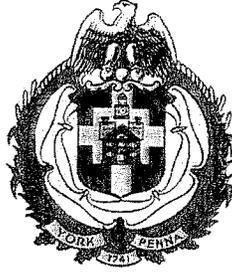


Council of the City of York, Pennsylvania

Carol Hill-Evans, President of Council
Henry Hay Nixon, Vice President of Council
Renee S. Nelson, Member of Council
Michael Helfrich, Member of Council
David Satterlee, Member of Council

Dianna L. Thompson-Mitchell, City Clerk
Email: dthomps@yorkcity.org



Office of York City Council
101 S. George St.
York, Pennsylvania 17401

Telephone: (717) 849-2246
Fax: (717) 812-0557

Website: www.yorkcity.org

AGENDA

September 3, 2013
Public Comment 6:30 p.m.
Legislative Session 7:00 p.m.

I. Public Comment: 6:30 p.m. to 7:00 p.m.

Disclaimer: Pursuant to the Sunshine Act, the City of York will only record citizens' names and the subject of testimony provided during the public comment period. Should you request information or desire a response to your testimony, you must provide the City Clerk or Council President with your contact information. Information you provide will be used by City of York agents to process your request. Your name, address and request for information may be entered into the City of York complaint tracking system.

City Council welcomes public comment on agenda items and on City-related issues not on the agenda. Under Council's adopted Rules and Procedures, comment on agenda items occurs during Council's regular 7:00 p.m. meeting. Comment on non-agenda items begins at 6:30 p.m., with Council sitting as a General Committee. Persons wishing to speak on non-agenda items should sign up with the City Clerk before the 6:30 Public Comment committee meeting. Each speaker shall have up to five minutes to speak. To assure access to all participants, the presiding officer may reduce the time limit down to three minutes if the number of speakers who have signed up would extend the total comment period beyond 30 minutes and/or may resume public comment after Council's legislative session has adjourned. Council's Rules, available from the City Clerk, are also on display in Council Chambers and on Council's web page at www.yorkcity.org.

II. Call Legislative Meeting to Order: 7:00 p.m.

III. Roll Call

IV. Pledge of Allegiance

V. Action on previous meeting Minutes of **August 20, 2013**.

VI. Correspondence and/or Announcements

VII. Presentations, Proclamations and Awards: None

Proclamation: Declaring September as National Preparedness Month in the City of York

VIII. Committee Meeting(s) Scheduled

- **Committee Work Session:** Scheduled for Wednesday, September 25, 2013 at 6:00 p.m. in Council Chambers. Council will be discussing items for the October legislative agenda.

IX. Status of Prior Committee Referrals: No reports.

X. Legislative Agenda: (Order of Business – Action on Subdivision/Land Development & HARB Resolutions; Final Passage of Bills/Resolutions; New Business.)

Subdivision / Land Development / HARB

1. Final Passage of Resolution No. 51 – A Resolution
Accepting the recommendations of HARB in denying an application. (229 S. George St.)
Introduced by: Henry Hay Nixon
Originator: Historic York

Final Passage of Bills / Resolutions

2. Final Passage of Bill No. 12 (Forthcoming) – A Bill
Amending the 2013 Budget. (To appropriate revenue/expenditures in the amount of \$50,000.00 for a Health Bureau Safe and Healthy Communities grant)
Introduced by: Renee S. Nelson
Originator: Economic & Community Development (Health)
3. Final Passage of Bill No. 13 (Forthcoming) – A Bill
Amending the 2013 Budget. (To appropriate additional revenue/expenditures in the amount of \$40,500.00 for a Health Bureau Adult Injury grant)
Introduced by: Renee S. Nelson
Originator: Economic & Community Development (Health)
4. Final Passage of Bill No. 14 (Forthcoming) – A Bill
Amending Article 933.16(c) “Rebates for Low Income Elderly Citizens and Low Income Permanently Disabled Citizens” of the Codified Ordinances. (To update sewer rental charge rebate fees)
Introduced by: Michael Ray Helfrich
Originator: Business Administration (Finance)

