

ZONING / CODES COUNCIL REPORT

9-11-2018 thru 10-5-2018



A. BUILDING/ZONING PERMITS:

1. 111 S Grant – Renovations
2. 28 E Ferdinand – Shed
3. 45 N Main – Renovation
4. 187 N Hazel – Electrical
5. 190 N Laurel – Shed
6. 438 Orchard Ln – Renovations
7. 624 W High – Electrical
8. 265 S Cherry – Electrical
9. 711 W High – Shed
10. 45 N Main – Commercial Hood

B. STREET CUT PERMITS:

1. East Stiegel Street – Emergency Repair Gas Service SC15-2018
2. 344 South Charlotte Street – Emergency Repair Gas Service SC16-2018
3. 31 West Ferdinand Street – Install New Gas Service SC17-2018
4. 35 West Ferdinand Street – Install New Gas Service SC18-2018
5. 162 South Grant Street – Install New Gas Service SC19-2018

C. DUMPSTER PERMITS:

1. 305 Parkview Drive – Driveway \$40.00
2. 306 Lakeview Drive – Driveway \$40.00
3. 220 West High Street – Driveway \$40.00

D. CURB/SIDEWALK PERMITS (INSPECTIONS): None

E. PROPERTY SALES FINAL CERTIFICATIONS:

1. 3 West Stiegel Street (3 Units) – Residential & Rental
2. 57 North Main Street – Residential
3. 218 North Charlotte Street – Residential
4. 58 North Fulton Street – Residential
5. 250 West Ferdinand Street – Residential
6. 32 West Ferdinand Street – Residential
7. 324 West High Street – Residential
8. 202 West High Street – Residential
9. 115 Stauffer Lane – Rental
10. 223 North Pitt Street – Residential
11. 631 Lorraine Avenue – Residential
12. 24 East Ferdinand Street - Rental

F. RESIDENTIAL RENTAL PROPERTY INSPECTION PERMITS ISSUED:

1. 35 E Gramby
2. 126 N Grant
3. 64 S Charlotte 2nd Floor
4. 216 W Colebrook
5. 64 S Charlotte 1st Floor

G. OUTSTANDING NOTICES:

Rental Inspection – Inspection Rental reinspection – Reinspect Rental License – RL
Grass & Weeds – G&W Trim Tree, Bush - Trim Right of Way – ROW

1. 81 S Hazel – G&W
2. 43 S Hazel – G&W
3. 39 S Hazel – G&W
4. 216 E High – G&W
5. 202 Mill – G&W
6. 129 Mill – G&W
7. 133 Mill – G&W

8. 24 E Stiegel – G&W
9. 30 W Stiegel – G&W
10. 199 W Stiegel – G&W
11. 230 W Stiegel – G&W
12. 242-244 W Stiegel – G&W
13. 111 RR – G&W
14. 135 S Charlotte – G&W
15. 169 S Charlotte – G&W
16. 22 S Pitt – G&W
17. 40 S Fulton – G&W
18. 316 Dover – G&W
19. 223 W High – G&W
20. 213 W High – G&W
21. 227 W High – G&W
22. 151 S Grant – G&W
23. 25 S Grant G&W
24. 78 S Grant – G&W
25. 217 W Ferdinand – G&W
26. 127 W Ferdinand – G&W
27. 178 S Charlotte – G&W/Vehicle
28. 22 S Fulton – G&W
29. 24 S Fulton – G&W
30. 65 S Penn – G&W
31. 67 S Penn – G&W
32. 39 S Grant – G&W
33. 26 W Gramby – Shed roof
34. 165 N Main – Sidewalk hazard
35. 159 N Main – Sidewalk hazard
36. 60 N Wolf – Branches
37. 420 W High – Accessory structure
38. 265 S Charlotte – Paint
39. 28 W Stiegel – 2 Units – Reinspect

40.76 S Grant – Inspection
41. 120 S Hazel – Paving
42.44 S Hazel – Paving
43.48-50 S Hazel – Paving
44.49 S Hazel – Paving
45.172 S Main – Exterior
46.323 S Cherry – G&W
47.316 S Charlotte – Bees
48.10 Frederick – Trim
49.8 Frederick – Trim
50.107 RR – Paint
51. 171-173 S Main – Chimney
52.54 S Main – Parking spaces
53.21 RR – Reinspection
54.123 Mill – Inspection
55.211 S Charlotte – Reinspection
56.177 S Charlotte – Paint/Gutter
57.15 N Penn – Paint
58.48 E Gramby – Inspection
59.34 W Ferdinand - 2 Units- Inspection
60.44 S Main – Reinspection
61. 135 Oak – Fence
62.145 N Penn – Yard Waste
63.122 S Grant – Rubbish – G&W
64.59 S Charlotte – 14 Units – Reinspect
65.36 W Ferdinand – Paint
66.120 S Main – Quick Ticket Fine
67.68 N Hazel – Quick Ticket Fine
68.4 S Charlotte – Reinspection
69.156 S Grant – Reinspection
70.133 N Main – Reinspection
71. 314 S Charlotte – Ext Maintenance

