

Minutes of the Codorus Township Planning Commission
January 26, 1995

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

Irvin Rappoldt gave his report. He listed 6 permits issued and a total of 65 permits for 1994.

Richard Doster was present. He would like to subdivide his father's property of 27.6 acres in approximately two equal parts. Section 602 2B of the ordinance limits to three dwellings on a private road. The property has a quota of one. He could put one dwelling on it if the supervisors waive the above section of the ordinance. About 18 acres are tillable and 17 acres are wooded and pasture. A site inspection was set up for 4:45 on Tuesday, February 7th.

William Myers had a plan for subdivision along Tannery Road. One lot would be 2.27 acres, the other 2.08 acres. The date of the deed must be checked. There were no county comments yet. The total area of property is 67.9 acres. There was a motion to sign the module by Tom Moore and a second by Jim Bailey. The motion was passed and the module was signed and form C. The plan will be back at a future meeting.

The Randy Phillips subdivision was discussed. This plan is to increase the lot size of a neighbor's property to one acre. There are no county comments and form B is needed. There was a motion by Rick Sechrist and a second by Jim Bailey to sign form B. The motion passed, and the form was signed. Gil will check to see if the property line goes to the center of the road. The plan will be brought back to the next meeting.

James Bailey's subdivision was discussed. There are no county comments yet on the former Luckenbaugh property along Chestnut Grove Road. The total acreage is 31.484. One lot is #2 - 2.990 acres; lot #1 is 28.494. The module is needed.

The Charles Walters' subdivision of the Howard Walters' property was reviewed. Lot #1 contains 4.877 acres. Lot #2 - 4.131 acres - carries no remaining building rights. Driveway improvement was discussed. It would need to be 16 feet mud-free. It needs to be improved before the plan is signed by the supervisors. The county comments were reviewed. The module was approved and signed on a motion by Donald Bollinger and a second by Rick Sechrist. A motion was made by Donald Bollinger and a second by Rick Sechrist to approve the plan subject to road improvement. The motion was passed.

Richard Theissen has a 48-acre property along Route 616. He would like to drop the size of an oversized lot to one acre and allow the remainder to go back to the main property. The module was approved on a motion by Jim Bailey and a second by Tom Moore. He should have the plan showing

contours, soil type and boundary lines and adjoining owners. The driveway improvement must be 16 feet mud-free to where the road divides for another dwelling. The supervisors will not sign until this is finished or a bond be posted.

Pat Keller presented a petition to the board requesting that the township be kept agricultural.

The meeting room was filled with concerned citizens. Donald Bollinger gave an update on the fly problem and information from the special meeting held by the planning board. The township cannot supersede a state ordinance. Everyone who would be above the animal per acre density would have to comply to the state ordinance. All other operations would fall under manure management. Excess traffic, road survey, speed limit reduction and alternate routes were discussed.

The following was discussed: industrial and commercial land development not limited to residential development (Section 1 Paragraph A -maintenance of area around property-non residential conversion of farm buildings). It is a violation to subdivide or create development unless plans are presented. The main concern of the township is soil erosion or run off to another property.

There was concern about an 80-20 split of a farm processing operation. Also discussed were requirement changes for large operations.

The source of flies should be established before requirements are put on producers.

Concern was raised about high amounts of water used in large operations. The minimum lot size for large operations was discussed. Supervisor Lamar Gladfelter requested that anyone with problems should call the township office.

There being no further business, the meeting was adjourned.

Respectfully submitted,

Richard Masimore
Secretary

we, the residents and tax payers in
Codorus Township want our
township to stay zoned agricultural
without exceptions.

Name

Address

Michael Bentley

Rd 2 Box 456 Catlettsville

Cheryl Bentley

" " " " " "

Theresa J. Dixon

RD 2 Box 455A Glen Rock

Ray Dixon

" " " " " "

A. Barbara L. L. L.

RR2 Box 457 Glen Rock

Robert L. L. L.

" " " " " "

John L. L. L.

RR2 Glen Rock, Pa. 17327

John L. L. L.

RR2 Glen Rock PA 17327

Virginia Franklin

RR2 Glen Rock PA 17327

James L. L. L.

RR2 Glen Rock PA 17327

John L. L. L.

