



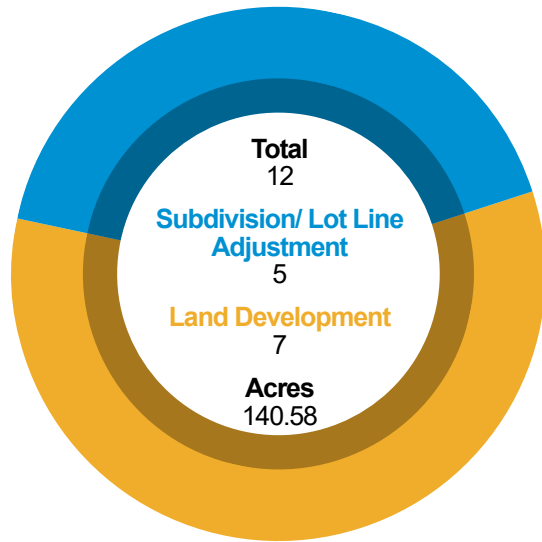
Subdivision & Land Development Report

October 23, 2024 – November 19, 2024

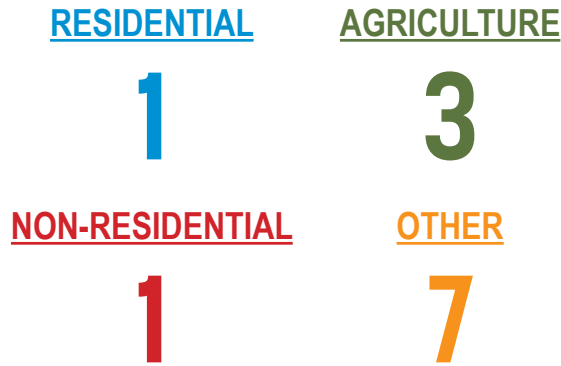
Berks County Planning Commission



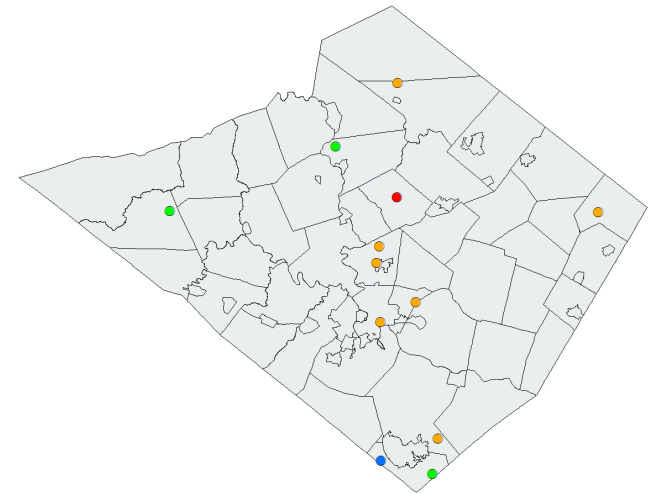
Plans Reviewed



Types of Plans Reviewed



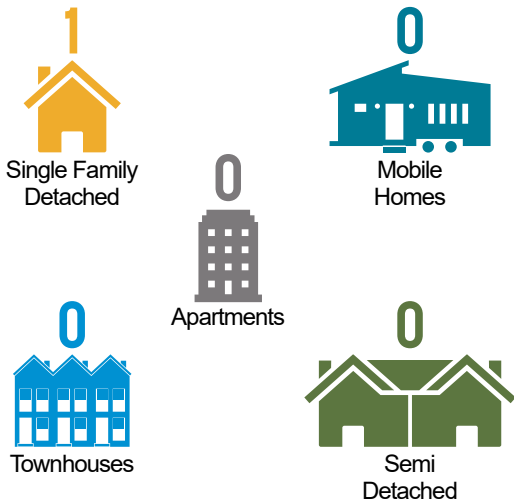
Location of Development Activity



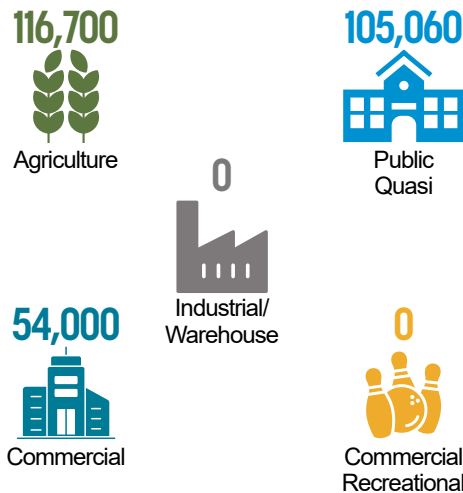
*Other includes Annexations, Municipal, Recreation, etc.

