

# Village of Hanover Planning & Development Meeting

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June 22, 2022

President Dave Molnar called the Village of Hanover Planning & Development Meeting and Comprehensive Plan Committee meeting to order at 6:45 pm.

## **ROLL CALL:**

David Molnar- Present

John Morgan - Present

Dale Jennings – Present

Stephanie Hancock - Present

Jeff Collins - Present

Kim Christian - Present

Prior to the meeting Mayor Collins swore in new committee members Dale Jennings and Stephanie Hancock.

## **MINUTES:**

The Minutes of the June 8, 2022 planning meeting were reviewed. Being no further corrections or additions, a motion to accept the minutes was issued by Morgan and 2<sup>nd</sup> by Hancock, All Ayes.

## **ZONING REPORT:**

Zoning Inspector Kim Christian reported:

- A certified letter was sent to 271 Clearview and a response is pending. If undeliverable the next step would be to have the Sheriff hand deliver a notice.
- Skilled games have been removed from the Pitt Stop as requested.
- A call was received regarding a fence installation in Hainsview
- Building permits continue to be received.

## **OLD BUSINESS/NEW BUSINESS:**

- Hainsview Ph 5: A walk-through with ADR to inspect the development in order to approve the release of the bond was attempted. Developer Hains will need to complete a list of items in order to finish inspection. A list has been provided to developer with the expectation of completion by Friday. Molnar will update Mayor Collins and Inspector Christian on progress. Further discussion took place regarding rocks in ditches being permitted, the managing of culvert installation, and implementing an inspection program to insure new builds meet village requirements. Lenner will provide information on Formed Based Zoning.
- W. High Street Overview: close to completion should be available for next meeting.
- Comprehensive Plan update discussion was led by Jim Lenner. Please see attached notes.

Morgan made a motion to adjourn, second by Jennings, All in favor.

RESPECTFULLY SUBMITTED:

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President David Molnar

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Clerk Nicole D. Gieseler

# Village of Hanover Comprehensive Plan

Meeting #5 Notes  
June 22, 2022 @ 6:45pm  
200 New Home Road



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## AGENDA

1. Welcome – President Molnar
  2. Overview of Survey Results
  3. Density Review for Development Areas
  4. Parks, Recreation and Open Space Discussion
  5. Adjourn
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A copy of the community survey results are [here](#). A copy of the presentation is [here](#).

Regarding the [density calculation](#)...a committee member asked to determine area of commercial between manufacturing and commercial/retail.

Be sure we differentiate manufacturing vs. warehousing if Hanover is going to attract businesses.

The committee is open to the SmartCode concepts of transect style development in addition to 'types' of development. A summary of form-based zoning will be sent to the Committee.

Regarding open space, concerns of long-term maintenance were discussed. The Village will be responsible for open space within a new neighborhood if the homeowner's association dissolves.

The idea of a 'town center' concept was briefly discussed. President Molnar asked the committee to consider the positive impacts, social and other, of what a town center could bring the community.

TJ Evans Foundation has/had plans to expand the bike path in and around Hanover. Also mentioned were Blackhand Gorge and Licking River as recreational opportunities.