RR2 Glen Rock PA 17327

John L. L. L.

RR2 Glen Rock PA 17327

John L. L. L.

RR2 Glen Rock PA 17327

John L. L. L.

RR2 Glen Rock PA 17327

2

Carol & James Bantline

RD2 Box 2511 Spring Grove PA 17362

Thea Warren

RD2 Box 2571 Spring Grove PA 17362

William J. Gilbert

RD2 Box 2562 Spring Grove PA 17362

Helen Keeney

R.D.1 Box 24 Seven Valleys Pa. 17360

Arthur E. Keeney

RD1 BOX-24 SEVEN VALLEYS PA 17360

John M. Keeney

R.D.1 Box 15 7 Valleys, PA 17360

Dean E. Keeney

R.D.1 Box 15 7 Valleys, PA 17360

Barbara Danaparity

RD1 Box 12 B 7 Valleys 17360

John L. L. L.

" " " " " "

Christine Miller

RD1 Box 21 Seven Valleys 17360

Joe Haffelter
Roy K. Haffelter
Robert S. Anstine
Eugene C. Thoman
Sandra L. Thoman
Jayne Aldinger
Melvin Aldinger
Linda Ness
Charles L. Ness
Deborah L. Bosley
Larry L. Bosley
Lawrence B. Blumens
Sue A. Brodbeck
Garry L. Brodbeck
Linda J. Mettee
Edward A. Lutz
Christine G. Lutz

RD 1 Box 20 Seven Valleys, PA
RD 1 Box 20 Seven Valley P.
Rd. #1, Box 21-2A Seven Valleys
RD #1 Box 23 Seven Valleys,

RD #1 Seven Valleys, Pa

RD #1 Seven Valley Pa.

RD #1 Box B26 Seven Valley Pa 17366

RD #1 Box B26 SEVEN Valley Pa 17366

RR 2 Box 2102

Glennville Pa 17329

RD 2 BOX 2465A Spring Grove PA 17362

RD 2 Box 2465A Spring Grove PA 17362

RD 2 Box 2512 Spring Grove PA 17362

RD 2 BOX 2510 Spring Grove Pa 17362

RD 2 Box 2510 Spring Grove, PA. 17362

We, the residents and tax payers in
 Cedrus Township want our
 township to stay zoned agricultural
 without exceptions.

Name	Address
Ronald M Costa	6 Massachusetts Rd
Michael Costa	{ { {
Carol Munker	
Steve Bowers	
Melanie Bowers	RD2 Box 421-A GLEN ROCK PA 17327
Linda M. Bowers	" "
David Jackson	R.D.#2 B " "
John Baskin	16 Southern Hills NE GLEN ROCK PA 17327
James A. Baskin	R.R.#4 Box 40367 GLEN ROCK
Ruth L. Baskin	R.R.#4 Box 40367 Glen Rock Pa
Gulielm Parnish	RD4 Box 40378 Glen Rock Pa.
Murrel L. B. Boman	RD#4 box 40378 Glen Rock Pa
Carrice S. Thomas	R.D. 4 Box 40379 Glen Rock Pa 17327
Opal Robbin	R.D. 4 Box 40379 Glen Rock Pa. 17327
Dana S. Fene	RR2 Box 2112 Glenville PA 17329
Sue Fene	RD2 Box 2113 Glenville Pa 17329
George Batner	RD2 Box 2113 Glenville Pa 17329
Melanie H. Hest	R.D. 2 Box 2114 Glenville 17329
Charles L. Wehrly	R.R. 2 Box 2132 Glenville Pa 17329
Ruth H. Wehrly	R.R. 4 Box 40373 Glen Rock Pa 17327
Edwin Z. Calhoun	" " " " " "
Ronald Lynch	RD 2 Spring Grove Pa 17362
Donna Lynch	RD 2 Spring Grove Pa 17362

we, the residents and tax payers in
Cochran Township want our
township to stay zoned agricultural
without exceptions.

