

CITY OF YORK PLANNING COMMISSION

April 12, 2022
5:15 O’CLOCK P.M.

PRESENT Ronne, Northrop, Stephens, McDougall, Nickel, Heskett, Runge

ABSENT Hitz, Riley

OTHERS Amanda Ring, Dan Aude, Lisa Hurley, Sue Crawford

Chairperson Stephens presided and advised that the Open Meetings Act is on the east wall of the Council Chambers.

MINUTES

McDougall moved and Nickel seconded that the Minutes of the March 8, 2022 meeting be approved.

Roll Call Vote: Ayes: Ronne, Northrop, Stephens, McDougall, Nickel, Heskett, Runge. Nays: None. Absent & Not Voting: Hitz and Riley. Motion Carried.

REQUESTED ZONING CHANGE – ORDINANCE NO. 2313

Ordinance No. 2313 was presented regarding a zoning change. It would amend the zoning map to remove subject real estate from the A-L Zoning District and designate such real estate to be within the C-3 Zoning District. This would need to be updated for the diesel repair shop.

McDougall moved and Ronne seconded that Ordinance No. 2313 for zoning change be presented for approval to the City Council.

Roll Call Vote: Ayes: Ronne, Northrop, Stephens, McDougall, Nickel, Heskett, Runge. Nays: None. Absent & Not Voting: Hitz and Riley. Motion Carried.

REQUESTED ZONING CHANGE – ORDINANCE NO. 2320

Ordinance No. 2320 was presented regarding a zoning change. It would amend Article III, Section 2 definitions, of the zoning ordinance of the City of York, to add a definition for “Data Center” – defined as: a centralized repository for the storage, management, processing, conversion, and dissemination of data and information which may also house equipment that supports communications network infrastructure without actually being part of the physical network. A data center may house equipment that includes, but is not limited to, computers, servers, data storage devices, and related equipment. A data center may include, but shall not be limited to, accessory uses that include offices for data center staff and accessory structures that include water storage tanks, cooling towers, network systems, fuel storage tanks, guardhouses and security offices, storage, chillers, electrical transformers, and engine generators. Accessory uses shall not include retail sales, telephone call centers, or customer services operations. Typical uses include data processing centers and server or mining farms.

Ronne moved and Nickel seconded that Ordinance No. 2320 for zoning change be presented

for approval to the City Council.

Roll Call Vote: Ayes: Ronne, Northrop, Stephens, McDougall, Nickel, Heskett, Runge.
Nays: None. Absent & Not Voting: Hitz and Riley. Motion Carried.

REQUESTED ZONING CHANGE – ORDINANCE NO. 2321

Ordinance No. 2321 was presented regarding a zoning change. It would amend Article XVIII “I” Industrial District of the zoning code of the City of York, to add “Data Centers” as a permitted use.

Heskett moved and Runge seconded that Ordinance No. 2321 for zoning change be presented for approval to the City Council.

Roll Call Vote: Ayes: Ronne, Northrop, Stephens, McDougall, Nickel, Heskett, Runge.
Nays: None. Absent & Not Voting: Hitz and Riley. Motion Carried.

REQUESTED ZONING CHANGE – ORDINANCE NO. 2322

Ordinance No. 2322 was presented regarding a zoning change. It would amend Article VI “A-L” Agricultural District, Section 3(17) to allow data centers by special use permit.

Runge moved and Nickel seconded that Ordinance No. 2322 for zoning change be presented for approval to the City Council.

Roll Call Vote: Ayes: Ronne, Northrop, Stephens, McDougall, Nickel, Heskett, Runge.
Nays: None. Absent & Not Voting: Hitz and Riley. Motion Carried.

CODE AMENDMENT -ORDINANCE NO. 2319

Ordinance No. 2319 was presented regarding an update to require an emergency disconnect of electrical service for residential properties, specifically one- and two-family dwelling units. Dan Aude spoke to why this change was being presented and answered questions of the planning commission.

Following discussion, Nickel moved and McDougall seconded that Ordinance No. 2319 for electrical update change be presented for approval to the City Council.

Roll Call Vote: Ayes: Stephens, McDougall, Nickel, Heskett, Runge. Nays: Ronne and Northrop. Absent & Not Voting: Hitz and Riley. Motion Carried.

ADJOURNMENT

There being no further business to come before the Planning Commission the Chairperson adjourned the meeting, the time being 5:27 o’clock p.m.



Amanda Ring, City Clerk

AGENDA
YORK PLANNING COMMISSION
April 12, 2022
5:15 O'CLOCK P.M.

THE OPEN MEETINGS ACT IS POSTED ON THE EAST WALL OF THE COUNCIL CHAMBERS

Roll Call

Review and Approve Minutes of March 8, 2022

Public Hearing on Zoning Ordinances; discuss and make recommendations to City Council

1. Ordinance 2313 – to amend zoning district map to remove subject real estate from the A-L zoning district to the C-3 zoning district
2. Ordinance No. 2320 – to amend Article III, Section 2 definitions, of the zoning ordinance of the City, to add a definition for “Data Center”
3. Ordinance No. 2321 – to amend Article IVIII “I” industrial district of the zoning code of the City, to add “Data Centers” as a permitted use
4. Ordinance No. 2322 – to amend Article VI “A-L” agricultural district, Section 3(17) to allow data centers by special permit

Discuss following code amendment ordinances and make a recommendation to the City Council

1. Ordinance No. 2319 – to amend Chapter 13 Electricity to enact Section 13-126 to provide a means for emergency disconnect of electrical service for residential properties

Adjournment