

PENN TOWNSHIP
ZONING HEARING BOARD

Minutes for September 11, 2007

The Penn Township Zoning Hearing Board met on Tuesday, September 11, 2007, at 7:00 p.m. to hear four requests.

The meeting was called to order and roll call was taken. Members present were as follows: Timothy Dunn, Chairman; David Spector, member; Frederick Stine, Member; and Michael Brown, Member. Also present was John J. Baranski, Jr., Esquire, Solicitor to the Zoning Hearing Board; and John Menges, Zoning Officer

All properties were properly advertised and posted and all legal notices properly published. Frederick Stine made a motion to approve the Minutes from July 10, 2007. The motion was second by David Spector, and it was approved by a vote 4-0.

Robert Brown made a motion to approve the Minutes from August 14, 2007. The motion was second by Frederick Stine, and it was approved by a vote 3-0, with

Timothy Dunn abstaining.

Z07-16 - Dolores Carrozza, 963 York Street, Hanover, PA 17331. Applicant is requesting a variance to Section 208.3 (area and bulk) in order to install a pool that encroaches into the side setbacks. The property is located in the H/B zone.

David Spector made a motion to approve their request in that it meets the standards of Section 502.3 (a) through (f) with the stipulation that the pool be located on the carport side of the sidewalk, the east side of the rear sidewalk and not get closer to the property line than the edge of the house, and also that it be a minimum of 4 feet from the edge of the deck to the edge of the pool.

Robert Brown second the motion. The motion carried unanimously with a 4-0 vote.

Case is Z07-18, Harold & Dartheal Dusman, 1050 Beck Mill Road, Hanover, PA 17331. Applicant is requesting a variance to Section 204.3 (area and bulk) to subdivide existing property with two residential dwellings and outbuildings. The property is located at 1050 Beck Mill Road in the R-22 zone.

Frederick Stine made a motion to grant request to subdivide this property in that it meets the requirements of Section 502.3 (a) through (f) with the stipulation that when available that these properties be hooked into public water and sewer as it's available along Beck Mill Road.

David Spector second the motion. The motion carried unanimously with a vote 4-0.

Case is Z07-19, South Hanover YMCA, 1013 Baltimore Street, Hanover, PA 17331. Applicant is requesting a special exception to Section 207.2 (use regulations) and variance to Section 606 (d) (child care center) to operate a child care center at 1013 Baltimore Street. The property is located in the shopping commercial zone.

David Spector made a motion to approve in that they meet the general standards 503.3 (a) through and the specific standards of 606 except for (d) and and in that I would move that we approve a variance to Section 606 (d) we would eliminate (e) in that they have the indoor facilities as approved by the Department of Public Welfare and under the conditions that we be

provided the licensing as required in 606 (a).

Frederick Stine second the motion. The motion carried with a vote 3-1 with Robert Brown dissenting.

Case is Z07-20, Cheryl Martinetti, 219 Moore Drive, Hanover, PA 17331. Applicant is requesting a special exception to Section 203.2 (use regulations) and a variance to Section 611 (d) (conversion of dwelling for additional family members) to allow construction of an addition for family members, which will be larger than the allowed maximum. The property is located at 219 Moore Drive in the R-15 zone

Robert Brown made a motion to approve the request as it meets the requirements for special exception for Section 503.3 (a) through (e) and the requirements for variance as set forth in Section 502.3 (a) through (f). I would amend that to specify that Section 611 (f) be strictly adhered.

David Spector second the motion. The motion carried unanimously with a vote 4-0.

Frederick Stine made motion for adjournment at 8:46 p.m. David Spector second the

motion, and it was approved unanimously with a vote 4-0.

Respectfully Submitted,

A handwritten signature in cursive script, appearing to read "Christine M. Myer", with a long horizontal flourish extending to the right.

Christine M. Myer:

Court Reporter