



BerksIDA MINUTES

May 11, 2026

The May 11, 2026 board meeting of the Berks County Industrial Development Authority was held offsite and called to order at 8:31 am by Eric Jenkins, Chairman.

Members Present: Eric Jenkins
Kirsten Deysher
Terri Lampe-Melcher
Rober Firely, Jr
Andrew Roland

Others Present: Jeremy Zaborowski, Executive Director
Diane Bujnovsky, Financial Coordinator
Daniel Becker, Esquire, Solicitor
Pam Menet (via Zoom)
Megan Thompson, Cherry Bekaert (Guest Speaker)

There were no public comments expressed.

Guest Speaker, Megan Thompson from Cherry Bekaert reviewed and presented the 2026 End Of Year Audit Information, including answering any questions and/or concerns from the board.

A motion to accept and approve the auditor's report for YE 2025 as presented was made by Mr. Firely, seconded by Ms. Lampe-Melcher and passed unanimously.

Regular business of the Authority was suspended at 8:53 am for board members to conduct business of the Industrial Development Fund. At 8:54 am business of the Authority was resumed.

A motion to approve the minutes for the April 13, 2026 Board meeting was made by Ms. Deysher, seconded by Mr. Roland and passed unanimously.

A motion to approve April Income and Expense reports, the Financial Statements, and the Budget Reports was made by Ms. Deysher, seconded by Ms. Lampe-Melcher and passed unanimously.

A motion to approve the following three scopes of work from Barry Isett for engineering services related to Berks Park 183 was made by Ms. Lampe-Melcher, seconded by Mr. Roland and passed unanimously:

- Topographic Survey proposal in the amount of \$10,500 for fieldwork to determine the location and elevation of existing site features to establish as-builds
- NPDES Major amendment in the amount of \$48,200
- Materials sampling, testing and monitoring of fill obtained from Reading Regional Airport Authority Hangar project in the amount of \$3,300

A motion to approve Executive Director to sign up to six checks for payments for the Municipal Meeting vendors/caterers as indicated in the board packet, for amounts not to exceed \$2500.00 each, nor in total exceed the total budget line for these events of roughly \$10,000, per our Executive Director check writing policy, was made by Ms. Deysher, seconded by Mr. Firely and passed unanimously.

A motion to approve continued Subordination under Finanta and a new lender, Spring Garden Lending, of the existing mortgage between Shuman Development Group & BerksIDA at 600 Penn Street, Reading PA 19601 was made by Ms. Deysher, seconded by Mr. Firely and passed unanimously.

The Executive Director's updates began with information regarding the BP183 sign being installed and waiting for Met-Ed to energize it. Our agreement with Cherry Bekaert (formerly Herbein) expires with the 2025 audit. A Request For Proposal (RFP) will be sent out to various audit firms to secure a firm for the upcoming years. A request was made to the board members to submit suggestions for firms they feel are competent. A request was made to the board members for suggestions for firms to assist with the QuickBooks rollover process. A suggestion was made to invite Alan Shuman to an upcoming meeting for updates on his projects.

No roundtable updates were presented.

The regular board meeting was adjourned at 9:52 am and entered an Executive Session.

The Executive Session was exited at 10:13 am with no action taken.

There being no further business needed, the meeting was adjourned at 10:30 am.

Respectfully submitted,



Executive Director