

CITY OF WILLARD, MISSOURI  
PLANNING AND ZONING  
REGULAR MEETING  
December 22, 2020  
7:00 P.M.

Staff present: City Clerk, Jennifer Rowe; and, Director of Development, Randy Brown.

City Attorney Ken Reynolds was not present.

Citizens present: Terry McKey

Meeting opened by Chairman Terry Kathcart at 7:00 P.M.

**Roll Call**

Present: Jeff LaMontia, Valorie Simpson, Burnis Coleman, Terry Kathcart, Alderman Whitman and Mayor Hendrickson. Jose Casanova and Mike McCroskey were absent.

**Approval of Agenda**

Motion was made by Mayor Hendrickson with a second by Burnis Coleman to approve the Agenda. Motion carried with a vote of 6-0. Voting aye: Jeff LaMontia, Valorie Simpson, Burnis Coleman, Terry Kathcart, Alderman Whitman and Mayor Hendrickson.

**Approval of the Minutes from the Meeting November 24, 2020.**

Valorie Simpson requested a change under Unfinished Business. Motion was made by Terry Kathcart with a second by Valorie Simpson to approve the Minutes with changes from the November 24, 2020 Meeting. Motion carried with a vote of 6-0. Voting aye: Jeff LaMontia, Valorie Simpson, Burnis Coleman, Terry Kathcart, Alderman Whitman and Mayor Hendrickson.

**Citizen Input.**

None.

**Discussion/Vote on request for West Ridge side-yard setback from 10 feet to 7.5 feet.**

Mr. Brown stated that the Preliminary Plat was approved during the August 2020 Planning and Zoning Meeting. Construction plans have been approved and the developer is working on the paving and sidewalks. The developer is requesting a change in the side-yard setback to allow for 3 car garages to be built per the request of the Commission. This would provide enough square footage to make that possible.

Motion was made by Valorie Simpson and seconded by Burnis Coleman to allow for the side-yard setback to change from 10 feet to 7.5 feet in West Ridge Subdivision. Motion carried with a vote of 6-0. Voting aye: Jeff LaMontia, Valorie Simpson, Burnis Coleman, Terry Kathcart, Alderman Whitman and Mayor Hendrickson.

**New Business.**

Mr. Brown updated the Commission on CMH, Miller Road, 160 and the Sidewalk project.

**Unfinished Business.**

None.

**Adjourn.**

Motion was made by Valorie Simpson and seconded by Burnis Coleman to adjourn. Motion carried with a vote of 6-0. Voting aye: Jeff LaMontia, Valorie Simpson, Burnis Coleman, Terry Kathcart, Alderman Whitman and Mayor Hendrickson.

Meeting adjourned at 7:22 p.m.

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Valorie Simpson, Secretary

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Terry Kathcart, Chairman