

**WEST HEMPFIELD TOWNSHIP
3401 MARIETTA AVENUE
LANCASTER, PA 17601**

**WEST HEMPFIELD TOWNSHIP ZONING HEARING BOARD
January 14, 2014**

The West Hempfield Township Zoning Hearing Board met in the meeting room of the West Hempfield Township Building at 3401 Marietta Avenue, Lancaster, PA, on Tuesday, January 14, 2014. Gary Lintner called the meeting to order at 7:30 P.M. Board members Daryl Peck and Tony Crocamo were also present, along with Cathy Mertz, Court Reporter; Jodi Heffner, Zoning Officer; and Darlene Diffenderfer, Recording Secretary.

REORGANIZATION: The first order of business was to organize the Board for the year 2014.

Motion: Daryl Peck moved, seconded by Tony Crocamo, to nominate Gary Lintner as Chairman of the Board for 2014.

Motion: Gary Lintner moved, seconded by Tony Crocamo, to nominate Daryl Peck as Secretary and Tony Crocamo as Vice Chairman for 2014.

Both motions carried 3-0.

Motion: Daryl Peck moved, seconded by Tony Crocamo, to keep the same meeting schedule of the second Tuesday of the month at 7:30 PM with meetings held at the Township building for the year 2014. Motion carried 3-0.

Minutes

Motion: Daryl Peck moved, seconded by Tony Crocamo, to approve the minutes as presented for the meeting held December 10, 2013. Carried 3-0.

Case 1180 – Dana Snyder

This application was submitted by Dana Snyder, 2756 Ironville Pike, Columbia, PA for a variance of four feet to Section 302.4.B.1 for side yard setback to construct a detached garage on her property zoned R-1.

Ms. Snyder was not present for the meeting. Mr. Lintner stated that he did not think the Board could hear the case without the owner being present. Todd Trostle, Trostle Contracting, 282 Maytown Road, Suite 300, Elizabethtown, Pa was present and it was decided the Board would hear his testimony in the event Ms. Snyder arrived late, but noted that he could not be considered her representative since he did not have any formal contract with her. Mr. Trostle was sworn to provide testimony.

Mr. Trostle stated that he did not have any formal contract with Ms. Snyder because they did not want to incur any additional expense until zoning relief was granted.

Mr. Trostle stated that the existing garage was demolished because it was determined to be beyond repair. He stated the proposed new garage would be 18 inches closer to the property line than the old garage, but the overhang would create the need for more of a variance.

The sketch submitted with the application was reviewed. Mr. Trostle stated the new garage would align the edge of the garage door with the edge of the existing driveway which would eliminate the need to change the driveway and relocate the fence.

Mr. Trostle further stated that if zoning relief was not provided, the garage would be moved closer to the house and attached to the house by some sort of breezeway.

Mr. Youtz, Township Manager, stated that he was able to reach Ms. Snyder by phone and stated she was working in York and had forgotten about the meeting.

Mr. Lintner restated that he did not think the Board could make a decision at this meeting without Ms. Snyder in attendance. Mr. Crocamo stated that he agreed with Mr. Lintner.

Motion: Daryl Peck moved, seconded by Tony Crocamo, to continue Case 1180 for the property at 2756 Ironville Pike to the meeting of February 11, 2014 at 7:30 PM in the Township building meeting room. Carried 3-0.

There being no further business to come before the Board, the meeting was adjourned at 8:00 P.M.

Respectfully submitted,

Daryl S. Peck, Secretary
Secretary