

**UPPER OXFORD TOWNSHIP PLANNING COMMISSION  
NOVEMBER 3, 2008**

The Upper Oxford Township Planning Commission held its regular monthly meeting at the township building, 1185 Limestone Road, Russellville, PA at 7:30P.M. on Monday, November 3, 2008.

Members present: Christine Nibouar, Sam Reyburn, David Underwood, Harold Bryson, Karl Herr and township engineer, Ron Ragan

Others present: Jane Daggett, Scott Rugen, Fran and Franny Sharon, Frances Reyburn, Betsy Huber, Ed Jefferis, Gary Calibey and Charles Fleischmann

The meeting was called to order by Chairman, Christine Nibouar.

MINUTES – Motion was made by Dave Underwood, seconded by Harold Bryson and carried to approve the October 5, 2008 Minutes. MOTION CARRIED.

JIM MARK - Christine questioned Frances Reyburn on the status of the house located on the property where Jim Mark will be placing storage units. Frances reported that the house is “a log home” and that Mr. Mark will try to salvage and restore the house and make an office in it.

JOSEPH CAPPELLI – 9 Lot Subdivision on Ewing Road – All fees have been paid and plans were forwarded to the township engineer, Chester County Health Department and Chester County Planning Commission for review. The township also received storm water reports and wet land delineation reports on this subdivision. The property is in R-1 Zoning. This subdivision has nine, one acre lots with remaining approximately fifty-one acres and is allowed due to a settlement agreement between Upper Oxford Township and Mr. Cappelli signed on June 5, 2008. The township engineer gave a review letter which the applicant’s engineer will address and make the necessary changes. The township engineer will meet with the applicant’s engineer to review the storm water management. Since the planning module is a Component I, it will not go to Castle Valley for review but be reviewed by our township engineer for completeness. The Planning Commission would like to see shared driveways at the road entrance but Ed Jefferis informed the commission that our Board of Supervisors were involved in the planning and placement of the driveways which is on the settlement agreement.

LINCOLN UNIVERSITY – Sketch Plan. Since most of this plan is in Lower Oxford Township, the advice from the Solicitor will be sought to see if we could waive the technical review of this plan. (see May 5, 2008 Minutes) Ron Ragan will send a copy of the plan to our Solicitor to see if it qualifies as a Land Development.

The procedure for the adoption of the zoning ordinance changes was discussed. The Planning Commission hopes to make a recommendation to the Board of Supervisors by December 1, 2008.

The Oxford Regional Planning survey was discussed by the commission.

ADJOURNMENT – There being no further business, motion was made by Harold Bryson, seconded by Dave Underwood and carried to adjourn at 8:25 P.M.

Respectfully submitted,

Jane Daggett, Secretary