

RECORD OF PROCEEDINGS

Minutes of Development Committee

Meeting

GRAPHIC VILLAGE - CINCINNATI, OH

Form 6101

Held November 30th 2023



DEVELOPMENT COMMITTEE MEETING

**Village of West Jefferson Council
MINUTES**

November 30th, 2023

CALL TO ORDER

Chairperson Jennifer Warner called the Development Committee Meeting to Order at 5:00 P.M.

ROLL CALL

Council Members: Jennifer Warner, Richard King, and Mike Conway

Quorum Declare: 3 present, 0 absent.

Also attending: Council President; Linda Hall, Director of Development, Tom Hale; Planning & Zoning Enforcement Officer, Kristie West and Clerk of Council, Tisha Edwards.

APPROVAL OF AGENDA AND MINUTES:

Motion to Adopt the Agenda moved by Mike Conway and seconded by Richard King.

~All in Favor 3-0

Motion to Approve the Minutes of the October 19th, 2023 moved by Mike Conway and seconded by Richard King.

~All in Favor 3-0

OLD BUSINESS: None

NEW BUSINESS:

- A. Discussing Upcoming Development Plans for Timber Cove Apartments.

The Committee decided that each time a recommendation is received by Planning and Zoning, a Development Committee meeting will be held. This will allow Council to ask the necessary questions they have before being with the Developer at the Public Hearing. This allows Council to have the answers and not have to ask in the Public Hearing and be taken off guard. It allows the due diligence of the Committee to be done ahead of the Public Hearing. A form was made by the Clerk if the Committee or Council members would

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like to use it as a guide for which questions to ask Tom or the Developer before the hearing.

The Committee members asked various questions to the Development Director in regard to zoning and if they should come to him with individual questions. He stated that He or Kristie would be happy to address their concerns and if they don't have the answers, they would be happy to contact the Developer to get them. They encouraged the Committee and Council to make sure that they have good reasonings for not allowing the projects to go through if the Developer has done their due diligence. This will result in the Village being sued and taking on a lot of legal fees.

One of the main items discussed is the setback for the plan if they are abiding by the 110 ft setback Ordinance for the Village. In looking at the plans they are but will confirm with the Developer. Heather from ODNR will attend the Public Hearing discussing this concern. Chase Killian will also be at the meeting to speak with an Engineer that is working on the project.

Kristie will be emailing the Clerk an example of how they run the meeting at Planning and Zoning to use as a flow chart for the Public hearing. There were no recommendations to approve at this meeting, it was simply to ask questions to the Director of Development in order to be prepared for the Public Hearing.

ADJOURN

Motion to Adjourn by Richard King at 5:59 p.m. Seconded by Mike Conway.

All in favor

Jennifer Warner
Chairperson, Jennifer Warner

2/1/24
Date

Tisha Edwards
Clerk of Council, Tisha Edwards

2.1.24
Date