*Please refer to Monthly Subdivision Review Activity Report for details.

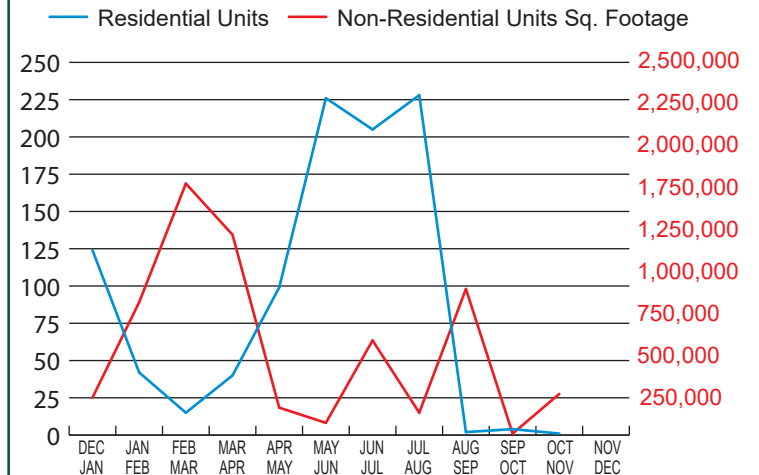
Types of Residential Development: 1 Total Housing Units



Non-Residential Development: 275,760 Total Sq. Ft.



Year in Review: January – December 2024





LAND DEVELOPMENT AND SUBDIVISION ACTIVITY

MONTHLY REPORT

October 23, 2024 to November 19, 2024

SKETCH PLANS – REVIEW

1.

File #:	23-13873
Subdivision Name:	Hayes Annexation Subdivision
Municipality:	Greenwich Township
Plan Type:	SKETCH
Location:	Situated east of Sousley Road, extending both north and south of Route 143 (S.R. 0143).
Applicant:	Richard S., Mildred, and Evan S. Hayes
Developer:	N/A
Owner:	Richard S., Mildred, and Evan S. Hayes
Surveyor:	John W. Hoffert P.L.S., Ltd.
# of Lots or Units:	1 Annexation, 1 Residue
Area to be Developed:	2.453
Total Acreage:	8.903
Linear Feet (street):	N/A
Sewer:	N/A
Water:	N/A

SKETCH PLANS – REVIEW (CONT'D)

2.

File #:	49-13874
Subdivision Name:	630 S 9th Street Parking
Municipality:	Reading
Plan Type:	SKETCH
Location:	East side of S. 9th Street, between Laurel Street and South Street.
Applicant:	630 S 9th Street LLC
Developer:	630 S 9th Street LLC
Owner:	630 S 9th Street LLC
Surveyor:	Laudenslayer Surveying Services
# of Lots or Units:	1 Other
Area to be Developed:	0.85
Total Acreage:	1.15
Linear Feet (street):	N/A
Sewer:	N/A
Water:	N/A

PRELIMINARY PLANS – REVIEW

1.

File #:	13-13871
Subdivision Name:	Elverson AD 1
Municipality:	Caernarvon Township
Plan Type:	PRELIMINARY
Location:	North side of Main Street (S.R.0023) at the intersection with W. Conestoga Road (S.R.0401).
Applicant:	Elverson AD 1
Developer:	Elverson AD 1
Owner:	Jared S. & Marla J. Kurtz
Surveyor:	Mack Engineering; Matthew Mack
# of Lots or Units:	1 Agriculture
Area to be Developed:	12
Total Acreage:	53.03
Linear Feet (street):	N/A
Sewer:	1 OL
Water:	1 OL

2.

File #:	34 & 21-13868
Subdivision Name:	Antietam K-3 Education Center
Municipality:	Lower Alsace Township
Plan Type:	PRELIMINARY
Location:	Southwestern side of Antietam Road.
Applicant:	Antietam School District
Developer:	Antietam School District
Owner:	Antietam School District
Surveyor:	Wilkinson Design Group, LLC
# of Lots or Units:	1 Public
Area to be Developed:	8.28
Total Acreage:	9.37
Linear Feet (street):	N/A
Sewer:	1 P
Water:	1 P

PRELIMINARY PLANS – REVIEW (CONT'D)

3.