New Business

5. Resolution No. 63 – A Resolution
Appointing Joseph Stein as a member of the Fire Civil Service Commission.
Introduced by: Henry Hay Nixon
Originator: Council
6. Resolution No. 64 – A Resolution
Approving a budget transfer. (\$15,000 for other professional services.)
Introduced by: Renee S. Nelson
Originator: Economic & Community Development (PP&Z)

- XI. Requests for Future Meetings
- XII. Council Comment
- XIII. Administration Comment
- XIV. Adjournment
- XV. Resumption of Public Comment Period (at the discretion of the presiding officer)



This agenda is subject to change before and during the meeting for consideration of such other business Council may desire to act upon including items of business deferred from previous Council meetings. If you are a person with a disability and plan to attend the public meeting, please call 849-2883 if any accommodations are needed to participate in the proceedings. Persons with hearing impairments may contact the Deaf Center at TDD 848-6765 for assistance.

Tabled
8/20/13

Council of the City of York, PA
Session 2013
Resolution No. 51

Introduced by: 
Henry Jay Nixon

Date: August 20, 2013

BE IT RESOLVED, by the Council of the City of York, Pennsylvania, and it is hereby resolved by the authority of the same as follows:

Council hereby **denies** a Certificate of Appropriateness for work to be covered in the following application as recommended by the Historical Architectural Review Board:

1. Jared Hollinghead, on behalf of Golden Beauty Supply, for work to be done at 229 S. George St.

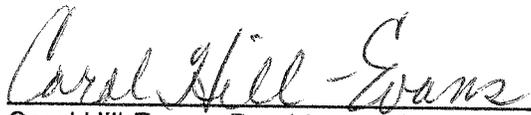
The foregoing work denied in accordance with recommendations submitted by the Historical Architectural Review Board.

Passed Finally: **September 3, 2013**

By the following vote:

YEAS: None _____, _____, _____, _____, _____

NAYS: Helfrich Nixon Satterlee Nelson Hill-Evans - 5


Carol Hill-Evans, President of Council

ATTEST:


Dianna L. Thompson-Mitchell, City Clerk

H/Resolutions 2013/ HARB denial for 8-20-13

Council rejected HARB's recommendations and approved a Certificate of Appropriateness for work to be covered in the application submitted by Jared Hollinghead on behalf of Golden Beauty Supply for work at 229 S. George St. as represented by the following vote:

Yeas: Helfrich, Nixon, Satterlee, Nelson, Hill-Evans - 5

Nays: None

CERTIFICATE of APPROPRIATENESS
RECOMMENDATION to YORK CITY COUNCIL

APPLICATION FOR PROPERTY ADDRESS: 229 South George Street, York, PA

APPLICANT: Jared Hollinghead

At the public meeting held on Wednesday, August 7, 2013 the Board of Historical Architectural Review considered an application for a permit for work to be performed on the above-identified property located with the Historic District.

Proposed Work:

- To alter the garage to allow for customer parking.

Photos/Plans Attached:

Effect of the proposed change upon the general historic and architectural nature of the district [1731.09(a) of the Codified Ordinances of York, Pennsylvania]:

Appropriateness of exterior architectural features which can be seen from a public street or way only [1731.09(b)]:

General design, arrangement, texture, material and color of building or structure and relation of such factors to similar features of other buildings or structures in the district [1731.09(c)]:

Other relevant findings of fact:

WHEREUPON THE BOARD VOTED TO RECOMMEND APPROVAL OF THE APPLICATION:

AS PRESENTED IN THE ATTACHED PRELIMINARY REVIEW SHEET.

AS AMENDED FROM THE PRELIMINARY REVIEW SHEET AS FOLLOWS:

MOTION TO ADAPT BUILDING AS PRESENTED BY WASHINGTON
& ROWLING CONTRACTORS, INC.

