



York City Planning Commission Agenda
Monday, April 8, 2024, | 6:00 PM
Council Chambers, City Hall | 101 S George St, York, PA 17401

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

Proposed Redevelopment Overlay – Is with Council. Will sit in committee they wanted to see more on low-income housing and parking.

8.1.1

12-2024-Z-SE-V | 748 Madison Ave.-Waiver signed for extension.

- 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, 748 Madison Ave. in the RS2 zoning district.
- Recommendation to [approve/deny] of a dimensional variance for multi-family (conversion from a different use) found in section 1304.01-1.02.002, to include conversion of a single-family home into 2 units for the property 748 Madison Ave. in the RS2 zoning district.
- Recommend to [approve/deny] a variance to waive the special exception provision that the property must have been vacant for two years found in section 1311.11(c)(1) for the property located at 748 Madison Ave. in the RS2 zoning district.
- Recommend to [approve/deny] of a special exception to allow multi-family use, as defined in section 1304.01-1.02.002, 748 Madison Ave. in the RS2 zoning district.

14-2024-Z-V | 161 W. Jackson St.

- Recommend to [approve/deny] a variance to allow a perfume store, as defined in section 1304.1.4.07.001, at 161 W. Jackson St. in the MUI2 zoning district.

15-2024-Z-V | 560 Atlantic Ave.

- Recommend to [approve/deny] a variance that there be 4 off-street parking spaces, as defined in section 1304.02-7.17. b5, at 560 Atlantic Ave. in the RS2 zoning district.
- Recommend to [approve/deny] a variance to allow a rooming house, as defined in section 1304.02-7.17, at 560 Atlantic Ave. in the RS2 zoning district.

16-2024-Z-V | 600 W. Market St.

- Recommend to [approve/deny] a variance to the neighborhood grocery store that the Retail area or area designated for public use shall be limited to 1,000 square feet, as defined in section 1304.01-4.09 (5), 600 W. Market St. in the UN1 zoning district.

17-2024-Z-SE-V | 502 W. King 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 502 W. King St. in the UN2 zoning district.
- Recommend to [approve/deny] a variance to waive the special exception provision that the property must have been vacant for two years found in section 1311.11(c)(1) for the property located, at 502 W. King St. in the UN2 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 502 W. King St. in the UN2 zoning district.
- Recommend to [approve/deny] of a special exception to allow multi-family use, as defined in section 1304.01-1.02.002, at 502 W. King St. in the UN2 zoning district.

18-2024-Z-SE-V | 879 E. Market St.

- Recommendation to [approve/deny] of a dimensional variance for multi-family (conversion from a different use) found in section 1304.01-1.02.002, to include conversion of a commercial unit into a studio apartment for a total of 4 units for the property 879 E. Market St. in the UN1 zoning district.

Blight

144 E. Philadelphia St.
421-423 W. Hope Ave.
312 W. Jackson St.

312 S. Penn St.
343 S. Sherman St.
590 Salem Ave.
455 S. George St.
137 Edgar St.

Adjournment