

August 6, 2015

The Codorus Township Board of Supervisors met on August 6, 2015 at 7:30 P.M. Board members present were: Lamar Glatfelter, Bob Gladfelter and Charlie VanScoyoc. Others present were: Jeff Shue, Attorney Herrold, April Rehbein and a very large crowd of Township residents.

The meeting opened with the pledge to the flag.

Bob made a motion to approve the minutes as presented. Charlie seconded the motion. The motion carried. Vote 3-0.

Attorney Herrold presented Ordinance # 15-04. This is an ordinance amending the Township Zoning Ordinance.

Tom Moore of 4086 Messersmith Rd commented that he is concerned about the proposed amendment to section 634 Farm Processing. He is concerned that the 30% requirement is not restrictive enough. Lamar commented that if there are issues with this ordinance the Board will go back to the Planning Commission to make amendments.

Carolyn Bupp of 3921 Krebs Road said she has numerous concerns about the ordinance. She wonders how some of the wording in the ordinance got into place. She said the changes were not advertised on the website or Township Facebook. She said the minutes are vague and incorrect. Carolyn said the section on AG promotional events was passed through quickly.

Mike Wickham of 5151 Snyder Mill Rd. doesn't like the fact that prime soil was taken out of the ordinance. With this change the proposed factory farm can go on prime soil.

Tony DePastina of 3352 Jefferson Road stated that the public that is out on the parking lot cannot hear the meeting. Tony stated that the open meeting act requires that everyone should be able to hear the meeting.

The Board moved the meeting out to the shop area.

The crowd of residents were upset that they were not aware that the ordinance was going to be adopted tonight. Attorney Herrold explained that the ordinances were advertised and were at the Township office for public review. Robert Schefter of 3504 Hardwood Terrace agreed with Attorney Herrold and explained that the Township did everything they needed to do by law to advertise the ordinances. Robert also stated that the ordinance will make the proposed chicken house need a special exception.

Susan Dudley of 1494 Bonnair Rd. stated that she is in favor of the ordinance.

Attorney Herrold presented Ordinance 15-05. This is an ordinance amending the Township Subdivision and Land Development Ordinance.

Richard Colton of 3224 Buffalo Valley Rd. thinks that a notice should have been in the Township Newsletter about the proposed ordinances.

Attorney Herrold presented Ordinance # 15-06 establishing health, safety and welfare regulations for CAFOs. Public comments follow.

Deborah Kronsteiner, 5228 Chestnut Grove Rd. said there is a stream on her property. The surface water from this stream runs onto her property. She had a stroke in April which reduced her immune system. The Department of Health said she had an infection from the run-off caused by chickens. She ask that the Board please protect the water. She wants to see a strong health ordinance that would protect the water. She ask that the Board adopt the health ordinance.

Jennifer Walker, 4286 Myers Rd. She read the print out from Johns Hopkins and stated that water pollution comes poultry operations.

Debbie Crouse, 4161 Bosley School Rd. is worried about the wells and also the smell.

Brett, 5014 Oxford Court is concerned about the truck traffic. He doesn't feel safe letting his kids get on the bus. Also the roads can't take the abuse of truck traffic.

Brenda Sladden, 3757 Mallard Ln., stated that she protects the soil and the stream on her farm. Contamination of well water could make a farm unlivable .

Lisa Wright, 5324 Snyder Mill Rd. is worried about the mental stress. The chicken farm will affect mental and physical health.

Mike Wickham, 5151 Snyder Mill Rd., stated that in 1985 the EPA identified this area as a sole source aquifer. If this aquifer is polluted it would be a disaster.

Amanda Krammer, 3704 Jefferson Rd., read the ordinance on the website stop the chickens. She would like to know if the chicken facility can be stopped. Attorney Herrold stated that he doesn't know for sure.

Brenda Miller, 5111 Miller Rd., operates a CAFO. She is concerned the health ordinance will put the blame for health problems on chicken houses and large livestock operations even if they are not causing the problems. Some health problems can be hereditary.