~~PROSE PROPOSAL TO DEMOLISH BUILDING DENIED~~

DISSENTING VOTES AND RATIONALE:

WHEREUPON THE BOARD VOTED TO RECOMMEND DENIAL OF THE APPLICATION BECAUSE: (over)

DISSENTING VOTES AND RATIONALE:



John Fox, HARB Chair

This application was reviewed by City Council on 9/3/13 and has been APPROVED DENIED



Carol Hill-Evans, President of City Council

The Secretary of the Interior's Standards for Rehabilitation

The Standards (Department of Interior regulations, 36 CFR Part 67) pertain to historic buildings of all materials, construction types, sizes and occupancy and encompass the exterior and the interior, related landscape features and the building's site and environment as well as attached, adjacent or related new construction. HARB applies these Standards to specific rehabilitation projects in a reasonable manner, taking into consideration economic and technical feasibility.

1. A property will be used as it was historically or be given a new use that requires minimal change to its distinctive materials, features, spaces, and spatial relationships.
2. The historic character of a property will be retained and preserved. The removal of distinctive materials or alteration of features, spaces, and spatial relationships that characterize a property will be avoided.
3. Each property will be recognized as a physical record of its time, place, and use. Changes that create a false sense of historical development, such as adding conjectural features or elements from other historic properties, will not be undertaken.
4. Changes to a property that have acquired historic significance in their own right will be retained and preserved.
5. Distinctive materials, features, finishes, and construction techniques or examples of craftsmanship that characterize a property will be preserved.
6. Deteriorated historic features will be repaired rather than replaced. Where the severity of deterioration requires replacement of a distinctive feature, the new feature will match the old in design, color, texture, and, where possible, materials. Replacement of missing features will be substantiated by documentary and physical evidence.
7. Chemical or physical treatments, if appropriate, will be undertaken using the gentlest means possible. Treatments that cause damage to historic materials will not be used.
8. Archaeological resources will be protected and preserved in place. If such resources must be disturbed, mitigation measures will be undertaken.
9. New additions, exterior alterations, or related new construction will not destroy historic materials, features, and spatial relationships that characterize the property. The new work shall be differentiated from the old and will be compatible with the historic materials, features, size, scale and proportion, and massing to protect the integrity of the property and its environment.
10. New additions and adjacent or related new construction will be undertaken in such a manner that, if removed in the future, the essential form and integrity of the historic property and its environment would be unimpaired.



**York Historical Architectural Review Board
Agenda
5:30 PM Wednesday, August 7, 2013
101 South George Street, York, PA 17401**

- I Welcome (5:30pm):** John Fox, HARB Chair
- II Agenda (5:31 – 5:32pm):** Additions or changes to the agenda
- III Minutes (5:33 – 5:35pm):** Approve minutes from July 3, 2013 HARB meeting
- IV Cases (5:36 – 7:15pm):**
- 3/18. 320 East Market Street – A request by Nicole Shaffer on behalf of YWCA York for a Certificate of Appropriateness to install four banners on the front of the building. *(Withdrawn 8/1/13)*
- 0-2. 56 West Market Street – A request by Dusan Bratic for a Certificate of Appropriateness to rebuild a portion of the north wall on the second floor.
- Denial 3. 229 South George Street – A request by Jared Hollinghead on behalf of Golden Beauty Supply for a Certificate of Appropriateness to remove the garage to allow for customer parking. *(Tabled from July 3 meeting)*
- No Show 4. 41 Columbia Avenue – A request by Anguedita Rodriguez for a Certificate of Appropriateness to replace the front window. *(Tabled from July 3 meeting)*
- 0-5. 41 West Philadelphia Street – A request by Josh Hankey for a Certificate of Appropriateness to demolish the garage.
- 0-6. 356 West King Street – A request by Frank Rodgers for a Certificate of Appropriateness to wrap the fascia and soffit in aluminum and repair the dormer.
- 0-7. 50 Lafayette – A request by Daniel Wilhelm for a Certificate of Appropriateness to replace the wood privacy fence with vinyl on the street side.
- 0-8. 228 West Market Street – A request by Richard Gribble for a Certificate of Appropriateness to replace the storefront.
- 0-9. 31 Columbia Avenue – A request by Jacqueline Dobson for a Certificate of Appropriateness to replace slate roofing from the front mansard and dormer with GAF Timberline shingles.
- V Other Business**
- VI Adjourn (7:15pm)**

