

FAIRVIEW TOWNSHIP PLANNING COMMISSION

June 3, 2025

CALL TO ORDER

Chairman Williams called the meeting to order at 6:00pm

ROLL CALL

Present:

Chairman	H. Adam Williams
Vice-Chairman	Mark Koellner
Member	Tom Richey
Member	Ron Flowers
Member	Jeffrey Piccola
Member (alternate)	Bob Kostosky
Codes Director	Stephen M. Waller
Township Engineer	Michael R. Knouse, P.E., Rettew Associates
Secretary	M. Renee Holt

Absent:

APPROVAL OF THE MINUTES

Mr. Richey made a motion to approve the April 1, 2025, Planning Commission meeting minutes. Mr. Piccola seconded the motion. Vote on the motion, all yes. The motion carried. Mr. Koellner abstained due to his absence at the April PC meeting.

PUBLIC COMMENT

No public comment

DISCUSSION AND CORRESPONDENCE

Mr. Waller presented to the PC members a proposed Text Amendment Change from Fairview Crossroads LLC to permit Data Centers within designated Industrial Zoning Districts. Mr. Waller stated that the proposal was under review with the York County Planning Commission and would be discussed at their June 17th, 2025, meeting. Representative(s) of Fairview Crossroads LLC will be in attendance at the July 3, 2025, Planning Commission meeting to present the proposal for recommendation.

There was a brief discussion by the PC members regarding the growing number of requests for data centers and how many Municipalities are receiving similar requests for these types of uses.

SKETCH PLANS

No new sketch plans.

SUBDIVISION PLANS

1. Sienna, Phase 2 – Limekiln Road #25-1008 SD/LD

Mr. Waller provided a brief overview of the proposed plan and read in record staff comments, dated May 28, 2025. Mr. Knouse of Rettew Associates, read into record his comments, dated June 3, 2025.

Mr. John Murphy of Alpha Consulting Engineers Inc., representative of the applicant, was in attendance to provide any detailed information or explanations to the Planning Commission.

Action on the Modification Request(s):

No new modification requests

Action on the Plan:

Mr. Koellner made a motion to recommend approval of the plan contingent on modification requests, staff comments, dated May 28, 2025, and Rettew comments dated June 3, 2025, TIS dated January 26, 2024, as well as all outside agency approvals. Mr. Flowers seconded the motion. Vote on the motion, all yes. The motion carried.

LAND DEVELOPMENT PLANS

No new Land Development

OLD BUSINESS

No old business

NEW BUSINESS

No new Business

ZONING HEARING BOARD

ZHB Docket No. 2025-04 (YBV Family LLC / Spanglers Mill Rd) to be held on June 19, 2025

ADJOURNMENT

Chairman Williams made a motion to adjourn the meeting. Mr. Flowers seconded. Vote on the motion. All yes. The motion carried and the meeting adjourned at 6:30 PM.