

Manor Township Zoning Hearing Board Agenda

Wednesday, January 8, 2025

Time: 7:00 P.M.

1. Call to Order
2. Pledge of Allegiance to the Flag
3. Re-organization
 - A. Appointment to the Zoning Hearing Board by the Township Supervisors
 - Jeffrey Klugh, 3 year term – 1/6/25-12/31/2027
 - Mike DeBerdine, Alternate, 3 year term – 1/6/25-12/31/2027
 - B. Election of Officers
 - C. Set Meeting Dates (First Wednesday of each month)
 - D. Selection of 2025 Zoning Hearing Board Solicitor
 - Appel, Yost, & Zee, LLP – Susan P Peipher
4. Approve the minutes from the October 2, 2024 Meeting
5. New Business
 - A. Case #1-2025: Rohrer Homestead LLC, 126 Charlestown Rd, Washington Boro, PA 17582. The applicant is requesting a Variance pursuant to Section 425-104.1.B(4) of the Zoning Ordinance to permit an Accessory Solar Energy System (ASES) that exceeds the maximum total permitted surface area of individual rooftop solar panels. The proposed total surface area of all solar panels is 68,000 square feet for on-site usage. The property in question is located at 126 Charlestown Rd, Washington Boro, PA 17582, Tax ID 410-03859-0-0000 and is in the Agricultural (A) Zone.
 - B. Case #2-2025: Michael Funk, 65 Penn Street, Washington Boro, PA 17582. The applicant is seeking a Special Exception to Section 425-55 of the Zoning Ordinance to construct and operate an automotive/equipment repair facility. The property in question is owned by Steven A Funk, and is located at 65 Penn Street, Washington Boro, PA 17582, Tax ID 410-37671-0-0000 and is in the Village (V) Zone.

- C. Case #3-2025: Turkey Hill Dairy, 2601 River Road, Conestoga, PA 17516. The applicant is requesting a Variance pursuant to section 425-19.G. to allow the construction of a 60 foot tall distribution center which would exceed the maximum allowed height of 40 feet. The property in question is located at 2601 River Road, Conestoga, PA 17516, Tax ID 410-27765-0-0000 and is in the Industrial (I) Zone.

6. Adjourn