Manor Township Zoning Hearing Board Agenda
Meeting Location:
Manor Township Municipal Office
950 W. Fairway Dr., Lancaster, PA 17603

Wednesday, November 4, 2026 **Time: 7:00 P.M.**

1. Call to Order

2. Pledge of Allegiance to the Flag

3. Approve the minutes from the August 12, 2026 Meeting

4. New Business

    a) Case #8-2026: Applicant: Cameron & Sarah Bitts, 957 Letort Rd, Washington Boro, PA 17582. The applicant is requesting a Special Exception to section 425-11.C(7) & 425-82 (Special Exception Use - Home Occupation) and a Variance to section 425-82.H. (Home Occupation Square Footage) of the Manor Township Zoning Ordinance. The applicant is proposing to operate a plumbing and home services business from their property. The applicant is seeking a variance to use their 405 square foot garage for business use. The property in question is located at 957 Letort Rd, Washington Boro, PA 17582, Tax ID 410-00256-0-0000, and is in the Agricultural (A) Zone.

    b) Case #9-2026: Applicant: Encompass Health Pennsylvania Real Estate, LLC, A Delaware Limited Liability Company, 9001 Liberty Parkway, Birmingham, AL 35242. The applicant is requesting a Special Exception to section 425-17.C(12) & 425-83 (Special Exception Use - Hospitals) of the Manor Township Zoning Ordinance. The applicant is proposing to construct and operate a rehabilitation hospital on the property. The property in question is owned by The Murry Co, The Sher Wal Co. and is located at the corner of Centerville Rd and Royal Rd, Lancaster, PA 17603, Tax ID 410-76426-0-0000, and is in the General Commercial (GC) Zone.

5. Adjourn