

Planning Commission Meeting

The Peach Bottom Township **Planning Commission** met for their 2026 Organizational Meeting on **January 20, 2026**, at 7:18 p.m. in the Municipal Office Building. Members present. Wesley Carter, David Thompson, Aaron Bleacher, Michael Kurek, David Stewart, and Christopher Warne Jr.

Secretary called for nominations

- **Motion** was made by Member Bleacher nominating Member Wesley Carter as the Chairman of the Planning Commission, 2nd by Member Kurek, vote 6/0.
- **Motion** was made by Member Stewart to nominate David Thompson as Vice Chairman of the Planning Commission, 2nd by Member Kurek, vote 6/0.
- **Motion** to approve the minutes as presented was made by Member Bleacher, 2nd by Member Thompson, vote 6/0.

Public comment

Bob Williams, Misty Hill Dr, encouraged the Township to obtain information and technical input on Data Centers from members of the public with experience in the field early in the process. He also emphasized the importance of wastewater treatment considerations and potential impacts on municipal systems.

Jack Cougal, Oakwoods Heights, addressed the Planning Commission with general comments regarding data center development and expressed interest in the ordinance discussion and its potential impacts within the Township.

Sam McConne11, Pikes Peak Rd, commented on several issues related to data center development, including construction staging areas, traffic, road usage, and the need to address heavy truck impacts. He noted the importance of non-potable water use for cooling where feasible, non-permeable surface coverage requirements, fire and emergency response capabilities, battery storage risks, and the need to consider vibration impacts in addition to noise.

Ben Judd, Jenn Lane, spoke regarding hyperscale data centers and noted their significance, including broader infrastructure and operational consideration.

New Business

- **Motion** to hold all 2026 Planning Commission Meetings, when needed, on the 3rd Tuesday of each month starting at 7:00 p.m. in the Municipal Office Building was made by Member Carter and 2nd by Member Stewart, vote 6/0.

Reports

Building Permits - December-11 permits, 0 new dwelling

- **Motion** to adjourn at 7:32 p.m. was made by Member Bleacher and 2nd by Member Warne, vote 6/0.