



BOROUGH OF MOUNT JOY
300 ORCHARD RD
MOUNT JOY, PENNSYLVANIA 17552
INCORPORATED 1851

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**Mount Joy Borough
Zoning Hearing Board**

Hearing Summary Minutes
Hearing Date: 5/27/2026
Case(s): 26-01
Prepared: 6/17/2026

The Mount Joy Borough Zoning Hearing Board met in the Council Chambers of the Mount Joy Borough Offices, 300 Orchard Rd, Mount Joy, PA 17552 on the above Hearing Date. The hearing was called to order by Chairperson Robert Marker, additional members present were Michael Melhorn, Thomas Paul and James Boudier (Alt) Present also the Zoning Hearing Board Solicitor, Joseph Kenneff, the Borough Zoning, Codes & Stormwater Administrator, Brett R. Hamm and Court Reporter/stenographer, Brenda Pardun.

Summary of Events

1. Hearing called to order at 7:02 PM
2. Reorganization of the Board. Motion by Thomas Paul, second by Michael Melhorn to nominate and re-elect current Zoning Hearing Board Chairman – Robert Marker, Vice Chairman – George Leyh and Secretary – Vacant. All votes in favor (4-0)
3. Hearing Summary from November 19, 2025, hearing reviewed and accepted with amendment. Motion by Michael Melhorn, Second by Thomas Paul. Members vote 4-0 in favor.
4. Procedure review by Chairperson Robert Marker
5. Zoning Official Hamm sworn in and reviews application and pre-hearing procedures of Case 26-01 with ZHB Solicitor Kenneff at 7:08PM
6. Case 26-01: Applicant Rev. Thomas Perdom, applicant was sworn in and presented his case for a special exception at 100 New Haven St., Mount Joy, requesting a Special Exception for use of the property as a place of worship and a Variance to section 270-62 CC (1) Place of worship, requesting variance to minimum lot size of 25,000 Sf outside of the CBD zoning district.
7. Applicant Q&A of application by Borough Solicitor. 7:14pm
8. ZHB Members questions regarding the case with applicants' responses. 7:16pm
9. Testimony Closed at 7:21PM. ZHB enters executive session.
10. ZHB returns from executive session at 7:24PM.
11. Motion by Thomas Paul, 2nd by Michael Melhorn to grant the special exception with conditions. Motion passed 4-0 in favor.
12. Motion for adjournment by Robert Marker, 2nd by Thomas Paul. Motion passed 4-0 in favor