<u>Name</u>	<u>Address</u>
Richard O Keller	RD#2 Box 2517 SPRING GROVE PA
Pat Keller	RD#2 Box 2517 Spring Grove Pa
John Brennen	RD 2 Spring Grove
John Brennen	" "
Delores Brennen	" "
Melvin Krebs	RD2 Box 437A Glen Rock
Louise Krebs	RD2 Box 437A Glen Rock
Doug Myers	RD2 Box 437C GLEN ROCK PA
Grace Myers	RD#2 Box 437C GLEN ROCK PA
Carol Brooks	RD2 BOX 4376 GLEN ROCK PA 17327
Mude Cecil	" "
Chris Cecil	" "
Vicki L. Sakina	RD2 Box 436 GLEN ROCK, PA 17327
Jamie L. Vandeyoe	RD 2 Box 441 K Glen Rock, PA 17327
Charles S. Vandeyoe	" "
Richard Swaim	RD 2 Box 435 Glen Rock 17327
Jon J Boyer	RD2 Box 431C Glen Rock PA 17327
Dorothy Donati	RD2 Box 434 Glen Rock PA 17327
Margaret Trues	RD2 Box 434 Glen Rock PA 17327
Lavinia A Bricker	RD2 Box 432 GLEN ROCK PA 17327
Mark Bricker	RD. 2. Box 432 GLEN ROCK PA 17327
Esther M. Bricker	R.D. 2 Box 432 Glen Rock, Pa. 17327
Tom Hensel	RD. #2 Spring Grove. PA. 17362
Kay E. Hensel	" " " " PA 17362

we, the residents and tax payers in
Cedarus Township want our
township to stay zoned agricultural
without exceptions.

<u>Name</u>	<u>Address</u>
Teri Shaffer	R.D. #2 Box 443 Glen Rock
Fred Shaffer	Same ↑
Stuart Boyer	RR #2 Glen Rock Pa. 17327
Robert Lashur	RD #2 Glen Rock 17327
Nancy Lashur	RD2 Glen Rock 17327
Ralph Meyer	" " " "
Emilia Meyer	" " " "
Ralph Meyer	RD2 Box 446 Glen Rock PA 17327
Ralph Meyer	" " " "
Sam O'Meara	" " " "
William Meyer	" " " "
Samuel Aiken	Rd2 Box 447 Glen Rock 17327
Charles R. Aiken	" " " "
Charles M. Aiken	" " " "
James J. Aiken	" " " "
Stacy A. Aiken	" " " "
Leo Stoner	R.D. #2 Box 448E Glen Rock, Pa.
Lillian Stoner	" " " "
Sherry Vance	RD 4 Box 40389 Glen Rock
Gill Vance	" " " "
Todd Stoner	RD 2 Box 449 Glen Rock
Norma Stoner	" " " "
Martha Frederick	R2 Box 449m Glen Rock

we, the residents and tax payers in
Codorus Township want our
township to stay zoned agricultural
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Name

Address

Linda Colton	R# Box 2543 Spring Grove Pa
Richard Keller	RI. 1 Seven Valleys
Mary E. Keller	RD#1 Seven Valleys
Dennis M. Bunk	RP#1 Box 77 Seven Valleys
Gale J. Bunk	RD#1 Box 77 Seven Valleys
Thomp Shaffer	RR1 Box 76A Seven Valleys
Clyde Shaffer	RD1 Box 75 Seven Valleys
Keith Shaffer	RR1 Box 76 A Seven Valleys
BETTY SHAFER	RD1 Box 75 Seven Valleys
Allan R Case Jr	Rd2 Box 2507 Spring Grove Pa
Wesley A. Case	Rd2 Box 2507 Spring Grove Pa
Ray A. Suberff	R.D. 2 Box Spring Grove, Pa
Rick Ramirez	RD#2 Box 2507 Spring Grove
Kathy Ramirez	RD#2 Box 2507 Spring Grove
Eleanor Lehigh	RD#2 Box 2560 Spring Grove
David Lehigh III	RD#2 Box 2560 Spring Grove
At, [unclear]	RD#2 Box 2573 Spring Grove
[unclear]	RD#2 Box 2573 Spring Grove
Frank D. Barwick	RD#2 Box 2400 Spring Grove Pa
Charmaine E. Barwick	RD#2 Box 2400 Spring Grove Pa
Frank E. Barwick	RD#2 Box 2399 Spring Grove Pa 17362
Judy Ann Barwick	RD#2 Box 2399 Spring Grove Pa 17362
Lloyd E. Williams	RD 2 Box 2598 Spring Grove Pa

