

Township of Derry
600 Clearwater Road
Hershey, PA 17033
P. 717.533.2057
F. 717.533.7174
www.derrytownship.org



Administration
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NOTICE OF HEARING

The Derry Township Zoning Hearing Board will hold a public hearing on Wednesday, February 19, 2025, at 6:00 PM in the Meeting Room of the Derry Township Municipal Complex, Administration Building, located at 600 Clearwater Rd., Hershey, PA. Beginning at the scheduled hour, the Board will consider the following petitions:

Continuance of Petition 2024-25 as filed by Scott Rothrock, regarding property owned by Sarah L. Rothrock, located at 1038 Mae St., Hummelstown, PA, 17036, in the General Commercial zoning district. The property is improved with a single-family detached dwelling. Petitioner desires to place a new carport on the side of the dwelling. Relief is sought from, but not necessarily limited to, the side and front yard setback requirements. The property is identified on the Dauphin County tax maps as 24-031-121.

Petition 2025-01 as filed by Philip Guarno, 740 Stauffers Church Rd., Palmyra, PA, 17078, regarding property owned by M. Rae, LLC, 102 W. Chocolate Ave., Hershey, PA, 17033, and located at 102 W. Chocolate Ave., Hershey, PA, 17033, in the Hershey Mixed Use and Downtown Core O9.2 Overlay zoning districts. The property is improved with a multi-use commercial building. Petitioner seeks to add a new dining patio with 24 seats to the property. Relief is sought from, but not necessarily limited to, maximum impervious coverage, minimum vegetative coverage, and off-street parking requirements. The property is identified on the Dauphin County tax maps as 24-015-027.

Petition 2025-02 as filed by SSN Hershey, LLC, 5159 W. Woodmill Dr., Suite 15, Wilmington, DE, 19808, regarding their property located at 84 Sipe Ave. and 79 Lucy Ave., Hummelstown, PA, 17036, in the General Commercial zoning district. The property at 84 Sipe Ave. is currently improved with a hotel and associated parking, and the property at 79 Lucy Ave. is currently vacant. Petitioner desires to combine the two parcels and construct a new commercial/retail building and associated parking on the property. Petitioner seeks a time extension of one year for relief previously granted under Petition 2023-20 regarding minimum width of a maneuvering aisle for parking, maximum impervious coverage, and minimum vegetative coverage. The property is identified on the Dauphin County tax maps as 24-031-060 and 24-031-127.

All interested parties are invited to attend.