



**York City Planning Commission Minutes**  
Monday, September 9, 2024, | 6:00 PM  
Council Chambers, City Hall | 101 S George St, York, PA 17401

1. Call to order.
2. Roll call Johnson(excused), Velez, Burgos(excused), Davis(excused), Wolfe, Gaines (excused, Moore(excused).
3. Minutes of the previous meeting-
4. Committee reports
5. Zoning Hearing Board-emailed

**QORUM WAS NOT MET. LD/SD CASES WILL MOVE ONTO COUNCIL WITH NO RECOMMENDATION FROM PLANNING COMMISSION. ZONING CASES WILL MOVE ONTO ZONING HEARING BOARD WITH NO RECOMMENDATION FROM PLANNING COMMISSION.**

**New Business**

**7.0 LD/SD**

**7.11 – 707-709 S. Pine St.**

- The owner has requested a reverse sub-division to combine 2 parcels into one to build a single-family dwelling for Habitat for Humanity.
- Recommend [approve/deny] Reverse Sub-Division Plans.

**7.12 – 1001 S. George St.**

- Recommend [approve/deny] to revised SD/LD Plans, E&S plan, PCSM plan & Stormwater calculations.

**8.1.1**

**27-2024-Z-V | 228-230 E. Philadelphia St**

- Recommend to [approve/deny] a variance to the definition of multi-family conversion from a different use, as defined in section 1304.01-1.02.002a, at 228-230 E. Philadelphia St. in the UN1 zoning district.
- Recommend to [approve/deny] of a variance to the required off-street parking spaces found in section 1304.01-1.02.002, for the property at 228-230 E. Philadelphia St. in the UN1 zoning district.

**28-2024-Z-V | 591 Linden Ave.**

- Recommend [approve/deny] of a variance section 1303.10(c) requirements that limits maximum impervious lot coverage to 60% in the RS2 zoning district to permit 68% lot coverage on YAA site located in the RS2 zoning district.
- Recommend [approve/deny] of a variance section 1303.10(c) requirements that the minimum open area be at least 40% of the lot area for properties within the RS2 zoning district to permit 32% open area coverage on YAA site located in the RS2 zoning district.
- Recommend [approve/deny] of a variance section 1303.09(l) requirements that 10% of the total area of the parking lot be devoted to interior landscaping. Said landscaping shall be used at the end of parking rows and to break up rows of parking at least every ten (10) parking spaces.

**Adjournment**