

**East Hanover Township, Lebanon County**  
**Municipal Building**  
**1117 School House Road**  
**Annville, PA 17003**  
**Public Hearing**  
**May 30, 2023**

The Board of Supervisors met in Special Session at 7:00 p.m. and conducted a Public Hearing regarding modifications to the East Hanover Township Zoning Ordinance.

Chairman	-	Edward Heagy	Present
Vice-Chairman	-	Stefan Wentling	Present
Secretary/Treasurer	-	Dennis Grubb	Present
Solicitor	-	Attorney Colleen Gallo	Present
Manager	-	Erik Harmon	Present

Notice published in the Lebanon Daily News for this Public Hearing provided the following summary of the proposed amendment to the East Hanover Township Zoning Ordinance:

- 1) To re-zone a 3.948 acre portion tract of 10104 Jonestown Road (Tax ID#21-2277351-383717-0000) from General Commercial to High-Density Residential District consistent with adjoining properties.

The ordinance also provides for severability and repealer and an effective date within five (5) days following enactment.

Attorney Gallo stated that this matter was properly reviewed by the East Hanover Township Planning Commission and the Lebanon County Planning Department. Attorney Gallo also indicated that the Hearing was properly advertised, letters were mailed to adjoining property owners on April 26, 2023, and the property was posted on May 18, 2023. The East Hanover Township Planning Commission has recommended approval of the zoning map amendment.

The Board discussed the impact of the proposal upon roads, sewer facilities, schools and other public facilities; the impact upon regional housing needs; the suitability of the site for the intensity of the use proposed by the site's soils, slopes, woodland, wetlands, flood plains, aquifers, natural resources and other natural features and the degree to which these are protected or destroyed; and the impact of the proposal on the preservation of agriculture and other land uses which are essential to public health and welfare. Because the property is currently zoned General Commercial, which would allow for more intensive uses with larger footprints, and considering the proposed use is a single-family dwelling, the Board determined that the impact of the proposal upon the aforementioned items would be less than the existing General Commercial use.

One resident attended this Hearing. No comments/concerns were raised at this Hearing.

With no further discussion being necessary on the matter, Grubb moved to close the Public Hearing. Wentling 2<sup>nd</sup> the motion and with all three Supervisors voting in favor, the motion passed and the hearing was adjourned at 7:21 p.m.

Respectfully Submitted,

Erik Harmon  
Township Manager