

PERRY TOWNSHIP PLANNING COMMISSION

February 1, 2023

D. Adam
G. Buck
J. Clay
R. Hepner

R. King
N. Rogers
E. Bucher - Solicitor
R. Rhode - Engineer

Absent: A. Shollenberger, A. Rohrbach, J. Nagy

The meeting of the Perry Township Planning Commission was called to order by Gene Buck at 7:30 PM. A motion was made by Jerry Clay to accept the minutes of the January 4th meeting, seconded by Russell King and carried.

WOLFE DYE AND BLEACH PLANS

Kevin Mohn from systems Engineering present. It is now Wolfe Textiles Inc. the 70 acre property has many parcels, would like to end up with 2 lots – 20+ and 40+ acres. Consolidating parcels for financial reasons. A motion was made by Gene Buck to accept the plans for review, seconded by Dean Adam and carried.

SHOEMAKERSVILLE SWIMMING POOL MINOR SUBDIVISION PLAN

Mark Koch present with plan – to be placed in the Perry Commercial Center, with a waiver request submitted. Review letter discussed – underlying subdivision that will become part of the Perry Commercial Center. The plan is to be prepared to a scale of 1" = 100' in accordance with Section 301.1a. The plan has been submitted at a scale of 1" = 30' and legible as presented. A waiver from the subject SALDO section may be requested. The annexation is to become part of the Perry Commercial Center. A motion was made by Gene Buck to grant the waiver 301.1 to submit scale 1" = 30', the motion seconded by Jerry Clay and carried.

Conditional approval is requested. A motion was made by Dean Adam to send the plan onto the supervisors and Shoemakersville Borough, seconded by Russell King and carried.

SHOEMAKERSVILLE PLAZA MINOR SUBDIVISION

Minor annexation of land to the Perry Commercial Center – submitted to the borough. Plan scale request to present scale 1" = 40'. A motion was made by Gene Buck to grant the waiver for section 301.1, seconded by Jerry Clay and carried. They are requesting conditional approval to move on to the supervisors (waiting on the Shoemakersville Borough). A motion was made by Dean Adam to grant conditional preliminary final approval given on the February 1st review letter, seconded by Russell King and carried.

GLEN GERY BRICK FACILITY

The applicant has submitted a letter to withdraw the subdivision.

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GLEN GERY

Brian Kobularcik, Troy Briggs, Joe Hanson, Charlie Courtney present to discuss distribution warehousing – certain type of buildings required for Fortune 500 tenants with a height of 40’ – 50’ is allowed in Industrial zoning. If the height adjustment is not permitted- a different tenant would enter. A comment was made about truck traffic turning left onto Route 61. Brian Kobularcik presented boards comparing 35 and 50 foot building, placement off of Route 61 and landscaping. Comments were made about keeping the height at 35’ and not 50’. The ordinance is set at 35’ and other inquiries – companies – were interested in increasing the height to 50’.

A motion was made by Gene Buck to adjourn at 8:57 PM, seconded by Dean Adam and carried. The next meeting of the Perry Township Planning Commission will be held on Wednesday March 1, 2023 at 7:30 PM.

A handwritten signature in cursive script that reads "Nancy Rogers". The signature is written in black ink and is positioned above the printed name and title.

Nancy Rogers
Secretary