

Bern Township Planning Commission Meeting of July 8, 2025

Present: Planning Commission: James Dailey, Christopher Becker, James Colflesh, Michael Werley and Steve Tricarico.

Also attending: Mr. Keith Mooney, Solicitor; Mr. Kent Morey, Spotts, Stevens & McCoy; Aristides Otero, Wilkinson Design Group for Penske; Kevin Mohn, Systems Design Engineering. Mr. James Dailey called the meeting to order at 7:30 p.m.

Acceptance of Minutes

The minutes of June 10, 2025 meeting were approved. Motion by Mr. Becker, Seconded by Mr. Colflesh. Motion passed.

Public Comment

No comment

Subdivision and Land Development Plans

Penske Truck and Collision Center (Final)

Mr. Morey noted that the SSM letter of June 27, 2025 should have been titled **Final** Plan review. Mr. Otero noted that the submitted plans were updated (i.e. the expansion) to match the previously submitted architectural drawings. Therefore item 9. Of the letter is moot. Mr. Mooney did not have any issues re: blanket easements as noted in comment 14 and that if the Twp. Granted conditional approval of the plan subject to the SSM review of June 27, 2025, the applicant would need to resolve the issues re: the easement on lot 1 as outlined in comment 3 to the Township's satisfaction.

Mr. Becker made a motion to recommend conditional approval of the Final Plan to the Board of Supervisors as noted here. Seconded by Mr. Tricarico, motion passed.

Berks Career and Technology Center – Storage Building (Prel)

Mr. Morey noted that the SSM letter of June 27, 2025 should have been titled **Preliminary** Plan review. Kevin Mohn of SDE was present to represent the applicant and present the plan. Item 4 had been resolved with SSM and therefore a waiver of Section 149-12 was not required. Mr. Morey noted that item 12 was discussed with SSM staff and can be resolved with the final plan submission.

Mr. Werley made a motion to recommend conditional approval of the Preliminary Plan to the Board of Supervisors as noted here. Seconded by Mr. Tricarico, motion passed.

Comprehensive Plan

The following items were discussed:

- Develop a plan and budget for the rec plan.

- Encourage rural character through promotion (educate) of preservation, Clean & Green Program including add information to the Twps website Re: Ag Security, Berks Nature, Land Trust, etc.
- Minor changes re: spelling of names were discussed.

A motion was made by Mr. Tricarico to recommend approval of the Comprehensive Plan (with the noted modifications) by the Board of Supervisors. Seconded by Mr. Colflesh. Motion Carried.

Solicitor

No Comment

Adjournment

Mr. Tricarico made a motion to adjourn at approximately 8:45 PM; Mr. Werley seconded. All in favor. Motion carried.