

Manor Township Zoning Hearing Board Agenda

Wednesday, February 3, 2021

Time: 7:00 P.M.

Meeting Location:
Millersville Community UMC Hope Campus
242 Bender Rd, Millersville, PA 17551

1. Call to Order
2. Pledge of Allegiance to the Flag
3. Approve the minutes from the January 6, 2021 Meeting
4. Old Business

Case #1-2021: Michael & Dora Booth, 2053 Manor Ridge Dr, Lancaster, PA 17603. The applicant is requesting a Special Exception to section 425-14.C(6) (Medium Density Residential Zone Special Exception Uses – Accessory Dwelling Unit) to install an Accessory Dwelling Unit on their property. The applicant is also requesting a Variance to section 425-73.D to allow for the connection of public utility services separate from those serving the principal dwelling. The property in question is located at 2053 Manor Ridge Dr, Lancaster, PA 17603, Tax ID 4103964700000 and is in the Medium Density Residential (RM) Zone.

5. New Business

Case #2-2021: Stone Mill Partners, PO Box 291, Lititz, PA 17543. The applicant is requesting a Special Exception to section 425-27(C)(2)(Cluster Development) and 425-46 (Cluster Development Vested Protection) to join approximately 11 acres from the property known as Tax ID 4109331900000 with the approximate 89 acre neighboring parcel known as Tax ID 4102964900000 to create an +/- 100 acre parcel to be developed with 204 single-family detached homes. The applicant is also seeking to protect the future development rights of the proposed development with additional vested protection for a period of up to 10 years from the date of Concept Plan approval. The 89 acre parcel is located South of Bender Mill Road (approximate address: 167 Bender Mill Rd, Millersville, PA 17551), Tax ID 4102964900000 and the 11 acre parcel is a part of the existing parent tract located at 242 Bender Rd, Millersville, PA 17551, Tax ID 4109331900000. Both parcels are located in the (RL1) Low Density Residential Flex Zone.

6. Adjourn