

**West Manchester
Township**
(717) 792-3505



**380 East Berlin Road
York, Pa. 17408**
fax: (717) 792-4374

Website: www.westmanchestertownship.com

E-mail: info@westmanchestertownship.com

**West Manchester Township
Zoning Officer's Monthly Report
August 2026**

Attached for your review are the following reports:

- Zoning Violation Letters issued in August 2026
- Citations filed in July 2026
- Notice to Comply Letters issued in August 2026
- Agenda for the Planning Commission Meeting August 11, 2026 (Meeting Cancelled)
- Zoning Hearing Board Notice August 25, 2026 (Meeting Cancelled)
- Building Permit Recap Report for July 2026
- MS4 Monthly Report for July 2026

Zoning Violation Letters issued in August 2026:

Shawn & Nicolle King, 1210 Richard Street – No Impact Home Business Form
Elen Blosser & Holly Snow, 1135 Ruth Street – Finishing a Basement Without a Permit.
Ella Ebaugh, 1200 Richard Street – Demolition Debris on Property
Athanasios Tsimouras, 2170 Winding Road – Overhanging Trees & Growth in Street
Ryan Farley & Kathleen Callahan, 2170 Winding Road – Overhanging Trees & Growth in Street
Damon & Brianna Gladfelter, 230 Canary Circle – Enclosed Garage Without a Permit
Paula Futch, 206 Bentwood Lane – Dog Defecation
ATPIT LLC, 225 Hanover Road – Grass & Weeds
Keshav Krupa, LLC, 4200 West Market Street – Grass & Weeds
Cristian Rosario, 2498 Manor Road – Garage, Shed, Patio, Fence & Driveway Without a Permit

Citations filed in July 2026:

Christine Brown, 220 Lincolnway Way – Dumping, Junk & Debris
Magnuss McVicar, 775 Bairs Road – Repaving and Widening Driveway Without a Permit

Notice to Comply Letters issued in August 2026:

Lynne Eiler, 2109 Twin Brooks Drive – Garbage, Junk & Debris

BUILDING PERMIT RECAP

FOR THE MONTH JULY 2026

	CONSTRUCTION COST		YEAR TO DATE	
	NUMBER	AMOUNT	NUMBER	AMOUNT
RESIDENTIAL				
New Single Family	0	0	0	0
New Multi-Family	0	0	0	0
Improvements to Existing	37	\$441,223.00	241	\$3,894,139.40
COMMERCIAL				
New Commercial	0	0	2	\$8,376,326.00
Improvements (Including Signs)	5	\$1,425,206.00	33	\$20,049,872.00
INDUSTRIAL				
New Industrial	0	0	1	\$3,928,570.00
Improvements (Including Signs)	7	\$998,630.00	17	\$6,322,316.00
OTHER				
Agricultural Building	0	0	0	0
Use Certificates	3	0	24	\$5.00
Temporary Use	0	0	9	\$25.00
Temporary Signs	2	\$300.00	4	0
Demolition	3	\$908,000.00	11	\$1,195,350.00
Municipal	0	0	0	0
BP Extensions	0	0	6	0
BP Replacements	0	0	0	0
Transient Sales	3	0	16	0
Going Out of Business	0	0	0	0
TOTAL	60	\$3,773,359.00	364	\$43,766,903.40

MS4 MONTHLY REPORT – JULY 17, 2026 THROUGH AUGUST 20, 2026

Inspection of Stormwater Control Measures (SCM) Associated with New Construction

1. 2723 Carlton Pl. – Inspected a 28'L x 3'W x 2'D clean 2B stone trench as a SCM for an 11.3'W x 28'L driveway addition.
2. 1457 Salem Rd. – Inspected 2 – 150-gallon rain barrels installed on 2 downspouts at the rear of the dwelling as the SCM for a 18'2" W x 27'2"L blacktop driveway.
3. 4360 Zimmerman Dr. – Inspected 2 drip edge trenches as the SCM for a 30'L x 26'W x 15'H shed. Trench A is 30'L x 3'1"W x 12"D and Trench B is 30'L x 5'8"W x 12"D.
4. 2430 Heather Rd. – Inspected a 20'L x 12'W x 6" deep clean 2B stone pad as a SCM for a proposed 18'x10' shed installation.

Non-Compliant for Stormwater Control Measures

2842 Sparrow Dr. – Property was non-compliant regarding their E & S plan. Spoke to property owner and contractor. After much back and forth, I was able to get them to come into compliance with their E & S plan. Public Works placed a silt sock at the inlet to prevent an illicit discharge. Will possibly have to street sweep mud that remains on the roadway which will be billed back to the property owner.

Non-Compliant Follow-up from Last Report

1. **UPDATED** – Resident did not complete the project. Permit has been cancelled. **1950 Altland Ave.** – Resident obtained a permit for a new patio. Resident was required to install a trench along the patio as the SCM for the project. Permit expired on 5/29/26. No stormwater inspection was completed. Trying to contact resident before sending a letter of violation.
2. **UPDATED** - Inspected the shed pad for this property. **5065 Goldens Path** – Resident obtained a permit for a new shed. Resident was required to install a stone shed pad for the SCM for the project. Permit expired on 6/4/26. Trying to contact resident before sending a letter of violation.
3. **UPDATED** – Unable to contact property owner. Letter of violation will be sent to property owner. **1800 Emerald Ave.** – Resident obtained a permit for an above ground pool and walkway. Resident was required to install a trench along the walkway as the SCM for the project. The final inspection report was received from Code Administrators but the stormwater inspection was never completed. Trying to contact resident before sending a letter of violation. Trying to contact resident before sending a letter of violation.
4. **UPDATED** – Resident applied for a permit for the addition patio that was installed. Resident has decided to do rain barrels as their SCM. **1922 Bretton Ln.** – Resident installed a larger than permitted concrete patio. Currently working with resident to determine correct size for the necessary SCM that will need installed.
5. **UPDATED** – Inspection was requested and failed. **1954 Orange St.** – Resident installed a 10' x 10' gazebo and an above ground pool last year without a permit. A permit was obtained for the work, but no building inspections or stormwater inspections have been performed. From the public road, both projects look to be complete. I will work with Rachelle to bring this property into compliance.

MS4 Permit Report (2025-2026)

DEP will be onsite to do a compliance inspection on August 25, 2026 @ 9:00 am. Myself, Amand from HRG and Chad will all be present for the inspection. I will provide the Board with the results in next month's report.

The permit year for the 2025-2026 permit cycle ended on June 30, 2026. Between now and September 30, 2026, I will be compiling and inputting all the necessary documents for the yearly report to DEP.

Training

No training attended.

Illicit Discharges

On July 31, 2026 I was made aware of an illicit discharge at 2658 Jessamine Way. Upon inspection, I was able to determine that the resident power washed his commercial sized smoked on the street. This caused grease and degreaser to flow into an inlet. Public Works took the vac truck and cleaned the street as well as the inlet. The cost for this cleanup will be invoiced to the property owner.

HAZMAT Cleanup

On August 7, 2026 a piece of farm equipment had a hydraulic fluid leak at the intersection of Rt. 30 and Roosevelt Ave. Our Public Works department responded and handled the cleanup. We are currently waiting on a lined dumpster from Republic Services to dispose of the sand that was used for the cleanup.