

St Albans Township Zoning Commission

Regular Meeting June 6, 2024

Present: Pam, Mike, Dave, Carolyn, Greg, Mary and Rae Ann

Pam called the meeting to order 7:25.

Carolyn moved and Greg 2<sup>nd</sup> to approve 5/2 minutes, motion passed 5-0.

Dave moved and Mike 2<sup>nd</sup> to approve 5/22 minutes, motion passed 5-0.

Old Business - Pam said we're making progress on the zoning resolution. Once we get through current articles, we'll add a mixed use article.

New Business

Pam moved and Carolyn 2<sup>nd</sup> to move next regular meeting from 7/4 to 7/2 at 7:00, passed 5-0.

Greg moved and Dave 2<sup>nd</sup> to schedule work session Wed. 6/26 at 7:00, motion passed 5-0.

Greg said we need to be aware of Licking Memorial has 26.3 acres on Jersey Mill and might be multi facility.

Also 7/16 at 6 at Church of Christ on Moots Run, the EPA will have public hearing to deny SW Licking Water and Sewer's request to build wastewater treatment plant near Granville and Alexandria.

Ann said comp plan calls for general business but there are several steps in that process so everyone needs to stay involved and voice opinions.

Woody said you can't zone business out if it's legal but you can tell them where and how.

Bruce said at LC Framework meeting, they said St Albans is way overplanned on general business on 310 - more area than 79 and maybe comp plan needs to be revisited.

Mike asked do we want 310 to look like 79?

Woody said a transportation overlay would help. Trustees could easily change comp plan.

Trustees - 6/11 at 7

Zoning work session 6/26 at 7

Zoning - 7/2 at 7

Trustees 7/9 at 7

EPA hearing 7/16 at 6

Dave moved and Carolyn 2<sup>nd</sup> to adjourn at 8:15, motion passed 5-0.

Priority List

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PUD

Transportation Overlay

Zoning Resolution Articles

Create Mixed Use Article