MINUTES OF MEETING OF
WASHINGTON COUNTY PLAN COMMISSION
BOARD OF ZONING AND APPEALS
Held October 5, 2015 at 7:00 p.m.
Washington County Government Building

The Washington County Plan Commission was called to order at 7:04 p.m. by President, David Hoar. Plan Commission members in attendance were David Hoar, Danielle Walker, Phil Marshall, Jeff Souder, Mark Hartman, and Ervin Day; members absent were Adam Dufour and Scott Maudlin.

The Board of Zoning and Appeals was called to order at 7:08 p.m. by Danielle Walker. Members present were Darrell Tye, Max Greene, and Danielle Walker; members absent were Adam Dufour, and John Mishler.

Also present for the meeting were Mark Clark, WCPC/BZA attorney, Travis Elliott, Plan Director, and K.K. Gerhart-Fritz, consultant to WCPC.

The Pledge of Allegiance was led by Ervin Day and David Hoar offered prayer.

Minutes of the August 3, 2015 meeting and the September 8, 2015 meeting were reviewed. Upon motion by Jeff Souder, second by Ervin Day, the minutes were unanimously approved.

Upon motion by Danielle Walker, second by Jeff Souder, and being unanimously approved, the Washington County Plan Commission and the Board of Zoning and Appeals recessed at 7:13 p.m.

At 7:15 p.m., David Hoar called to order the public hearing to receive public comment upon proposed amendments to the Washington County Zoning Ordinance. The proposed amendments were set forth in a Memorandum dated October 5, 2015 entitled "Zoning Ordinance Administration Amendments". No members of the public were present to make comment. Upon motion by Danielle Walker, second by Jeff Souder, and being unanimously approved, the public hearing was closed at 7:25 p.m. Both the Washington County Plan Commission and the Board of Zoning and Appeals reconvened their meetings.

Plan Director Travis Elliott reported that Charles Heath and Connie Ray were on the agenda. Charles Heath was not present; the floor was then turned over to Connie Ray. Ms. Ray was present to address the Plan Commission regarding the possibility of a commercial gun range being placed upon property across the road from her located on Garrison Hollow Road. Discussion was held regarding the permit process and Board of Zoning and Appeals variance processes which would be required for such use of the property.

Upon motion by Phil Marshall, second by Ervin Day, and being unanimously approved, 50 waffle-type signs in the amount of $150.00 will be purchased from Zink's Signs for landowners to place notice of BZA hearings upon tracts of real estate as required by the Rules of the BZA prior to hearing of a zoning ordinance.

Upon motion by Jeff Souder, second by Mark Hartman, and being unanimously approved, revisions and proposed ordinance changes to the Zoning Ordinance as outlined in the document dated October 5, 2015 entitled "Zoning Ordinance Administration Amendments" that was presented to the public on this date and time will be recommended to the Washington County Board of Commissioners to be included in the Washington County Zoning Ordinance. David Hoar and Mark Clark will present said amendments to the Washington County Commissioners at their next October meeting and make the recommendation to the Board of Commissioners.

David Hoar recognized K.K. Gerhart-Fritz who then made a presentation and led discussion regarding non-conforming use provisions to the current Zoning Ordinance. These provisions are listed under Section 400 of the current Zoning Ordinance. K.K. gave a presentation as to possible amendments and changes to the current provisions. Discussion was held among members as to the possible changes suggested by K.K. and as to revisions. K.K. is to send out a "clean" copy of this section to members subsequent to this meeting for discussion and approval at the November meeting.

There was discussion regarding the November meeting date being reset for November 9, 2015 at 7:00 p.m. due to the originally scheduled meeting being the eve of Election Day. Upon motion by Phil Marshall, second by Ervin Day, and being unanimously approved, the meeting date was changed to November 9, 2015 at 7:00 p.m.

Mark Clark questioned whether the Rules of Procedure as set forth in a memorandum dated April 6, 2015 for the Washington County Plan Commission had ever been adopted. After discussion and review of the Rules, it was determined that the Rules would be submitted again to the Washington County Plan Commission members for vote at the November 9, 2015 meeting.

David Hoar announced that the term of Scott Maudlin as a member of the Washington County Plan Commission would expire on December 31, 2015 and that Mr. Maudlin had informed David that he would not be seeking reappointment. Therefore, a vacancy on the Washington County Plan Commission will need to be filled prior to January 1, 2016. It was noted that Scott Maudlin was an appointment made by the Washington County Commissioners.

Upon motion by Mark Hartman, second by Phil Marshall, and being unanimously approved, the WCPC meeting concluded its meeting at 8:25 p.m. Upon motion by Max Greene, second by Danielle Walker, and being unanimously approved, the BZA meeting concluded its meeting at 8:25 p.m.

Washington County Plan Commission by:

David Hoar, President	Jerry McClellan, Vice President
Danielle Walker	Adam Dufour
Phillip Marshall	Jeff Souder

Mark Hartman

Ervin Day

Scott Maudlin

Board of Zoning and Appeals by:

Danielle Walker

Adam Dufour

Max Greene

Darrell Tye

John Mishler

WCPC/BZA Attorney:

Mark D. Clark