MINUTES OF MEETING OF
WASHINGTON COUNTY PLAN COMMISSION
BOARD OF ZONING APPEALS
Held January 2, 2023
Washington County Conference Room

Regular meeting of the Washington County Plan Commission was called to order at 6:33 p.m. Board members present were Emily Rodman, Danielle Walker, Todd Ewen, Deirdre Miller, Mark Hartman, Kevin Baird, Mark "Bubba" Abbott and Andrew Katt; absent was Tom Day. Board of Zoning Appeals member present was Mark Hartman; absent were John Mishler, Lori Gilstrap, and Denise Coots. Also present were Plan Director, Travis Elliott, Commission Attorney, John Mead, and members of the public Max and Rhonda Greene.

The Pledge of Allegiance was led by Bubba Abbott; Kevin Baird offered prayer.

Minutes of the December 5, 2022 meetings were reviewed. Upon motion by Todd, second by Deirdre, the minutes were unanimously approved as presented.

John announced it was time for annual organization of the Board. Upon motion by Kevin Baird, second by Bubba Abbott, Todd Ewen was nominated for the office of President; upon motion by Todd Ewen, second by Emily Rodman, Kevin Baird was nominated for the office of Vice President. There being no other nominations, John called for the vote. Todd Ewen was unanimously elected President and Kevin Baird was unanimously elected Vice President of the WCPC.

There was discussion regarding proposed meeting date for 2023; it was noted that the Commission typically follows the meeting schedule of the Washington County Commissioners. Following discussion, upon motion by Bubba Abbott, second by Mark Hartman, the Commission unanimously approved the following as meeting dates for 2023: January 2, February 6, March 6, April 3, May 1, June 5, July 3, August 7, September 5 (Tuesday), October 2, November 6, and December 4.

There was discussion regarding the minimum acreage necessary for a septic system. ¾ acre is require if the residence is on City water; 1 acre is required if the residence is on well water.

Andrew Katt stated that if the County does nothing then this would allow a septic system on a ½ acre lot if it passes a soil test. Todd Ewen stated that he had received a request from Chris Boling for the Plan Commission to consider a stand alone ordinance on lot size for septic systems.

This all relates to proposed changes by the State to its regulations regarding septic systems. Todd Ewen had no recommendations for changes to the Washington County Code. Andrew Katt would like for Chris Boling to attend the next meeting to discuss these issues.

There was discussion regarding §517. Commission Attorney John Mead offered suggested revisions. Following discussion, upon motion by Mark Hartman, second by Emily Rodman, the Commission unanimously approved §517, as modified.

The Board of Zoning Appeals was not called to order; no action taken.

Washington County Plan Commission by:

Todd Ewen, President

Kevin Baird, Vice President

Danielle Walker

Emily Rodman

Deirdre Miller

Mark Hartman

Mark "Bubba" Abbott

Andrew Katt

Tom Day

Board of Zoning and Appeals by:

Mark Hartman

John Mishler

Lori Gilstrap

Denise Coots

Marsha Dailey

WCPC/BZA Attorney:

John W. Mead

The Board of Zoning Appeals was not called to order; no action taken.

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