we, the residents and tax payers in
Codorus Township want our
township to stay zoned agricultural
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<u>Name</u>	<u>Address</u>
Cindy S. Helm	Rd 2 Bx 2380 Chestnut Grove Rd.
Glenn B. Yeh	Rd 2 Bx 2380 Chestnut Grove Rd.
Lisa Fuller	Rd 2 Box 2636 B. Daron Rd.
Solomon Fuller	Rd 2 Box 2636 B Spring House

we, the residents and tax payers in
Codorus Township want our
township to stay zoned agricultural
without exceptions.

Name

Address

Elmer L. Lumbrough	R#3 Box 170 Glen Rock PA
Donna L. Lumbrough	RD 3 Box 170 Glen Rock PA
Quart. Lumbrough	R 3 Box 170 Glen Rock PA
Fred Lumbrough	R 3 Box 170 Glen Rock Pa.
Cora E. Bailey	RD #2 Spring Grove PA.
Randy Shaff	R.D #2 Box 2515 Spring Grove PA

We, the residents and tax payers in
Codorus Township want our
township to stay zoned agricultural
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<u>Name</u>	<u>Address</u>
Gladys Kepler	RR2 Box 2395 Spring House PA
Pat Zettwanger	RD2 Box 4310 Glen Rock
Evelyn Nelson	RD2 Box 2963 Glenville, Pa
Leslie C. Shearer	RD2 Box 2084 Glenville, Pa
Velma M. Shearer	RD2, Box 2084 Glenville, Pa.
Ernest B. Tyler	RD2 Box 2081 Glenville PA.
Richard B. Tyler	RD2 Box 2081 Glenville Pa
Steven R. Fritz	RD2 BX 2076 Glenville, Pa.
Chellie K. Gantz	RR2 Box 2084 Glenville PA

we, the residents and tax payers in
 Codorus Township want our
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<u>Name</u>	<u>Address</u>
Melissa Fory	RD #1 Box 80 Seven Valleys
Joseph DeLozier	R.D. #1 Box 80 Seven Valleys PA 17360
Mary K Costella	RD #1 Box 80-1 Seven Valleys 17360
Anson B. Costella	RD 1 Box 80-1 Seven Valleys 17360
Michael Bittner	RD 1 Shaffer Church Road Seven Valleys 17366
Michael Bittner	RR 4 Box 40345 Krebs Road
John Bittner	RD #2 Box 372 Glen Rock, Pa. 17327
Sharon Bittner	RR 4 Box 40345 Krebs Road
Corothy Babylon	RD #2 Box 372 Glen Rock, Pa
Marc Bittner	RR 4 Box 40345 Glen Rock PA 17327
Kathy Waltemyer	RD #3 Box 98 Glen Rock Pa 17327
Kathryn Templeton	RD 3 Box 98 Glen Rock Pa 17327
Joseph DeLozier	RD #1 Box 80 Seven Valleys PA 17360
John Tease Jr	RD 1 Box 37A Glen Rock PA 17327
Sherry Tease	RD 1 Box 37A Glen Rock PA 17327

we, the residents and tax payers in
Codorus Township want our
township to stay zoned agricultural
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<u>Name</u>	<u>Address</u>
David K Dillon	RD#3 Box 36B Glen Rock Pa 17327
Jesse Hauer II	R#4 Box 40362 Glen Rock Pa 17327
Jesse J. Garver	R#1 Box 377C Glen Rock Pa 17327
Douglas A. Benmiller	RD#1 Box 1118 Spring Grove Pa 17322

We, the residents and tax payers in
Codorus Township want our
township to stay zoned agricultural
without exceptions.

