



July 28, 2022

BERKS COUNTY
CITY of READING
SR 0183, SECTION 05B
DOT # 592 216N
PUC No. A-2018-3000172
ECMS # 91091

Rosemary Chiavetta, Secretary
Pennsylvania Public Utility Commission
PO Box 3265
Harrisburg, PA 17105-3265

Dear Secretary Chiavetta

Attached for approval is one copy of the revised Drawing Authorizing Acquisition of Right-of-Way for State Route 0183, Section 05B R/W in City of Reading, Berks County, consisting of sheet 26B of 33 for total of 1 sheet. Also attached is a revised color-coded copy of sheet(s) 26b of 33 of the final signed Right-of-Way plans and one copy of the revised Property Description Tract to be appropriated by the Commission from Norfolk Southern Railway.

The Department of Transportation hereby avers that a complete set of the aforesaid final drawings and a copy of the property description are being sent to the following parties of record for examination simultaneously with this submission to the Public Utility Commission:

D. Shawn Starling, Senior Engineer
Norfolk Southern Corporation
1200 Peachtree Street
Atlanta, GA 30309
Douglas.Starling@nscorp.com

Ms. Julianne Freeman, Esquire
General Attorney
Norfolk Southern Railroad Company
Three Commercial Place
Norfolk, VA 23510-9241
Julianne.Freeman@nscorp.com

Christian Y. Leinbach, Chairman
Berks County Commissioners

633 Court Street, 13th Floor
Reading, PA 19601
commissioners@countyofberks.com

Eddie Moran, Mayor
City Hall
815 Washington Street
Reading, PA. 19601
mayor@readingpa.gov

Kurt Zielaskowski
UGI Utilities
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Gary Phillips
Reading Water Authority
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Mike Sauer
Metropolitan Edison Co./First Energy
2800 Pottsville Pike
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msauer@firstenergycorp.com

Jeffrey Kramer
Verizon Pennsylvania Inc.
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Reading, PA 19601
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Robert Gensemer
City of Reading
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Reading, PA 19601
gensemer@readingpa.gov

Timothy Copeland-Walck
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Graig Pletz
Frontier Communications
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New Holland, PA 17557
pletz@ftr.com

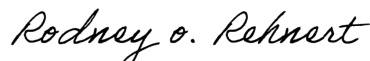
Luis Rojas
MAW Communications
P.O. Box 978
Reading, PA 19603
luis@mawcom.com

Ron Roads
Crown Castle Fiber
3200 Horizon Drive, Suite 100
King of Prussia, PA 19406
Ron.rhoads@crowncastle.com

Joe Laubach
Zito Media
102 South Main Street
Coudersport, PA 16915
Joe.laubach@zitomedia.com

We respectfully request the approval of these plans and the subsequent issuance of a PUC Order. Should you have any questions or concerns, please feel free to contact me at (610) 871 - 4562.

Sincerely,



Rodney O. Rehnert
District Grade Crossing Administer
Engineering District 5-0
Department of Transportation

