

MINUTES OF THE CODORUS TOWNSHIP PLANNING COMMISSION

January 27, 1983

The monthly meeting of the Codorus Township Planning Commission was called to order by Chairman Donald Bollinger at 7:30 P.M. The minutes of the Supervisors pertaining to land development and subdivision were reviewed. Members present were Donald Bollinger, Leroy Thoman, Gordon Snyder, Tom Moore, Richard Masimore, and the solicitor, Gilbert Malone.

Dale Rice was at the meeting. He owns approximately 20 acres along Rockville Road. The property is the former Ralph Gemmill farm. He would like to sell some of the property and retain the rest. The Board was unable to reach a decision but will hold an on-site inspection on Wednesday afternoon, February 2, at 4:00 P.M.

The minutes of the December meeting were read and approved as corrected.

Clara and Norman Hillegas were present. They would like to have a building lot on their farm of approximately 26 acres. The quota for this property is already used up, so they are not entitled to another lot.

Thomas Bathon was present concerning the Earl Shaffer property. The prospective buyers for a portion of the property were also present. They would like to split the farm into several parcels and propose to build a house and barn on the 24-acre parcel. The new buildings will not be located in the agricultural area. One building allocation will be given up. The proposed buildings will be adjacent to Sunny Slope Road. The Board voted to approve the sketch plan as presented on a motion made by Tom Moore and seconded by Leroy Thoman.

Herbert Lee was present at the meeting. He has approximately 91 acres on the south side of Shaffer's Church Road near the township building. He would like to split the farm in half, sell one part with existing buildings and build a passive solar-heated home on the part of the farm to be retained by him. The Board will inspect this property on February 8 at 4:00 P.M. Leroy Thoman will notify Mr. Lee as to the time of inspection.

Donald Worley was present representing George Droder. Mr. Droder would like to have a 2-acre lot on the north side of Brodbeck Road adjacent to the Carl Close property. The Board will not go along with the proposal of two acres but would approve a one-acre lot at this location.

Larry Lucabaugh dropped in at the meeting with some questions pertaining to the property owned by Mr. & Mrs. Hillegas.

Irvin Rappoldt read his report of building permits and asked the Board if it would be allowable to have a dwelling in the old Creamery building at Brodbecks. There was some discussion about this without any conclusion being reached.

Leroy Thoman said that the Zoning Board would like to hold a meeting with the Supervisors and the Planning Board on February 21, at 7:30 P.M. There being no further business, the meeting was adjourned on a motion made by Gordon Snyder and seconded by Tom Moore.

Respectfully submitted,

Richard Masimore
Richard Masimore, Secretary