

## Clay Township Zoning Office

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### TO: CITIZENS OF CLAY TOWNSHIP

The Clay Township Zoning Hearing Board will hold a public hearing on January 8, 2026, at 6:30pm at the Clay Township Municipal Building, 870 Durlach Road, Stevens PA, on the following application, seeking relief from the Township's Zoning Ordinance:

**Case #704** is from Lucille Zimmerman, 105 Rock Road, Ephrata PA, for the property located at 115 Rock Road, Ephrata PA, located in the AG zoning district. The applicant is requesting a Special Exception of Section 302.B.2.f to allow a single-family dwelling; and a Variance of Section 302.C.2.d to exceed the maximum impervious lot coverage.

**Case #705** is from Aaron Glick, 250 N Hillside Road, Stevens PA, for the property located at 1240 Sun Valley Road, Stevens PA, located in the AT zoning district. The applicant is requesting a Special Exception of Section 303.B.2.b, to allow a private school.

**Case #706** is from Joanne Brubaker, Community Manager for Valley View Mobile Home Park, 1 Sunflower Drive, Ephrata, PA, for the property located at 78 Willow Drive, Lot #295, located in the R2 zoning district. The applicant is seeking a Special Exception of Section 404.A, to allow a new home to replace an existing home in the park not meeting the current standards.

**Case #707** is from Nathan Zimmerman, Zimmco Enterprises, 1 Goodyear Lane, Newmanstown, PA, for the property located at 1925 W Main Street, Ephrata, PA, located in the LI zoning district. The applicant is seeking either a Special exception of Section 307.C.15 or a Variance of Section 307.B.3 to allow a standalone office connected to a warehouse building.