

PENN TOWNSHIP
ZONING HEARING BOARD
TUESDAY, NOVEMBER 8, 2005
7:00 P.M.

The Penn Township Zoning Hearing Board met on Tuesday, November 8, 2005, at 7:00 p.m., to hear five requests. Roll call was taken and the following members were present: Timothy Dunn, Chairman; Frederick Stine, Member; and Donna Scott, Member. Stede Mummert and David Spector were absent with notice. Also present were John C. Menges, II, Zoning Officer, and John J. Baranski, Esquire, Solicitor to the Zoning Hearing Board

Frederick Stine motioned to approve the October, 11, 2005 Minutes as written, seconded by Timothy Dunn, and approved with a two to zero vote, Donna Scott abstaining from the vote.

John Menges was duly sworn and testified that all the properties have been posted and all the legal notices were properly published.

Case Z05-33, MMS Management, LLC, 731 Fame Avenue, Hanover, Pa., 17331. Jerry Funke was present, on behalf of the applicant, requesting a special exception to Section 209.2 (uses by special exception) to construct a medical center. The property is located at Hillside Medical Center, in the Industrial Zone

Frederick Stine motioned to approve the request for special exception, that it meets all the general standards of Section

503.3 (a), (b), (c), (d) and (e), and Section 624. Donna Scott seconded the motion and it was approved unanimously, three to zero.

Case Z05-34, Eleanor Deck, Fair Havens Assisted Living Center, 3101 Grandview Road, Hanover, Pa., 17331. Attorney Thomas Shultz was present on behalf of the applicant requesting a special exception to Section 407.2a (expansion and alteration) to construct an addition to an assisted living home. The property is located in the R-15 zone.

Frederick Stine motioned to grant a continuance until the next regularly scheduled meeting of the Zoning Hearing Board. Donna Scott seconded the motion and it was approved unanimously, three to zero.

Case Z05-35, Colleen Kress, 6840 Cannery Court, Spring Grove, Pa., 17362. Attorney D.J. Hart was present on behalf of the applicant requesting a special exception to Section 208.2 (uses by special exception) to operate a child care center. The property is located at 719 Frederick Street, in the H/B zone.

Donna Scott motioned to approve the request for a special exception, that it meets the general standards for a special exception in 503.3 (a) through (e), and also Section 606, that before opening the facility they must meet all the requirements set forth in Section 606, Child Care Center, with the exception of the Department of Labor and Industry, which comes from a letter of approval by Jan Cromer. Frederick Stine seconded the motion, and it was approved unanimously, three to zero.

Case Z05-36, John and Sheila Kalkbrenner, 117 Little John Court, Hanover, Pa., 17331. The applicant was present requesting a special exception to Section 203.3 (uses by special exception) to

operate a hair salon. The property is located in the R-15 zone.

Donna Scott motioned to approve the request, that it meets the general standards for a special exception in Section 503.3 (a) through (e), and the home occupation, Section 618, with the stipulation that this will be only a one chair operation, and only the applicant can be employed there, no one else; and that at least eight off-street parking spaces be provided at all times. Frederick Stine seconded the motion, and it was approved unanimously, three to zero.

Case Z05-37, Sheron Smith, 318 N. Franklin Street, Hanover, Pa., 17331. This application was withdrawn.

Donna Scott motioned to adjourn the proceedings, seconded by Frederick Stine, and approved unanimously.

(The proceedings were adjourned at 8:20 p.m.)

Respectfully submitted,

A handwritten signature in cursive script, appearing to read "Bonnie C. Fuhrman", is written over a light gray rectangular background.

Bonnie C. Fuhrman, Court Reporter