

Manheim Borough
15 E High St
Manheim PA 17545
Phone: (717)665-2461
Fax: (717)665-7324

Aug 5
thru
SEPT 9, 2022

Violations Report

Violation Report Results

	Notice Number	Status	Inspector	Issue Date	Issued To	House No	Address	Violation
1	V-220565	OPEN	D.Czeiner	08/08/2022	Steven Stoltzfus	139	S Main St	Annual Rental Occupancy Permit
2	V-220566	OPEN	D.Czeiner	08/08/2022	Theresa Myers Or Occupant	38	S Penn St	ACCESSORY STRUCTURES
3	V-220567	CLOSED	D.Czeiner	08/17/2022	Mch Investments Llc - Craig Hasson	78	S Grant St	QUICK TICKET - HIGH G&W
4	V-220568	CLOSED	D.Czeiner	08/17/2022	R & P Miller C/o Philip Miller	151	N Charlotte St	STREET LEGAL VEHICLES
5	V-220569	CLOSED	D.Czeiner	08/17/2022	John P & Kelly A Erb	69	N Charlotte St	QUICK TICKET - HIGH G&W
6	V-220570	CLOSED	D.Czeiner	08/17/2022	Comfort Home Rentals Llc, - John Lapp	73	N Charlotte St	QUICK TICKET - HIGH G&W
7	V-220571	OPEN	D.Czeiner	08/17/2022	Good Deborah A	50	S Grant St	ACT 45 PERMIT REQ (RESIDENTIAL)
8	V-220571	OPEN	D.Czeiner	08/17/2022	Good Deborah A	50	S Grant St	Work without a Permit
9	V-220571	OPEN	D.Czeiner	08/17/2022	Good Deborah A	50	S Grant St	Zoning Permit Required
10	V-220572	CLOSED	D.Czeiner	08/17/2022	Matthew J Fahnestock	71	N Main St	QUICK TICKET - HIGH G&W
11	V-220573	CLOSED	D.Czeiner	08/17/2022	Matthew J Fahnestock	71	N Main St	QUICK TICKET - OUTDOOR STORAGE
12	V-220574	CLOSED	D.Czeiner	08/17/2022	Matthew J Fahnestock	71	N Main St	HAZARDOUS VEHICLES
13	V-220574	CLOSED	D.Czeiner	08/17/2022	Matthew J Fahnestock	71	N Main St	STREET LEGAL VEHICLES
14	V-220575	OPEN	D.Czeiner	08/22/2022	Schreiber John W Jr & Veronica	419	W Ferdinand St	QUICK TICKET - HIGH G&W
15	V-220576	OPEN	D.Czeiner	08/24/2022	Kyler West	44	W Stiegel St	QUICK TICKET - HIGH G&W
16	V-220577	CLOSED	D.Czeiner	08/24/2022	Robert A Dissinger	16	W Stiegel St	Clearance of Trees
17	V-220578	OPEN	D.Czeiner	08/24/2022	Mena Rezk	224	Magnolia St	QUICK TICKET - OUTDOOR STORAGE
18	V-220579	CLOSED	D.Czeiner	08/24/2022	Loercher Jonathan E	210	W High St	QUICK TICKET - HIGH G&W
19	V-220580	OPEN	D.Czeiner	08/24/2022	Eyman Richard E	40	N Main St	QUICK TICKET - HIGH G&W
20	V-220581	OPEN	D.Czeiner	08/26/2022	King Jonathan K	171	S Main St	QUICK TICKET - OUTDOOR STORAGE
21	V-220582	CLOSED	D.Czeiner	08/30/2022	Nolvia L Aguilar	301	S Charlotte St	Quick Ticket Final Notice Failure to Pay
22	V-220583	OPEN	D.Czeiner	08/30/2022	Manheim Masonic Lodge 587 Asso	30	S Linden St	Quick Ticket Final Notice Failure to Pay
23	V-220584	OPEN	D.Czeiner	08/30/2022	Zeiset Homes & Reno, Llc	75	S Pitt St	Quick Ticket Final Notice Failure to Pay
24	V-220585	OPEN	D.Czeiner	09/01/2022	N Sherman Rev. Liv. Trust	308	West End Ave	3 YEAR INSPECTIONS
25	V-220585	OPEN	D.Czeiner	09/01/2022	N Sherman Rev. Liv. Trust	308	West End Ave	Annual Rental Occupancy Permit

