

CITY OF WILLARD, MISSOURI
PLANNING AND ZONING
REGULAR MEETING
June 23, 2020
7:00 P.M.

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

City Attorney Ken Reynolds was not present.

Citizens present: None.

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

Roll Call

Present: David Helton, Valorie Simpson, Terry Kathcart, Mike McCroskey, Alderman Whitman and Mayor Hendrickson.

Approval of Agenda

Motion was made by Mayor Hendrickson with a second by Valorie Simpson to approve the Agenda. Motion carried with a vote of 6-0. Voting aye: David Helton, Valorie Simpson, Terry Kathcart, Mike McCroskey, Alderman Whitman and Mayor Hendrickson.

Approval of the Minutes from the Meeting June 23, 2020.

Motion was made by Valorie Simpson with a second by Terry Kathcart to approve the Minutes from the June 23, 2020 Meeting. Motion carried with a vote of 5-0. Voting aye: David Helton, Valorie Simpson, Terry Kathcart, Mike McCroskey and Mayor Hendrickson. Alderman Whitman abstained.

Citizen Input.

None.

Public Hearing on text amendments to Chapter 400: Land Development Regulations.

Mayor Hendrickson opened the Public Hearing at 7:04pm. No citizens wished to speak so the Public Hearing was closed at 7:05pm.

Discussion/Vote on text amendments to Chapter 400: Land Development Regulations.

Director of Development Randy Brown discussed the changes to the sign code agreed to at the last meeting. He stated this was just the formal vote to accept what was already discussed last meeting. Motion was made by Terry Kathcart with a second by Valorie Simpson to approve the text amendments to Chapter 400: Land Development Regulations. Motion carried with a vote of 6-0. Voting aye: David Helton, Valorie Simpson, Terry Kathcart, Mike McCroskey, Alderman Whitman and Mayor Hendrickson.

Discussion/Vote to accept the Final Plat for Gauge Crossing.

Mr. Brown discussed the final plat. Discussion was made on the list of items that still need to be complete before the subdivision is finished. Discussion was then made on a letter of credit offered by Mr. Kelley to ensure items get completed. Motion was made by Valorie Simpson with a second by Mike McCroskey to accept the Final Plat for Gauge Crossing contingent on the following: Grading will be complete on the lots as homes are built, The CCR's will be worked out between the Attorneys and finished, Box Culverts will be placed once they are received, Meter Pits will be cleaned out, Stormwater Swell will be completed

Discussion on Sign Code Changes.

Director of Development Randy Brown discussed the proposed changes for the Sign code. Discussion was made on detached signs, as well as exempt signs. Motion was made by Valorie Simpson and seconded by Terry Kathcart to concur with the proposed changes and allow staff to advertise for a public hearing and bring the official changes to

the July P&Z Meeting for approval. Motion carried with a vote of 4-0. Voting aye: David Helton, Valorie Simpson, Terry Kathcart and Mayor Hendrickson.

New Business.

Mr. Brown updated the Commission on the Miller Road Project, Hunt Road Sidewalk Project, and CMH property.

Unfinished Business.

None.

Adjourn.

Motion was made by David Helton and seconded by Mayor Hendrickson to adjourn. Motion carried with a vote of 4-0. Voting aye: David Helton, Valorie Simpson, Terry Kathcart and Mayor Hendrickson.

Meeting adjourned at 7:32 p.m.

Valorie Simpson, Secretary

Terry Kathcart, Chairman