

MINUTES OF THE CODORUS TOWNSHIP PLANNING COMMISSION  
September 24, 1992

The monthly meeting of the Codorus Township Planning Commission opened at 7:30 P.M. with the pledge to the flag. Members present were Rick Sechrist, Jim Bailey, Tom Moore, Donald Bollinger, Richard Masimore, and Solicitor Gilbert Malone.

Bernie Wigginton along Bonair Road would like to move his mother's mobile home on to his property. They have a doctor's prescription. Their property is 7 - 8 acres. They would tie sewer into existing sewer. Wigginton has applied to the zoning hearing board for a hardship permit. The planning board will agree to this as long as the septic system is able to handle the extra water.

Mary Marzullo was present with a plan for a one-lot subdivision along Rosier Road. Jim Bailey made a motion to approve the planning module with all in favor. The module was signed. A motion to pass the plan was made by Donald Bollinger and seconded by Rick Sechrist. It was brought to the attention of the board that the plan had not been sent to the county board yet. The plans should not be signed by the supervisors until they have been reviewed by the York County Planning Commission.

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

Paul Sharp and his son were present with their two-lot subdivision along Shaffer's Church Road. Lot #2 is in a wooded area along Shaffer and Shaffer's Church Road. Lot #3 is north and east of the Geneva Delp property. The planning module was signed following a motion by Richard Masimore and a second by Jim Bailey. The plan needs to be corrected. On lot #2 the road needs to be changed from Rice to Shaffer and lot #3 needs to be marked suitable on the module.

Carl Close was present with his final plan. The plan was passed and signed on a motion by Donald Bollinger and a second by Tom Moore.

Carl Andre along Bonair Road would like to transfer a building right from one piece of property to another. The trailer near the barn needs to have living utilities removed if it is to be used for storage. The plan needs to show the trailers and all dwellings and that the right is transferred. The new site must be perced and the plan should show how he got the extra lot. The proposed lot will be 208 X 208.

The Gallagher plan was reviewed. Access to all lots seems okay. The lots will be slightly oversized mostly due to terrain and the fact that suitable perc sites were very limited. The planning module was signed on a motion by Jim Bailey and seconded by Tom Moore.

Robert Elmiger along Bosley School Road would like to buy some of the property that Donald Baker purchased years ago from the Copenhaver family. The property consists of 36.4 acres. He owns property across the road and wants to sell a lot to help buy the property. The 36.4 acres-lot

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carries no building rights. He wants to be able to transfer a right from his property after the purchase of the 36.4 acres. An onsite inspection will be held Tuesday, September 29 at 7:30.

Irvin Rappoldt read his monthly report of building permits.

Jim Bailey made a motion to make hardship permits issued by the zoning officer if they meet the normal criteria. Rick Sechrist seconded the motion. Under this motion, the zoning hearing board would only act on permits that did not meet normal standards. Solicitor Malone will draft an ordinance for approval.

There being no further business, the meeting was adjourned.

Respectfully submitted,

Richard Masimore  
Secretary