Attachments

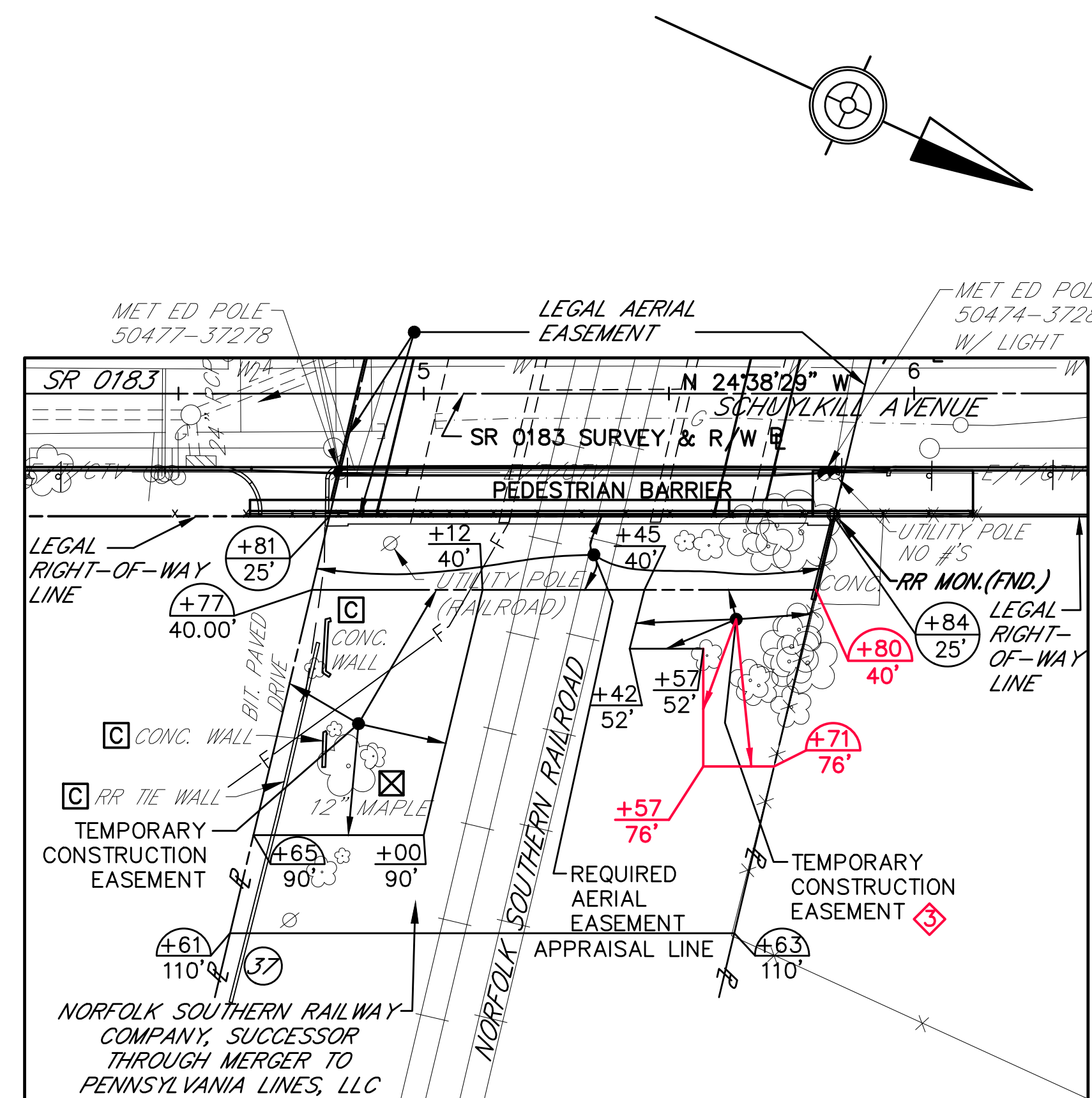
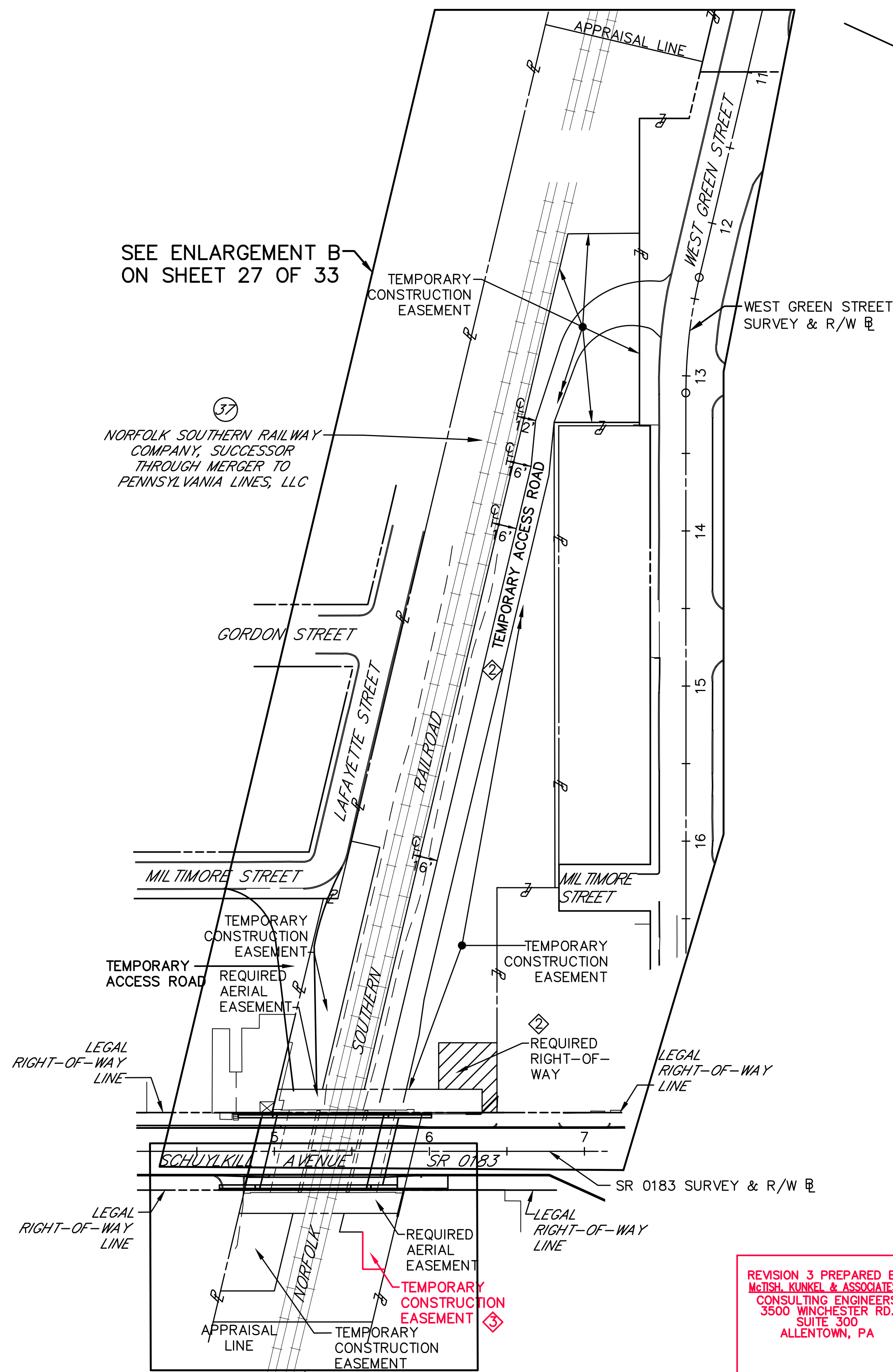
cc: Parties of Record

