

**REZONING APPLICATION**

Rezoning 2020-05 (E)

DATE 1875 West Old Philadelphia Rd.  
 AMT. Tax Map - Parcel 53  
 ACCE

**APPLICANT INFORMATION**

OWNER  REPRESENTATIVE \_\_\_\_\_

Mason Dixon Sand & Gravel Company of PA 717.848.2831  
 APPLICANT NAME – please print clearly (additional names can be listed on page 2) PHONE NUMBER  
 950 Smile Way York PA 17404  
 ADDRESS CITY STATE ZIP CODE

**PROPERTY INFORMATION**

CRITICAL AREA? YES  NO

1875 West Old Philadelphia Road 44.35 acres  
 SUBJECT PROPERTY ADDRESS SIZE OF PROPERTY  
 5th 038715 30i N/A 53 N/A  
 ELEC. DISTRICT ACCOUNT# TAX MAP# BLOCK PARCEL LOT#

PRESENT ZONING: Suburban Transition (ST) REQUESTED ZONING: Heavy Industrial (M2)

PRESENT LAND USE DESIGNATION: Mineral Extraction District REQUESTED LAND USE DESIGNATION: Employment

PRESENT USE OF PROPERTY: Mineral Extraction PROPOSED USE OF PROPERTY: ECommerce/Logistics/Industrial

PREVIOUS ZONING CHANGE? YES  NO If yes, explain: \_\_\_\_\_

TIME SCHEDULE FOR PROPOSED DEVELOPMENT: 5-10 years

**REASON FOR REZONING REQUEST**

MISTAKE IN THE COMPREHENSIVE REZONING OF MAY 1, 2011?  YES  NO

IF YES, PLEASE EXPLAIN: See attached letter

SUBSTANTIAL CHANGE IN THE CHARACTER OF THE NEIGHBORHOOD?  YES  NO

IF YES, PLEASE EXPLAIN: See attached letter

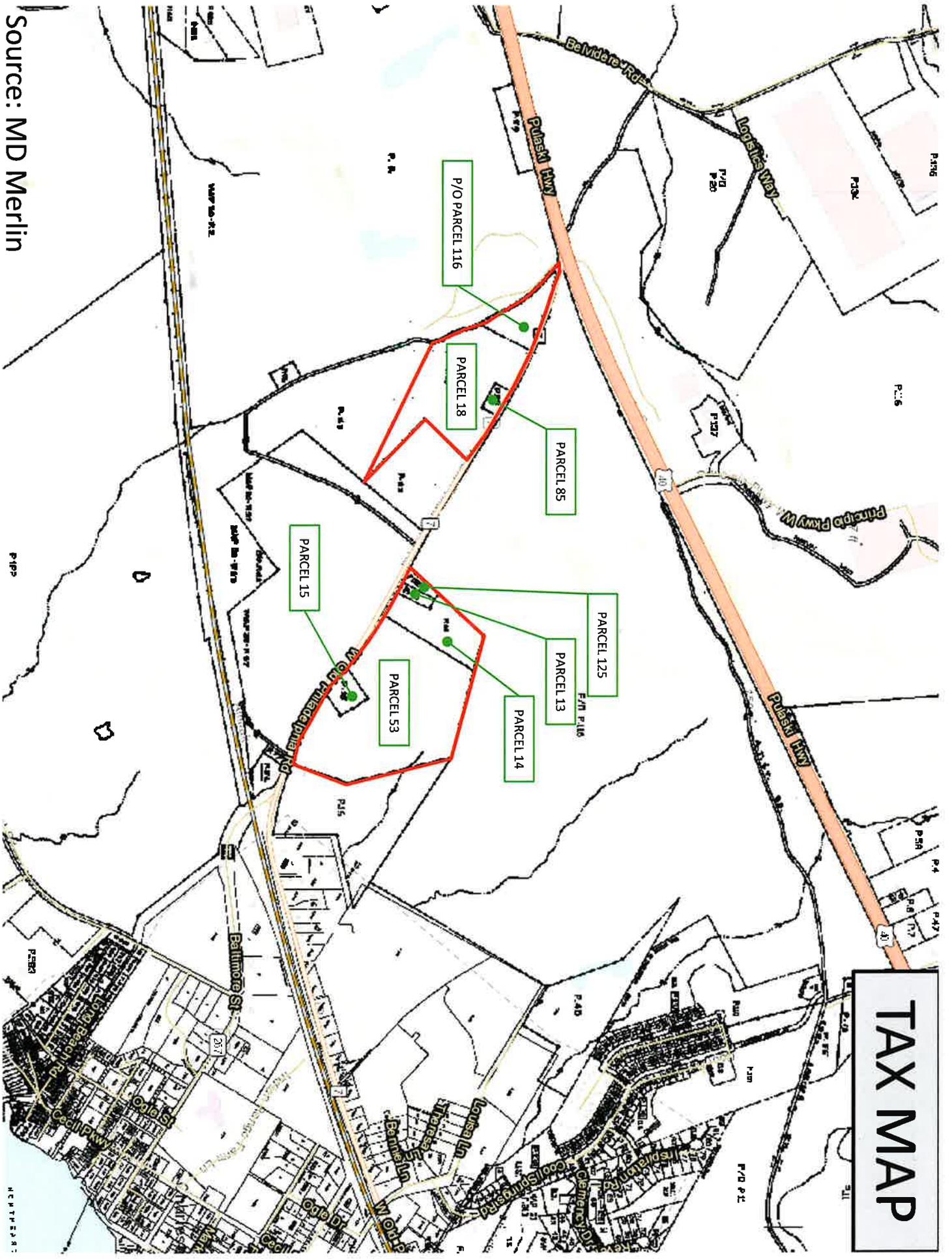
MISTAKE IN CHESAPEAKE BAY CRITICAL AREA LAND USE DESIGNATION OF JULY 5, 1988  YES  NO

