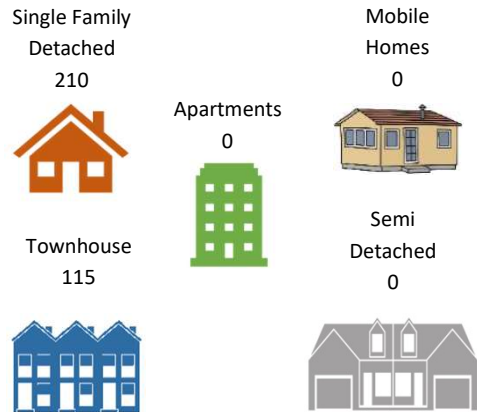
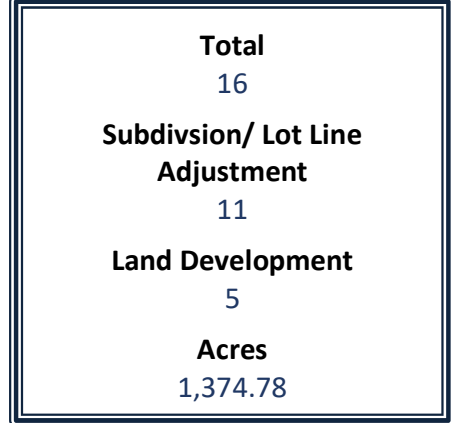


### Types of New Development

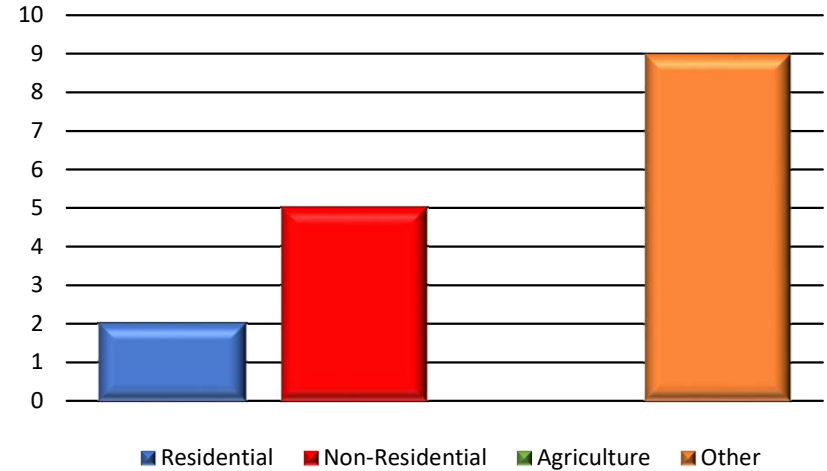
#### Housing: 325 Total Units



### Type of Plans Reviewed

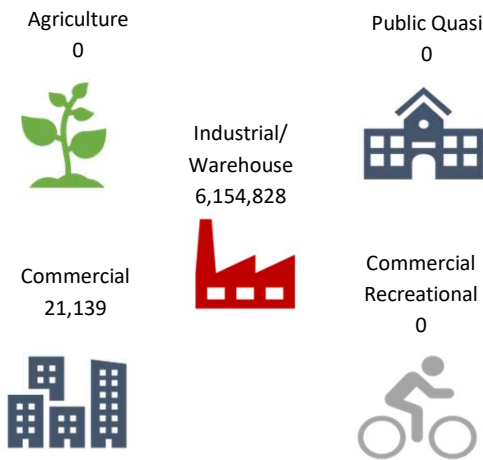


### Plans Reviewed

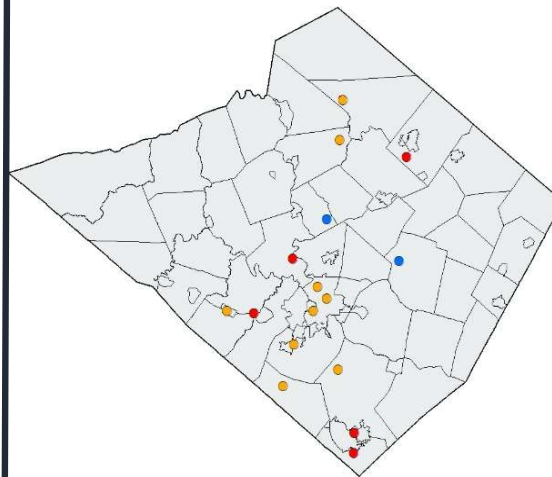


\*Other includes Annexations, Municipal, Recreation, etc.  
\*Please refer to Monthly Subdivision Review Activity Report for details.

