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MINUTES OF THE CODORUS TOWNSHIP PLANNING COMMISSION

April 25, 1985

The monthly meeting of the Codorus Township Planning Commission was called to order by Chairman Donald Bollinger. Other members present were Tom Moore, Leroy Thoman, Richard Masimore, and Solicitor Gilbert Malone.

Clyde Cheek was present with Wallace Cheek's plan. A motion was made by Tom Moore to approve the plan subject to adding Ella M. Cheek's name and both owners signing it. It must also be notarized. The motion was seconded by Leroy Thoman. The motion passed. The plan proposed to divide one lot from a 4.4596-acre tract and to use one of the quota belonging to the 40-acre tract to accomplish this. This transfer of a building right was acceptable since both tracts are owned by Wallace Cheek and wife. The plan was signed.

Larry Lucabaugh representing Thelma Snyder, was present with a final plan. The plan was passed after the following wording was added: "Lot 2 to become joined to the lot of Thelma Snyder to the Northeast and not to be separated there from."

Carl Andre was present pertaining to a nonconforming lot. He wants to know if he could transfer a building lot from this parcel to his farm which has no more allocations. A plan would have to be drawn up showing that this section becomes a permanent part of the Young farm with no building rights. It could be sold as a separate lot with a building lot if a driveway can be put in, in a manner that would meet the township specifications. As far as zoning is concerned; it would be no problem but the driveway would have to meet township approval. If Young would want to buy the property with the building right, the building right could be used on another portion of his property.

Leonard Owens was present. He owns 20 acres along the Krebs Road. This has a total quota of 2. Tract #3 could go as one unit. He could sell the entire property without subdivision. If a portion is sold it would have to be perced.

Paul Dehoff and Dave Keller were present. Dehoff has 149 acres and would like to sell about 62 acres to Keller. The building allocations would have to be decided. The board sees no problems with the proposal.

Ted Leigh-owner of the Stitley property-would like to purchase property from the Yensers. The property being bought would be agricultural land. The possibility of buying the entire property was discussed with the idea of subdividing the present home and barn. He was told to check with the supervisors.

Irvin Rappoldt read a list of building permits.

Irvin Rappoldt wondered if Danny Burton's trailer along Chestnut Grove Road could be used as storage or office space for home occupation. This would be possible but it was suggested that the trailer be disconnected from sewer and water so it does not become a residence again.

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The supervisors would like the planning commission to draw up a check list for people coming in with plans.

The meeting was adjourned an a motion made by Tom Moore and seconded by Leroy Thoman.

Respectfully submitted,

Richard Masimore

Richard Masimore
Secretary