M. J. Chappell, PE - Chief, Utilities and Right-of-Way Section, 7th Floor, CKB

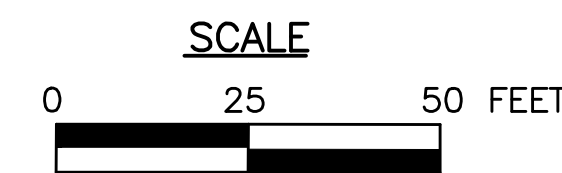
Keren L. Cummings, Office of Chief Counsel, 9th Floor, CKB

Rodney Bender, PE: Manager, Technical Utilities Services, PUC, 3rd Floor, CKB

DISTRICT	COUNTY	ROUTE	SECTION	SHEET
5-0	BERKS	0183	05B R/W	26B OF 33
CITY OF READING				
REVISION NUMBER	REVISIONS	DATE	BY	
②	REVISE TEMPORARY ACCESS ROAD	3.4.2022	MKA	
③	ADD REQ'D R/W, REMOVE REQ'D SLOPE,	4.08.2022	MKA	
④	REVISE TCE AT NE CORNER OF RR PROPERTY	7.21.2022	MKA	



ENLARGEMENT A



LEGEND:

- ④ 50.00' INDICATES SCALED DIMENSION
- ☒ TREE TO BE REMOVED
- ▨ REQUIRED RIGHT-OF-WAY

- *** EFFECTIVE AREA TO BE USED FOR APPRAISAL
- ** CALCULATED AREA DETERMINED WITHIN APPRAISAL LINES AND PROPERTY LINES AS SHOWN
- Δ GRANTEE ON THE DEED IS LISTED AS PENNSYLVANIA LINES LLC, A DELAWARE LIMITED LIABILITY COMPANY.
- ΔΔ INCLUDES 0.118 ACRES OF LEGAL AERIAL EASEMENT.

