

## **YORK TOWNSHIP PLANNING COMMISSION**

190 Oak Road, Dallastown, PA 17313

Tuesday, March 17, 2026

6:00 p.m.

Chair Jodi Heffner called the meeting to order at 6:00 pm with the following in attendance:

Jodi Heffner, Chair

Raymond Fertig, Vice Chair

David Koratich, Member

Thomas Gross, Member

Albert Granholm, Member

David Freeland, Alternate Member

Lisa Frye, Zoning Officer

Michael Hiras, Township Engineer

Peter Ruth, Solicitor

### **MINUTES – FEBRUARY 17, 2026–**

On a motion by David Koratich, seconded by Thomas Gross, the minutes of the February 17, 2026, meeting were approved.

MOTION PASSED UNANIMOUSLY

### **SUBDIVISIONS AND LAND DEVELOPMENT/PLANNING MODULES/REZONING REQUESTS/ORDINANCES**

#### **Rezoning of two parcels identified as York County Tax Parcel Nos. 54-000-HJ-0124.00-00000 (495 Chapel Church Road) and 54-000-HJ-0119.00-00000 (2936 Cape Horn Road) from Commercial Industrial (CI) District and Commercial Shopping (CS) to Residential Low Density (RL) District**

The request for rezoning was presented by Attorney Claudia Shank, McNees Wallace & Nurick LLC, Mike Brown, Lennar and Len Bradley, RGS Associates

On a motion by Albert Granholm, seconded by Raymond Fertig, Rezoning of two parcels identified as York County Tax Parcel Nos. 54-000-HJ-0124.00-00000 (495 Chapel Church Road) and 54-000-HJ-0119.00-00000 (2936 Cape Horn Road) from Commercial Industrial (CI) District and Commercial Shopping (CS) to Residential Low Density (RL) District was recommended for approval to the Board of Commissioners.

MOTION PASSED UNANIMOUSLY

#### **Rezoning of one parcel identified as York County Tax Parcel No. 54-000-20-0156.00-0000 (1932 Powder Mill Road from Commercial Office (CO) District to Mixed Residential Commercial (MRC) District**

The request for rezoning was presented by Attorney Stacey MacNeal, Barley Snyder

On a motion by Albert Granholm, seconded by Thomas Gross, Rezoning of one parcel identified as York County Tax Parcel No. 54-000-20-0156.00-0000 (1932 Powder Mill Road from Commercial Office (CO) District to Mixed Residential Commercial (MRC) District was recommended for approval to the Board of Commissioners.

MOTION PASSED UNANIMOUSLY

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**BRIEFING/DISCUSSION ITEMS**

**LD2026-2-1 Engles & Fahs Final Land Development Plan, 2640 Springwood Road**

A briefing of the plan, requested waivers and discussion regarding the Phase 1 ESA requirements of the SALDO was presented by John Runge, Gordon L. Brown & Associates, Inc.

**LD2026-2-2 York County Regional Police Department Final Land Development Plan, 33 Oak Street**

A briefing of the plan and requested waivers was presented by Neil Beach, JMT, Inc.

**ADJOURNMENT**

The meeting was adjourned at 6:30 p.m.

REPORTED BY: Lisa Frye, Zoning Officer