

AGENDA

The regular monthly meeting of the Beaver County Planning Commission, 12:30 PM., Tuesday, July 21, 2026, in the Beaver County Planning Commission Conference Room in the basement of the Beaver County Courthouse, 810 Third Street, Beaver, PA 15009.

Introduction of Guests and Public Comments

Approve the minutes of the June 16, 2026 meeting

(Motion to Approve Previous Meeting Minutes)

OLD BUSINESS

Project Report

(See Attached Project Status Report)

NEW BUSINESS

Development

Subdivisions for Review (Major)

Name	Location
Chippewa Trails Amendment No. #28	Chippewa Township

(Motion to accept report and forward to municipal governing body)

Subdivisions for Review (Minor)

Name	Location
Weihaus Plan of Lots	Franklin Township
Final Lot 1 and Lot 2 Krevetsky Subdivision Plan	Borough of Monaca
Sydney Chalfant Reid Lot Line Revision	South Beaver Township
Dodd and McMillin Plan of Lots	Chippewa Township
Ankrom Subdivision Plan No.1	Independence Township

(for information only; no action necessary)

Land Developments for Review

Name	Location
Legacy Bricks-Path to Greatness Community	City of Aliquippa

(Motion to accept report and forward to municipal governing body)

RECOMENDATIONS

Act 537 Amendments/Updates

(Motion to accept report and forward to municipal governing body)

**Proposed Agricultural Security Modification –
Franklin Township-Modification only**

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(Motion to accept report and forward to municipal governing body)

NOTIFICATIONS

Air Quality Permits

N/A

Encroachment Permits

NPDES Permits

Great Southern Wood Preserving, Inc.-Marion Township

Oil and Gas Permits

Water Quality Management Part II Permits

Befesa Zinc US Inc.-Potter Township
LSSE-Western Beaver School District
KLH Engineers, Inc.-Brady's Run Sanitary Authority

Water Supply Permits

Solid Waste Permits

LSSE-New Sewickley Sewage Treatment Plant
BEFESA-Monaca Residual Waste Landfill-Potter Township

(For information only – no action/motion necessary)

OTHER

Consistency/General Comment Letters

Automated Red Light Enforcement (ARLE) Program(R) Franklin Township
Great Southern Wood Preserving, Inc.-Access to existing driveway(R) Marion Township
Aligned Data Center (PIT) PropCo, LLC-Project Phoenix Shippingport Borough/Raccoon Township
Phase 2 (R)
BC Office of Planning and Redevelopment-Neighborhood Beaver Countywide
North ARC POWER Support Letter (R)

Miscellaneous/Informational

Break for Executive Session

(Motion to approve/ratify)

ADJOURNMENT

Next Meeting: August 18, 2026

(Motion to Adjourn Meeting)