

MUNICIPALITY OF BETHEL PARK

AGENDA

PLANNING & ZONING COMMISSION REGULAR MEETING

FEBRUARY 11, 2026 @ 7:00 P.M.

COUNCIL CHAMBERS

BETHEL PARK MUNICIPAL BUILDING

- A. ROLL CALL
- B. COMMUNICATIONS
- C. MINUTES
 - 1. Planning & Zoning Commission regular meeting, January 14, 2026
 - 2. Planning & Zoning Commission workshop meeting, January 28, 2026
- D. CITIZENS COMMENTS
- E. OLD BUSINESS
 - 1. **Clean Express Auto Wash #623**
Minor Land Development
Request for Minor Land Development Plan Approval

An application to redevelop the property located at 5100 Library Road. The plan proposes to retrofit a retail pharmacy building into an automated drive-thru car wash. The property is zoned C-2 General Commercial and is situated in Ward 4.
 - 2. **Ordinance Review – Zoning Ordinance Amendment**
An Ordinance Of The Municipality Of Bethel Park, Allegheny County, Pennsylvania, Amending Chapter 69 (“Zoning”), Article II (“Rules And Definitions”) Section 69.8. (“Definitions”), To Add A Definition For “Adaptive Reuse,” And To Amend Article XXIII (“Requirements For Conditional Uses”) To Add New Section 69.92 Listing Express Conditions For Adaptive Reuse
- F. NEW BUSINESS - None
- G. OTHER ITEMS – None
- H. FUTURE PLANNING & ZONING COMMISSION MEETING DATES
February 25, 2026 Workshop Meeting & March 11, 2026 Regular Meeting
- I. ADJOURNMENT