AGENDA
MONROE COUNTY PLANNING COMMISSION
NOVEMBER 10, 2026

1. Roll Call

2. Public Comment – Non Agenda Items
(Any comments pertaining to agenda items can be presented at time of discussion)

3. Approval of the October 13, 2026 Meeting Minutes

4. Overview of Submitted Plans and Amendments

5. Land Development Plans

(1) Members 1st FCU
Land Development Plan & Minor Subdivision
Mount Pocono Borough

(2) Westfield Commons
Land Development Plan
Smithfield Township

6. Ordinance Amendments

(1) The Township of Price is proposing amendments to its zoning ordinance concerning data storage centers and data center accessory uses. Specifically, the amendments would create a Data Center Overlay District (DCOD) as well as add related definitions and standards for this use including minimum lot area, screening, landscaping, emergency management, setbacks, decommissioning, sound mitigation, various studies and assessments, and water and power reporting among other requirements. Data centers and associated facilities uses are to be a conditional use within the DCOD. The proposed overlay district is to be composed of two parcels, totaling approximately 100 acres, located along both sides of State Route 447 approximately 1,500 feet south of its intersection with Snow Road.

(2) The Township of Tobyhanna is proposing amendments to its zoning ordinance concerning exceptions to noise violations. Specifically, the amendments would permit an exemption from noise standards for activities conducted in public parks, playgrounds, and school grounds during certain hours. Applicants may also request an extension of such hours for special events, subject to reasonable conditions set by the Board of Supervisors.

STAFF REPORTS

OUTSIDE AGENCY UPDATES

CHAIRMAN