

**UPPER OXFORD TOWNSHIP PLANNING COMMISSION
FEBRUARY 5, 2018**

The Upper Oxford Township Planning Commission held their monthly meeting at the township building, 1185 Limestone Road, Oxford, PA at 7:00 P.M. on Monday, February 5, 2018.

Members present: Elizabeth Randolph, Sam Reyburn, David Underwood, Harold Bryson, Ron Ragan, Township Engineer and Jane Daggett, Township Secretary.

Others present: Scott Rugen, Charles and Blair Fleischmann and Judy and Mike DeGeiso

MINUTES – Motion was made by Harold Bryson, seconded by Elizabeth Randolph and carried to approve the January 2, 2018 Minutes. MOTION CARRIED.

FLOOD PLAIN MAPS/STEEP SLOPES MAPS – Elizabeth Randolph questioned Ron Ragan if flood plain and steep slopes maps were available. Ron would be able to provide steep slopes maps but the flood plain maps are not yet on a digital form. Elizabeth also questioned if we knew who would be replacing Seung Ah Byun. We are not sure yet.

BLAIR FLEISCHMANN – presented a sketch plan of property on Homeville Road. Mrs. Fleischmann is planning on subdividing from Tax Parcel #57-2-6 which is approximately 98 acres and adding to Tax Parcel #57-3-99, approximately 3.5 acres and Tax Parcel #57-3-96 which is approximately 7.7 acres. The house and barn are on Parcels #57-3-96 and #57-3-99. Tax Parcel #57-2-6 would have road frontage but not road access so would require a written easement agreement. No development is being proposed. Part of the property is also under Brandywine Conservancy easement.

WORK SESSION – A joint work session was held with the Board of Supervisors and Brandywine Conservancy on January 22, 2018. The Supervisors has given Brandywine Conservancy the authority to move forward with a model riparian buffer ordinance with the comments from our work session implemented in the model ordinance. Elizabeth questioned Section 312.C.c.1 in the Storm Water Ordinance regarding logging or woodcutting operations. Ron explained that it only applied if a land development or subdivision was proposed. Agricultural will not apply. An E & S plan is also not required unless trails, roads, etc. are proposed. Blair questioned what trigger ordinances to apply. Anything over 1,000 square feet would require a storm water plan. Scott informed the others that Brandywine Conservancy is presently working on a model, timber ordinance. Ron suggested having Chester County Conservation District attend one of our meetings and explain how they review and approve the properties that they monitor. Scott will see if the Oxford Area Regional Planning is interested in having Chester County Conservation District attend any of their meetings. Elizabeth stated that Brandywine Conservancy made five recommendations in their memo. Various ponds in Upper Oxford might be challenging meeting the minimum riparian buffer width of 50 feet. Scott said we would get another draft from Brandywine Conservancy to work with. Another joint work session will also be held.

CELL TOWERS – A model draft ordinance was received from our Solicitor which was reviewed at the January 22nd work session. Charlie will forward all our comments and questions back to the Solicitor. After we receive it back from the Solicitor, the Planning Commission can review the draft again and make any recommendations.

ADJOURNMENT – There being no further business, motion was made by Harold Bryson, seconded by Elizabeth Randolph to adjourn unanimously at 8:00 P.M.

Respectfully submitted,

Jane Daggett
Secretary