

MINUTES OF THE CODORUS TOWNSHIP PLANNING COMMISSION
February 24, 1994

The monthly meeting of the Codorus Township Planning Commission was called to order at 7:30 P.M. Members present were Rick Sechrist, Jim Bailey, Donald Bollinger, Richard Masimore, Tom Moore, and Attorney Gilbert Malone.

The Wilbur Gallagher subdivision of 72.8 acres being divided off to an adjoining property owner, George Tracey, was discussed. The ag note needs to be added to the plan. The agreement needs to be drawn up so that the additional land would show up on the Tracey property in the event of a title search. There was a question as to the pie-shaped wedge near the south end of Miller Road. The board did not feel that this is a problem. The drawing needs to go to the York County Planning Board. Form B needs to be signed and sent. The motion was made by Tom Moore and seconded by Jim Bailey to sign Form B. Form B was signed.

Fred Shaffer wants to turn a farm building into a home for his son. He has no building rights left. He would need to buy property from an adjoining property owner with a building right. He lives on the property formerly owned by Earl Thoman on Greenmount Church Road.

The minutes of the last meeting were read and approved.

Gene Burton would like to place temporary housing on his property for migrant workers. There is no direct language on the zoning ordinance to cover this. The sewage enforcement officer should be contacted to see if there would be a problem. The board would recommend the approval of this if the SEO has no problem with it. The minutes should state that this is a temporary arrangement and in no way could be made permanent. The permit would be renewable every year.

Kenneth Wright was present regarding a hardship case. He would like to put a mobile home on his property to facilitate taking care of his wife. His son-in-law is buying the property so it should be okay. He must get the hardship permit from Irvin Rappoldt.

Robert Hilker and Tim Moran were present representing the Jefferson Sportsman Club. The Boyer farm is entitled to two building lots of one acre each. They wanted to know if property on the south side of Sportsman Club Road could be sold to an adjoining farm. The board said this would be okay. The house and building could be separated at some time also. They were advised to select the least productive area agriculturally and make sure it percs before surveying.

Jerry Breeding has 85 acres with three lots subdivided. He would like to build a building to sell farm and farm-

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related products. This may come under the home occupation. He may ask for a variance on the 500 ft. stipulation. He would need a drawing showing the driveway, the parking area, and location and size of the building.

Donald Sprenkle was present with his final plan for approval. The plan was passed on a motion made by Rick Sechrist and seconded by Tom Moore. The plan was signed.

Irvin Rappoldt read his report on building permits that have been issued.

Irvin had some questions about Mr. Thrift closing the car wash and enlarging the video store. He could enclose the area already under roof, but the outside area would not be allowed to be enclosed for expansion.

There being no further business, the meeting was adjourned.

Respectfully submitted,



Richard Masimore
Secretary