- 72. 136 S Charlotte Unit B – Inspection
- 73. 139 S Main Units A & B – Inspection
- 74. 141 S Main Units 1 & 2 – Inspection
- 75. 143 S Main – Inspection
- 76. 145 S Main Units A & B – Inspection
- 77. 147 S Main Units – Inspection
- 78. 147 S Main Unit A – Inspection
- 79. 18 Frederick Circle – Inspection
- 80. 71 S Charlotte – Fence & Paint
- 81. 26 N Grant – Ext Maintenance
- 82. 72 N Main – Inspection
- 83. 28 E Gramby – Inspection
- 84. 305 S Charlotte – Inspection
- 85. 9 W Ferdinand – Inspection
- 86. 11 W Ferdinand – Inspection
- 87. 318 S Charlotte – Inspection
- 88. 251 S Charlotte – Inspection
- 89. 330 S Charlotte – Inspection
- 90. 265 S Charlotte Rear – Inspection
- 91. 51 N Wolf – Inspection
- 92. 81 S Hazel 2nd Floor – Inspection
- 93. 70 S Charlotte – Inspection
- 94. 72 S Charlotte – Inspection
- 95. 127 N Main – Inspection
- 96. 31 S Main 20 Units – Inspection
- 97. 28 S Wolf – Inspection
- 98. 30 S Wolf – Inspection
- 99. 32 S Wolf – Inspection
- 100. 34 S Wolf – Inspection
- 101. 36 S Wolf – Inspection
- 102. 56 S Charlotte – Inspection
- 103. 56 ½ S Charlotte – Inspection

104. 78 S Grant – Inspection
105. 221 N Pitt – Inspection
106. 135 E Ferdinand Units A, B, C – Inspection
107. 3 W Stiegel Rear & 2nd Floor – Inspect
108. 44 S Hazel – Inspection
109. 201 S Main Units 1, 2, 3, 4 – Inspection
110. 115 Stauffer – Inspection
111. 71 S Charlotte – Inspection
112. 130 S Charlotte Units A & B - Inspection
113. 148 S Main – Inspection
114. 58 S Main Suite 201, 202, 203, 301, 302 – Inspection
115. 14 W Stiegel Units 1 & 2 – Inspection
116. 16 W Stiegel Units 1 & 2 – Inspection
117. 48 S Hazel Units A & B – Inspection
118. 50 S Hazel – Units A & B – Inspection
119. 156 S Charlotte Units A & B – Inspection
120. 178 S Charlotte – Reinspect
121. 4 S Charlotte – Inspection
122. 44 S Main – reinspect
123. 126 N Grant – Inspection
124. 143 S Charlotte – Inspection
125. 155 S Charlotte Units A, B, C – Inspection
126. 157 S Charlotte Units A, B, C – Inspection
127. 10 N Charlotte Unit A & B – Inspection
128. 123 ½ S Charlotte
129. 248 S Charlotte – Inspection
130. 1 S Charlotte Reinspection
131. 61 N Main – Inspection
132. 63 N Main – Reinspection
133. 54 S Charlotte – Inspection
134. 81 S Hazel 1st Floor- Inspection
135. 334 S Charlotte – Paint & Roof

136. 216 W High – Ext Maintenance
137. 70 S Charlotte – Reinspection
138. 232 E Ferdinand – Ext Maintenance
139. 75 N Charlotte - Barn
140. 505 W High – Renting rooms
141. 315 S Cherry – Reinspection
142. 66 N Main – Reinspection
143. 10 S Charlotte – Reinspection
144. 301 S Cherry – Reinspection
145. 178 S Charlotte – Reinspection

J. LETTERS SENT & IN COMPLIANCE:

1. 124 W High – Non-conforming business
2. 144 S Main A&B – Inspection
3. 60 N Wolf – G&W
4. 322 Lakeview – Rubbish
5. 235 E Ferdinand – Vehicle & G&W
6. 113 Mill – Paint
7. 67 S Hazel – Paving
8. 65 S Hazel – Paving
9. 55 S Hazel – Paving
10. 57 S Hazel – Paving
11. 17 W Ferdinand – Ext Maintenance
12. 116 S Main – G&W - Quick Ticket Fine
13. 2 E Stiegel – Lead Paint Remediated
14. 319 Saylor – G&W
15. 244 W Chestnut – G&W – Quick Ticket Fine
16. 200 N Hazel – G&W – Quick Ticket Fine
17. 318 S Charlotte – G&W – Quick Ticket Fine
18. 318 S Charlotte – Rubbish – Quick Ticket Fine
19. 28 N Hazel – G&W
20. 39 E Gramby – Vehicle
21. 587 W High – G&W