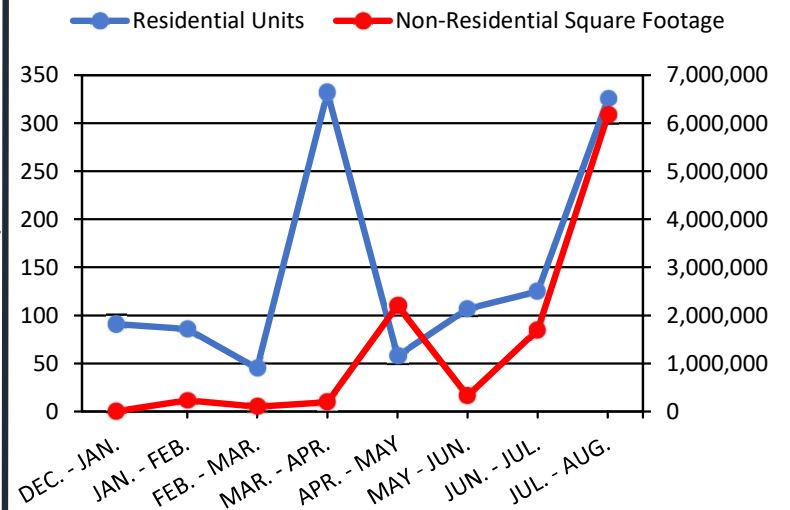
### Non-Residential: 6,175,967 Total Square Feet



### Location of Activity



### Year in Review: January – August 2023



	<u>SKETCH</u>	<u>PRELIMINARY</u>	<u>FINAL</u>	<u>TOTAL</u>
Total Plans for Period :	<u>3</u>	<u>3</u>	<u>10</u>	<u>16</u>
<u>7/21/2023 - 8/23/2023</u>				
ACRES (Total)	1165.768	208.34	22.738	1396.846
(Area to be Dev) PRO - Proposed	1158.036	197.66	19.08	1374.776
LDP - Land Development Plan	2	2	2	6
RTRP - Revision to Record Plan	0	0	0	0
SF - Single Family - New	10	190	10	210
Existing	0	0	0	0
SD - Semi-Detached (Duplex) - New	0	0	0	0
Existing	0	0	0	0
APT - Apartment - New	0	0	0	0
Existing	0	0	0	0
TH - Townhouse - New	0	115	0	115
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	1	2	3	6
Existing	0	0	0	0
IND - Industrial - New	9	1	0	10
Existing	0	0	0	0
AG - Agricultural - New	0	0	0	0
Existing	0	0	0	0
OTHER - New	0	0	1	1
Existing	0	0	0	0
ANX - Annexation	1	2	10	13
RES - Residue	1	0	2	3
P - Public	0	0	0	0
QP - Quasi Public	0	0	0	0
OP - Open Space	0	0	0	0
LF - Linear Feet (Street)	1,115	16,900	223	18,238
Sewer - On-Lot	0	0	0	0
Existing On-Lot	0	0	0	0
Public	169	339	13	521
Existing Public	0	0	0	0
WATER - On-Lot	0	0	0	0
Existing On-Lot	0	0	0	0
Public	19	339	13	371
Existing Public	0	0	0	0

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



**LAND DEVELOPMENT AND SUBDIVISION ACTIVITY**

**MONTHLY REPORT**

**July 21, 2023 to August 23, 2023**

**SKETCH PLANS – REVIEW**

**1.**

File #:	12-12660
Subdivision Name:	Shupp-Yoder Annexation
Municipality:	Brecknock Township
Plan Type:	SKETCH
Location:	Northeastern side of Alleghenyville Road and south of Shupp Lane.
Applicant:	Bonnylynn Yoder
Developer:	N/A
Owner:	Bonnylynn Yoder
Surveyor:	Michael C. DiPaolo, PLS
# of Lots or Units:	1 Annexation, 1 Residue
Area to be Developed:	0.136
Total Acreage:	4.868
Linear Feet (street):	N/A
Sewer:	N/A
Water:	N/A

## **SKETCH PLANS – REVIEW (CONT'D)**

### **2.**

File #:	13-13768
Subdivision Name:	Morgan Site Sketch Plan
Municipality:	Caernarvon Township
Plan Type:	SKETCH
Location:	Southwest side of the Morgantown Road (S.R.0010) and Quarry Road intersection.
Applicant:	Angela and Donald Zager
Developer:	N/A
Owner:	Angela and Donald Zager
Surveyor:	Ludgate Engineering
# of Lots or Units:	1 Commercial
Area to be Developed:	4.9
Total Acreage:	7.9
Linear Feet (street):	N/A
Sewer:	N/A
Water:	N/A

