

MINUTES OF THE CODORUS TOWNSHIP PLANNING COMMISSION

June 28, 1984

The monthly meeting of the Codorus Township Planning Commission was called to order by Tom Moore in the absence of Chairman Donald Bollinger. Members present were Tom Moore, Gordon Snyder, Leroy Thoman, Richard Masimore, and the board's solicitor Gilbert Malone.

The Lewis Mellon plan was presented. The county comments were reviewed. The plan was passed and signed on a motion made by Gordon Snyder and seconded by Leroy Thoman.

Larry Lucabaugh made an inquiry about property owned by L. W. Vance. He has about eight acres and would like to subdivide. The property lies along Boll Road. He would be allowed two dwellings.

Ralph and Lucille Wright have property along Sinsheim School Road. At the present time, the one lot is larger than the other two. They would like to change the property line between two of the lots to give each of the two lots the minimum amount of road frontage. Gordon Snyder made a motion to approve this and Richard Masimore seconded it.

The James Miller plan should be reviewed at the next meeting. The planning commission signed the plan contingent on the agreement annexing the remaining agricultural ground to the former Hebert farm also owned by Miller.

The minutes of the previous meeting were read and approved.

Mr. Butz was present pertaining to the subdivision of the Allen Coke property of approximately 40 acres. A site inspection was made by Leroy Thoman, Donald Bollinger, and Tom Moore. During the discussion, it was discovered that Coke owns approximately 90 acres and that he may be in the process of selling the other part of the property. Mr. Malone will check with Mr. Coke to see what is going on. Parcel #1 is seven acres, parcel #2 is nine acres, and parcel #3 is 24 acres. The remainder of the ground is an adjoining farm of approximately 50 acres. If parcels #2 and #3 were joined to the remainder of the farm ground, the board would reconsider the subdivision.

Irvin Rappoldt inquired about the Cerio property along Myers Road. They would like to have the lot 150 feet of road frontage and have the lot go a little deeper. The board agreed that there should be 200 feet of road frontage and the lot could go to the rear property line. This would square the lot off and eliminate a small strip in the rear. The lot size would be approximately $1\frac{1}{2}$ acres.

Irvin Rappoldt read a list of building permits.

Time was spent reviewing and making some changes to some proposed ordinance changes.

It was recommended that the supervisors advertise for a hearing to adopt the proposed amendment changes.

The proposed rehabilitation center was discussed. The board would require a record inspection of the center by someone responsible to the supervisors and the fee for the inspection would be paid by the applicant. Water and storm drainage should be stressed as well.

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as water usage in the ordinance change.

The meeting was closed by unanimous decision.

Respectfully submitted,

Richard L. Masimore

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Secretary