REVISION 3 PREPARED BY:
MCTISH, KUNKEL & ASSOCIATES
CONSULTING ENGINEERS
3500 WINCHESTER RD.
SUITE 300
ALLENTOWN, PA

REG. PROF. LAND SURVEYOR DATE

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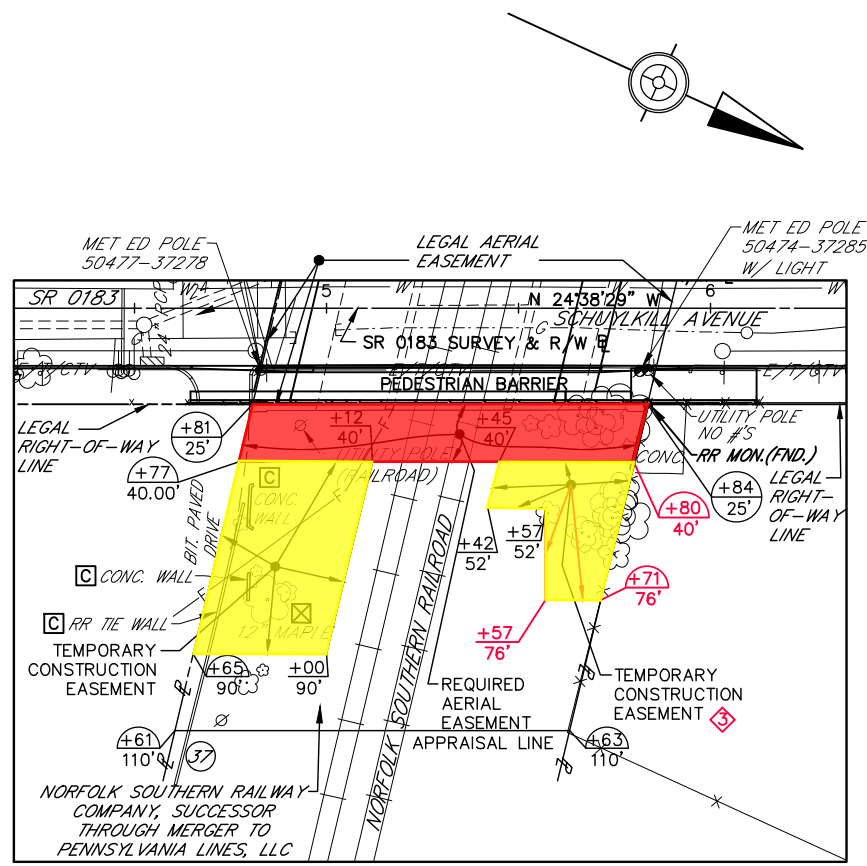
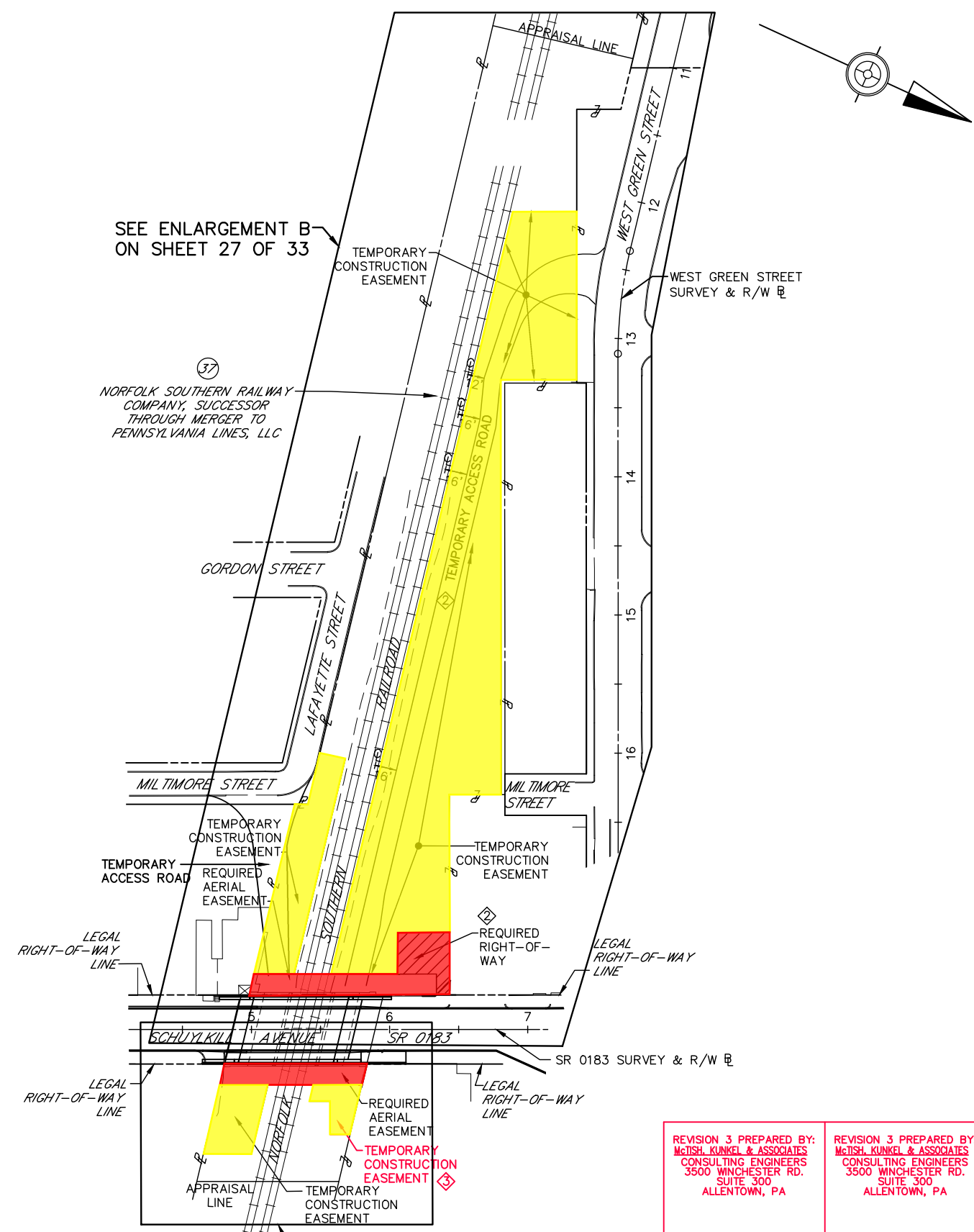
PLOT PLAN
SHEET 1 OF 2