### **3.**

File #:	77-10579
Subdivision Name:	Southern Berks Industrial Park (PRD)
Municipality:	New Morgan Borough
Plan Type:	SKETCH
Location:	East and west sides of Morgantown Road (S.R.0010), north of Harmony Road.
Applicant:	PDC Northeast LPIV, LLC
Developer:	PDC Northeast LPIV, LLC
Owner:	Morgantown Properties; Southern Berks Land Co,LP; SBLC GP, LLC
Surveyor:	Colliers Engineering and Design
# of Lots or Units:	9 Industrial, 10 single-family
Area to be Developed:	1,153
Total Acreage:	1,153
Linear Feet (street):	1,115
Sewer:	19 P
Water:	19 P

## **PRELIMINARY PLANS – REVIEW**

### **1.**

File #:	07-13396
Subdivision Name:	Garage Strength Sports
Municipality:	Bern Township
Plan Type:	PRELIMINARY
Location:	North of Leisczs Bridge Road approximately 1,145-feet east of Van Reed Road.
Applicant:	Skinner Real Estate, LLC
Developer:	N/A
Owner:	Greater Berks Development Fund
Surveyor:	HNT, LLC
# of Lots or Units:	1 Commercial
Area to be Developed:	7.46
Total Acreage:	10.84
Linear Feet (street):	N/A
Sewer:	1 P
Water:	1 P

### **2.**

File #:	39-13685
Subdivision Name:	C&B Development LLC Proposed Warehouse
Municipality:	Maxatawny Township
Plan Type:	PRELIMINARY
Location:	Eastern side of Kutztown Road approximately 600-feet northeast of Ivy League Drive.
Applicant:	C&B Development LLC
Developer:	C&B Development, LLC
Owner:	Nicholas Prikas and Sophia Pittas
Surveyor:	Dynamic Engineering Consultants, PC
# of Lots or Units:	2 Annexations, 1 Commercial, 1 Industrial
Area to be Developed:	75.5
Total Acreage:	75.5
Linear Feet (street):	600
Sewer:	1 P
Water:	1 P

**PRELIMINARY PLANS – REVIEW (CONT'D)**

**3.**

File #:	45-13774
Subdivision Name:	Willow Creek Farms
Municipality:	Ontelaunee Township
Plan Type:	PRELIMINARY
Location:	Southeastern side of the Snyder Road and Bowers Road intersection.
Applicant:	Seven Development Group. Inc.
Developer:	Seven Development Group. Inc.
Owner:	Seven Development Group. Inc.
Surveyor:	Langan Engineering and Environmental Services, Inc.
# of Lots or Units:	190 Single-family, 115 Townhouse
Area to be Developed:	114.7
Total Acreage:	122.0
Linear Feet (street):	16,300
Sewer:	337 P
Water:	337 P

## **FINAL PLANS – REVIEW**

### **1.**

File #:	17-13773
Subdivision Name:	Kershner II Subdivision
Municipality:	Cumru Township
Plan Type:	FINAL
Location:	South end of Ashley Drive, approximately 225-feet south from the intersection of Ashley Drive and Grandview Drive.
Applicant:	Judith A. Kershner
Developer:	N/A
Owner:	Judith A. Kershner
Surveyor:	John W. Hoffert PLS, Ltd.
# of Lots or Units:	1 Annexation, 1 Residue
Area to be Developed:	0.245
Total Acreage:	1.169
Linear Feet (street):	N/A
Sewer:	N/A
Water:	N/A

### **2.**

File #:	32-13767
Subdivision Name:	Lot Consolidation Plan for Cole
Municipality:	Lenhartsville Borough
Plan Type:	FINAL
Location:	East side of the terminus of Hill Road.
Applicant:	Eric J. Cole and Melissa M. Lynn
Developer:	N/A
Owner:	Eric J. Cole and Melissa M. Lynn
Surveyor:	JHA Companies
# of Lots or Units:	2 Annexations
Area to be Developed:	2.49
Total Acreage:	2.49
Linear Feet (street):	N/A
Sewer:	N/A
Water:	N/A

## **FINAL PLANS - REVIEW (CONT'D)**

### **3.**

File #:	35-13770
Subdivision Name:	Sheetz Store #289 Rebuild 4661 Penn Ave
Municipality:	Lower Heidelberg Township
Plan Type:	FINAL
Location:	Intersection of Penn Avenue (S.R. 0422) and Green Valley Road (S.R. 3025).
Applicant:	Sheetz, Inc.
Developer:	Sheetz, Inc.
Owner:	Gary R. & Kay O. Snyder & Barbara E. Brenner
Surveyor:	Integrated Consulting
# of Lots or Units:	1 Commercial
Area to be Developed:	2.26
Total Acreage:	2.26
Linear Feet (street):	N/A
Sewer:	1 P
Water:	1 P

