

**Liberty Township, Adams County  
39 Topper Road, Fairfield, PA 17320  
Planning Commission Monthly Meeting**

**March 18, 2025**

The Planning Commission of Liberty Township, Adams County, met on Tuesday, March 18, at 7:30 p.m. in the Liberty Township Municipal Building, 39 Topper Road, Fairfield, for the regular monthly meeting.

**Present:** Rich Luquette, Chair; Luther Ridge, Vice Chair; Barb Ruppert, Secretary; Ken Farabaugh; Dominic Picarelli, KPI

**Not Present:** Judie Hogan, Alternate

Rich Luquette called the meeting to order at 7:31 p.m.

**Attendees:** Beatrice Bowman, 90 Fruitwood Trail

**Minutes:** Ken Farabaugh motioned to approve the Jan. 21 minutes, and Luther Ridge seconded the motion. The Jan. 21 meeting minutes were unanimously approved.

**Chair Comments:**

None

**Public Comment:**

None

**Old Business:**

**Review and Comment on Updated Land Development Plan for Monastery of Jesus, Mary and Joseph  
Liberty/Hamiltonban 25C15-0085---000 Revise Date 11/22/24**

Dominic Picarelli noted that most of the county comments left to address are Hamiltonban issues and that the major point in KPI's review letter of March 25 is the comment that Liberty Township should not unconditionally approve the plan until Hamiltonban Township has approved the plan.

Ken Farabaugh motioned to recommend that the Liberty Township Board of Supervisors conditionally approve the plan based on satisfying all comments in KPI's letter dated March 5, 2025. Barb Ruppert seconded the motion. All were in favor and the motion passed.

**New Business:**

**Review and Comment on Memo Dated March 11, 2025, from Board of Supervisors**

Dominic Picarelli explained that accessory apartments, short-term rentals and multifamily housing are hot topics in the region, and he suggested some issues for the Planning Commission to consider as it works on recommendations to the township in these areas. He has worked with Rob Thaeler of Adams County Planning on relevant zoning regulations for three other municipalities and will send examples to the PC. The PC will review this information and discuss it at its next meeting to determine next steps.

Rich Luquette reported that there has been no further action yet on the Southwest Region Joint Comprehensive Plan update.

At 8:27 p.m., Ken Farabaugh moved to adjourn the meeting, and Luther Ridge seconded the motion. All voted yes, and the motion passed. The next meeting is scheduled for April 15 at 7:30 p.m.

Respectfully submitted,

Barb Ruppert

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Planning Commission Secretary

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