Violation Report Results

	Notice Number	Status	Inspector	Issue Date	Issued To	House No	Address	Violation
26	V-220586	OPEN	D.Czeiner	09/01/2022	214,216 W High St Property Lp	214	W High St	QUICK TICKET - HIGH G&W
27	V-220587	OPEN	D.Czeiner	09/01/2022	Malinda Heisey	67	S Penn St	QUICK TICKET - HIGH G&W
28	V-220588	OPEN	D.Czeiner	09/01/2022	Jennifer Morrison	132	W High St	QUICK TICKET - HIGH G&W
29	V-220589	CLOSED	D.Czeiner	09/01/2022	Burrichter Allan F	147	E High St	Quick Ticket Final Notice Failure to Pay
30	V-220590	OPEN	D.Czeiner	09/01/2022	Marin Llc (matt & Erin Hershey)	133	E High St	Quick Ticket Final Notice Failure to Pay
31	V-220591	OPEN	D.Czeiner	09/01/2022	123 E High St. Properties Lp	123	E High St	Quick Ticket Final Notice Failure to Pay
32	V-220592	OPEN	D.Czeiner	09/01/2022	Schmid Karen L	16	N Charlotte St	Quick Ticket Final Notice Failure to Pay
33	V-220593	OPEN	D.Czeiner	09/01/2022	Schmid Karen L	16	N Charlotte St	QUICK TICKET - HIGH G&W
34	V-220594	OPEN	D.Czeiner	09/01/2022	Elizabeth Berkheimer	39	S Penn St	QUICK TICKET - HIGH G&W
35	V-220595	OPEN	D.Czeiner	09/01/2022	Melvin Stoltzfus	201	S Main St	Quick Ticket Final Notice Failure to Pay
36	V-220596	OPEN	D.Czeiner	09/01/2022	Jesse W & Kim M Hill	128	S Main St	INTERIOR SURFACES
37	V-220597	OPEN	D.Czeiner	09/07/2022	Gregory J Shelley	127	S Oak St	QUICK TICKET - OUTDOOR STORAGE
38	V-220598	OPEN	D.Czeiner	09/07/2022	Stephen & Jody M Sipe	178	S Grant St	ACT 45 PERMIT REQ (RESIDENTIAL)
39	V-220598	OPEN	D.Czeiner	09/07/2022	Stephen & Jody M Sipe	178	S Grant St	Work without a Permit

Inspectors Report Listing

08/05/2022 to 09/09/2022

Total Inspected: 18

Monday - 08/08/2022

D.Czeiner	Rental	5356	WELLWOOD PROPERTIES LLC	211 S CHARLOTTE ST	A-1st FI
D.Czeiner	Rental	5356	WELLWOOD PROPERTIES LLC	211 S CHARLOTTE ST	C-2nd fl south
D.Czeiner	Rental	5356	WELLWOOD PROPERTIES LLC	211 S CHARLOTTE ST	B-2nd fl north
D.Czeiner	Rental	5356	WELLWOOD PROPERTIES LLC	211 S CHARLOTTE ST	A-1st FI

Tuesday - 08/09/2022

D.Czeiner	Rental	5927	Nathan Miller	21 NEW CHARLOTTE ST	SFD
D.Czeiner	Rental	5536	Matheiu & Heather Gascon	21 RAILROAD AVE	SFD

Wednesday - 08/10/2022

D.Czeiner	Rental	5736	Michael and Kristin Marone	131 E HIGH ST	Unit A1
D.Czeiner	Rental	5736	Michael and Kristin Marone	131 E HIGH ST	Unit B2

Thursday - 08/11/2022

D.Czeiner	Rental	6015	Sarah & Ryan Goss	28 N HAZEL ST	Unit 1
-----------	--------	------	-------------------	---------------	--------

Wednesday - 08/17/2022

D.Czeiner	Rental	6017	SHAWN E STONER	148 S PITT ST	SFD
-----------	--------	------	----------------	---------------	-----

Wednesday - 08/31/2022

D.Czeiner	Rental	5755	STEVE BUTZER JR.	528 W HIGH ST	Unit 2
D.Czeiner	Rental	6021	Crist Bross	64 N MAIN ST	Unit 1

