Planning Commission
App. No. 007-2023 TA

Zoning Text Amendment

York Township

Meeting:	April 5, 2023	
Applicant:	York Township Zoning Commission (ZC)	
Hearing:	TBD	
Amendments:	Section 205.19	Accessory Building/Structure with an area of one hundred forty-four (144) square feet or less.
	Section 702.01	Zoning Certificate Required
Reviewer:	Rob Henwood	
Recommendation:	**APPROVE WITH MODIFICATIONS**	

Proposal: In a letter dated February 4, 2023, Mary Lenarth, York Township Zoning Commission Secretary, requested a review of changes to the York Township Zoning Resolution.

New text is underlined, text to be deleted is shown as ~~strikethrough~~. Staff comments are ***bold and italicized***.

205.19 Accessory Building/Structure - with an area of one-hundred forty-four (144) square feet or less.

Accessory Building/Structure incidental to residential use that are one-hundred forty-four (144) square feet or less in area shall not require a zoning certificate provided such building complies with all building setbacks and height limitations for buildings or structures within the particular district in which they are located.

Staff recommends capitalizing "Zoning Certificate."

702.01 Zoning Certificate Required ~~Before commencing any activity, construction, change the use of, or altering any buildings, or changing the use of any premises, an application shall be made to the Zoning Inspector for a Zoning Certificate,~~ Except as specifically provided in other Sections of this Resolution before commencing any activity, construction, change the use of, or altering any buildings, or changing the use of any premises, an application shall be made to the Zoning Inspector for a Zoning Certificate.

Staff recommends the following revisions: Except as specifically provided in other sections of this Resolution and before commencing any activity/construction, changing the use, altering buildings, or changing the use of the premises, an application for a Zoning Certificate shall be submitted to the Zoning Inspector.

Recommendation: Planning Services staff recommends the Planning Commission **APPROVE WITH MODIFICIATIONS** the proposed amendments to the York Township Zoning Resolution.