

**West Manchester Township  
Planning Commission  
August 11, 2020  
AGENDA**

- I. Call meeting to order
- II. Approval of minutes from the July 14, 2020 Planning Commission meeting.
- III. Zoning Hearing Cases
  - a. **ZHB 20-11 Steven & Jackie Roberts** request a variance to allow an accessory structure (inground pool w/ concrete decking) in the front yard area of a lot with 2 road frontages (Section 150-56.B.1) and a variance to reduce the side yard setback from the required 10' to 7' (Section 150-229.B) **located at 1690 Hempfield Drive** (Tax Map: 28; Parcel: 0142) in the R-3 Residential Zone.
  - b. **ZHB 20-12 Kinsley Properties for Penntown Properties** requests a variance to permit a loading area on the east side of the proposed building facing the adjoining street (Section 150-197) **located at 400 South Salem Church Road** (Tax Map: IG; Parcel: 0043B) in the I-3 General Industrial Zone.
  - c. **ZHB 20-13 Westgate Manor Condominiums** requests a variance to install 60 linear feet of 8' high fence in the front yard area of a double-frontage lot where the required maximum height of a fence is 6' (Section 150-229.A) located at 1758-1762 Baron Drive facing Kenneth Road in the R-4 Residential Zone.
- IV. New Business
  - a. **Rezoning Request from Laughner + Patel Developers LLC** to rezone 2 parcels from the Open Space Residential-3 and R-3 Residential Zones to the R-4 Residential Zone and Professional Office Zone along Roosevelt Avenue and Westgate Drive (UPI #: 51000JH001300 and 51000340002)
- V. Discussion
- VI. Adjourn

\*\*\*The West Manchester Township Planning Commission will meet on Tuesday, August 11, 2020 at 7:00 p.m. The Planning Commission **will not** be physically present at the West Manchester Township Building located at 380 East Berlin Road, York, PA 17408, but instead will conduct a virtual meeting utilizing authorized telecommunications devices. The format is authorized by Act 15 of 2020 as a result of the state of emergency in Pennsylvania regarding COVID-19 (Coronavirus) due to the Governor's orders for reduced indoor occupancy.

The Planning Commission and the Zoning Officer will meet electronically via "Zoom" with the applicants, their engineers and their attorneys. The meeting will be live-streamed for public viewing on the West Manchester Township Parks & Recreation Facebook page beginning at 7:00 p.m. At the beginning of the broadcast and on the notice posted at the entrance to the Township Building, a telephone number will be provided for interested parties to call in to ask questions or make a statement regarding each agenda item. In addition, any questions concerning the agenda items may be emailed to [rsampere@wmtwp.com](mailto:rsampere@wmtwp.com) or mailed to the attention of the Zoning Officer at the Township building address, provided the questions are received no later than August 7, 2020.\*\*\*