RIGHT-OF-WAY CLAIM INFORMATION

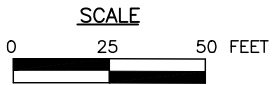
COMMONWEALTH OF PENNSYLVANIA—DEPARTMENT OF TRANSPORTATION		
STATE RTE. 0183	SEC. NO. 05B R/W	CITY OF READING BERKS COUNTY
PARCEL NO. 37	SHEET NO. 14 & 15	CLAIM NO.
PROPERTY OWNER(S) Δ NORFOLK SOUTHERN RAILWAY COMPANY, SUCCESSOR THROUGH MERGER TO PENNSYLVANIA LINES, LLC		
GRANTOR(S) CONSOLIDATED RAIL CORPORATION, A PENNSYLVANIA CORPORATION		
DEED BOOK 3129	AREAS ACRE/5F	REQUIRED AREA ACRE/5F
PAGE 1889	DEED —	RIGHT OF WAY ④ 0.029
DATE OF DEED 05-19-1999	CALCULATED ** 2.031	AERIAL EASEMENT 0.081
DATE OF RECORD 09-29-1999	ADVERSES —	SLOPE EASEMENT 0.045
CONSIDERATION \$0.00	LEGAL R/W ΔΔ 0.118	TEMPORARY CONSTRUCTION EASEMENT ④ 0.895
TAX STAMPS \$45,432.66	EFFECTIVE *** 1.913	VERIFICATION DATE 04.07.2022
MAP PIN 530764428893	TOTAL REQ'D R/W ④ 0.029 ④	DRAWN BY MKA
530764425820	TOTAL RESIDUE 1.884	0 50 100 FEET
	RESIDUE LT 1.683	SCALE
	RESIDUE RT 0.201	

