

Penn Township Zoning Hearing Board

Minutes for Tuesday, August 11, 2026

The Penn Township Zoning Hearing Board met Tuesday, August 11, 2026, at 7:00 p.m. to hear one request.

The meeting was called to order and roll call was taken. Members present were as follows: Troy Thomason, Chairman; Mary Welsh, Member; Donna Leone, Member; Ronald Fanelli, Member; and Kenneth Smith, Alternate Member. David Baker was absent with notice. Eric W. Holey, Esquire, solicitor to the Zoning Hearing Board; and Beth LeFevre, Zoning Officer, were present.

All properties were properly advertised and posted, and all legal notices properly published. Ronald Fanelli made a motion to approve June 9, 2026, Minutes. Donna Leone second the motion and it was approved unanimously.

ZHB23-21– **Homewood at Hanover, PA Inc.**, 425 Westminster Avenue, Hanover, PA 17331. The applicant is requesting an extension under Sections 502.1 (Filing of Variance) and 503.4 (Additional Conditions) to a previously approved request for a variance to Section 635(d) to increase lot coverage from 35% to 37.5%; a variance to Sections 203.4 and 204.3 to exceed the maximum allowable building height; and a special exception to Sections 203.2 and 625 to allow

the use of retirement village on Lot 44-CD-76A (770 Frederick Street) and Lot 08L-15-0052-000 (Hanover Pike). The properties are located at 425 Westminster Avenue and 770 Frederick Street in the Highway Business zone, R-15 zone, and R-22 zone.

Donna Leone made a motion to approve the requested extension to February 25, 2029. Mary Welsh second the motion and it was approved unanimously. Ronald Fanelli recused himself from this request.

The meeting adjourned at 7:25 p.m.

Respectfully Submitted,

Christine Myers, RPR