- 22. 4 W Colebrook – Trim
- 23. 508 Rambler G&W
- 24. 57 N Hart Rubbish
- 25. 72 Miller Dr – G&W
- 26. 419 W Ferdinand – Gutter
- 27. 212 Magnolia – G&W
- 28. 258 S Charlotte – Paint
- 29. 302 S Charlotte – Vehicles
- 30. 250 S Charlotte – Change of Use
- 31. 144 S Main – G&W
- 32. 316 Dover - G&W
- 33. 181 S Main - UGI Utility
- 34. 31 S Grant – G&W – Quick Ticket Fine
- 35. 34 W Ferdinand Inspection
- 36. 44 Crescent Drive – G&W Invoice
- 37. 133 N Main – Reinspect
- 38. 81 S Hazel – Change of Use
- 39. 196 N Laurel – Change of use
- 40. 156 S Grant – Unit B – Inspection
- 41. 221 Rapho – G&W
- 42. 216 W High – Gas leak

K. QUICK TICKET: None

L. ZONING HEARING: Scheduled for November 5th @ 7:00:

1. **#1) ZH 05-2018:** Thomas Brown, 1967 Park Plaza, Lancaster, PA 17601, regarding 250 S Charlotte Street, Manheim, PA ,17545, is requesting a Special Exception in accordance with Section 220-7 “Uses not provided for”. The property is a newly renovated single family attached home located in the R-4 Residential Zone; Tax Parcel ID 4001777500000.

2. #2) ZH 06-2018: Owner(s) Lucy Pieklo/Adel Mahmoud, 81 S Hazel St 2nd Floor, Manheim, Pa 17545 regarding 81 s Hazel Street 1st Floor, Manheim, PA ,17545, is requesting a Special Exception in accordance with Section 220-7 “Uses not provided for” to use as an Owner-occupied Air BnB. The property is an existing two Unit residential home occupied by the Owner on the second floor with an existing apartment on the first floor. The property is located in the R-2 Residential Zone as an “existing non-conforming use”; Tax Parcel ID 4002280200000.

3. #3) ZH 06-2018: Owner(s) Ben & Kami Deppen, 67 S Grant St, Manheim, Pa 17545 regarding 2 N Charlotte St, Manheim, PA ,17545, are requesting a Special Exception in accordance with Section 220-60 “Conversion Apartments” and a Variance for Section 220-33 “Off street parking requirements”. This historic building is under renovation and is currently being utilized as a business; “Big Dreams Creative Arts Studio”. The intent is to divide the space on the first floor according to building code regulations into a commercial and a residential space to afford the opportunity for the property owner to reside there. The property is located in the R-3 Residential Zone; Tax Parcel ID 4005518700000.

M. HISTORIC COMMISSION: Next meeting scheduled November 12, 2018

N. CITATIONS:

On-Going Citations:

1. 48-50-54 S Main - Benjamin Lescavage- Paint – Guilty – Has appealed to the County; scheduled for October 18 @ 4:00 pm
2. 36 Market Sq – Jon Ralston III - Paint – Continued until October 22, 2018 @ 9:15
3. 244 W Chestnut – James Funk & Nicole Rhoads – Junk in Yard – submitted May 30, 2018 - no plea to date
4. 156 S Main Apt A – Ben Lescavage – Failure to get a rental permit from 2017 - Continued until December 11, 2018
5. 31 N Wolf – Robert Stauffer – Vehicle 8/27/18 - scheduled November 28 at @ 2:30 pm

New Citations:

1. 68 N Hazel – Nathan Lindsey – Fence- submitted 10-3-2018
2. 182 N Main – Tracy Oster – Paint – submitted 10-3-2018

3. 16 E High – Teilhabern Hochplachen LP – Exterior maintenance - submitted 10-3-2018
4. 330 S Charlotte – MCH Investments LLC – Rental – submitted 10-3-2018
5. 40 N Main – Richard Eyman – Failure to pay Quick Ticket – submitted 10-3-2018

O. Other:

- Revised all forms to accommodate the new rental ordinance; annual permitting & inspections
- Working on revisions for the sign ordinance



Happy Halloween !