

OXFORD TOWNSHIP PLANNING COMMISSION MEETING MINUTES

November 10, 2021

Chairman Linda Buffenmyer called the meeting to order by the Pledge of Allegiance to the American Flag at 6:30 p.m. The following members were in attendance: Linda Buffenmyer, Verna (Jean) Feeser, Ronald Groft, Larry Feeser and Mario Iocco. Sitting with the members were Township Engineers Nate Simpson and Terry Myers, Township Manager and Zoning Code Officer Darrin Catts and Secretary Sandy Brenneman.

Motion on Previous Meeting Minutes:

Larry Feeser second by Ronald Groft motioned to approve the October 13, 2021, meeting minutes as presented. 5 Aye Votes

Public Comments Non-Agenda Issues: None

PJ Melocheck from Miller Bros. presented the revised plans for Berlin Junction Manufacturing Center advising the change was for 2-Lots instead of 4-Lots; the thorough road will be private; will not go through from Brickyard to Red Hill Road at this time, along with a request for 4 waivers.

Recommendation to the Board of Supervisors to grant the following waivers on the Berlin Junction Manufacturing Center Preliminary/Final Subdivision and Land Development Plan.

§22-504 (Sidewalks) to waive the installation of sidewalks along Brickyard Road

§26-136.12.C (Basin Side Slopes) to waive the 4 horizontal to 1 vertical to the proposed 3 horizontal to 1 vertical.

§22-403.2A (Street Width Private Road) to waive the minimum street cartway from 36' to the proposed 30' for the private drive.

Larry Feeser second by Ronald Groft motioned to recommend the Board of Supervisors grant the waivers on the sidewalks along Brickyard Road, basin side slopes, street width for the private drive on the Berlin Junction Manufacturing Center Preliminary/Final Subdivision and Land Development Plan.
4 Aye Votes Mario Iocco-Abstained from voting

§22-403.13 (Street Width Existing Streets) to waive the existing width alignment from 18' to the proposed 15' along Brickyard Road.

Ronald Groft second by Larry Feeser motioned to recommend the Board of Supervisors grant the waiver on the existing width alignment on the Berlin Junction Manufacturing Center Preliminary/Final Subdivision and Land Development Plan. 4 Aye Votes Mario Iocco-Abstained from voting

Recommendation to the Board of Supervisors to grant conditional approval on the Berlin Junction Manufacturing Center Preliminary/Final Subdivision and Land Development Plan if all of the conditions mentioned in C.S. Davidson's comment letter dated November 1, 2021, are met.

Larry Feeser second by Ronald Groft motioned to recommend the Board of Supervisors grant conditional approval on Berlin Junction Manufacturing Center Preliminary/Final Subdivision and Land Development Plan if all of the conditions mentioned in C.S. Davidson's comment letter are addressed.
4 Aye Votes Mario Iocco- Abstained from voting

Old/New Business: None

Adjournment: Larry Feeser second by Ronald Groft motioned to adjourn the meeting. Motion carried.
Meeting adjourned at 7:25 p.m. 5 Aye Votes