Shannon Hamm, 5308 Watertank Rd., said she knows several people that have pulmonary issues do the chickens. She asks that the Supervisors protect family, friends and neighbors.

Linda Hopkins, 5014 Chadwick Ct., commented on Brenda Miller's comment about hereditary issues. She said that hereditary issues can become worse from the chicken houses.

Tony DePastina commented that the wording in section 3.3 would let the facility make open structure for manure storage. This section doesn't give the Township any authority.

Maria Payan said the acre law restricts the ability of the Supervisors. The ordinance can't be stricter than the state law.

Kurt Miller, 3740 Meadow Ln., stated that he has grown up in a chicken house and doesn't have any health issues. The buildings are all inspected. The manure is dried and exported. Wet manure is not spread on fields.

Agnes Grimes 2908 Jefferson Rd., stated that in less than 3 miles there will be over 3 million chickens. There will be health problems.

Vicky Hughes, 4442 Sunny Slope Rd., said the Board of Supervisors should consider the infractions that Hillandale have had against them.

Glenn Hamm, 5308 Watertank Rd. stated that he had a problem with his lungs. The Doctor asked if lived near a poultry operation, because this is where his illness came from.

Jayne Sample, 2760 Pentland Rd., said the Codorus Creek goes through her property. She is downstream from Hillandale. If her property floods it could affect the health of her and her animals.

Carolyn Bupp, 3921 Krebs Rd., would like for the Board to adopt the health ordinance and the land development ordinance but not the zoning ordinance. This ordinance would let farm markets hold activities but cannot charge for these activities. Carolyn stated if this ordinance passes farm processing establishments could be all over this Township. Carolyn ask that the Supervisors not pass this ordinance . Carolyn also stated that the Township is in need of a great zoning officer.

Brenda Miller commented that the health ordinance will also affect the family farms.

Deborah Kronsteiner had a water test done and had to install a UV light for e coli. Deborah said everyone should have UV light.

Brian Kaltreider, 5132 Snyder Mill Rd. did a right to know at DEP. Hillandale has violations with DEP.

The public comment session ended.

Bob made a motion to adopt ordinance # 15-04, Charlie seconded the motion. The motion carried. Vote 3-0.

Charlie made a motion to adopt ordinance # 15-05, Bob seconded the motion. The motion carried. Vote 3-0.

Bob made a motion to adopt ordinance # 15-06, Charlie seconded the motion. The motion carried. Vote 3-0.

Based upon the recommendations of the Codorus Township Planning Commission Bob made a motion to deny the final Land Development plan of James Bailey for the proposed poultry facility. Charlie seconded the motion. The motion carried. Vote 3-0.

Based upon the recommendations of the Codorus Township Planning Commission Bob made a motion to deny the final Land Development plan of Hillandale for the proposed feed mill. Charlie seconded the motion. The motion carried. Vote 3-0.

Carolyn commented that the Supervisors interviewed a new Zoning Officer. She was concerned that he would not work with the residents to interpret the Zoning Ordinance. Residents deserve a legal interpretation of the zoning ordinance. Attorney Herrold commented that the Zoning Officer makes the final interpretation of the ordinance. A photo copy of the ordinance is not an interpretation. Carolyn commented that the Zoning Officer is not at the Supervisors meeting. Attorney Herrold stated that there is no legal requirement for the Zoning Officer to be present at the meetings.

Bob made a motion to transfer \$65,000 from the General Fund to the recreation fund. This is needed to combine with the \$40,000 from DCNR to pay for the playground installation. Charlie seconded the motion. The motion carried. Vote 3-0.

The bills were presented to the Board. Bob made a motion to pay the bills, seconded by Charlie. The motion carried. Vote 3-0.

The meeting adjourned at 9:30 P.M.

Respectfully submitted,

April K Rehbein
Secretary