

Jan 12 2026

MOUNT JOY TOWNSHIP

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January 12, 2026

**VIA MAIL AND EMAIL [JUSTIN@MTJOYTWP.ORG]**

Mr. Justin S. Evans, AICP  
Assistant Zoning Officer  
Mount Joy Township  
8853 Elizabethtown Road  
Elizabethtown, PA 1022

**RE: Traditions of America – Petition to Amend Zoning Ordinance & Zoning Map**

Dear Justin:

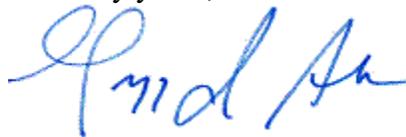
I represent Traditions of America (“**TOA**”), the equitable owner of property located along Snyder Road in Mount Joy Township (“**Township**”) further identified as Lancaster County Property ID #461-78979-0-0000 (“**Property**”). TOA hereby applies to the Township Board of Supervisors requesting a change in zoning of the Property to the Low-Density Residential Zoning District to amend the Township Zoning Ordinance’s Active-Adult Community Design provisions.

On January 8, 2026, TOA submitted its Petition to Amend Zoning Text and Map Narrative, along with a revised draft of the amendments reflecting the Township’s comments. A check in the amount of \$1,000.00 was also previously submitted to the Township.

Please schedule this matter before the Board of Supervisors at its regularly scheduled January 19, 2026 meeting and confirm that it will be on the Board’s agenda.

If you have any questions or require anything further, please feel free to contact me. Thank you.

Sincerely yours,



Gregg I Adelman, Esquire

cc (via email only): Josele Cleary, Esquire, Township Solicitor