

CITY OF WILLARD
PLANNING AND ZONING MINUTES

November 19, 2024

Staff present: Planning and Zoning Director: Mike Ruesch, Planning Assistant: Tammy Nephew, City Attorney: Nate Daly, Mayor Troy Smith, Alderwoman Casey Berlinger

Pledge of Allegiance

Chairman Terry Kathcart led the The Pledge of Allegiance

1. Call the meeting to order

Chairman Kathcart called the meeting to order at 6:02 P.M.

2. Roll Call

Roll call conducted by the Secretary Valorie Simpson. Present: Chairman Terry Kathcart, Vice-Chair Alderman David Keene, Valorie Simpson, Josh Breeze, Steve Cobb, Marianne Hill, David Kinsman. Not present: Sam Baird, Burnis Coleman, Jeff LaMontia, Gary Walker.

3. Agenda Amendments/Agenda Approval

Motion made by Alderman Keene to approved the agenda, seconded by Marianne Hill. Voting aye: Chairman Terry Kathcart, Alderman David Keene, Valorie Simpson, Josh Breeze, Steve Cobb, Marianne Hill, David Kinsman. Motion carried 7-0.

4. Approval of Minutes October 1, 2024

Motion was made by Alderman Keene and seconded by Steve Cobb to approve the minutes of October 1, 2024. Voting aye: Chairman Terry Kathcart, Alderman David Keene, Valorie Simpson, Josh Breeze, Steve Cobb, Marianne Hill, David Kinsman. Motion carried 7-0.

5. Citizens Input

None

6. Public Hearing: Consider adding to the City Code, Section 405.155 Park Land Contribution in lieu of Facility Fees

Chairman Kathcart opened the public hearing. Hearing no comment, Chairman Kathcart closed the public hearing.

7. Discussion: Consider adding to the City Code, Section 405.155 Park Land Contribution in lieu of Facility Fees

The board discussed removing **3. A section 1 acre of land per 10 residential houses and 5.A All property shall comply with 500.118.3 of this code.** There is no Park Standard but is being developed. The parks will be varied in size but the plan is to connect with trails. The park does now receive \$400.00 per house built.

8. Public Hearing: Consider adding to the City Code, Section 405.156 Linear Park Trails and Connecting Trails

Chairman Kathcart opened the public hearing. Hearing no comment, Chairman Kathcart closed the public hearing.

9. Discussion: Consider adding to the City Code, Section 405.156 Linear Park Trails and Connecting Trails

The board discussed removal of **2.C All trails shall be installed in accordance.** Planning and Zoning Director Mike Ruesch is working on Willard Trail Master Plan and mentioned the OTO is working on a possible underpass at AB and Hwy 160. Valorie Simpson asked that we don't allow developers to use detention areas as green spaces and adding review and approval of the Park Board.

10. Public Hearing: Revision to City Code Section 400.1500 Excavation

Chairman Kathcart opened the public hearing. Hearing no comment, Chairman Kathcart closed the public hearing.

11. Discussion: Revision to City Code Section 400.1500 Excavation

Director Mike Ruesch spoke about the cable company working on 8 miles of fiber optics in the City that has been causing issues by leaving open holes, unfinished dirt work etc. and working in the wrong permitted areas. Mediacom has put a stop work order on some areas. The City has seen a need to update the regulations.

12. New Business:

Asst. Director Tammy Nephew spoke about the new City web site and new software for Planning and Zoning.

13. Old Business:

None

14: Adjourn

Motion made by Alderman Keene and seconded by Marianne Hill to adjourn @ 7:10 P.M.
Voting aye: Chairman Terry Kathcart, Alderman David Keene, Valorie Simpson, Josh Breeze, Steve Cobb, Marianne Hill, David Kinsman. Motion carried 7-0.

Submitted by Valorie Simpson, Secretary

Terry Kathcart, Chairman

Valorie Simpson, Secretary

Janice Gargus, City Clerk