File #:	47-13872
Subdivision Name:	Proposed Poultry Barn - Shaak
Municipality:	Perry Township
Plan Type:	PRELIMINARY
Location:	West side of Hughes Hill Road approximately 900-feet north of Zweizig Road.
Applicant:	Kayla & Travis Shaak
Developer:	Kayla & Travis Shaak
Owner:	Kayla & Travis Shaak
Surveyor:	TeamAg, Inc.
# of Lots or Units:	1 Agriculture
Area to be Developed:	7.31
Total Acreage:	123.71
Linear Feet (street):	N/A
Sewer:	N/A
Water:	1 OL

4.

File #:	65-12632
Subdivision Name:	Austin Hurst Ag Operation
Municipality:	Tulpehocken Township
Plan Type:	PRELIMINARY
Location:	North side of New Schaefferstown Road approximately 2,500-feet east of Four Point Road.
Applicant:	Austin Hurst
Developer:	Austin Hurst
Owner:	Austin Hurst
Surveyor:	NCS, Inc.
# of Lots or Units:	1 Agriculture
Area to be Developed:	9.5
Total Acreage:	64.32
Linear Feet (street):	N/A
Sewer:	N/A
Water:	1 OL

FINAL PLANS – REVIEW

1.

File #:	13-13869
Subdivision Name:	Minor Subdivision Samuel & Malinda Glick
Municipality:	Caernarvon Township
Plan Type:	FINAL
Location:	West side of California Road (S.R.2001) and south side of the Pennsylvania Turnpike (I-76).
Applicant:	Samuel K. Glick
Developer:	N/A
Owner:	Samuel K. & Malinda S. Glick
Surveyor:	OTM LLC; Bradford R. Grauel, PLS
# of Lots or Units:	1 Single-family, 1 Residue
Area to be Developed:	13.277
Total Acreage:	83.277
Linear Feet (street):	N/A
Sewer:	1 OL
Water:	1 OL

2.

File #:	26-13870
Subdivision Name:	Mulberry Hill Road Lot Annexation - Estate of William C. Haines, Jr.
Municipality:	Hereford Township
Plan Type:	FINAL
Location:	East and west side of Mulberry Hill Road between Huffs Church Road and Gun Club Road.
Applicant:	Estate of William C. Haines Jr; c/o Jon Haines
Developer:	N/A
Owner:	Estate of William C. Haines Jr; c/o Jon Haines
Surveyor:	The H&K Group Engineering & Environmental Services
# of Lots or Units:	1 Annexation, 1 Residue
Area to be Developed:	61.39
Total Acreage:	121.49
Linear Feet (street):	N/A
Sewer:	N/A
Water:	N/A

FINAL PLANS - REVIEW (CONT'D)

3.

File #:	37-12380
Subdivision Name:	Jojaz Land Development
Municipality:	Maidencreek Township
Plan Type:	FINAL
Location:	East side of Maidencreek Road (S.R.1005) approximately 3,000-foot south of Evansville Road.
Applicant:	Jojaz Properties LLC
Developer:	Jojaz Properties LLC
Owner:	Jojaz Properties LLC
Surveyor:	Laudenslayer Surveying Services
# of Lots or Units:	1 Commercial
Area to be Developed:	7.5
Total Acreage:	24.37
Linear Feet (street):	N/A
Sewer:	1 OL
Water:	1 OL

4.

File #:	42-10888
Subdivision Name:	Muhlenberg Township Fire & Rescue Annexation
Municipality:	Muhlenberg Township
Plan Type:	FINAL
Location:	East side of Kutztown Road, on the east side of the Alley behind the fire station.
Applicant:	Muhlenberg Township Fire & Rescue, Inc.
Developer:	N/A
Owner:	Temple Fire Company No. 1
Surveyor:	John W. Hoffert P.L.S., Ltd.
# of Lots or Units:	1 Annexation, 1 Residue
Area to be Developed:	0.208
Total Acreage:	1.872
Linear Feet (street):	N/A
Sewer:	N/A
Water:	N/A

FINAL PLANS - REVIEW (CONT'D)

5.

File #:	42 & 30-11790
Subdivision Name:	Muhlenberg School District Phase 3
Municipality:	Muhlenberg Township
Plan Type:	FINAL
Location:	Southwest side of the Kutztown Road (S.R.1011) and Sharp Avenue intersection with the new school at the Sharp and 5th Avenue intersection.
Applicant:	Muhlenberg School District
Developer:	Muhlenberg School District
Owner:	Muhlenberg School District
Surveyor:	McCarthy Engineering Associates, Inc.
# of Lots or Units:	1 Public
Area to be Developed:	23.69
Total Acreage:	94.97
Linear Feet (street):	N/A
Sewer:	1 P
Water:	1 P

6.

