

**CARROLL TOWNSHIP ZONING HEARING BOARD
AGENDA**

Date: Monday August 22nd, 2022, @ 6:00 PM

1. **Call to order:** Gary Reihart, Chairman
2. **Chairman:** Notice to all attendees; please sign the attendance sheet as you come into the Hearing room.
3. **MOTION TO ACCEPT** the June 27th, 2022 ZHB business meeting minutes.
4. Recess business meeting for Zoning Hearings

Docket No. 2022-008

5. **Applicant's name and address:** Ralph Miller of 107 Warrington Road, Dillsburg, PA 17019
6. **Property location:** 107 Warrington Road, Dillsburg, PA 17019
7. **Statement of Hearing Purpose:** This is an application asking to be granted permission to construct a front porch addition to a single-family home on a property located in the Agricultural Conservation (AC) Zoning District.
8. **Chairman:** Those of you who want to present a statement of standing to participate as a party to this hearing, please stand up and be sworn in by our stenographer. Those of you who only want to make a public comment will have opportunity at the end of hearing this docket.
9. **Stenographer** :Swearing in of Carroll Township Zoning Officer, applicant(s) and those in Standing
10. Application & Filing Requirements confirmed by the Zoning Officer:
 - a. Have the proper notifications been sent to adjoining property owners?
 - b. Has this Hearing been properly advertised as required?
 - c. Have the appropriate fees been paid by the applicant(s)?
11. Applicant's presentation to the Zoning Hearing Board as per their application request.
 - a. Those in Standing cross-examine applicant(s)
 - b. Board cross-examines applicant(s)
12. Those in Standing proceed with their presentation
 - a. Applicant cross-examines those in Standing
 - b. Board cross-examines those in Standing

13. **Chairman:** Time for Public Comment
14. ZHB Solicitor's Comments - John R. Wilson
15. **MOTION TO APPROVE/ DENY (WITH CONDITIONS)** the Variance request of Article 2 (Zone Regulations) – Section 450-201.G of the Zoning Code of the Township of Carroll to construct a front porch addition with a front setback of 31’.
16. Hearing Adjournment

Docket No. 2022-009

17. **Applicant's name and address:** Devspire, LLC of 54 Old York Road, Dillsburg, PA 17019
18. **Property location:** 54 Old York Road, Dillsburg, PA 17019
19. **Statement of Hearing Purpose:** This is an application requesting:
 - (1) A variance of the requirement that alterations and expansions of nonconforming uses may not exceed 35% of the area devoted to the original nonconforming use, pursuant to § 450-502.A.3 of the Code of the Township of Carroll; and
 - (2) A special exception for the enlargement/extension of a nonconforming use, pursuant to § 450-502.A of the Code of the Township of Carroll.
20. **Chairman Gary:** Those of you who want to present a statement of standing to participate as a party to this hearing, please stand up and be sworn in by our stenographer. Those of you who only want to make a public comment will have opportunity at the end of hearing this docket.
21. **Stenographer :**Swearing in of Carroll Township Zoning Officer, applicant(s) and those in Standing
22. Application & Filing Requirements confirmed by the Zoning Officer:
 - a. Have the proper notifications been sent to adjoining property owners?
 - b. Has this Hearing been properly advertised as required?
 - c. Have the appropriate fees been paid by the applicant(s)?
23. Applicant's presentation to the Zoning Hearing Board as per their application request.
 - a. Those in Standing cross-examine applicant(s)
 - b. Board cross-examines applicant(s)
24. Those in Standing proceed with their presentation
 - a. Applicant cross-examines those in Standing
 - b. Board cross-examines those in Standing

25. **Chairman:** Time for Public Comment
26. ZHB Solicitor's Comments - John R. Wilson
27. **MOTION TO APPROVE/ DENY (WITH CONDITIONS)** the variance request of making alterations and/or expansions of a nonconforming use that may not exceed 35% of the area devoted to the original nonconforming use, pursuant to § 450-502.A.3 of the Code of the Township of Carroll
28. **MOTION TO APPROVE/ DENY (WITH CONDITIONS)** the special exception request for the enlargement/extension of a nonconforming use, pursuant to § 450-502.A of the Code of the Township of Carroll.
29. Hearing Adjournment
30. **Reconvene ZHB Business Meeting**
31. Discussion on fees for types of projects / hearings.
32. Review of meeting / hearing notices and agenda procedures