

**Borough of West Reading
ECONOMIC DEVELOPMENT COMMITTEE
MINUTES**

DECEMBER 09, 2019

Committee Members Present

Philip Wert, Nicholas Imbesi, Andrew Kearney, Robin Horman, Mark Ratcliffe, Benjamin LaManna, Christin Kelley.

Visitors Present

Melinda O'Neil, Property owner

Call to Order

Mr. Wert called the meeting to order at 6:05 p.m.

Public Comment

None

Approval of the Minutes

Motion made to approve the Economic Development Committee minutes of November 14, 2019 by Robin Horman and seconded by Andrew Kearney. **Motion carried.**

Residential Properties Update

Mr. Wert provided an update concerning the Villas at Narrow. Construction has begun, and the foundations are currently being built.

Significant/Vacant West Reading Commercial Properties Update

- 301 Penn Avenue – Nothing new to report.
- 398 Penn Avenue – A new yoga studio will be opening soon.
- 416 Penn Avenue – Nitro Bar is now open, and multiple committee members noted that business is doing well. The Motor Club restaurant is slated to open soon in early 2020.
- 428 Penn Avenue – A preliminary land development review has taken place. Mr. Wert noted that that property owner hopes to begin construction by March of 2020. The curb cut will be removed and two new additional parking spaces will be added to the Avenue.
- 432 Penn Avenue – Another salon is going into this space, which is currently being remodeled.
- 433 Penn Avenue – The Wyomissing engineer is drawing up a parking plan for this location. Still waiting on the plan.
- 445, 447 and 449 Penn Avenue – The Borough Manager noted that there is nothing new to report.
- 450 Penn Avenue – Subway franchise and building are still for sale. Nothing new to report
- 501 Penn Avenue – A legal opinion was given, there is currently no zoning violations concerning the games of skill. A lengthy discussion took place and it was noted that Berks EIT should be made aware that income should increase at this establishment.
- 530 Penn Avenue – A commercial Meadery is coming soon – time table for opening is unknown.
- 615 Penn Avenue – Rice is still for sale – no new update.
- 637 Penn Avenue – Be Mine Boutique is open for business. Committee members mentioned that it's super cute, adorable, and that it's a great addition to the Avenue.
- 707 Penn Avenue – Nothing new to report.

- 711 Penn Avenue – The owner of this property indicated that a Jamaican restaurant intends to occupy this space and is slowly progressing towards that goal. The location is still not ready, and is pending inspections.
- 723 Penn – Mi Casa Su Casa is still planning on opening at this location. Waiting for additional information from the property owners.

The Mayor introduced Melinda O’Neil, owner of Empire Surplus. She recently purchased the Earth Rhythm building and plans on opening a store soon.

Bistro 614 recently closed and will be added to the properties to watch.

Committee Member Benjamin LaManna departed the meeting at 6:40 PM.

Strategic Planning Discussion/Wyomissing Update

The CRF is meeting with Derck and Edson on December 10th to further discuss the strategic plan.

John Woodward from the Borough of Wyomissing was absent, and no new report was issued.

Adjournment

The meeting adjourned at 7:00 p.m.

Respectfully submitted,

Nicholas Imbesi
Borough Manager