

DRAFT COPY - SUBJECT TO COMMITTEE APPROVAL

BOARD: TAZEWELL COUNTY

COMMITTEE: LAND USE

DATE/TIME: Tuesday, March 12, 2013 at 5:00 p.m.

PRESENT: Chairman Terry Hillegonds, Monica Connett, Rosemary Palmer, John Redlingshafer, Andrew Rinehart, Greg Sinn and Sue Sundell

ABSENT: K. Russell Crawford

STAFF PRESENT: Kristal Deininger, Community Development Administrator; Kyle Smith, Land Use Planner; James Newman, ZBA Chairman; Matt Drake, Assistant States Attorney

OTHERS PRESENT: Steve Hullcranz, Municipal Addressing Services, Inc., Tom Brewer Sr., Tremont Rescue 702, Phil Webb and Nathan Webb

CALL TO ORDER: Chairman Hillegonds called the meeting to Order at 5:00 p.m.

MINUTES: Moved by Connett, seconded by Palmer, to approve the minutes of the February 12, 2013 Land Use Meeting. On voice vote, **motion declared carried.**

COMM DEVP ADMIN:
NEW BUSINESS:
LU-13-02 911 Addressing
Display Ordinance

Administrator Deininger presented 3 draft copies of the proposed 911 Addressing Display Ordinance to the Committee. Ms. Deininger stated the first draft was originally presented at the meeting last month, the second draft was changes proposed by Member Redlingshafer and Member Rinehart, and the third draft was the rewritten second draft of Redlingshafer and Rinehart with Steve Hullcranz's comments and suggestions. Ms. Deininger a potential change to be discussed was with regard to 4 inch numbers being required on structures while signs at the road would be required to display at least 3 inch numbers. Ms. Deininger added all numbers would be required to be displayed so they are visible in either direction from the right of way. Ms. Deininger stated she would like to leave the ability to issue a fine as it "gives teeth" to prompting property owners to comply with the ordinance. However, Ms. Deininger added that compliance is the ultimate goal and her Department works diligently with property owners for compliance, assessing a fine is the only final method to seek for noncompliance.

Member Rinehart stated he felt strongly against the verbiage of issuing a misdemeanor for an offense and also felt the fine was too large.

Chairman Hillegonds questioned approvals over placing signage within a right of way and would prefer signs not be within the right of ways unless they were positioned on mailboxes. Mr. Hillegonds stated it should be noted that if addresses are on mailboxes they should not be hindered by the flag. Mr. Hillegonds noted a concern for fines for non-compliance.

Steve Hullcranz, Municipal Addressing Services, Inc. appeared to assist with the proposed ordinance. Mr. Hullcranz stated he suggested a certain height to avoid the signs from being covered by snow removal during the winter months. Mr. Hullcranz said residents should be careful to purchase reflective numbers and not also purchase reflective backgrounds. Mr. Hullcranz added Woodford County purchased signs for all residents and would not allow placement of signs within the right of way and also place the numbers on the mailboxes. Mr. Hullcranz stated schools and larger structures with multiple access points do not need multiple addresses but rather location information such as lettering or numbering each door. Mr. Hullcranz said when lettering multiple doors, it should also be done on the interior of the structures as well. Mr. Hullcranz stated there was a State Statute that allowed Counties to name road and structures whether public or private for 911 purposes.

Member Sinn stated every sign needed to be checked by J.U.L.I.E. before being placed and questioned possible confusion of red signs with existing fire number signs. Mr. Sinn said he would like to see the proposed fine for non-compliance changed to a per 30 or per 60 day time period.

Member Redlingshafer stated he researched other jurisdiction ordinances and suggested providing residents with an approved sign vendor list. Mr. Redlingshafer questioned how schools or large structures with multiple access points were numbered and whether the County could enforce numbering on the interior of structures. Mr. Redlingshafer said he would not be opposed to removing the fine from the ordinance and the verbiage for numbering for structures on a private road should be drafted back into the ordinance.

Tom Brewer, Tremont Rescue 702 appeared with comments regarding the proposed ordinance. Mr. Brewer stated from a rescue standpoint he would prefer the numbers be placed on a mailbox. Mr. Brewer said a 4 inch sign at 80 ft is equivalent to a 1 inch sign at 20 feet so he would suggest if the sign was not on the road, then it would need to have larger sized numbers.

Following all discussion, it was determined proposed changes were to be made and the committee would then review and discuss at an In Place Committee meeting during the County Board meeting.

(NOTE: Following the Land Use Meeting it was determined that an In Place Meeting would not be conducted at County Board as more time and modifications to the Ordinance were still needed. The Ordinance will again be discussed at the April Land Use Committee Meeting.)

LU-13-03 Subdivision
Modification

Administrator Deininger presented a request by John P. Webb for a modification to the Subdivision Ordinance for a waiver of the road requirements to allow a private easement to access 2 new zoning lots of record. Ms. Deininger said the lots would not have frontage on public road but would be accessed via an easement for ingress and egress for 2 new single family residences for a son and a daughter of the Petitioner.

Moved by Sundell, seconded by Connett, to recommend approval of the Subdivision Modification to the Tazewell County Board. Following discussion, moved by Redlingshafer, seconded by Rinehart to amend the main motion to include that no further division of the parcels shall be allowed to occur unless all provisions of the Tazewell County Zoning Code and Subdivision Code are met. On voice vote, **motion declared carried as amended.**

STAFF REPORT:

Administrator Deininger presented the Committee a Staff Report detailing revenues, expenses and other office related activity over the last month and year.

BILLS:

Moved by Palmer, seconded by Connett, to approve the bills for the Community Development Department as submitted. On voice vote, **motion declared carried.**

NEXT MEETING:

The next meeting of the Land Use Committee will be held on **Tuesday, April 9, 2013 at 5:00 p.m.** in the 3rd Floor Jury Meeting Room of the McKenzie Building.

RECESS:

There being no further business, the meeting recessed at 5:40 p.m.

Kristal Deininger, Secretary

Transcribed by Melissa A. Kreiter
Administrative Assistant