Thursday - 09/01/2022

D.Czeiner	Rental	5623	101 S Charlotte Street Associates LP - Zuri Idoeta	101 S CHARLOTTE ST	Unit 1
D.Czeiner	Rental	5623	101 S Charlotte Street Associates LP - Zuri Idoeta	101 S CHARLOTTE ST	Unit 2
D.Czeiner	Rental	5623	101 S Charlotte Street Associates LP - Zuri Idoeta	101 S CHARLOTTE ST	Unit 3
D.Czeiner	Rental	5623	101 S Charlotte Street Associates LP - Zuri Idoeta	101 S CHARLOTTE ST	Unit 4
D.Czeiner	Rental	5623	101 S Charlotte Street Associates LP - Zuri Idoeta	101 S CHARLOTTE ST	Unit 5
D.Czeiner	Rental	5623	101 S Charlotte Street Associates LP - Zuri Idoeta	101 S CHARLOTTE ST	Unit 6

Manheim Borough ZONING HEARING AGENDA

Meeting of September 12, 2022 at 7:00 pm



- I. Call to Order
- II. Pledge of Allegiance
- III. Members & Staff

Bernard Shimko – Chairman James Williams – Vice Chair Dale Peters - Secretary
Catherine Prozzillo - Member Shawn Hayduk - Member Attorney Joe Kenneff
Michelle Parke – Court Reporter Donna Czeiner - Zoning Officer

- IV. Read/Waive the Review of Procedures; request(s) to be heard:

ZH 3-2022 Regarding 114 S Grant Street; Property Owner Mary Lane, 1209 Town Sq, Manheim, PA is appealing the Zoning Officers decision based on the Zoning Ordinance requirement referencing s/s 220-117 A to submit a zoning application for a change of use. The property is located in the R3 Zone, Tax parcel 4008776100000. APPLICANT REQUESTED A CONTINUANCE

ZH 5-2022 Regarding 325 W Ferdinand St; Property Owner Joel Harnly, 325 W Ferdinand St, Manheim, PA is requesting a Variance approval for relief from s/s 220-26 B Front yard Set-back requirements. Due to the property being located on a corner the Ordinance requires that buildings on the property meet setbacks for two front yards limiting space for any building addition to just one side and the rear of the structure as well as use of the allowable impervious coverage. The property is located in the R2 Zone, Tax parcel 4002050400000.

- V. Public Comments:
- VI. Other Business: None
- VII. Adjourn @ _____ The next proposed meeting is scheduled for October 3, 2022 @ 7 pm

PERMITS

COST OF PROJECT ZONING

DATE	PROJECT	PERMITS	ZONING	DESCRIPTION
8/4/2022	99-2022 322 W High	\$ 5,000.00	\$ 50.00	Replace fence with 6' wood privacy fence on east side of p
8/8/2022	100-2022 170 N Hart	\$ 31,360.00	\$ -	Install roof mounted solar panels
8/8/2022	101-2022 68 N Penn	\$ 22,410.00	\$ 239.41	Remove existing deck-rebuild deck and add addition
8/8/2022	102-2022 40 Crescent	\$ 14,170.00	\$ -	Replace front exterior stoop and stairs
8/8/2022	103-2022 Hershey Dr	\$ N/A	\$ 75.00	Replace sidewalk for gas installation
8/9/2022	104-2022 101 S Penn	\$ 2,456.00	\$ 100.00	New 24"x36" sign
8/9/2022	105-2022 103 S Hazel	\$ 8,200.00	\$ 50.00	New 10x14 shed
8/15/2022	106-2022 408 Orchard Ln	\$ 52,507.00	\$ 50.00	Renovate basement/garage to habitable space-kitchen & bathroom
8/16/2022	107-2022 2 Warner Sq	\$ 48,633.00	\$ -	replace 44 windows
8/17/2022	108-2022 119 N Penn	\$ 21,460.00	\$ -	Renovate basement & add a roof over an existing patio
8/19/2022	109-2022 55 N Main	\$ 1,770.00	\$ 50.00	New 10x10 Deck on northside of building
8/22/2022	110-2022 117 Frederick	\$ 35,000.00	\$ -	Renovate 2nd floor add dormers
8/23/2022	111-2022 134 Rapho	\$ 9,108.00	\$ -	Upgrade electric panel to 200 amp; no fee pays Andy who inspect.
8/23/2022	112-2022 143 N Charlotte	\$ 5,789.00	\$ 50.00	New 6' wood privacy fence at the rear of property
8/23/2022	113-2022 108 S Charlotte	\$ N/A	\$ 75.00	Replace 51 feet of curb & 9 feet of sidewalk
8/24/2022	114-2022 245 S Cherry	\$ 250.00	\$ 50.00	New 8x10 shed; 6' wood privacy fence in rear yard
8/24/2022	115-2022 41 Miller Dr	\$ 2,772.00	\$ 50.00	New 8x12 shed in rear yard
8/24/2022	116-2022 216 Hershey Dr	\$ N/A	\$ -	Yard sale August 27, 2022
8/25/2022	117-2022 27 E Ferdinand	\$ N/A	\$ 75.00	Replacing about 8" public sidewalk
8/26/2022	118-2022 1 N Main	\$ N/A	\$ 75.00	Replace telephone pole corner of Warner Sq & N Main
8/26/2022	119-2022 50 N Main	\$ N/A	\$ 75.00	Replace telephone pole in front of 50 N Main
8/30/2022	120-2022 83 S Main	\$ N/A	\$ 75.00	Replace 3x10' sidewalk along E Ferdinand
8/30/2022	121-2022 46 N Hazel	\$ 6,430.00	\$ 50.00	Fence
8/30/2022	122-2022 135 S Charlotte	\$ N/A	\$ 75.00	Replacing 6' curb and sidewalk
8/30/2022	123-2022 212 North Point	\$ 9,665.00	\$ 50.00	New 12x16' shed in rear yard
8/31/2022	124-2022 29 N Laurel	\$ 1,200.00	\$ -	Install min-split system
9/8/2021	125-2022 107 Frederick St	\$ 6,000.00	\$ 50.00	Replace structural members, add electric, heat, insulation from unhabitable to habitable space.
9/9/2022	126-2022 39 N Penn	\$ 800.00	\$ 50.00	New 6' wood privacy fence w/ 2 gates in rear yard