IF YES, PLEASE EXPLAIN: \_\_\_\_\_

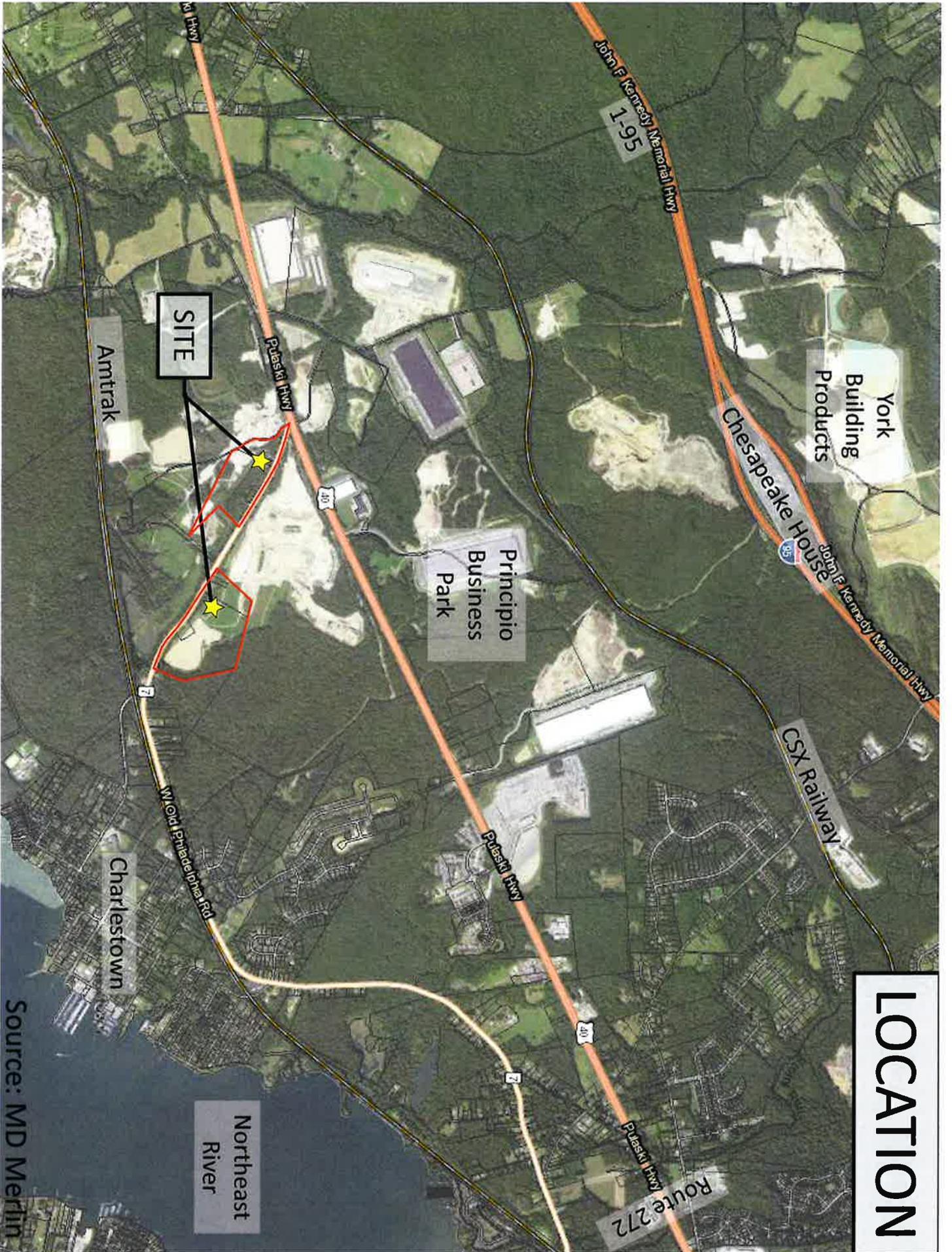
ADDITIONAL COMMENTS (attached sheet if necessary): See attached letter

