

# ***VILLAGE OF HEBRON***

PUBLIC HEARING

MINUTES

January 25, 2023

This meeting was held both remotely and in person.

## **CALL TO ORDER**

Mayor Layton called the meeting to order at 5:30pm

## **ROLL CALL**

Councilmembers in attendance: Council President Dr. Valerie Mockus, Councilmembers Stacy Stoner, Annelle Porter, Kenney Nauer, Randy Wolf and Paige Seymour.

Others in attendance: Mayor James Layton, Village Fiscal Officer/Interim Administrator Deborah Morgan, Village Solicitor Wesley K. Untied, Water Superintendent Jason Figgins, Community Development Coordinator Bonnie Miller, and Clerk of Council/Administrative Assistant Christina Furbee.

Visitors in attendance: Sean McMickle, Carson Showe, and Scott Harold

Remote Visitors: None

## **DISCUSSION**

**Topic 1:** *The applicant seeks to amend a 6.44-acre property located at 129 N. High Street, Hebron, Ohio from Manufacturing 1 (M-1) and Residential 4-Zero Lot Line (R-4) to Residential 5 (R-5) Multifamily zoning.*

### **Visitor Comments /Oath**

Mayor Layton asked anyone who wishes to make comments to stand and take an oath.

Mr. Sean McMickle, Development Vice President with Spire Development, said this project is the second phase to Hopewell Cottages. He said the units will be very similar in appearance and style to the units in the Hopewell Cottages subdivision. He provided interior and exterior photos, and the proposed site plan including current zoning and the proposed zoning. Mayor Layton said there have been no issues or complaints with Hopewell Cottages.

Mrs. Seymour asked about an old barn on the property. Mr. McMickle said the plan is to demolish the building. Mrs. Porter asked that Spire Development try to salvage the barn lumber as it may have resale value.

Mr. Wolf asked if there will be a connecting road between Phase I and Phase II. Mr. McMickle said there is a privacy mound that prevents the ability to make that connection.

Mrs. Morgan suggested using some sort of barrier to keep people, bicycles, and cars from cutting through to nearby properties. Mrs. Porter said she does not want the Village to lose sight of that. Mrs. Miller and Mrs. Morgan said that request can be included in the site development plan.

Mr. McMickle said flood mitigation is included in the development plans. Mrs. Porter asked if fencing could be placed around a proposed pond. Mr. McMickle said this will be included on the site plan as well.

Mrs. Seymour said she is concerned about having only one entrance and exit to the proposed new development, because emergency vehicles would have limited access. She said this was a concern for Hopewell Cottages and a new road, Hope Drive, had to be built to fix the issue.

Mrs. Seymour said she is happy to see the plans include a play area and a community building.

**Topic 2:** *The applicant seeks to amend a 0.63-acre property located at 3261 Hebron Road, Hebron, Ohio from Conservation District 1 (C-1) zoning to Manufacturing 1 (M-1) zoning.*

Mayor Layton said this item was withdrawn by the applicant.

**ADJOURN**

Mrs. Seymour moved to adjourn the meeting at 5:49pm, seconded by Mrs. Porter. A roll call vote was taken with all councilmembers present voting in favor.

\_\_\_\_\_(on file)\_\_\_\_\_  
Dr. Valerie Mockus, Council President

Attest:

\_\_\_\_\_(on file)\_\_\_\_\_  
Deborah Morgan, Village Fiscal Officer