\$ 6,196,633.39 \$ 6916.39

CITATIONS 2022



RED designates the changes from last report

Continued From 2020- 2021 –

- 311 S Charlotte – Michelle Thompson
Cited 11/5/2020 – Failure to pay Quick Ticket \$75 fine
No plea to date Case Status: Inactive - Certified summons accepted 12/10/2020
- 311 S Charlotte – Michelle Thompson
Cited 11/5/2020 – Failure to pay Quick Ticket \$150 fine
No plea to date Case Status: Inactive Certified summons accepted 12/10/2020
- 214 Eby - Stephanie Marie Brown
Cited 8-2-2021 – Failure to remove uninspected vehicle from backyard
No plea to date; Case Status – Inactive, awaiting plea Inactive still awaiting plea (5-12-2022)
- 311 S Charlotte – Michelle Thompson
Cited 9-21-2021 – Failure to pay Quick Ticket - \$75
No plea to date; Case status – Inactive Certified summons accepted 10-29-2021
- 311 S Charlotte – Michelle Thompson
Cited 9-21-2021 – Failure to pay Quick Ticket - \$150
No plea to date; Case status – Inactive Certified summons accepted 10-29-2021 –
- 29 N Penn – Andrew Trafford Inactive still awaiting plea (5-12-2022)
Cited 10-8-2021 – Failure to pay Quick Ticket - \$75
No plea to date; Case Status – Inactive awaiting plea –
- 18E High – James Gibble
Cited 11-10-2021 – 4 Property Maintenance violations
Plead Not Guilty; hearing was on January 5, 2022. The Judge found Mr. Gibble Guilty however designated a time frame that the work would need to be completed and if it is completed then the Judge will waive the fine except for the court costs. A permit was issued 3-3-2022 so the requirements to do the repairs are approved to begin. Scheduled hearing on May 16 @ 3 pm
Continued until June 9, 2022 @ 10:30 am Granted 30 days – final extension – In Compliance

Civil Action – 199 W Stiegel scheduled at the DJ for February 18, 2022; Violations of a 1998 Zoning Hearing decision and current Zoning Violations – ongoing for 1+ years. A continuance was requested by the Defendant; the new hearing date is May 3 @ 9am. Working on an agreement for compliance, the DJ continued until July 5, 2022 – continued until 9-29-2022 @ 3pm

Civil Action – 65 S Grant Defendant appealed the DJ decision; hearing at the Lancaster County courthouse scheduled for March 25 @ 9am. Worked out an agreement out of court, civil action was withdrawn.