**EXPLAIN ANY PROBLEM AREAS AND PROPOSALS TO CORRECT THOSE AREAS**

# TAX MAP



Source: MD Merlin



SITE

Amtrak

Principio Business Park

York Building Products

Chesapeake House

CSX Railway

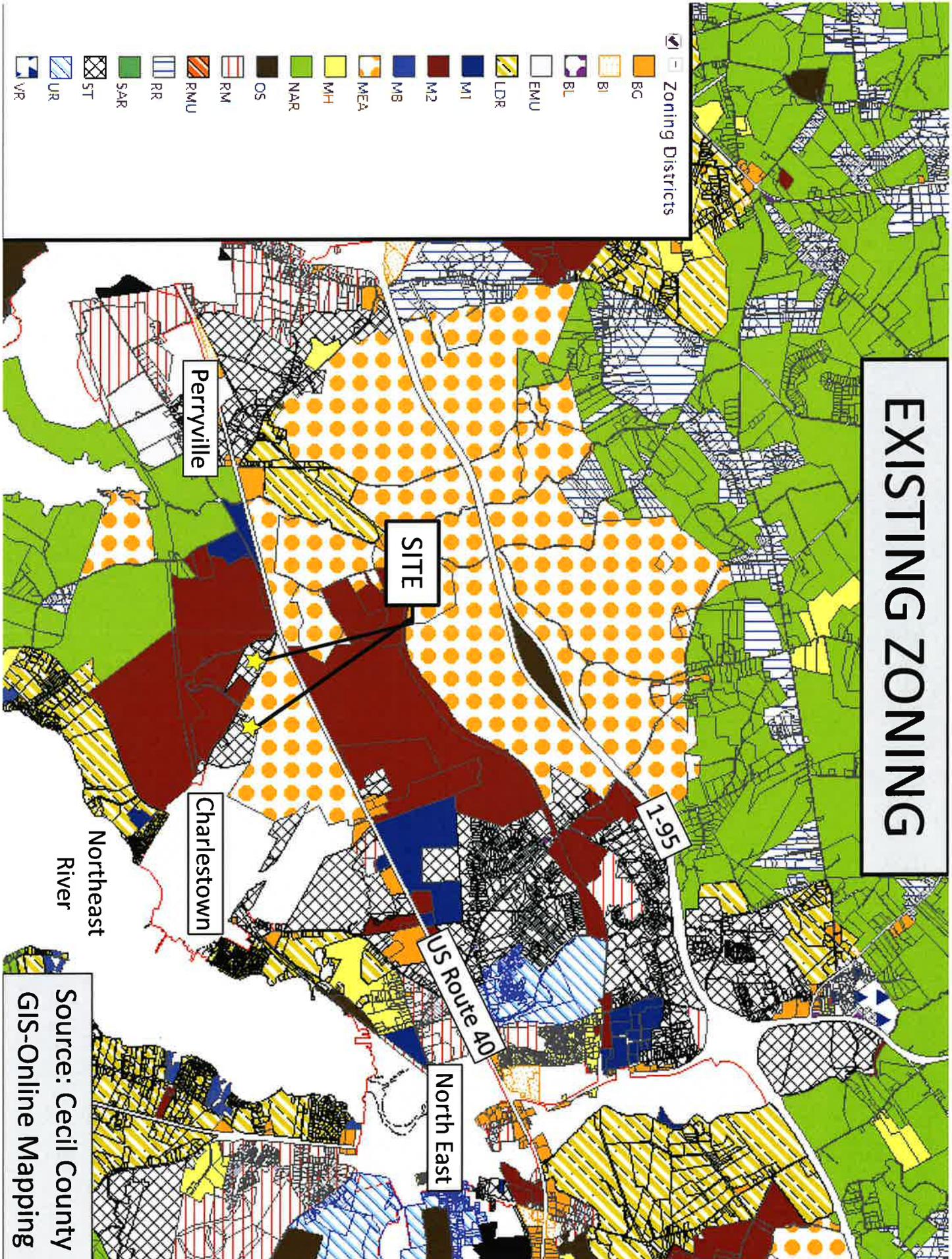
Charlestown

Northeast River

LOCATION

Source: MD Merlin

# EXISTING ZONING



Source: Cecil County  
GIS-Online Mapping