

# Village of Hanover Planning & Development Meeting

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September 28, 2022

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

## **ROLL CALL:**

David Molnar- Present

John Morgan - Present

Dale Jennings – Present

Stephanie Hancock - Absent

Jeff Collins - Present

Kim Christian - Present

## **MINUTES:**

The Minutes of the Sept 14, 2022 planning meeting were reviewed. Being no further corrections or additions, a motion to accept the minutes was issued by Jennings and 2<sup>nd</sup> by Morgan, All Ayes.

## **ZONING INSPECTOR'S REPORT:**

- Lot split request along W. High St submitted by Carl Hains were present. Lot splits involve the farmhouse and Bridge City church. R.O.A was discussed in regards to the future road development. Morgan made a recommendation to approve the lot splits and send them to council for approval, second by Jennings. Vote by roll call: Morgan-Yes, Jennings-Yes, Molnar- Yes, Hancock- absent. Planning made the recommendation to Council to approve the lot splits as submitted. Council reopened the Sept 28<sup>th</sup> meeting to approve the lot split of Parcel No. 023-059238-00.000 and 023-059238-00.000. Councilor Hale made a motion to approve Parcel No. 023-059238-00.000 5.371 acres, second by Councilor Renicker, Vote by Roll Call. Hale-Yes, Wright-Yes, Pierce-Absent, Renicker-Yes, Spaulding-Yes, Flowers-Yes. Councilor Hale made a motion to approve Parcel No. 023-059238-00.000 2.652 acres, second by Councilor Flowers. Vote by Roll Call Hale-Yes, Wright-Yes, Pierce-Absent, Renicker-Yes, Spaulding-Yes, Flowers-Yes. Meeting readjoined with a motion by Councilor Spaulding, second by Councilor Renicker, All in Favor- Aye.
- Plans are being set in place to declare W. High St a Transportation Corridor.
- 271 Clearview Drive clean up discussion will take place with homeowner and relative of homeowner next week.
- 229 Meadow Drive violation letters sent to both property owners.
- Blue Line Motors vehicles are being removed.
- Garage and fence permit received.

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

- LCATS traffic counts complete. It was suggested to have LCATS present at Oct 26<sup>th</sup> meeting next month to share comparison of the past traffic counts with the current. Sewer and water infrastructure information will be sent to LCATS.
- Right of Way (R.O.W) subdivision development regulation verbiage was provided to the commission and discussed. The recommendation is to add the updated verbiage to our zoning resolution to promote the extension of the R.O.W. along the W. High Street corridor. This will allow for road modifications as the village grows and traffic demands increase. Planning will have a public hearing to provide the community with an opportunity to ask question regarding this change. The meeting is planned for Nov 9<sup>th</sup> at 5:00 pm.

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A recommendation to council will be made after the public has opportunity to share its interest for or against.

- The land beside the bus garage is not currently for sale.
- Citizen Don Flowers asked if pole barn buildings can be erected in the village within the commercially zoned areas. Christian will follow up with Flowers regarding inquiry.
- Impact Fees- further discussion took place regarding the reinstatement of these fees to assist with stormwater emergencies along with maintenance of community infrastructure including waste water treatment plant.
- Hainsview Phase 5 resident was present to discuss the complications with ditch maintenance. Hainsview Estates was designed with an open ditch concept. This protects the roads and allows for proper water runoff.

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