Civil Action – 114 S Grant - Mary Lane

Failure to return a multifamily property to a single-family home through a change of use zoning permit and physically Scheduled hearing on April 28 @ 9 am, Found in favor of the defendant.

136 S Main – Michael Neill

Cited 3-29-2022 – Failure to paint/protect front porch wood surfaces

No plea to date – plead guilty to citation issued 8-2021 ongoing since 2-2020 Plead guilty

419 W Ferdinand – Michael Schreiber

Cited 3-29-2022 Failure to remove or repair shed

No plea to date – plead guilty to citation issued 11-2021 ongoing since 7-2021 Plead guilty

41 W Ferdinand – Elwakdy Mohamed

Cited 3-29-2022 Failure to replace rotted wood on front porch and paint/protect as needed

No plea to date – ongoing since 7-2021 Plead not guilty hearing scheduled June 9, 2022 @ 10 am Found Guilty Fine \$200 plus court costs

234 E Ferdinand – Jay Shelley

Cited 4-8-2022 Failure to secure a rental inspection certificate & tenants living in unit without an annual occupancy permit

No plea to date – ongoing since 3-2020; Plead Not Guilty – hearing scheduled for June 1, 2022 @ 1:30 Found Guilty - \$300 plus court costs

235 E Ferdinand – Jay Shelley

Cited 4-8-2022 Failure to remove a vehicle with expired inspection

No plea to date - Hearing scheduled for June 1, 2022@ 1:30 Found Guilty - \$300 plus court costs

265 S Charlotte – Mary Smith

Cited 5-11-2022 Failure to replace roof on accessory garage

Plead guilty to citation issued 2021 ongoing since 5-2021

No plea to date

122 N Charlotte – Melvin J. Stoltzfus

Cited 5-11-2022 Failure to secure a rental occupancy permit for 2022 2 units

No plea to date Plead Guilty

135 S Charlotte – Tom-Tom Properties

Cited 5-11-2022 Failure to secure a rental certificate; revoked Occupancy permit

No plea to date; Certified summons accepted 6-29-2022

123 E High – Tom-Tom Properties

Cited 5-11-2022 Failure to secure a rental certificate; revoked Occupancy permit 3 units

No plea to date Certified summons accepted 6-29-2022

113 W Ferdinand – Tom-Tom Properties

Cited 5-11-2022 Failure to secure a rental certificate; revoked Occupancy permit 2 units

No plea to date Certified summons accepted 6-29-2022

232 E Ferdinand – Jay Shelley

Cited 5-17-2022 Failure to secure a rental inspection certificate & tenants living in unit without an annual occupancy permit

No plea to date; plead guilty

156 S Main – Benjamin Lescavage

Cited 2-26-2022 Failure to two tenant vehicles that are not current with inspection removed from property Withdrawn – in compliance

Civil Action – 135 S Oak -Jay Shelly

6 Counts Violations of Zoning Ordinance regulations, current Fire Code and Zoning hearing decision requirements from November 1984. Continued until September 8 @ 9am 2 counts in compliance – no fine; 1 count if completed, no fine; 3 counts found guilty \$1500 fine plus court costs = \$1726.74

28 E Gramby – Gary Hauck

Cited 6-23-2022 Failure to remove uninspected vehicle

No plea to date

16 N Charlotte -Karen Schmid

Cited 7-22-2022 Failure to remove uninspected vehicle

No plea to date

315 S Cherry – Vine International – Sara Beth Brubaker

Cited 7-22-2022 Failure to replace missing windowpanes

No plea to date; Plead guilty

419 W Ferdinand – John Schreiber

Cited 7-22-2022 Failure to repair or remove shed in severe disrepair – This is 3rd time cited

No plea to date; Plead guilty

72 Miller Dr – Joshua Bennett

Cited 8-31-2022 Failure to pay Quick Ticket fee \$75

No plea to date

28 W Stiegel – Jason Landis

Cited 8-31-2022 Failure to secure a rental license & revoked occupancy permit

No plea to date

235 E Ferdinand – Jay Shelley

Failure to secure a rental license & revoked occupancy permit – 2nd time cited

No plea to date

224 Magnolia – Mena Rezk

Failure to secure a rental license & revoked occupancy permit

No plea to date

234 E Ferdinand – Jay Shelley

Failure to secure a rental license & revoked occupancy permit

No plea to date

FYI - I contacted the sheriff's department to get about 12 warrants served from citations written that have gone inactive and the defendant never made a plea. 9-8-22