

February 25, 2016

The Codorus Township Planning Commission met on February 25, 2016 at 7:00 P.M. Board members present were: Richard Masimore, Brenda Miller and Lamar Glatfelter. Others present were: Attorney Gil Malone, April & Dave Rehbein, Kim & Brian Kaltreider, Steve Brenton, Stanley Bupp, Tim Riley, Doug & Tony Crawford, Lori Sterner, Jim & Janice Markel, Steve & Carolyn Bupp and Jonathan Laughman,

Since the Chairman & Vice Chairman were not present Brenda Miller made a motion to appoint Lamar Glatfelter as the acting Chairman. Richard seconded the motion. The motion carried.

The meeting opened with the pledge to the flag.

One correction was made to the minutes. The minutes were approved as corrected.

Under Public Comments Carolyn Bupp presented a copy of Hopewell Township's Farm Market Ordinance.

Tim Riley was present regarding the property he is purchasing on Sunny Slope Road. The Planning Commission members did meet at the property and agreed on a site for his house and 2 proposed building lots. The Board agreed that he can use the existing access road for his house. The Board agreed that was ok for him to put stones on this existing access road and it is ok to proceed with his plan.

Doug Crawford presented the subdivision and storm water plan for Tony Crawford. Comments from Jeff Shue are needed. A road maintenance agreement is needed. The storm water plan needs to be notarized. Brenda made a motion to grant conditional approve on the plan provided that the above mentioned items are taken care of. Richard seconded the motion. The motion carried. Vote 3-0.

Steven Brenton would like to open a small firearms store & training facility at his property. A Zoning Hearing will be needed to proceed.

Robert Jeter owns land across the road from his house and would like to sell that to his neighbor to add onto his property. This would not have any impact on farmland. He can move forward with a subdivision plan.

Lori Sterner had questions regarding his father's property located at 2820 Seven Valleys Rd. this property is a former gas station with an apartment on the back. There is no well & septic on the property and since the property is very small this may be a problem. Lori was told he might be better off merging the gas station property with the property where the house is.

Jonathon Laughman was present representing Robin King. Robin owns two adjoining properties. She is interested in merging the two properties together and taking one house off with a smaller lot leaving the remaining property with the other house. Jonathon was told to come back with a subdivision plan.

Stanley Bupp was present regarding 3470 Beard Ln. Stanley has this farm going up for public sale. However the two farms were merged together by Randall Bupp in 1982. Later the two farms were sold separately but never legally separated. This is something that the title company didn't catch. By the terms of the ordinance these two farms cannot be separated. The Planning Commission cannot recommend this plan be approved.

The meeting adjourned at 8:25 P.M.

Respectfully submitted,

April K Rehbein
Secretary