

**BOROUGH OF WEST READING  
PLANNING COMMISSION**

**WEDNESDAY, APRIL 5, 2017**

The West Reading Planning Commission met for their regular meeting on Wednesday, April 5, 2017 at Borough Hall with the following persons present: Chair Philip Wert, Jennifer Bressler, Christin Kelley, Oswald Herbert, Nicholas Imbesi, Cathy Hoffman, Borough Manager, Thomas Unger, Engineer and Cynthia Madeira, Assistant to the Manager. Vice Chair Christopher Lincoln and Terry Siggins were unable to attend.

**Visitors:** Katina Boyce, Mobilitie, LLC  
Jim Bennett, Mobilitie, LLC  
David Zambito, Cozen O'Connor  
Carl Garman, Council President

Mr. Wert called the meeting to order at 7:01 p.m.

There was no public comment.

**Approval of the Minutes**

Motion to approve the March 1, 2017 minutes. **Moved** by Mr. Imbesi and seconded by Mr. Herbert. **Motion carried 5-0.**

**Mobilitie, LLC WCF Conditional Use Application**

Ms. Boyce gave an overview of the proposed wireless communication facility (WCF) to be located within the public right-of-way near the intersection of S. 7<sup>th</sup> Avenue and Parkside Drive N. The WCF will resemble current utility poles within the vicinity to boost and transport wireless communication. The visible components will be single 2' antennae mounted on top of the pole and a box approximately the size of a smartphone. Mobilitie will maintain the pole and equipment as well as allow the Borough use of the pole to mount light fixture/camera at no charge. Typically power to the WCF is overhead, however the location may dictate an underground connection. Currently this WCF will transport signal for the Sprint carrier, however future carriers may be funneled through utilizing the same components. Mobilitie is currently planning five WCF locations within the Borough of West Reading.

Discussions ensued regarding use of existing utility poles. Ms. Boyce stated the Borough could request alternate locations; also Mobilitie has previously obtained permission from Met-Ed to utilize their existing poles. Mobilitie will review the option of attaching their components to an existing Met-Ed pole at the S. 7<sup>th</sup> Avenue and Parkside Drive N location.

Mr. Unger noted a minor 1' relocation of the pole to maintain a driveway clear sight triangle. Ms. Boyce stated this request could be accommodated.

Motion to recommend approval of Conditional Use to Council. **Moved** by Mr. Herbert and seconded by Mr. Imbesi. **Motion carried 5-0.**

### **Vanity Fair Lot Line Change Plan**

Mr. Unger noted in their review of the second plan submission to consolidate two existing parcels into a single lot a reference to a “Blanket Easement”. Mr. Unger requested clarification as to the specific purpose of the easement and what parties are involved. Mrs. Hoffman will request the Borough Solicitor to review and comment.

### **Blighted Property**

Discussions regarding a recent inquiry to demolish the dwelling located at 627 Franklin Street to create a parking area ensued. Mr. Wert suggested notifying the County of this property to enter into their blighted program. Mrs. Hoffman suggested researching options to allow the Borough to enter into uninhabited properties for interval inspections in order to prevent such deterioration.

### **Old Business**

- a. **Joint Comprehensive Plan Update** – Mr. Wert noted an upcoming meeting to be potentially held on April 19<sup>th</sup>. Mr. Wert suggested members contact Wyomissing Borough to ensure a representative of West Reading is in attendance.
- b. **Zoning Changes (traffic circle overlay, etc.)** – Tabled to next month.
- c. **Code Review** – Tabled to next month.

### **Adjournment**

The meeting was adjourned at 8:44 p.m.

Respectfully submitted,

Cindy Madeira  
Assistant to the Manager