

## Codorus TWP Planning Board March 27 1997

The meeting opened with the pledge. Members present were Rick Sechrist, Jim Bailey, Richard Maximos, Tom Moore, Deb Slawson, and Solicitor Gilbert Malone.

The minutes of the previous meeting were read and approved.

Bruce Rappalt gave his monthly report. He reported that the MC Lusk property may be used as a bed & breakfast facility.

There is nothing in the ordinance to keep this from happening. The board may have to define the bed and breakfast use for the ordinance.

Jack Fulmer had questions about a right of way through property. The area in question is the former Jerry Becker property. The TWP has no jurisdiction in this matter.

The De Brabender plan was discussed. The question was raised about the location of the building quota. It is tentatively assigned to the wooded area south of Stick School Road. It is designated as lot #3. Rick made the motion to approve the plan subject to the special exception needed to finalize the plan. The motion was 2nd by Jim Bailey. The motion

Carried with Deb voting no. The plan was signed.

Section 1007 of the ordinance was discussed. Soil classification could be a probability for a variance. The ground to be proposed for a rec area is of a poorer quality soil than prime ag land. The soil quality is questionable.

It was noted that most Townships have rec areas in residential areas.

Rick Lechert made a motion to recommend favorable consideration to the zoning board. Deb Slawson made the 2nd. The motion carried.

Gil will rewrite a letter to the zoning board stating the board's favorable recommendation.

Jerry Caslow was present relating to his father's Estate. A 1.93 acre parcel along Hill & Dale road is the item of discussion. Could it be an independent lot. It should be a legal building lot if access is possible.

There was public comment in favor of the rec area. Also why is an item such as this put on a ballot to determine if the public is in favor or not. It is not required by law.

Residents can attend advertised hearings or to contact the supervisors.

part of the area for the proposed rec area  
does not fall in low quality soil and there  
is some wet land. We will need a special  
exception

Deb. Gave an Update on the Comprehensive  
plan.

The meeting adjourned on motion by  
Tom Moore and 2nd by Jim Bailey

Respectfully Submitted  
Richard Masumore  
Recording Secretary