

## Planning Requirements

### Applicable Standards

- City of Oxford Code of Ordinance
- City of Oxford Land Development Code (most frequent references being Sections 161, 162, 163, 212)

### Quick Reference Guide to Most Frequently Asked Questions and Omissions

- Site plan to scale showing all setbacks.
- Indicated zoning district in which property is located: site plans must adhere to all zoning regulations in which subject property is located. (Indicate both the underlying zoning & overlay. Use whichever is more stringent.)
  - If located in the (NC) Neighborhood Conservation Overlay District additional regulations may apply (see LDC Section 148)
  - If located in a Historic District additional approvals are necessary. See Historic Preservation District Map to confirm location and refer to Historic Preservation Ordinance (Code of Ordinances, Chapter 54)
- Elevations of buildings are required with height indicated. For *definition of height* see LDC, Section 117. .24. A 65-foot height overlay exists within an area along the (GB) General Business corridor on Jackson Avenue West and Hwy 7. See Section 137.04(7).
- Multiple fronts are required for all proposed buildings sides oriented to public right-of-ways (example: corner lot) See LDC Section: 126.15.
- Indicate the number of parking spaces on site plan. See LDC - Article 7 for all parking regulations.
- Indicate location of all signage. See LDC – Article 5 for signage regulations. If necessary, can be delayed and approved by building department at a later date.
- Landscape Ordinance regulations see (Chapter 34, Article 2) Brief outline below.
  - Tree Survey: For developments over 10 acres and outside of the (NC) district, tree survey policy is as follows:
    - 25% or a minimum of 10 acres, whichever is greater should be surveyed if it is over 10 acres being developed.
    - An aerial of the property must be provided to the Tree Board to select the appropriate are to be surveyed.
    - Licensed Arborist to accompany survey crew to inventory heritage and significant trees in selected area.
  - Mitigation Calculations (See website for digital mitigation calculation sheet (Hotlink to form here)
  - Landscape plan must contain the following:  
Trees along the public ROW – one large canopy trees every 50’ or small ornamental trees every 35-feet. Indicate species on the plan. (Section

Parking lot trees – One large canopy tree every 5 spaces or no parking space can be more than 50-feet from a tree. Indicate species on plan. (Recommended Parking Lot Tree List) See attached list.

- Any trees on site retained for credit and within 50-feet of a proposed building footprint, must be protected by chain link or wooden fencing (See Section 34-22 (h))
- Retaining Walls – Wall heights must be indicated on plan. For all regulations on retaining wall see LDC Section 126.15.
- Fencing regulations can be found in: LDC Section 126.05 and Section 157.
- Gates, posts and cable or other equipment across vehicular entrances – See LDC Section 126.16

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