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DISTRICT	COUNTY	ROUTE	SECTION	SHEET
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ENLARGEMENT A



- LEGEND:**
- ⊕ +50 50.00' INDICATES SCALED DIMENSION
 - ⊗ TREE TO BE REMOVED
 - ▨ REQUIRED RIGHT-OF-WAY

- NOTES:**
- PRIVATE PROPERTY LINES ARE PLOTTED FROM THE DEED OF RECORD, RECORDED SUBDIVISION OR LOT PLANS, EXISTING TOPOGRAPHICAL FEATURES AND LIMITED FIELD DATA. PRIVATE PROPERTY LINES WERE NOT SURVEYED BY THE PROFESSIONAL LAND SURVEYOR RESPONSIBLE FOR THE PROJECT.
 - THIS PROPERTY PLOT PLAN IS NOT TO BE SUBSTITUTED FOR A BOUNDARY SURVEY.
 - TEMPORARY CONSTRUCTION EASEMENT. AN EASEMENT TO USE THE LAND AS NECESSARY DURING CONSTRUCTION OF THE PROJECT. THE EASEMENT IS REQUIRED ONLY UNTIL THE CONSTRUCTION OR WORK INDICATED BY THE PLAN IS COMPLETED, UNLESS SOONER RELINQUISHED IN WRITING BY THE DEPARTMENT.
 - SLOPE EASEMENT. AN EASEMENT FOR THE SUPPORT AND PROTECTION OF THE HIGHWAY, INCLUDING THE RIGHT TO CONSTRUCT, INSPECT, MAINTAIN, REPAIR, RECONSTRUCT AND ALTER DRAINAGE FACILITIES AND THE CONTOUR OF THE LAND. THE EASEMENT SHALL NOT PREVENT THE PROPERTY OWNER FROM MAKING ANY LEGAL USE OF THE AREA WHICH IS NOT DETRIMENTAL TO THE NECESSARY SUPPORT AND PROTECTION OF THE HIGHWAY RIGHT-OF-WAY AND THE SAFETY OF THE TRAVELING PUBLIC.
 - FOR AERIAL EASEMENT NOTES SEE SHEET 4 OF 33.
 - THE PROPERTY HAS BEEN PLOTTED FROM RAILROAD VALUATION MAPS ENTITLED "RIGHT-OF-WAY AND TRACK MAP, PHILADELPHIA AND READING RAILWAY, LEBANON VALLEY BRANCH", DATED JUNE 30, 1917 AND REVISED JULY 14, 1927, HAVING PLAN NUMBERS VIP10/2 AND VIP10/3.
 - BUILDINGS AND STRUCTURES MARKED [C] HAVE BEEN OR ARE TO BE REMOVED OR ALTERED BY THE DEPARTMENT OR OTHER AUTHORITY RESPONSIBLE FOR THE PAYMENT OF PROPERTY DAMAGES.

- *** EFFECTIVE AREA TO BE USED FOR APPRAISAL
- ** CALCULATED AREA DETERMINED WITHIN APPRAISAL LINES AND PROPERTY LINES AS SHOWN
- Δ GRANTEE ON THE DEED IS LISTED AS PENNSYLVANIA LINES LLC, A DELAWARE LIMITED LIABILITY COMPANY.
- ΔΔ INCLUDES 0.118 ACRES OF LEGAL AERIAL EASEMENT.

