

CITY OF WASHINGTON, ILLINOIS

Planning and Zoning Commission Meeting

Wednesday, December 4, 2024, at 6:30 P.M.
At Five Points - 360 N. Wilmor Road, Washington

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- Call to Order** Chairman Burdette called the regular meeting of the City of Washington Planning and Zoning Commission to order at 6:30 p.m. A quorum was established.
- Roll Call** *Present:* Commissioners Burdette, Reeder, Scott, Williams
Absent: Commissioners Milot, Ritter, Shelton
Also present: Planning and Development Director Oliphant, Building and Zoning Coordinator Boyer and City Clerk Brod
- Approve Minutes** Commissioner Reeder motioned to approve the minutes of the November 6, 2024 and November 13, 2024 meetings; Commissioner Shelton seconded.
Motioned passed by voice vote.
- Public Comments** None provided.
- Public Hearing** At 6:31 p.m., Commissioner Burdette opened the public hearing to consider an ordinance amending the zoning regulations to amend the requirements related to cemeteries in residential zoning districts.
Item A: Cemetery
- Development Director Oliphant explained that a resident inquired about being buried in his backyard for the purpose of removing property taxes. After review, it was determined that the State of Illinois only allows for a property tax exemption if the property is used exclusively for cemetery purpose. Development Director Oliphant shared that a cemetery can be a permitted use if approved by resolution by Council with the recommendation of Planning and Zoning Commission. Staff doesn't feel that cases like this would not receive support from neighbors which would be required. Commissioner Scott clarified that someone wanting a cemetery on a lot without a residence is only allowable as special use on residential and agricultural properties larger than 50 acres.
- At 6:35 p.m., Commissioner Burdette closed the public hearing.
Commissioner Scott motioned to accept the request; Commissioner Reeder seconded.
- It was clarified that an extra residential lot without a dwelling would still require a special use permit. It was also noted that the two cemeteries located in Washington were designated in the 1800s. Commissioner Reeder noted there wouldn't be a tax benefit.
- On roll call the vote was:
4 Ayes: Burdette, Reeder, Scott, Williams
0 Nays:
Motion carried.
- New Business** None provided.
- Commissioner/Staff Comments** Planning and Development Director Oliphant shared that there is no January meeting. He also shared that the previous chicken item was approved by Council.
- Adjournment** At 6:38 p.m. Commissioner Scott motioned to adjourn; Commissioner Reeder seconded.
Motion carried by voice vote.