

Brecknock Township
Planning Commission Meeting
June 25, 2024 at the Township Building

Meeting was called to order by Chairman Dean Imhoff at 7:00 p.m.

Planning Commission members present were Jim Regener, Chris Storms and Delbert Martin.

Technicon Enterprises Inc., II, Township Engineer, Michael L. Reinert, P.E was present.

Chairman Imhoff asked for discussion on the minutes of the April 23, 2024 meeting. Motion to approve the minutes as presented by Imhoff, seconded by Storms, all in favor, motion approved.

1628 Reading Road Land Development – Preliminary/Final Plan

Mr. David Bitner, P.E. of Bitner Engineering was present on behalf of the owner Rolan Nolt as well as Tony Luongo of Brecknock Builders, to discuss the proposed project. The proposed plan involves the demolition of the existing garage on the property and construction of a new 7,200 SF commercial restoration shop located at 1628 Reading Road (Route 625). The project received approval for the use from the Township Zoning Hearing Board and is proceeding with the land development process.

Mr. Bitner and Mr. Reinert reviewed the Township Engineer's review letter dated June 5, 2024 as well as a waiver request letter dated May 17, 2024 (last revised June 25, 2024) with the Planning Commission. It was noted that several waivers are being requested related to stormwater management, E&S plan review, road improvements, existing features, preliminary plan review, parking area/ADA space design requirements, bicycle/horse & buggy shelter, monuments and grading/use of retaining wall. The Planning Commission had no issues with the waivers requested subject to complying with the other items in the Township Engineer's letter. After further discussion by the Planning Commission, a motion was made by Imhoff, seconded by Martin, to recommend approval of the waivers as requested by the applicant in their May 17, 2024 (last revised June 25, 2024) waiver letter. All in favor, motion approved. On a motion by Regener, seconded by Imhoff, the Planning Commission recommended conditional final plan approval based on the applicant addressing the comments in the Township Engineer letter dated June 5, 2024. All in favor, motion approved.

Adjournment

Motion by Storms, seconded by Imhoff, all in favor, motion approved at 7:30 PM.

Respectfully submitted,

Michael L. Reinert, P.E.
Technicon Enterprises, Inc., II
Township Engineer