File #:	51-12592
Subdivision Name:	Durnall Track Subdivision Lot Line Adjustment
Municipality:	Robeson Township
Plan Type:	FINAL
Location:	south side of Hay Creek Road (S.R.0082) approximately 1,300-foot southwest of Mill Road.
Applicant:	CF Farms Partnership, LTD; Ed Cone
Developer:	CF Farms Partnership, LTD; Ed Cone
Owner:	CF Farms Partnership, LTD; Ed Cone
Surveyor:	Bogia Engineering Inc.
# of Lots or Units:	1 Annexation, 1 Residue
Area to be Developed:	0.12
Total Acreage:	4.48
Linear Feet (street):	N/A
Sewer:	N/A
Water:	N/A

	<u>SKETCH</u>	<u>PRELIMINARY</u>	<u>FINAL</u>	<u>TOTAL</u>
Total Plans for Period :	<u>2</u>	<u>4</u>	<u>6</u>	<u>12</u>
<u>10/23/2024 - 11/19/2024</u>				
ACRES (Total)	10.053	250.43	330.459	590.942
(Area to be Dev) PRO - Proposed	3.303	37.09	106.185	146.578
LDP - Land Development Plan	1	4	2	7
RTRP - Revision to Record Plan	0	0	0	0
SF - Single Family - New	0	0	1	1
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	0	0	0
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	0	0	1	1
Existing	0	0	0	0
IND - Industrial - New	0	0	0	0
Existing	0	0	0	0
AG - Agricultural - New	0	3	0	3
Existing	0	0	0	0
OTHER - New	1	0	0	1
Existing	0	0	0	0
ANX - Annexation	1	0	3	4
RES - Residue	1	0	4	5
P - Public	0	1	1	2
QP - Quasi Public	0	0	0	0
OP - Open Space	0	0	0	0
LF - Linear Feet (Street)	0	0	0	0
Sewer - On-Lot	0	1	2	3
Existing On-Lot	0	0	0	0
Public	0	1	1	2
Existing Public	0	0	0	0
WATER - On-Lot	0	3	2	5
Existing On-Lot	0	0	0	0
Public	0	1	1	2
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



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ENDORSED LAND DEVELOPMENT & SUBDIVISION

ACTIVITY MONTHLY SUMMARY

The following data sheet has been created from the Land Development & Subdivision Plan Endorsement Activity compiled by the Berks County Planning Commission. The data for this report has been developed from endorsement activity for land development and subdivision plans, which are submitted to the Berks County Planning Commission after municipal approval and prior to the recording of the plan.

This data sheet began to tabulate the endorsed plan activity for a one-month period of time in January 2002. Data is provided in one column for the monthly activity and a cumulative year-to-date column that gives the yearly total for the appropriate row as it relates to the month. Data from the same month of the previous year and the cumulative year-to-date totals are also provided for yearly comparisons.

This data sheet is broken down for the month **November 2024**.

All abbreviations used are explained at the bottom of the data sheet. The types of units that are included in the "other" row are also explained.

ENDORSED LAND DEVELOPMENT AND SUBDIVISION ACTIVITY
MONTHLY SUMMARY

	2023		2024	
	November 2023	Year to Date	November 2024	Year to Date
Total # of Plans Endorsed	16	136	12	117
Total # of Residential Units	39	369	12	458
SF	39	85	2	108
SD	0	10	0	10
MH	0	0	0	0
TH	0	14	0	39
APT.	0	260	10	301
CONDO	0	0	0	0
Total Non-Residential Units	20	191	17	220
Comm.	4	36	5	32
Ind.	1	10	0	26
Other*	15	145	12	162
TOTAL UNITS	59	560	29	678
Linear Feet of New Street	311.00	2,352.00	0.00	12,551.00
<u>Type of Water Supply</u>				
OL	4	37	2	82
P	8	357	15	419
SP	31	31	0	0
<u>Type of Sewage Disposal</u>				
OL	3	26	2	25
P	8	363	15	420
SP	31	31	0	55
Gross Acreage Proposed for Development	52.18	1,388.37	19.07	2,271.73

Abbreviations: SF - Single Family

TH - Townhouse

OL - On-Lot

SD - Semi-Detached

Apt. - Apartment

P - Public

MH - Mobile Home

Condo - Condominium

SP - Semi-Public

NOTE: The acreage reported in the "Gross Acreage Proposed for Development" line includes lands for :
Annexations, Agriculture and Open Space

*Includes annexations, woodland, agriculture, municipal, community buildings, etc.