



York Historical Architectural Review Board Meeting Minutes

August 28, 2025, | 101 S George St, York PA 17401

MEMBERS PRESENT	MEMBERS ABSENT	STAFF PRESENT
Dennis Kunkle, Chair Blake Gifford Craig Zumbrun, Vice Chair Mark Skehan Mark Shermeyer	Lauren McLane-Gross Sarah O'Brien	Nancy Griffin
AGENDA ITEM	DISCUSSION	ACTION/RESULT
Welcome and call to order.		Mr. Kunkle called the meeting to order at 5:58 PM.
Changes to the agenda		No Changes.
Minutes of previous meeting		Mr. Shermeyer made a motion to approve Mr. Gifford 2nd. CORRECTION Mr. Skehan stated the 2x4 rails be struck from 211 S. Beaver St. board stated a stock historically accurate rail cap with 1 ¼ Ballester is acceptable. Unanimous.

Cases

The following case was considered as described below.

Case #1 – 113 S. Pine St.

ENCAPSULATE BUILDINGS WITH WHITE ALUMINUM SIDING AS OPPOSED TO EXTERIOR PAINTING.

Discussion:

Michael Showers deputy director/solicitor of Housing Authority. Wants to paint and wrap with aluminum as the attached building already has. Feels that they should be consistent and match with all 3 units. Mr., Shermeyer stated he is confident that the building 117 S. Pine St. Never got approved by HARB. No long-term durability will hinder. Mr. Shermeyer reiterated that it has no long-term durability. Mr. Showers stated he will not go against HARB and will just paint. Mr. Gifford got clarity from Mr. Showers that it was just the window sills and not wrapping entire building.

Action:

Mr. Skehan made a motion, to accept the application with board's recommendation for painting and no wrapping. Mr. Gifford 2nd Unanimous.

Case #2 – 272 W. Market ST.

REPLACEMENT OF 9 WINDOWS LOCATED IN THE BACK OF THE BUILDING. SOME ARE LOCATED IN THE AREA OF A FIRE ESCAPE PORCH. ALSO REPLACING THE WOOD PORCH DECKING AND RAILS WITH VINYL/COMPOSITE DECK. WOOD SOFFIT UNDER FIRE ESCAPE PORCH WILL BE REMOVED AND REPLACED WITH VINYL SOFFIT. SCRAPING, CLEANING AND PAINTING WOOD SIDING.

Discussion:

Kevin with SERVPRO spoke on this address. The property failed a lead test and UPMC stated that lead paint throughout outside. Replacing windows and painting. Did update to Anderson A series. 6 windows on 272 and 3 on 270 towards the back. Jigsaw spindles also tested positive for lead paint. Mr. Shermeyer has no problem with composite decking or railings. It would be nice to maintain spindle railings. Mr. Kunkle stated the wood rails would cost \$50 a piece. Was remediating wood an option? Servpro has not investigated that. Mr. Zumbrun asked about visibility. Mr. Gifford said it is visible from Market St. Mr. Shermeyer asked about looking at cleaning and coming back to the board. Mr. Kunkle asked if they could assume they were original. Make some out of wood and some out of Trex. Kevin stated they could also do a metal railing to match fire escape. Balcony and upper balcony have been modified.

Action:

Mr. Zumbrun made a motion; to accept the application to include severely damaged material with a Trex material and if that cannot be done t railing system be profiled off the shelf rail caps baluster with 1 ¼ rails trusting the applicant to do this with soffit being replaced with something other than vinyl preferably vented material composite beadboard, windows Anderson A Series ok, Mr. Shermeyer 2nd Unanimous.

Case #3 – 38 N. Broad St.

BUILDING A 26.7X24 FT. POLE BARN ON THE EXISTING 23X24 FT GRAVEL LOT BEHIND 38 N. BROAD ST. THIS INVOLVES CLEARING AND LEVELING THE GROUND, THEN POURING AN CONCRETE PAD. ADD TRUSSES, SHEATHING, RUBBER ROOFING, AND METAL SIDING. FRAME OPENINGS FOR A DOOR, WINDOW, AND GARAGE DOOR, AQND INSTALL ELECTRICAL WIRING.

Discussion:

Applicant proposing a garage pole barn. Removing existing shed.

Action:

Mr. Shermeyer made a motion to approve application as submitted with an option of a double-sided gable roof rather than single slope shed roof, Mr. Shehan 2nd. Unanimous.

Council member Ms. Johnescu discussed council manager run city with board. Staff members changes. Discussed past mayors. Staff reviews for HARB. Spoke about seeing all projects through completion.

New Business

Discussion on HARB brochure – Mr. Gifford plan for simplicity. Mr. Gifford will do mock up and send to Downtown Inc.

Check on Haitian Cerole speaking person

Check on date for Trunk or Treat

Adjournment

Mr. Kunkle adjourned the meeting at approximately 6:59 PM.

The next meeting 9-11-25

Minutes recorded by Nancy Griffin.