBDIVISION

ACTIVITY MONTHLY SUMMARY

The following data sheet has been created from the Land Development & Subdivision Plan Endorsement Activity compiled by the Berks County Planning Commission. The data for this report has been developed from endorsement activity for land development and subdivision plans, which are submitted to the Berks County Planning Commission after municipal approval and prior to the recording of the plan.

This data sheet began to tabulate the endorsed plan activity for a one-month period of time in January 2002. Data is provided in one column for the monthly activity and a cumulative year-to-date column that gives the yearly total for the appropriate row as it relates to the month. Data from the same month of the previous year and the cumulative year-to-date totals are also provided for yearly comparisons.

This data sheet is broken down for the month **December 2025**.

All abbreviations used are explained at the bottom of the data sheet. The types of units that are included in the "other" row are also explained.

ENDORSED LAND DEVELOPMENT AND SUBDIVISION ACTIVITY
MONTHLY SUMMARY

	2024		2025	
	December 2024	Year to Date	December 2025	Year to Date
Total # of Plans Endorsed	6	123	8	122
Total # of Residential Units	91	549	219	1491
SF	3	111	3	117
SD	40	50	0	54
MH	0	0	0	108
TH	0	39	0	439
APT.	48	349	216	773
CONDO	0	0	0	0
Total Non-Residential Units	7	227	10	173
Comm.	1	33	2	47
Ind.	0	26	0	5
Other*	6	168	8	121
TOTAL UNITS	98	776	229	1,664
Linear Feet of New Street	1,193.00	13,744.00	250.00	18,134.78
<u>Type of Water Supply</u>				
OL	1	83	1	39
P	91	510	219	1526
SP	0	0	0	1
<u>Type of Sewage Disposal</u>				
OL	1	26	1	29
P	91	511	219	1426
SP	0	55	0	108
Gross Acreage Proposed for Development	23.27	2,295.00	74.38	1,300.09

Abbreviations: SF - Single Family

TH - Townhouse

OL - On-Lot

SD - Semi-Detached

Apt. - Apartment

P - Public

MH - Mobile Home

Condo - Condominium

SP - Semi-Public

NOTE: The acreage reported in the "Gross Acreage Proposed for Development" line includes lands for :
Annexations, Agriculture and Open Space

*Includes annexations, woodland, agriculture, municipal, community buildings, etc.