

PENN TOWNSHIP PLANNING COMMISSION AGENDA

September 3, 2026 @ 7:00 pm

1. **Call to order-Roll Call and Pledge of Allegiance to the Flag, followed by a period of silent meditation**

2. **Review and approve/disapprove:**

June 4, 2026 minutes

3. **Review and make a recommendation to the Zoning Hearing Board on the following zoning appeals:**

There are no appeals to be heard.

4. **Review and make recommendations on modification/waiver and exoneration requests, and pending subdivision/land development plans:**

GHI Engineers and Surveyors, on behalf of Ralph and Judy Jodice, is requesting a waiver to Section 405 (Final Plan Requirements) of the Penn Township Subdivision and Land Development Ordinance in regards to SL26-08 – 4373 Grandview Rd – Ralph And Judy Jodice.

SL26-08 – 4373 GRANDVIEW RD – RALPH AND JUDY JODICE, GHI Engineers and Surveyors, 213 Carlisle St, Hanover, PA 17331. A Final Subdivision plan was submitted in order to consolidate two lots into a single 1.98-acre lot. The properties are located at 4373 Grandview Road and 60 Kaitlyn Drive in the R-22 Zone.

5. **Old Business**

None

6. **New Business**

None

7. **Public comments**

8. **Adjournment**

CASES AS OF SEPTEMBER 3, 2026, PLANNING COMMISSION MEETING

Bd Comm. Formal filing	YCPC Comment Received	Plan Comm. Approval Recommend		Plan Exp Date	CASE DESCRIPTIONS
2/19/24	2/27/24	03/07/24		11/16/26	<u>SL24-03- HOLLAND CONSTRUCTION -100 BLETTNER AVE</u> , Site Design Concepts, Inc., 127 W. Market Street, Suite 100, York, PA 17401. A Final Land Development Plan was submitted in order to construct a proposed industrial building. The property is located at 100 Blettner Avenue in the A-O Apartment or Office Zone.
12/15/25	1/15/26	06/04/26	Waiting on Plans for signature	9/21/26	<u>SL25-09 – 127 HICKORY LANE – WELLSRING WESLEYAN CHURCH</u> , Hanover Land Services, Inc., 555 Centennial Avenue, Hanover, PA 17331. A Preliminary-Final Subdivision plan was submitted in order to create two residential lots from an existing lot for two single-family dwellings. The property is located at 127 Hickory Lane in the R-15 Zone.
3/16/26	3/24/26	06/04/26		9/21/26	<u>SL26-02 – 770 FREDERICK ST AND HANOVER PIKE – HOMEWOOD LIVING MINISTRIES, INC.</u> , FSA, Inc., 11142 Williamsport Pike, Greencastle, PA 17225. A Preliminary Land Development plan was submitted in order to create 398 new residential dwelling units for a retirement community. The properties are located at 770 Frederick Street and Hanover Pike in the R-15 and R-22 Zones.
3/16/26	3/25/26	06/04/26	Waiting on Recorded Receipt	6/15/26	<u>SL26-03 – 26 INDUSTRIAL DR – PERO FARMS HANOVER FACILITY, LLC</u> , GHI Engineers and Surveyors, 213 Carlisle St, Hanover, PA 17331. A Final Land Development plan was submitted in order to construct a manufacturing addition on an existing building. The property is located at 26 Industrial Drive in the Industrial Zone.
4/20/26	4/16/26			10/19/26	<u>SL26-04 – 137 W GRANGER ST – SOUTH WESTERN SCHOOL DISTRICT</u> , Hanover Land Services, Inc., 555 Centennial Ave, Hanover, PA 17331. A Final Lane Development plan was submitted in order to construct additions on an existing elementary school. The property is located at 137 W Granger Street in the R-15 Zone.
4/20/26	5/14/26	06/04/26	Waiting on signatures	10/19/26	<u>SL26-05 – 9 INDUSTRIAL DR – BELROSE GROUP</u> , K and W Engineers, 2201 North Front Street, Suite 200, Harrisburg, PA 17110. A Preliminary- Final Land Development plan was submitted in order to construct a 5,000 square foot building. The property is located at 9 Industrial Drive in the Industrial Zone.
5/18/26	5/28/26	6/4/26		11/16/26	<u>SL26-07 – RIDGE AVENUE – YORK ROAD INVESTMENTS, LLC</u> , Rettew Associates, Inc. 5031 Richard Lane, Suite 111, Mechanicsburg, PA 17055. A Final Land Development Plan was submitted in order to construct a 125,350 square foot warehouse. The property is located at Ridge Avenue in the Industrial Zone.

Bd Comm. Formal filing	YCPC Comment Received	Plan Comm. Approval Recommend		Plan Exp Date	CASE DESCRIPTIONS
8/17/26	8/21/26			11/16/26	SL26-08 – 4373 GRANDVIEW RD – RALPH AND JUDY JODICE, GHI Engineers and Surveyors, 213 Carlisle St, Hanover, PA 17331. A Final Subdivision plan was submitted in order to consolidate two lots into a single 1.98-acre lot. The properties are located at 4373 Grandview Road and 60 Kaitlyn Drive in the R-22 Zone.

8/21/26