

PERRY TOWNSHIP PLANNING COMMISSION

June 7, 2023

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

R. King
A. Rohrbach
N. Rogers
A. Shollenberger - Solicitor
R. Rhode - Engineer

Absent: 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 May 3rd meeting, seconded by Alton Rohrbach and carried, with Dean Adam and Russell King abstaining.

An executive session of the members was held to discuss litigation issues against the Township. #4 on the agenda was skipped.

GOODMAN / GLEN GERY LAND DEVELOPMENT

Gregg Bogia and Brian Kobularcik present – they are working with the Authority -the review from Ryan Rhode was discussed - approval of the NPDES permit from DEP shall be provided to the Township. The Pottsville Pike and Shoemakersville Road intersection is experiencing failing conditions in 2026 with development conditions – Penn DOT would like to see design features. A review letter from Berks County Planning Commission has been received dated June 1, 2023, all comments to be addressed. Ryan suggested they contact the Township to schedule a meeting to review the proposal layout with local emergency services.

MOYER AUTO GROUP

Gregg Bogia present with Mr Moyer – letter from Ryan Rhode dated June 5th, 2023 was reviewed. Some zoning relief was under review. Auto sales – use permitted by special exception- the maximum allowable paved area is 45% as stated in Section 205.7 and proposed paved area is over the allowable by 35% - the plan states that a variance for this section is required.

The Plan shall include more detail regarding proposed parking - need to differentiate between sales spaces and public or employee parking.

Stormwater – ponding analysis to be performed for the catch basins – and the Plan should note that the Township will require the property line to be delineated in the field prior to earthmoving activities.

A HOP from Penn DOT shall be obtained prior to any work within the State right of way.

Information to be recorded on the plan - several easements and other property encumbrances which require additional detail prior to plan approval

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BELL LAND DEVELOPMENT APPLICATION

Gregg Bogia present with the plans – off Route 61 and Route 662 – 2 warehouse buildings – total of 300,000 square feet.

A motion was made by Gene Buck to accept the Bell plan for review, seconded by Dean Adam and carried. Allen states there is a reservation of all rights, not waiving any rights to zoning issues.

Lara Thomas - from the Berks County Historical Burial grounds present regarding the cemetery on the property – not addressing at this time per Collin MacFarland -there was no comment.

Information for Lara Thomas:

Secretary of the Berks County Graveyard Preservation

Email - Thomas_Lara_a@ yahoo

Cell - #610-914-5534

A motion was made by Gene Buck to adjourn at 8:20 PM , seconded by Jerry Clay and carried. The next meeting of the Perry Township Planning Commission will be held on Wednesday July 4, 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