Name

Address

~~Edward D. De~~
M. Earl Donner
William H. Myers
Robert E. Robert
Kurt Amyer

RD #2 Box 2543 Spring Grove Pa.
RD 3 BOX 148A H. H. H. H.
RD 3 1/2 Arrow
RD #2 Spring Grove Pa.
RD #5 Spring Grove Pa.

we, the residents and tax payers in
Cochran Township want our
township to stay zoned agricultural
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Name	Address
FRANK Holowinski	RD 2 Box 2566 Spring Grove, PA
Darlene Bortner	RR 2 Box 2567 " " "
Glen Bortner	" " " " " " "
Elizabeth Booy	RD #2 Box 2528 Spring Grove PA 17362
Joseph M Booy	" " " " " "
Ray Massimo	RD #2 Box 2531 Spring Grove Pa 17362
Sharon Massimo	RD #2 Box 2531 Spring Grove, Pa 17362
Phobara Shearer	RD 2 Box 2533 Spring Grove, Pa, 17362
Eme Shearer	RD 2 Box 2533 Spring Grove Pa 17362
Essie Shearer	R. 2 Box 2533 Spring Grove Pa 17362
Nadia Wolfgram	RR #2 Box 2870 Glenville
Zemer Wolfgram	" " " " " "
James R. Krebs	RR #2 Box 2838 Glenville PA
Gloria J Krebs	RR 2 Box 2838 Glenville Pa
Curwin Krebs	RR 2 " 2835 " " "
Berence Krebs	RR 2 " " " " "
Will HAMS	RR 1 Box 2832 " " "
Debra L McGrew	RD 2 Box 2832 Glenville PA
Paul Shaffer	Rd #2 Spring Grove Pa
Keith Shaffer	RD #1 Box 268 Seven Valleys, Pa.
Glenn Shaffer	RD #1 Box 268 Seven Valleys, Pa.
W. C. Booy	RD 2 Box 2375
J. D. Booy	RD 2 Box 2375

we, the residents and tax payers in
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Name

Address

Debra Conner

RD#2 Spring Grove, Pa. 17362

David R. Conner

RD#2 Spring Grove, Pa. 17362

Dorey D. Anderson

RD#2 Spring Grove, Pa. 17362

Sue Anderson

RD#2 Spring Grove, Pa. 17362

Linda Bosley

RD#2 Spring Grove PA 17362

Wilbert Bosley

RD 2 Spring Grove 17362

Pearl Bosley

RD 2 Box 2420 Spring Grove pa 17362

Ma. Mary Cook Baker

Box 2421 Spring Grove Pa

Martin Martin

R.D. 3, Box 2572 Spring Grove, Pa.

Beverly Martin

R.P. 3, Box 2572, Spring Grove, Pa.

ANE ARTER

RD 2 Box 2570 SPRING GROVE, 17362

Joyce Ritz

" " "

Fred H Ritz

RD 2 Box 2570 Spring Grove PA 17362

Lester R. Shaffer

RD # 1 Seven Valleys 17360

Uilet m. Shaffer

RD 1 Seven Valleys Pa 17360

Sheila Miller

RD 1 Seven Valleys Pa 17360

Charles Miller

RD 1 Seven Valleys Pa 17360

Gyma Mae Burton

RD 2, Spring Grove, Pa. 17362

Helen H. Burton

RD 2, Spring Grove Pa. 17362

Sandy Burton

RD 2 Spring Grove PA 17362

John Burton

RD 2 Spring Grove PA 17362

Christine M. Baumann

R.R. 2 Box 2515 Spring Grove PA 17362

John E. Baumann

R.R. 2 Box 2515 SPRING GROVE Pa. 17312

we, the residents and tax payers in
Codorus Township want our
township to stay zoned agricultural
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Name

Address

Daniel L. Henry

R.D. #3 Spring Grove, Pa

Joe E. Hays

" " "

Carl Clane

R.D. #3 Box 103 Elmer Road

Donald Myers

R.D. #3 Box 322 Hanover

we, the residents and tax payers in
 Codorus Township want our
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 without exceptions.

