

UNOFFICIAL

BOARD OF SUPERVISORS
PERRY TOWNSHIP
April 14, 2026

The regular monthly meeting of the Board of Supervisors of Perry Township was called to order by Chairman Lance N. Adam at 7:00 p.m. on April 14, 2026 from the Perry Township Municipal Building, 680 Moselem Springs Road, Shoemakersville, PA. The meeting was also being held via zoom conferencing. The format for tonight's meeting is in compliance with PSATS. The meeting was also being recorded.

Pledge of Allegiance

Roll call was held and the following Supervisors were present:

Lance N. Adam- PRESENT
Ray Hepner- PRESENT (Zoom)
R. Glenn Weyer- PRESENT

Also present at the board meeting were:

Michael Gombar, Esq. – PRESENT
Rochelle Dreibelbis, Administrator – PRESENT

Public Comments:

Julia Hoffman- Discussed stocking fish in the pond at the park. The pond is not deep enough, with limited water flow.

Approval of Minutes: Motion was made by Chairman Adam to approve the minutes from the Committee Meeting March 3 and Supervisors Meeting March 10, 2026. Supervisor Weyer seconded the motion. Motion carried with all Supervisors voting yes.

Treasurers Report: Motion was made by Chairman Adam to approve the Treasurer's report dated March 31, 2026. Supervisor Hepner seconded the motion. Motion carried with all Supervisors voting yes.

Bills for Payment: Motion was made by Chairman Adam to approve the Bills for Payment dated April 14, 2026. Supervisor Weyer seconded the motion. Motion carried with all Supervisors voting yes.

Shoemakersville Pool Donation: Annual donation request from the Shoey Pool, which grants Perry residents the same rate as Shoey residents. Donation request is in the amount of \$2,500.00. The pool stated they would be grateful for an AED donation. Admin Dreibelbis proposed the purchase of an AED in the amount of \$1,810.00, and a donation check in the amount of \$690.00, to equal the \$2,500.00. Chairman Adam made a motion to approve the AED purchase in the amount of \$1,810.00, as well as, the donation check in the amount of \$690.00 for the 2026 Shoemakersville Pool donation. Supervisor Weyer seconded the motion. Motion carried with all Supervisors voting yes.

Call-out Fee Schedule Resolution: An official call-out fee schedule was developed for the emergency use of township equipment, materials, and personnel. Chairman Adam made a motion to adopt Resolution 04-14-26 A, adopting the call-out fee schedule for township equipment, materials, and personnel. Supervisor Weyer seconded the motion. Motion carried with all Supervisors voting yes.

T-Bill/ CD Approval: Previously discussed the creation of a T-Bill or CD due to the stagnant interest rates of the general accounts. Rates were collected from M & T Financial. Admin Dreibelbis suggested investing \$300,000.00 into a 6-month T-Bill at 3.6%: \$150,000.00 from the Money Market account and \$150,000.00 from the General Fund account. Chairman Adam made a motion to create a T-Bill with M & T Financial, pulling \$150,000.00 from the Money Market account and \$150,000.00 from the General Fund account, for a total of \$300,000.00, into a 6-month maturity at 3.6%. Supervisor Weyer seconded the motion. Motion carried with all Supervisors voting yes.

Reports:

The following reports were given to the Board of Supervisors:

Rusty Wagner, Fire Chief- 65 calls last month. Discussed the county's mandate for another bulk radio purchase. Estimated cost to replace the entire fleet is around \$275,000.00. The final deadline to order is still unknown from the county. Discussed the loans which are only offered to the municipalities, not the fire companies. Rusty confirmed Berks County signed with Motorola for dispatching, forcing everyone who uses the dispatching system to use Motorola. Rusty commented on the tragedy at Walnuttown Fire Company.

Jeff Fiant, Kraft Municipal Group, Inc- Zoning and UCC- For the period ending 3/28/26, two zoning permits were issued with an improvement value of \$35,000.00. One commercial building permit was issued with an improvement value of \$3,000.00. 8 building inspections performed, 3 property maintenance issues, and 5 zoning enforcement issues. NOV issued to a property on Birch Hill Rd for garbage. Two zoning inquiries pertaining to warehouse properties. A notice was issued to a property on Main Street regarding parked cars and excessive mud on the road. The sheriff sale for 675 Mohrsville Rd was postponed until May. Zoning Hearing Board meeting for 56 Seip Lane is scheduled for Thursday at 6:00 PM. The property at 1677 Windsor Castle Road was posted.

Gene Buck, Planning Commission (PC) – Meeting held April 1. Approved the minutes from February 4. The PC granted time extensions for the Glen-Gery Subdivision and Land Development Plan and the Glen-Gery Subdivision of Tract A Plan. A land development plan from Messick Farm Equipment was accepted for review. Discussed the proposed zoning amendment regarding the regulation on Data Centers. The Planning Commission recommended a few revisions for consideration.

Donald Mast, Municipal Authority (PTMA)- A few issues with fire pumps at HCP. PTMA received confirmation that Walmart will take over HCP Lot 1 on May 15.

