

MINUTES OF THE CODORUS TOWNSHIP PLANNING COMMISSION
June 29, 1989

The monthly meeting of the Codorus Township Planning Commission convened at 7:30 P.M. with the president Donald Bollinger chairing the meeting. Other members present were Leroy Thoman, Richard Masimore, Tom Moore, and Gilbert Malone, the board's solicitor.

The minutes of the previous meeting were read and approved. The minutes of the previous supervisors' meeting were reviewed.

Mr. and Mrs. Thomas Hoffacker plan to buy the former Shuppert property near the intersection of Hildebrand and Bowser School House Roads. The property has approximately 18 acres in Codorus Township. They would be entitled to two one-acre building lots. The remainder of the land would remain with the farm.

Donald (Bud) Sprengle has 139 acres with one dwelling. He would like to sub-divide two one-acre lots. He would need the driveway permits before selling the lots or building on them. The comments should be returned from York County before the Supervisors sign the plan. The plan was signed on a motion by Tom Moore and second by Richard Masimore.

Jim Burnett has property near Friendship School. Half of the property is in the rural residential area. The remainder is in the agricultural district. He would like to sell a 1.375-acre piece and a 4.036 parcel and keep the 6.833 parcel for building a home. He will need a 16-ft. improved mud-free driveway. The plan should show a 25-ft. right of way wherever possible. No highway permit would be needed due to a preexisting driveway.

Mary Lou Marzullo bought the Hoffacker property along Roser Road. She had some questions about the location of possible building lots. A site inspection was set for Wednesday, July 5, at 7:30 P.M.

Bill Forbes was present with his plan for three lots near the intersection of Sinsheim School Road and Valley View Drive. Mrs. Forbes will have to sign the plan, and they should show adjoining land owners. The driveway should not enter the highway near the intersection. The plans were signed after being passed on a motion by Leroy Thoman and second by Richard Masimore. The above corrections should be made before the supervisors sign the plan.

Irvin Rappoldt read his report of building permits for the past month and had some questions about increasing the size of a lot to one acre.

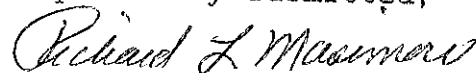
Richard Masimore had some questions about a lot subdivision in the Rockville development of Vernon Masimore. The lot in question is being bought by Mr and Mrs Ebert. In 1968 the home was sold to Mr. and Mrs. Henry. They didn't have enough funds for a down payment so they made payments considered as rent. In 1976 Mr. and Mrs. Buchannon bought the home on a sales agreement. The Buchannons were separated, and now Mrs. Buchannon is married to Mr. Ebert. They are in the process of settling for the home, but their attorney found that it was never subdivided. The board suggested that a subdivision plan show any properties where there was a sales agreement entered into after September 7, 1972.

There was discussion on the Case subdivision and the road access to the lots.

On July 12, the York County Planning Commission will discuss our ordinance at 7:30 at Pleasant Acres. It was suggested that someone from our board should be present.

The meeting was adjourned.

Respectfully submitted,



Richard L. Masimore
Secretary