<u>Name</u>	<u>Address</u>
Artie Lucabaugh	RR#3 Box 154 Glen Rock Pa
Harry T. Simmons	RD#2 Box 2024 Glenville Pa 17329
Dwight Bartner	P.O. Box 147 Glenville, Pa. 17329
Michael B. Corson	R.D. 1 Box 179 Myers Rd Glen Rock 17327
Patricia A. Corson	" "
Janie Wohlough	R.D. #1 BOX 126 D Glen Rock, Pa
DEMISE ROHRBAUGH	" " "
Hazel R. Lucabaugh	RR#3 Box 154 Glen Rock Pa
RICHARD TUCK	RR3 BOX 136 Glen Rock PA
SUE FIELDS	RR3 BOX 136 GLEN ROCK PA
Shirley + Shirley Jacoby	Rd. Box 2988 Glenville Pa
Chris Jacoby	RD#2 Box 2988 Glenville Pa
Elnora Herin	RD#2 Box 2636 A Spring Town, Pa 17362

we, the residents and tax payers in
Codorus Township want our
township to stay zoned agricultural
without exceptions.

<u>Name</u>	<u>Address</u>
James J. O'Kussich	RD1 Box 32 ^{Rockville Rd} Glen Rock, PA 17327
Lucy J. O'Kussich	Rd 1 Box 37 ^{Rockville Rd} Glen Rock, Pa. 17327
Cherly A. Spick	Rd 1 Box 126 F Glen Rock, Pa. 17327
Vilho	RR#2 Box 2450 SD PA 17362
Wally Laff	RR1 Box 126 F, Glen Rock, PA 17327
Roy D. Moore	RR2 Box 2144 Glenville, Pa. 17329
William H. Gruenke	RR2 Box 2154 Glenville PA. 17329
Marie J. Amspacher	RD1. Box 53D Glen Rock. Pa 17327
Eston M. Amspacher	RT.1. Box 53D Glen Rock Pa 17327
Lutta M. Sehnst	RD1 Box 53B Glen Rock Pa 17327

we, the residents and tax payers in
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Name

Address

Mark D Fom	RD 1 Box 38-1 Seven Valleys PA 17360
Misana Shive	RR 1 Box 37 Seven Valleys Pa 17360
Dorson Shive	RD #1 Box 37 Seven Valleys, Pa 17360
Cathy D Shive	RD 1 Box 37 Seven Valleys PA 17360
Laurel A. Jelp	RD #1 Box 31-EL Seven Valleys PA 17360
Mark A. Jelp	RD #1 Box 31-EL Seven Valleys Pa 17360
Ronnie Greene	RR #1 BOX 31F Seven Valleys, Pa 17360
Robin D. Shive	B.D. #1 Seven Valleys, PA 17360
Christine J. Fom	RD 1, Box 38-1 Seven Valleys PA 17360
Dolores Jelp	R.R. 1 Box 24 A Seven Valleys, Pa 17360
Russel S. Jelp	R.R. 1 Box 24 A Seven Valleys Pa 17360
Brian Jelp	R.R. 1 Box 24 A Seven Valleys Pa 17360
Scott Jelp	R.R. 1 Seven Valleys, Pa 17360
Lertie A. Shive	R.D. #1 Seven Valleys, Pa. 17360
Daniel Shive	R.D. #1 Seven Valleys Pa 17360
Sandra Bailey	RD #2 ^{Box 2630} Spring Grove, Pa 17362

We, the residents and tax payers in
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<u>Name</u>	<u>Address</u>
Wayne Burkhardt	R.D. 1. Glen Rock, Pa.
Melinda S. Miller	RD 2 Glen Rock, PA 17326
Edward M. Miller	RD 2 G.R.
Deb Heinke	RD 2 GR
Way Fitzhugh	RD #1 Glen Rock
Marilyn Fitzhugh	RD #1 Glen Rock
Bill E. Ron Lieberman	RR1 GLEN ROCK, PA
Isabel Lieberman	RR1 Glen Rock, PA
Mellie Mummert	RR1. Glen Rock Pa
Millard Mummert	RR1. Glen Rock Pa
Hazel Mummert	R.D. 1, Glen Rock, Pa.
Floyd Mummert	R #1 Glen Rock, PA
Dale Mummert	
Pamela Mummert	
Joyce M. Newcomer	R #3 Box 106 Glen Rock Pa
Frank D. Mitchell	RD1 Box 41 Glen Rock Pa
Avery D. Mitchell	
James S. Kroat	RD1 Glen Rock Pa
Robert H. Rife	RD.1 Glen Rock PA.
Betty Rife	R.D.#1 Glen Rock, Pa.