

AMITY TOWNSHIP PLANNING COMMISSION

REGULAR MEETING

Thursday, January 8, 2026

The Regular Meeting of the Amity Township Planning Commission was held at the Amity Township Office Building, 2004 Weavertown Rd, Douglassville, Berks County, PA 19518. The meeting was called to order at 7:01 P.M. by Mr. Jones, Chairman, with the pledge to the flag. The following people were in attendance:

Commission

Terry Jones, Chairman
Paul Weller, Vice Chairman
Dwight Buckwalter
Thomas Flatley

Staff

John Weber, P.E., LTL Consultants, LTD.
Brian Boland, Esq., Kozloff Stoudt, Solicitor
Troy Bingaman, Amity Township Manager
Kathie Benson, Amity Township Planning Secretary

REORGANIZATION

Mr. Jones turned the meeting over to Mr. Boland. Mr. Boland opened the floor for nominations:

Mr. Jones moved, seconded by Mr. Buckwalter to open the floor to nominate a Chairman of the Planning Commission. *Motion carried unanimously.* Mr. Buckwalter moved, seconded by Mr. Flatley to nominate Mr. Jones as Chairman. *Motion carried unanimously.* Mr. Flatley moved, seconded by Mr. Buckwalter to close the nominations and appoint **Mr. Jones as Chairman of the Planning Commission.** *Motion carried unanimously.*

Mr. Weller moved, seconded by Mr. Buckwalter to open the floor to nominate a Vice Chairman of the Planning Commission. *Motion carried unanimously.* Mr. Flatley moved, seconded by Mr. Jones to nominate Mr. Weller, Vice Chairman. *Motion carried unanimously.* Mr. Flatley moved, seconded by Mr. Jones to close the nominations and appoint **Mr. Weller as Vice Chairman of the Planning Commission.** *Motion carried unanimously.*

Announcements

None

Public Comments

None

Approval of Minutes:

Mr. Buckwalter moved, seconded by Mr. Weller to approve the minutes of the Regular meeting held on December 11, 2025, as presented. *Motion carried unanimously.*

AMITY TOWNSHIP PLANNING COMMISSION

REGULAR MEETING

Thursday, January 8, 2026

River Rock Academy Minor Subdivision Plan – 2 Lots – Boyer Engineering

Original Submission 9.14.23; expires 12.13.23

Extension #1 approved 11.15.23; expires 06.19.24

Extension #2 approved 06.19.24; expires 12.18.24

Extension #3 approved 12.18.24; expires 06.18.25

Extension #4 approved 06.18.25; expires 12.18.25

Nothing for review at this meeting

CS Garber & Sons, Inc (In-house Review)

Mr. Boyer stated they submitted revised plans today for review.

White Bear Land Dev-2 Lot Subdivision-5&6 Riga Lane-Crossroads Group LLC

Original Submission 03.13.25; expires 06.12.25

Extension #1 approved 06.18.25; expires 12.18.25

Extension #2 approved 12.18.25; expires 03.18.26

Mr. Boyer reviewed LTL Consultants, Ltd.'s letter dated January 5, 2026, and agreed to comply with the outstanding issues. He stated that they are currently working on preparing the sewer easements and are awaiting Entech Engineering to provide the sewer manhole number so the information can be added to the plan.

Mr. Jones moved, seconded by Mr. Flatley, to grant conditional Final Plan approval, provided the conditions stated in LTL Consultants, Ltd.'s letter dated January 5, 2026, are satisfied. Mr. Boyer will notify the Township whether they wish to appear before the Board of Supervisors at the January 21 or February 18 meeting. *Motion carried unanimously.*

Reber Minor Subdivision- 332 Amity Park Rd – Crossroads Group, LLC

Original Submission 09.11.25; expires 12.09.25

Extension #1 approved 11.20.25; expires 03.18.26

Mr. Jones moved, seconded by Mr. Flatley, to grant conditional Final Plan approval, provided the conditions stated in LTL Consultants, Ltd.'s letter dated January 5, 2026, are satisfied. Mr. Boyer will notify the Township whether they wish to appear before the Board of Supervisors at the January 21 or February 18 meeting. *Motion carried unanimously.*

Zoning

Nothing to review at this meeting.

Joint Comprehensive Plan

Nothing to review at this meeting.

Ordinances being considered for modification:

Cluster Development:

Mr. Bingaman reported the Cluster Development ordinance is ready for a public hearing. Mr. Boland agreed and this should be placed on the Board of Supervisor's agenda to set a date.

Electronic Signs:

Mr. Boland reported that they are continuing to review the latest case law to ensure all aspects of the new ordinance are addressed and compliant with recent court decisions.

AMITY TOWNSHIP PLANNING COMMISSION

REGULAR MEETING

Thursday, January 8, 2026

CORRESPONDENCE

None

OTHER PLANNING COMMISSION ITEMS

Jason Tarewicz was introduced to the Planning Commission as a potential candidate for the open position. Mr. Jones discussed that the Center for Excellence in Government offers classes to educate Planning Commission members on the Subdivision and Land Development process, Zoning Ordinances, and Pennsylvania Land Use. These courses lead to a Master Planner Certificate, which is beneficial in understanding the duties of the Planning Commission. Mr. Tarewicz expressed interest in attending the courses. Mr. Jones moved, seconded by Mr. Weller, to recommend Jason Tarewicz for the position. *Motion carried unanimously.*

PUBLIC COMMENT

There was no public comment at this time.

Adjournment

Mr. Buckwalter moved, seconded by Mr. Jones, to adjourn the meeting at 7:30PM. *Motion carried unanimously.*

Respectfully submitted,

Kathie A Benson

Amity Township Planning Commission Secretary