### **4.**

File #:	44-9168
Subdivision Name:	Berks Career Technology Center Phase III
Municipality:	Oley Township
Plan Type:	FINAL
Location:	West side of Friedensburg Road along the northern end and east and west sides of Career Court.
Applicant:	Berks Career and Technology Center
Developer:	Berks Career and Technology Center
Owner:	Berks Career and Technology Center
Surveyor:	Systems Design Engineering, Inc.
# of Lots or Units:	10 Single-family
Area to be Developed:	4.2
Total Acreage:	4.2
Linear Feet (street):	223
Sewer:	10 P
Water:	10 P



## **FINAL PLANS - REVIEW (CONT'D)**

### **5.**

File #:	47-1447
Subdivision Name:	Hinkle Annexation Subdivision
Municipality:	Perry Township
Plan Type:	FINAL
Location:	The tract is located at the intersection of Grandview Road and Fairview Road, on the south side of Grandview Road.
Applicant:	Leroy H. Hinkle and E.M. Vasilina Hinkle
Developer:	Leroy H. Hinkle and E.M. Vasilina Hinkle
Owner:	Leroy H. Hinkle and E.M. Vasilina Hinkle
Surveyor:	John W. Hoffert P.L.S., Ltd.
# of Lots or Units:	1 Annexation, 1 Residue
Area to be Developed:	0.336
Total Acreage:	2.57
Linear Feet (street):	N/A
Sewer:	N/A
Water:	N/A

### **6.**

File #:	49-11591
Subdivision Name:	JMAWV Annexation Plan
Municipality:	City of Reading
Plan Type:	FINAL
Location:	At the intersection of Parkview Road and Old Wyomissing Road.
Applicant:	Joint Municipal Authority of Wyomissing Valley
Developer:	N/A
Owner:	Joint Municipal Authority of Wyomissing Valley
Surveyor:	Arro Consulting Inc.
# of Lots or Units:	2 Annexations
Area to be Developed:	7.36
Total Acreage:	7.36
Linear Feet (street):	N/A
Sewer:	N/A
Water:	N/A

## **FINAL PLANS - REVIEW (CONT'D)**

**7.**

File #:	49-13766
Subdivision Name:	Windsor Way Holdings
Municipality:	City of Reading
Plan Type:	FINAL
Location:	South side of Pike Street, the west side of Centre Avenue, and is located at the intersection of Pike Street and Centre Avenue.
Applicant:	Windsor Way Holdings, LLC
Developer:	Windsor Way Holdings, LLC
Owner:	Windsor Way Holdings, LLC
Surveyor:	Berks Surveying & Engineering, Inc.
# of Lots or Units:	2 Commercial
Area to be Developed:	1.0
Total Acreage:	1.4
Linear Feet (street):	N/A
Sewer:	2 P
Water:	2 P

**8.**

File #:	49-13769
Subdivision Name:	Victor De Jesus Ramos & Jose A Briosio (408 N. 9th Street)
Municipality:	City of Reading
Plan Type:	FINAL
Location:	North side of Buttonwood Street and west side of North 9th Street.
Applicant:	Jose A Briosio and Victor De Jesus Ramos
Developer:	N/A
Owner:	Jose A Briosio and Victor De Jesus Ramos
Surveyor:	Tarson LLC
# of Lots or Units:	3 Annexations
Area to be Developed:	0.149
Total Acreage:	0.149
Linear Feet (street):	N/A
Sewer:	N/A
Water:	N/A

## **FINAL PLANS - REVIEW (CONT'D)**

**9.**

File #:	51-13772
Subdivision Name:	Ludwig Annexation Plan
Municipality:	Robeson Township
Plan Type:	FINAL
Location:	East side of Green Hills Road, approximately 647-feet south from the intersection of Green Hills Road and Lake Shore Drive.
Applicant:	Donald C. Ludwig, Jr. and Mariel Ludwig
Developer:	N/A
Owner:	Annabelle L. Fancher, Donald C. Ludwig, Jr., and Mariel Ludwig
Surveyor:	Boyer Engineering, LLC
# of Lots or Units:	2 Annexations
Area to be Developed:	0.85
Total Acreage:	0.85
Linear Feet (street):	N/A
Sewer:	N/A
Water:	N/A

**10.**

File #:	70-13519
Subdivision Name:	Eric & Kristen Bachman (as-built plan)
Municipality:	Wernersville Borough
Plan Type:	FINAL
Location:	Southwest corner of W. Penn Avenue (US422) and South Elm Street.
Applicant:	Eric & Kristen Bachman
Developer:	N/A
Owner:	Eric & Kristen Bachman
Surveyor:	John W. Hoffert, PLS, Ltd.
# of Lots or Units:	1 Other
Area to be Developed:	0.19
Total Acreage:	0.29
Linear Feet (street):	N/A
Sewer:	N/A
Water:	N/A