

**THE TOWNSHIP OF MAXATAWNY
PLANNING COMMISSION MEETING
THURSDAY, JULY 16, 2026 - 6:30pm**

MINUTES

CALL MEETING TO ORDER: Chairman Reynolds called the meeting to order at 6:30pm with the Pledge of Allegiance. Members present: Michael Berger, David Sobotka, Laurel Burkhardt, and Martin Kozlowski. Professionals present: Engineer, Nick Perilli; Solicitor, Chris Muvdi (by zoom); Township Consultant, Jerome Skrincosky; and Township Secretary/Treasurer, Jerilyn Wehr

PUBLIC COMMENT: (Agenda items) nothing at this time

APPROVAL OF THE MINUTES:

1. Motion to approve the June 18, 2026 meeting minutes
 - a. Motion made by Reynolds and seconded by Sobotka to approve the June 18, 2026 meeting minutes. Motion passed (5-0)

PLANS TO REVIEW:

1. 15492 Kutztown Road/Dunkin Donuts – Sketch plan for review
 - a. Rob Hain presented the plan which converts the existing Valentino's Restaurant into a Dunkin Donuts and a retail store. There is a drive thru proposed for the Dunkin Donuts, which would require a Conditional Use Hearing. At this time there are no expected variances needed
 - b. The letter of McCarthy Engineering dated July 15, 2026 and the Fire Marshal were reviewed
 - c. There was discussion on parking, the drive thru, traffic flow patterns on the lot and water use for the proposed use
 - d. There was discussion on the requested waiver of Land Development
 - e. Skrincosky recommended a new revised plan be recorded to replace the existing plan
 - f. No recommendations made
2. University Park – Preliminary plan review
 - a. Review was tabled to next month at the request of the project Engineer
3. Comprehensive Plan/SALDO/Zoning Update
 - a. Discussion on draft Overlay District
 - The Commission has recommended holding a joint meeting with the Board of Supervisors to review the draft together. Wehr will reach out to the Supervisors to see if they can be available before the August meeting
 - b. Discussion on Data Center Ordinance
-discussion tabled
 - c. Reynolds stated that there was a meeting of the Joint Comp plan representatives where there was discussion on transportation

MONTHLY SUBDIVISION & LAND DEVELOPMENT STATUS REPORT:

1. The Planning Commission reviewed the Status Report for the month

PROFESSIONAL SERVICES:

1. Solicitor – Chris Muvdi
 - a. Nothing at this time
2. Engineer – Nick Perilli
 - a. Nothing at this time

HEARING OF THE VISITORS & PUBLIC COMMENT: nothing at this time

ADJOURNMENT: Motion made by Sobotka and seconded by Berger to adjourn the meeting at 7:00pm.

Respectfully Submitted,

Jerilyn Wehr, Secretary/Treasurer