REVISION 3 PREPARED BY:
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 CONSULTING ENGINEERS
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REG. PROF. LAND SURVEYOR DATE

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REG. PROF. ENGINEER DATE

**PLOT PLAN
SHEET 1 OF 2**

RIGHT-OF-WAY CLAIM INFORMATION		
COMMONWEALTH OF PENNSYLVANIA-DEPARTMENT OF TRANSPORTATION		
STATE RTE. 0183	SEC. NO. 05B R/W	CITY OF READING BERKS COUNTY
PARCEL NO. 37	SHEET NO. 14 & 15	CLAIM NO.
PROPERTY OWNER(S) Δ NORFOLK SOUTHERN RAILWAY COMPANY, SUCCESSOR THROUGH MERGER TO PENNSYLVANIA LINES, LLC		
GRANTOR(S) CONSOLIDATED RAIL CORPORATION, A PENNSYLVANIA CORPORATION		
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CONSIDERATION \$0.00	LEGAL R/W ΔΔ 0.118	TEMPORARY CONSTRUCTION EASEMENT ④ 0.895
TAX STAMPS \$45,432.66	EFFECTIVE *** 1.913	VERIFICATION DATE 04.07.2022
	TOTAL REQ'D R/W ④ 0.029 ⑤	DRAWN BY MKA
	TOTAL RESIDUE 1.884	0 50 100 FEET
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	RESIDUE RT 0.201	

W:\01194\01194-04_S\SR_0183\DWG\3302021\Survey DWG\REV_3 - COLOR-01194-04-SR0183-CB-C12-PLAT137.dwg - Plotted: 7/21/2022 9:39 AM - By: HOWER - Device: DWG TO PDF.PC3 - Plot Style: MKA FULL UTIL - COLOR.CTB

Norfolk Southern Railway Company, successor through merger with Pennsylvania Lines, LLC, dated August 27, 2004, Property Owner
110 Franklin Road SE
Roanoke, VA 24042-0028

The Horizontal Control is based on the Pennsylvania State Plane Coordinate System (SPCS 1983), South Zone, North American Datum (NAD83).

THAT CERTAIN tract of land situated in the City of Reading, Berks County, bounded and described as follows, to wit:

Required Right-of-Way

Beginning at a point, Northing 372915.2483 and Easting 2473292.7541, said point being distant Twenty-Five (25) feet Westerly and measured radially from the Survey and Right-of-Way Baseline of State Route 0183 at or about Station 6+34.00 left thereof; thence along the Southerly boundary of the Required Right-of-Way South Sixty-Five degrees Twenty-One minutes Thirty-One seconds West (S65°21'31" W) for a distance of Fifteen and Zero Hundredths feet (15.00') to a point (Northing 372908.9942 and Easting 2473279.1200);

Thence continuing along the Easterly boundary of the Required Right-of-Way South Twenty-Four degrees Thirty-Eight minutes Twenty-Nine seconds East (S 24°38'29" E) for a distance of Twenty-Eight feet (28.00') to a point (Northing 372883.5440 and Easting 2473290.7943);

Thence continuing along the Southerly boundary of the Required Right-of-Way South Sixty-Five degrees Twenty-One minutes Thirty-One seconds West (S65°21'31" W) for a distance of Thirty and Zero Hundredths feet (30.00') to a point (Northing 372871.0359 and Easting 2473263.5263);

Thence continuing along the Westerly boundary of the Required Right-of-Way North Twenty-Four degrees Thirty-Eight minutes Twenty-Nine seconds West (N 24°38'29" W) for a distance of Thirty-Seven and Sixty-One Hundredths feet (37.61') to a point (Northing 372905.2198 and Easting 2473247.8457);

Thence continuing along the Northerly boundary of the Required Right-of-Way (which is also the Northerly Right-of-way line of Norfolk Southern Railway Company) North Sixty-Five degrees Twenty-One minutes Thirty-One seconds East (N65°21'31" E) for a distance of Forty-Five and Zero Hundredths feet (45.00') to a point (Northing 372923.9820 and Easting 2473288.7478);

Thence along the Legal Right-of -Way Line of State Route 0183 South Twenty-Four degrees Thirty-Eight minutes Twenty-Nine seconds East (S 24°38'29" E) for a distance of Nine and Sixty-One Hundredths feet (9.61') to a point and place of beginning and containing One Thousand Two Hundred Seventy-Two (1,272) square feet of land more or less.

The above tract of land shown on the Commonwealth of Pennsylvania Department of Transportation Drawings Authorizing Acquisition of Right-of-Way for State Route 0183, Section 05B R/W, as Required Right-of-Way Area and designated and delineated as parts of Parcel No. 37 on sheet 27A of the said drawings, as recorded in the office for recording of deeds, etc. in Berks County, Pennsylvania, in Instrument Number 2022020960, on May 20, 2022, is a portion of real estate which became legally vested in Norfolk Southern Railway Company, by deed, dated May 19, 1999, and recorded on September 29, 1999, as Deed Book 3129 Page 1889, in the Berks County Courthouse.

