

Bern Township Planning Commission Meeting of August 12, 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; Karen Krater, John Hoffert Surveying for the Barber Subdivision; Jeremy Zaborowski (BCIDA) and Paul Schmoll, P.E. Barry Isett Associates, Inc. for the Berks 183 Lots A, F & G. Mr. James Dailey called the meeting to order at 7:30 p.m.

Acceptance of Minutes

The minutes of July 8, 2025 meeting were approved. Motion by Mr. Becker, Seconded by Mr. Tricarico. Motion passed.

Public Comment

No comment

Subdivision and Land Development Plans

Barber Subdivision (Sketch Plan for Record)

Mr. Morey noted that there wasn't anything of particular concern in the SSM letter of August 8, 2025. The only items of note were items 4.a. [A historic resource impact study shall be conducted] and 4.c. [An environmental assessment statement shall be conducted] and John Hoffert's office already submitted a letter report to address them.

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

Berks Park 183 – Lots A, F and G (Sketch Plan)

Mr. Morey reviewed several items in the SSM letter of August 8, 2025. The primary issues discussed were parking, traffic circulation and end users. The most significant item discussed was comment 5. where sufficient land area shall be reserved to accommodate one parking space for every 1 1/3 employees based on the future needs of the proposed use. The primary discussion was about how to determine this amount. The conclusion was that SSM, the Solicitor, Township Manager and Zoning Officer (LTL) would discuss how this would be determined and get back in touch with BCIDA as to how to proceed.

Whereas this is a Sketch Plan, no action was taken.

Solicitor

No Comment

Adjournment

Mr. Colflesh made a motion to adjourn at approximately 8:15 PM; Mr. Tricarico seconded. All in favor. Motion carried.