

MT. ZION PLANNING COMMISSION AND ZONING BOARD OF APPEALS
MEETING MINUTES
January 2, 2024

Chairman Travis Foreman called the meeting of the Mt. Zion Planning Commission & Zoning Board of Appeals to order at 5:30 p.m. in the Village Hall Board Room. The following Commissioners were present for roll call: Jeremy Hahn, Randy Thacker, Tom Davey, Dan Mogged, and Scott Garwood. Also present were Village Administrator, Julie Miller and Village Clerk, Dawn Reynolds.

Minutes: The minutes of the June 6, 2023 meeting were approved as presented on a motion by Commissioner Mogged, seconded by Commissioner Hahn. A voice vote was unanimous, motion carried.

Public Forum: No one was present.

Public Hearing – Rezoning – VB-2 Community Business to VR-5 Mixed Residential – 6.36 Acres at the Corner of Harry Land Road and Baltimore Avenue – Petitioner Baltimore Development: A motion was made by Commissioner Thacker to open the Public Hearing for the Rezoning – 6.36 Acres at the Corner of Harry Land Road and Baltimore Avenue, seconded by Commissioner Garwood. A roll call vote was taken: Hahn-yea, Thacker-yea, Davey-yea, Mogged-yea, and Garwood-yea. Motion carried 5-yea, 0-nay, 0-absent.

Administrator Miller presented a request from Baltimore Development to rezone 6.36 acres to VR-5 Residential. The property is currently zoned VB-2 Community Business and is vacant and being used as farmland. The VR-5 zoning designation does not allow for apartments. A public notice was published, and letters were sent to adjacent property owners. No objections have been received.

No discussion was held.

A motion was made by Commissioner Davey to close the Public Hearing for the Rezoning – 6.36 Acres at the Corner of Harry Land Road and Baltimore Avenue, seconded by Commissioner Hahn. A roll call vote was taken: Hahn-yea, Thacker-yea, Davey-yea, Mogged-yea, and Garwood-yea. Motion carried 5-yea, 0-nay, 0-absent.

A motion was made by Commissioner Mogged to recommend approval to the Village Board of Trustees for the rezoning petition of Baltimore Development from VB-2 Community Business to VR-5 Mixed Residential as presented, seconded by Commissioner Davey. A roll call vote was taken: Hahn-yea, Thacker-yea, Davey-yea, Mogged-yea, and Garwood-yea. Motion carried 5-yea, 0-nay, 0-absent.

Adjournment: A motion was made by Commissioner Garwood to adjourn the January 2, 2024 Mt. Zion Planning Commission and Zoning Board of Appeals meeting, seconded by Commissioner Hahn. A voice vote was unanimous, motion carried. The meeting was adjourned at 5:36 p.m.

Respectfully submitted,



Dawn Reynolds
Village Clerk