Milepost 1.0 located in the City of Reading, Berks County is approximately 99 feet Southeast of the above listed Required Right-of-Way point of beginning. Reference Right of Way and Track Map Philadelphia and Reading Railway Lebanon Valley Branch Valuation Section VIP 10, Map 2 and VIP 10, Map 3.

Norfolk Southern Railway Company, successor through merger with Pennsylvania Lines, LLC, dated August 27, 2004, Property Owner
110 Franklin Road SE
Roanoke, VA 24042-0028

The Horizontal Control is based on the Pennsylvania State Plane Coordinate System (SPCS 1983), South Zone, North American Datum (NAD83).

THAT CERTAIN tract of land situated in the City of Reading, Berks County, bounded and described as follows, to wit:

Temporary Construction Easement

Beginning at a point, Northing 372861.4541 and Easting 2473388.9423, said point being distant Forty (40) feet Easterly and measured radially from the Survey and Right-of-Way Baseline of State Route 0183 at or about Station 5+45.00 right thereof; thence along the Westerly boundary of the Temporary Construction Easement North Twenty-Four degrees Thirty-Eight minutes Twenty-Nine seconds West (N 24°38'29" W) for a distance of Thirty-Five and Two Hundredths feet (35.02') to a point (Northing 372893.2836 and Easting 2473374.3418);

Thence continuing along the Northerly boundary of the Temporary Construction Easement (which is also the Northerly Right-of-way line of Norfolk Southern Railway Company) North Seventy-Eight degrees Forty-Six minutes Fourteen seconds East (N 78°46'14" E) for a distance of Thirty-Seven and One Hundredth feet (37.01') to a point (Northing 372900.4907 and Easting 2473410.6426);

Thence continuing along the Easterly boundary of the Temporary Construction Easement South Twenty-Four degrees Thirty-Eight minutes Twenty-Nine seconds East (S 24°38'29" E) for a distance of Fourteen and Forty-Three Hundredths feet (14.43') to a point (Northing 372887.3711 and Easting 2473416.6607);

Thence continuing along the Southerly boundary of the Temporary Construction Easement South Sixty-Five degrees Twenty-One minutes Thirty-One seconds West (S 65°21'31" W) for a distance of Twenty-Four and Zero Hundredths feet (24.00') to a point (Northing 372877.3645 and Easting 2473394.8463);

Thence continuing along the Easterly boundary of the Temporary Construction Easement South Twenty-Four degrees Thirty-Eight minutes Twenty-Nine seconds East (S 24°38'29" E) for a distance of Fifteen and Zero Hundredths feet (15.00') to a point (Northing 372863.7305 and Easting 2473401.1004);

Thence continuing along the Southerly boundary of the Temporary Construction Easement South Seventy-Nine degrees Twenty-Three minutes Forty-One seconds West (S 79°23'41" W) for a distance of Twelve and Thirty-Seven Hundredths feet (12.37') to a point and place of beginning and containing Eight Hundred Thirty-Six (836) square feet of land more or less.

The above tract of land shown on the Commonwealth of Pennsylvania Department of Transportation Drawings Authorizing Acquisition of Right-of-Way for State Route 0183, Section 05B R/W, as Temporary Construction Easement Area and designated and delineated as parts of Parcel No. 37 on sheet 26B of the said drawings, as recorded in the office for recording of deeds, etc. in Berks County, Pennsylvania, in Instrument Number _____, on _____, 20__, is a portion of real estate which became legally vested in Norfolk Southern Railway Company, by deed, dated May 19, 1999, and recorded on September 29, 1999, as Deed Book 3129 Page 1889, in the Berks County Courthouse.

Milepost 1.0 located in the City of Reading, Berks County is approximately 41 feet Southwest of the above listed Temporary Construction Easement point of beginning. Reference Right of Way and Track Map Philadelphia and Reading Railway Lebanon Valley Branch Valuation Section VIP 10, Map 2 and VIP 10, Map 3.