

**Amity Township Planning Commission**  
**Thursday – February 9, 2023**

**REGULAR MEETING AGENDA**

**Call Meeting to Order**

**ANNOUNCEMENT(s)**

**PUBLIC COMMENT(s)** (agenda items only)

**A) Approve Minutes from the regular meeting of January 12, 2023**

**B) Highland Place-McCarthy Engineering-Preliminary Plan 146 Semi's/193 Singles-Amity Park Rd**

Original Submission 05.12.21; expires 08.10.21

Extension #1 approved 07.21.21; expires 11.17.21

Extension #2 approved 11.17.21; expires 02.28.22

Extension #3 approved 02.16.22; expires 8.17.22

Extension #4 approved 8.17.22; expires 2.15.23

Extension #5 approved 01.19.23; expires.8.15.23

*Nothing currently requiring discussion.*

**C) Leaf Creek Farm-Age Restricted Housing-339 Units-677 Old Swede Rd-Boyer Engineering /  
Cornerstone Consulting**

Original Submission 06.9.21; expires 09.7.21

Extension #1 approved 08.12.21; expires 3.16.22

Extension #2 approved 03.16.22; expires 9.21.22

Extension #3 approved 09.21.22; expires 03.15.23

*Entech currently reviewing Sewer Planning Module*

**D) Amity Logistics Center/Doulassville Berks County Logistics- Bogia Engineering-Preliminary Plan  
– 422/Toll Gate Rd/Township Line Rd/Leaf Creek – Two Warehouse Buildings – Tornetta Group**

Original Submission 1.12.23; expires 4.10.23

*Review of Engineering review Letter dated 2.3.23*

**E) 824 E. Ben Franklin Highway-Sketch Plan-Limekiln Holdings, LLC-Stackhouse Bensinger-Don  
Fister**

*Nothing new to report*

**F) Vincenzo's Ristorante- Annexation Plan-Boyer Engineering**

Original Submission 12.8.22; expires 3.6.23

*Review of Engineering review Letter dated 2.3.23*

**G) Zemac Acquisitions, LLC-**

Original Submission 12.8.22; expires 3.6.23

*Review of Engineering review Letter dated 2.3.23*

**H) RR Games-JW Real Estate Holdings, LLC-531 W Ben Franklin Hwy-Preliminary Plan**

*Nothing currently presented for discussion.*

**I) Edward's Landscaping Bus Yard – 335 Monocacy Hill Rd – Sketch Plan**

Discuss Sketch plan for bus parking

# Amity Township Planning Commission

## Thursday – February 9, 2023

### J) Arbour Green-Brian Hunsburger-5 Buildings-3story-153 Unit Apartments

*Discuss possible redesign of the plan to change the amount of buildings and to three stories*

### K) Zoning

#### OZ Properties(parking Geiger Rd)

*Discuss application for possible comments to the Zoning Hearing Board*

### L) Ordinance/Resolution(s)

### M) Correspondence

### N) Other Planning Commission Items

## PUBLIC COMMENT

## ADJOURNMENT

### Plans approved (Not Recorded):

*Arbour Green – 148 Apartments- Preliminary Plan – Conditional Approval 6.16.21*

*DARNOC Group- Final Conditional approval 08.18.21: Reaffirmation 4.20.22(90 day good thru 7.18.22) Agreements??new reaffirmation needed. To continue*

*Royal Farms-Final Plan Conditional approval 4.20.22(90 day good till 7.18.22)Reaffirmation need after HOP approval*

*78 Toll Gate-Conditional Approval 08.20.20*

### ***SUBMISSION DEADLINES FOR NEXT MEETING:***

REVISED PLANS – Thursday February 23, 2023

NEW SUBMISSIONS – Thursday March 2, 2023

### Meeting Schedule:

Thursday, February 9, 2023

Wednesday, February 15, 2023

Monday, February 23, 2023

Monday, March 6, 2023

Thursday, March 9, 2023

Wednesday, March 15, 2023

7:00PM Planning Commission Mtg- Amity Office

7:00PM Board of Supervisors Meeting- Amity Township Office

7:00PM Zoning Hearing Board –OZ Properties

7:00PM Parks & Recreation Meeting- Amity Township Office

7:00PM Planning Commission Meeting- Amity Township Office

7:00PM Board of Supervisors Meeting- Amity Township Office