

ZONING SITE DATA

THE PURPOSE OF THIS PRELIMINARY MASTER PLAN IS TO DEPICT THE LOCATION/CONFIGURATION OF RECREATION ACTIVITIES AND RELATED FACILITIES, AS AN EXHIBIT TO A MASTER PLAN REPORT.

EXISTING ZONING: NONE
 EXISTING USE: AGRICULTURE
 PROPOSED USE: OPEN SPACE/RECREATION

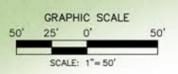
TOTAL SITE AREA: 94.91± AC.
 PHASE 1: 15.33± AC.
 PHASE 2: 20.44± AC.
 RESIDUAL LANDS: 59.14± AC.*

MIN. LOT AREA REQUIRED: 25,000 SQ. FT.
 MIN. LOT AREA PROVIDED:
 PHASE 1: 667,606± SQ. FT. or 15,33± AC.
 PHASE 2: 890,366± SQ. FT. or 20,44± AC.

MIN. SETBACK REQUIRED (PER SALDO):
 FRONT: 25 FT.
 SIDE: 10 FT. (EACH SIDE)
 REAR: 25 FT.

* RESIDUAL LANDS, BELONGING TO LARRY B. FEESER, ARE LOCATED WEST OF POPLAR ROAD.

$R=548.00'$
 $L=185.89'$
 $T=93.85'$
 $\Delta=19'26''08''$
 $\text{CHD}=N22'13'56''E$
 $185.00'$



NOTES

- EXISTING CONDITIONS, SHOWN HEREON, ARE APPROXIMATED AND BASED ON A PRELIMINARY/FINAL PLAN PREPARED BY C.S. DAVIDSON, INC. DATED FEBRUARY 6, 2006.
- MULTI-PURPOSE FACILITY SHALL CONSIST OF TWO PICNIC PAVILIONS, FLANKING CENTRAL RESTROOMS, KITCHEN, CONCESSION STAND AND STORAGE AREAS.
- PHASE 1 DEVELOPMENT SHOWN ON LAND CURRENTLY OWNED BY OXFORD TOWNSHIP. PHASE 2 DEVELOPMENT SHOWN ON LAND CURRENTLY OWNED BY LARRY FEESER. THE TOWNSHIP HOPES TO ACQUIRE THIS LAND IN THE FUTURE.

PRELIMINARY MASTER PLAN
LARRY B. FEESER MEMORIAL PARK

OXFORD TOWNSHIP BOARD OF SUPERVISORS
POPLAR ROAD, OXFORD TOWNSHIP
ADAMS COUNTY, PENNSYLVANIA

SCALE 1" = 50'
 JOB #: R003458.0425
 DATE: SEPTEMBER 17, 2008

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