

June 30, 2016

The Codorus Township Planning Commission met on June 30, 2016 at 7:00 P.M. Board members present were: Jim Morris, Brenda Miller, Richard Masimore and Lamar Glatfelter. Others present were: Attorney Malone, Dave & April Rehbein, Brian Kaltreider, Jonathon Laughman, Steve & Carolyn Bupp, Randy Sterner, Peggy Zeigler, Mike Snyder and Kevin Krout.

The meeting opened with the pledge to the flag.

The minutes were approved as presented.

April Rehbein & Carolyn Bupp are recording the meeting.

Mike Snyder commented that he is still having a problem with water on Bonnair Road. His yard was flooded again yesterday. Kevin Krout lives across from Mike Snyder and commented that he still has a pipe he would like the Township to put in.

Jim Morris explained to Mike & Kevin that these issues should be brought to the Supervisors meeting.

Carolyn had comments about the comments from YCPC for the proposed ordinance. She has a question about comment # 2 which asked if the farm market can have producers gathering at one location to sell their agricultural commodities. Carolyn asked if this will be provided for in the ordinance. She has asked before if she could invite other vendors in. She also asked why 100 was chosen as the magic number to be considered a festival. She asked if this is just for businesses or can any farmer have a festival.

Attorney Malone stated if you have commodity sales you are allowed to have a festival.

Peggy Zeigler and Randy Sterner were present regarding a mobile home that Randy Sterner owns. Randy would like to know if he could subdivide the mobile home off his property and sell to an adjoining property owner. Randy will need to do a subdivision and the septic system inspected.

Jonathan Laughman presented a subdivision plan for Robin King, 3006 Roser Rd. This plan is to change the property lines. Attorney Malone said a septic inspection is needed on both parcels.

The Board reviewed the comments from YCPC for the proposed changes to the zoning ordinance. Bob Gladfelter left a comment for the Board that he thinks AG promotional events should be exempt from the festival section. Attorney Malone said it would not be a festival unless you have over 100 people. The Board discussed changing the number. Brenda a motion to raise the number to 250. There was no second to the motion. Lamar Glatfelter made a motion to leave the number at 100, Jim seconded the motion. The motion carried. Vote 4-0. Carolyn

asked if a farm market could invite other vendors to come and sell. Attorney Malone said not in the Ag district.

Brenda made a motion to forward this ordinance to the Supervisors. Jim seconded the motion. The motion carried. Vote 3-0.

The meeting adjourned at 8:20 P.M.

Respectfully submitted,

April K Rehbein  
Secretary