

## 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**

Goll Property Treatment Plant-New Sewickley Township  
Carroll Property Treatment Plant- Franklin Township

+

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

**Proposed Agricultural Security Modification –**

Franklin Township-Modification only

+

*(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)*