

April 29, 1993

The monthly meeting of the Codorus TWP<sup>Board</sup> planning board met at 7:30. President Bollinger opened with the pledge to the flag. Other members present were Rick Sechrist, Jim Bailey, Tom Moore, Richard Messinger and the board selector Gilbert Malone.

Jerry Jones from along Kessler Road was present to express problems with excessive water run off from the George Hartonstone property along Smith Road. He doesn't like the idea of having 5 lots concentrated on a dirt road.

The minutes were read & approved.

Mr & Mrs Reimann Craley were present. They own a property along Shaffer Church Road, the former Adkins Farm, adjacent to the Chilcatt & Peters property. Jerry Adkins requested to buy this property before. The Craleys own about 1/4 acre and would like to purchase approx 1.5 acres. This property would be to square up the property lines. The June 30 1988 meeting of the board gave the OK for this. They would need a plan, but would not need a perc.

The final plan of Claude & Anna Rehnbarger was reviewed and passed on a motion by Jim Bailey and second by Donald Bollinger.

Bob E. Bringer was present with his plan for the former Donald Behr property along Lecalough

Road. He will need an agreement merging the two properties. A motion was made to pass & sign the planning module. The plan needs the ag mate added. There will be no additional quota for either parcels after this subdivision.

The module was signed following a motion by Jim Bailey and a 2nd by Tom Moore. ~~That~~ Charles Walter was present. The property lies on the south west side of Tannery Road and consists of 9 acres. He would like to have a ~~sect~~ lot from his parents property, probably about  $\frac{1}{2}$  acres. He was told to have a perc & probe made. The driveway would need to be improved mud free to a width of 16 ft to a point where the road way splits. A driveway maintenance agreement will be needed. The lot size is larger than normal due to steepness of terrain. Told to then prepare plan, planning module and form C.

Lewis Vecchione from Gladfelter Road has a 1 acre lot and would like to buy another acre from Mr Burton. Mr Burton should be asked to identify his remaining building lots, in order for ~~an~~ an addition to the Vecchione lot Mr Burton would have to give up one allocation.

James Yelton was present concerning the Bonair Store property which consists of a House, Store Front, and an additional building. The property was last used for furniture storage + furniture restoration. He would like to buy the property and rent the house. This would not qualify for a home occupation.

To qualify for a small business the owner or direct descendent must operate the business. There should be no waste created other than normal sewage, no excessive noise ~~and must qualify~~ <sup>and must</sup> comply completely with the TWP ordinance.

Page 6-11 6-12 of Cod. TWP Zoning Book pertains to a nonconforming use. Mr. Rappald is qualified to issue the permit if it is OK with the supervisors.

A motion made by Jim Bailey and 2nd by Tom Moore to approve this proposal. Mr. Yelton was told to see supervisors next.

There was further discussion on the Saterstine property.

The mt was adjourned