

CITY OF WILLARD
PLANNING AND ZONING MINUTES

April 15, 2025

Staff present: Planning and Zoning Director: Mike Ruesch, Planning Assistant: Tammy Nephew

PLEDGE OF ALLEGIANCE

Secretary Valorie Simpson led the Pledge of Allegiance

CALL THE MEETING TO ORDER

Secretary Valorie Simpson called the meeting to order at 6:02 P.M.

ROLL CALL

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

AGENDA AMENDMENTS/AGENDA APPROVAL

Motion made by Marianne Hill to approve the agenda, seconded by Steve Cobb. Voting aye: Valorie Simpson, Josh Breeze, Steve Cobb, Marianne Hill, Jeff LaMontia, Gary Walker. Motion carried 6-0

1. APPROVAL OF MINUTES March 25, 2025

Motion was made by Steve Cobb and seconded by Gary Walker to approve the minutes of March 25, 2025. Voting aye: Valorie Simpson, Josh Breeze, Steve Cobb, Marianne Hill, Jeff LaMontia, Gary Walker. Motion carried 6-0

Citizens Input

None

PUBLIC HEARING

2. AN ORDINANCE REVISING AND REPLACING SECTION 400.510 OF THE CITY CODE

Secretary Simpson opened the public hearing.

Hearing no comments.

Secretary Simpson closed the public hearing.

DISCUSSION

3. AN ORDINANCE REVISING AND REPLACING SECTION 405.155 OF THE CITY CODE

This ordinance would only apply to builder/developers. Discussion was to vote at the next Planning and Zoning meeting.

4. AN ORDINANCE REVISING AND REPLACING SECTION 405.156 OF THE CITY CODE

There was a discussion of adding the word detention area in Neighborhood Linear Park Connectors Section 3 A. iii

There was a discussion of removing Section 4. A Standards for Neighborhood Linear Park Connectors

5. AN ORDINANCE REVISING AND REPLACING SECTION 400.510 OF THE CITY CODE

Mike Ruesch handed out a new version of SECTION 400.510 Mixed Use (MU). After meeting with developers, he's realized that the recently passed version needs to be adjusted. He asked the board to read the new version and bring back thoughts.

Mike Ruesch also mentioned the Planned Development (PD) will be coming back to the board. Mixed Use (MU) replaced Planned Development (PD)

NEW BUSINESS

The next Planning and Zoning meeting is to be held in conjunction with the Board of Aldermen on May 6, 2025. This is a work study session. There was a discussion to add elections for Planning and Zoning board members since the newly elected Board of

Aldermen will be sworn in on April 28th. They will be sending a new Alderman to the Planning and Zoning board.

UNFINISHED BUSINESS

None

9. ADJOURN

Motion made by Steve Cobb and seconded by Marianne Hill to adjourn @ 6:40 P.M.
Voting aye: Valorie Simpson, Josh Breeze, Steve Cobb, Marianne Hill, Jeff LaMontia, Gary Walker. Motion carried 6-0

Submitted by Valorie Simpson, Secretary

Vice-Chairman David Keene

Valorie Simpson, Secretary

Rebecca Hansen, City Clerk