3. 229 South George Street – A request by Jared Hollinghead on behalf of Golden Beauty Supply for a Certificate of Appropriateness to remove the garage to allow for customer parking. *(Tabled from July 3 meeting)*

Points of Discussion

- The application was presented by Jared Hollinghead. He was accompanied by the owner Young Sol and business partner Ben Washington.
- He explained that he consulted with an engineer to modify the existing structure into a suitable parking garage for the Salon. The engineer considered 2-way in/2-way out access points because the Avenues are 2-way traffic and to provide for visibility.
- Discussion of structural components and access in/out as well as the size of the proposed doors at 16' with the installation of an I-beam for support. Further discussion included no doors, just openings, but the owner concerned about security.
- Ms. Sol explained the business along George Street and the difficulty clients have finding parking, crossing the street and safety from people that like to hide behind the garage and jump out. She indicated she wanted the building gone to make a surface lot which will provide parking for her clients and allow her to see any people out back. She also indicated the loss of parking she had for years with the newly constructed townhomes.
- Dave Redshaw indicated the building is a significant structure in the HARB district.
- Craig Zumbun indicated support of the modifications to the building openings to save the building. The building is significant in size and the massing permits the large openings to work.
- Craig Zumbun made a motion to approve the modified submission for renovation as submitted and discussed. The applicant indicated that they did not want to renovate but actually still wanted to demo the building because the cost to renovate was prohibitive. The applicant had been asked at the last HARB meeting to investigate the renovation to a working garage and that's what he did but they still want to demolish the building.
- Ben Washington stated the safety concerns and cost prohibits renovation. He stated that the open slab is preferred. Jared Hollinghead stressed the cost issues.
- Dave Redshaw provided examples of where modifications have been successfully completed for similar situations.

Craig Zumbun revised his motion to indicate approval of the modified plan to adaptively reuse the building as discussed in the presentation, opening each façade door to 16' and deny the demolition. Second by Dave Redshaw. On the motion presented the board voted 6-0.

4. 41 Columbia Avenue – A request by Anguedita Rodriguez for a Certificate of Appropriateness to replace the front window. *(Tabled from July 3 meeting)*

No action taken. Applicant was not present.

5. 41 West Philadelphia Street – A request by Josh Hankey for a Certificate of Appropriateness to demolish the garage.

On a motion by Mark Shermeyer, second by Dave Redshaw, the board voted 6-0 to approve the demolition of the garage due to severe deterioration and health and safety issues.

6. 356 West King Street – A request by Frank Rodgers for a Certificate of Appropriateness to wrap the fascia and soffit in aluminum and repair the dormer.

Points of Discussion

- The application was presented by Frank Rodgers. He explained that the dormer was damaged in a storm and the vinyl was ripped off the front. He indicated he wanted to replace the missing vinyl piece to match what is still on the other side but if can't match exactly, to replace both pieces.
- He also explained that he wanted to cover the soffit and fascia just like the neighbors did with vinyl and aluminum.
- The board discussed neighboring buildings and the age of construction of the building (1986) which is not a historic building.
- Mark Shermeyer stated that it is not a historic building and is modern infill construction/townhouse.

On a motion from Craig Zumbun, second by Mark Shermeyer, the board voted 6-0 to approve the application as presented.

7. 50 Lafayette – A request by Daniel Wilhelm for a Certificate of Appropriateness to replace the wood privacy fence with vinyl on the street side.

Points of Discussion

- The application was presented by Adam Caulfield. He explained that they wanted to replace the deteriorated wood privacy fence with a new vinyl privacy fence in white for security and for the dogs. They are located across from Penn Park.
- Mark Shermeyer stated that replacement of a fence with wood would be acceptable but the proposed vinyl is not appropriate in the district. He explained the difference in the two construction materials.
- The applicant indicates that they have had to deal with graffiti and security issues that's why they proposed the vinyl.
- The group discussed the proposed style of fence. The applicant indicated that wood would be fine, that they need security and like the style presented.