Ryan Rhode, Kraft Municipal Group, Inc- Engineering- Report distributed. Time extensions were requested for the Glen-Gery Subdivision and Land Development Plan, and the Glen-Gery Subdivision of Tract A Plan until July 15, 2026. Chairman Adam made a motion to

grant a time extension for the Glen-Gery Subdivision of Tract A Plan until July 15, 2026. Supervisor Weyer seconded the motion. Motion carried with all Supervisors voting yes. Chairman Adam made a motion to grant a time extension for the Glen-Gery Subdivision and Land Development Plan until July 15, 2026. Supervisor Weyer seconded the motion. Motion passed with all Supervisors voting yes. Estimates for the 2026 Street work have been distributed. Ryan reviewed the scope of work for Perry Road, Koller Road, and Zweizig Road. Chairman Adam made a motion to allow Kraft Municipal Group to advertise for bid the 2026 Street work on Perry Road, Koller Road, and Zweizig Road. Supervisor Weyer seconded the motion. Motion carried with all Supervisors voting yes. The liquid fuels packet for Luisa Court will be sent to PennDot this week.

Michael Gombar, Solicitor – Discussed the proposed zoning amendment regarding data centers, including the comments from the Planning Commission. Discussed the recommendation of a “closed loop” water system for the data centers. Admin Dreibelbis questioned Donnie Mast from PTMA if he had any comments on the recommendation. No, he did not. Discussed adding a provision requiring decommission standards to the draft ordinance. After the recommendations are added, the next step is to submit to Berks County Planning Commission. Chairman Adam made a motion to authorize Mike Gombar to submit the Data Center Zoning Ordinance Amendment to the Berks County Planning Commission for review. Supervisor Weyer seconded the motion. Motion carried with all Supervisors voting yes. An ag security application was received from 777 Onyx Cave Road. The proper notices and advertisements were completed, with no objections received. The Planning Commission recommended approval. Chairman Adam made a motion to adopt Resolution 04-14-26 B, adopting 777 Onyx Cave Road into the Perry Township Ag Security area. Supervisor Weyer seconded the motion. Motion carried with all Supervisor voting yes. The purchaser of HCP Lots 1 and 7 requested an Estoppel Certificate from the township. Mike explained the purpose of an estoppel certificate. Ryan Rhode confirmed, as of date, the stormwater facilities are in proper working order. Chairman Adam made a motion to sign the Estoppel Certificate for HCP Lots 1 and 7. Supervisor Weyer seconded the motion. Motion carried with all Supervisors voting yes. An executive session will be held to discuss litigation matters and personnel.

EMC- Jarrod emailed the township regarding the radio mandate as well.

Road Master- Quotes collected for the 2006 Peterbilt power issue. Route 61 Auto quoted parts and labor in the amount of \$6,373.35. Hunter Peterbilt quoted parts only in the amount of \$8,865.26. Chairman Adam made a motion to approve the quote from Route 61 Auto for the 2006 Peterbilt, in the amount to not exceed \$6,500.00. Supervisor Weyer seconded the motion. Motion carried with all Supervisors voting yes. Pipe replacement at the township building on Route 662 is set for the week of 4/27/26. The section of 662 will be closed, with a detour route posted.

J B Environmental- One holding tank inspection. Final inspection and permit on Birch Hill Road.

Recreation Park- Three quotes were collected for 20- 8ft rectangular tables for the new pavilion. The best price came from Outdoorsiness in the amount of \$15,658.51. Discussed paying with the recreation fund, which is primarily funded by the cell tower lease. Chairman Adam made a motion to purchase 20- 8ft tables from Outdoorsiness in the amount of \$15,658.51, funded by the recreation fund. Supervisor Weyer seconded the motion. Motion carried with all Supervisors voting yes.

Correspondance- None

Public Comments:

Debbie Wahl (Zoom)- Debbie questioned if the Ag Security notice on the website is the same application that was on tonight's agenda? Yes, the Ag Security notice is for 777 Onyx Cave Rd.

Donnie Mast- Donnie questioned Ryan if PTMA can take dedication of the water and sewer on Luisa Court? Yes. Ryan will communicate with Dan Hershey.

Donna Long- Donna questioned Rusty if the fire co was having a sandwich sale soon? Yes, mid-May. There will also be an online flower sale.

Nancy James- Discussed the route the box trucks are taking to access 56 Seip Lane. The concern could be addressed as a condition at the Zoning Hearing Board meeting on Thursday. Nancy questioned when the Roadmaster will return? The Board cannot discuss a personnel matter. Nancy questioned where the Perry Commercial Center project stands? The latest update was that long-eared bats were discovered in that area, which has postponed timbering. Nancy commented on how smooth the meetings are run now.

Julia Hoffman- Thanked the Board for the AED donation to the pool. Admin Dreibelbis thanked Julia for the suggestion.

The Board of Supervisors recessed into executive session

Mike Gombar- During executive session, the Board discussed the OLDS ordinance violation at 6 Kerr Lane. Chairman Adam made a motion to amend the agenda to add authorization for the solicitor to file a District Justice complaint against the owner of 6 Kerr Lane for the OLDS ordinance violation, and for the approval of filing the DJ complaint against the owner of 6 Kerr Lane. Supervisor Weyer seconded the motion. Motion carried with all Supervisors voting yes.

Adjourn:

Chairman Adam made a motion to adjourn the meeting at 8:28 p.m. Supervisor Weyer seconded the motion. Motion carried with all Supervisors voting yes.

MINUTES APPROVED ON:
May 12, 2026

RECORDED BY:

Lance N. Adam, Chairman

Rochelle Dreibelbis, Administrator