

Amity Township Planning Commission
Thursday – April 13, 2023

REGULAR MEETING AGENDA

Call Meeting to Order

ANNOUNCEMENT(s)

PUBLIC COMMENT(s) (agenda items only)

A) Approve Minutes from the regular meeting of March 9, 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

Sewer Planning Module—Does the Planning Commission Recommend Terry Jones signing of the application

**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

Review LTL review letter dated 4.6.23

**D) Amity Logistics Center/Douglassville 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 Master Plan-Highwater table Zoning

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

Nothing new to report

F) Zemac Acquisitions, LLC-209 Monocacy Creek Rd-Preliminary Plan-Stackhouse Bensinger

Original Submission 12.8.22; expires 3.6.23

Extension #1 approved 2.15.23; expires 6.22.23

Nothing presented for review for this meeting.

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

Nothing new to discuss -

H) Seth Moorhouse Major Subdivision Revised

Original Submission 3.09.23; expires 6.07.23

Existing stormwater issue to be discussed.

Amity Township Planning Commission
Thursday – April 13, 2023

I) 7 Riga Lane – Building Expansion

Applicant expecting to ask for In-House Review

J) Zoning

OZ Properties(parking Geiger Rd)-Sketch Plan-ZHB

Review and Comment on the Zoning Relief application for altering land use & non-conforming use

June Baer Trustee-Does the PC have any comments to the ZHB re subdividing property res/business?

Review and Comment to yard setbacks forgiveness & subdividing residence and business lots

K) Ordinance/Resolution(s)

L) Correspondence

M) Other Planning Commission Items

Danielle Gerhart – 32 Leaf Creek Court - Conditional Use Application –

Possible PC comments to the BOS

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-Plan Recorded 2.13.23

78 Toll Gate-Conditional Approval 08.20.20

Viucenzo’s Ristorante-plan approved 3.15.23 not yet recorded

SUBMISSION DEADLINES FOR NEXT MEETING:

REVISED PLANS – Thursday April 26, 2023

NEW SUBMISSIONS – Thursday May 4, 2023

Meeting Schedule:

Thursday, April 13, 2023

Tuesday, April 18, 2023

Wednesday, April 19, 2023

Monday April 24, 2023

Thursday, May 11, 2023

Tuesday, May 16, 2023

Wednesday, May 17, 2023

7:00PM Planning Commission Mtg- Amity Office

6:30PM Parks & Recreation Meeting- Lake Dr

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

7:00PM Zoning Hearing Board –OZ Properties

7:00PM Planning Commission Meeting- Amity Township Office

7:00PM Parks & Recreation Meeting-

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