On a motion by Craig Zumbun, second by Matt Argabright, the board voted 6-0 to approve the fence with the stipulation that it be wood, 6' privacy fence with the ell inset toward the house with a non-palisade (flat) top.

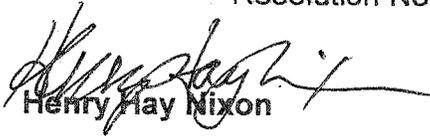
8. 228 West Market Street – A request by Richard Gribble for a Certificate of Appropriateness to replace the storefront.

Points of Discussion

- The application was presented by Richard Gribble of Murphy and Dittenhafer. He explained the proposal to replace the storefront. The c. 1960 building is set in between two turn of the century buildings including the historic Codorus hotel. The Codorus building is to be expanded into the modern building and some accommodations for accessibility need to be done. The new storefront will modify the existing by moving the door up the sidewalk to the east where grade will permit ADA accessibility for the entrance. The storefront will be anodized aluminum and colors found on the Codorus building will be used for the brick.
- Above the existing door is an old sign frame that possibly had lit letters in the past. They propose to rejuvenate the frame and slide it down toward the new door location.

Council of the City of York, PA
Session 2013
Resolution No. 63

INTRODUCED BY:


Henry Hay Nixon

DATE: September 3, 2013

BE IT RESOLVED, by the Council of the City of York, Pennsylvania, that Council hereby appoints **Joseph J. Stein** as a member of the **York City Fire Civil Service Commission** to fill the unexpired term of E. Hayden Mitchell, which term shall expire **November 5, 2015**.

PASSED FINALLY: September 3, 2013

BY THE FOLLOWING VOTE:

YEAS: Helfrich, Nixon, Satterlee, Nelson, Hill-Evans - 5

NAYS: None.


Carol Hill-Evans, President of Council

ATTEST:


Dianna L. Thompson-Mitchell, City Clerk

Joseph J. Stein
1305 Fairlane Dr.
York, PA 17404

EDUCATION:

COLLEGE: Wilkes University, Wilkes-Barre, PA
Bachelor of Science in Environmental Science, January 2004

HIGH SCHOOL: York Catholic High School, York, PA. May, 1999
College Prep Courses.

TECHNICAL SKILLS: Microsoft Word & Excel, OSHA 10 hr. safety and health training, Internet research

EMPLOYMENT: Johnston & Associates, Inc. York, PA Jan. 2005 to Present
Erosion and Sediment Control Plans,
PA. Dept of Environmental Protection and U.S. Army Corps of
Engineers Permitting.
Land Development Plans

ACTIVITIES: Wilkes University Judiciary Committee, 2000-2001
York Catholic H.S. Varsity Boys Basketball Asst. Coach
Frequent Supporter of various fundraisers in the community.

REFERENCES: John Brenner, |
Others available upon request

Council of the City of York, PA
Session 2013
Resolution No. 64

Renee S. Nelson

Introduced by: **Renee S. Nelson**

Date: **September 3, 2013**

WHEREAS, The Department of Economic and Community Development, Bureau of Permits, Planning and Zoning, is requesting a transfer in the 2013 budget to cover expense for other professional services; and

WHEREAS, said transfer exceeds five percent (5%) of the appropriated item within said fund; and

WHEREAS, in accordance with Article 137.02 (b) of the Codified Ordinance of the City of York, such transfer shall require an affirmative vote of at least four members of Council.

NOW, THEREFORE, BE IT RESOLVED, by the Council of the City of York, Pennsylvania that Council hereby approves the transfer in accordance with the following schedule:

Account	Description	Increase	Decrease
10-411-42070-10000	Other Professional Services	\$15,000.00	
10-411-44040-10000	Advertising		\$15,000.00

PASSED FINALLY: **September 3, 2013**

BY THE FOLLOWING VOTE:

YEAS: Helfrich, Nixon, Satterlee, Nelson, Hill-Evans - 5

NAYS: None

Carol Hill-Evans
Carol Hill-Evans
President of Council

Attest:

Dianna L. Thompson-Mitchell
Dianna L. Thompson-Mitchell
City Clerk