

**UPPER OXFORD TOWNSHIP PLANNING COMMISSION
OCTOBER 6, 2025**

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, October 6, 2025.

Members present: Colin Kraucunas, David Underwood, Lynn Robinson, Karl Herr, Erin von Hacht, township engineer and Jane Daggett, secretary.

Others present: Scott Rugen, Charles Fleischmann, Ted Jasinski, Bill Rogers, Bernie Barnum, Ron Barnum, Susan Fulton and Bruce Hudson.

The meeting was called to order by the Vice-Chair, Lynn Robinson at 7:00 P.M.

MINUTES – Motion was made by Lynn Robinson, seconded by Karl Herr and carried to approve the September 2, 2025 Minutes with the change of removing David Underwood from being in attendance for the September 2nd meeting. MOTION CARRIED.

Chair, Colin Kraucunas then led the meeting.

BEN AND SARAH FISHER – 235 Pusey Mill Road – Bill Rogers was present on behalf of Ben and Sarah Fisher. This was a subdivision previously approved and was non-conforming. The new plan does away with the property line through the middle of the barn. The applicant is also seeking waivers:

Motion was made by Colin Kraucunas, seconded by Lynn Robinson and carried to recommend to the Board of Supervisors that they grant the following waivers:

- Section 501.K.6 – show all physical features within 100 ft of boundary
- Section 505.A & B – Traffic and Impact Study
- Section 617 – monuments be placed at all corners

Motion was made by Colin Kraucunas, seconded by Dave Underwood and carried that they recommend to the Board of Supervisors that they approve the Ben and Sarah Fisher final lot add-on, minor plan.

DONNELLY ENTERPRISE – Land Development and subdivision was presented to the Planning Commission. All fees have been paid and plans were forwarded to the township engineer for review.

SAMUEL FISHER – 1771 Ewing Road – A technical review from DEP regarding the NPDES permit was received along with a letter regarding the Planning Module which was unable to be approved at this time.

THE RESERVE AT UPPER OXFORD, LLC – Jim Fritsch was present on behalf of the applicant to discuss Component 4A of the Planning Module. The township received Component 4B from Chester County Planning Commission but is still waiting for Chester County Health Department Component 4C and review. Chair, Colin Kraucunas will sign the component after the meeting.

BEN STOLTZFUS – 2137 Ewing Road – still waiting for the holding tank ordinance to be approved. This has been sent to the township solicitor for review.

REGIONAL POLICE STUDY – Supervisor Scott Rugen gave an update on the status of the regional police study and the townships that participated in the study. Upper Oxford will vote on this next Monday.

RUTTER’S – land development plan has been withdrawn from West Nottingham Township

DATA CENTERS – some discussion was held regarding data centers.

The Planning Commission was questioned on their thought on the sports complex which was presented last month. Susan Fulton expressed her concerns about traffic, noise and lighting if the complex is approved. We have not received anything formally from the Sports Center.

ADJOURNMENT – There being no further business, Motion was made by Colin Kraucunas, seconded by Karl Herr and carried to adjourn at 7:50 P.M.

Respectfully submitted,

Jane Daggett
Secretary