

MINUTES OF PLANNING & ZONING
REGULAR MEETING
FEBRUARY 8, 2005

On February 8, 2005, Chairperson Crawford opened the regular Planning and Zoning meeting at 7:30 p.m. at the Civic Center, 175 Johns Hill Road.

PRESENT: Commissioners Audrey Koester, Joseph Krebs, Charles McMannon, John McNabb, and Scott Reincke. **ALSO PRESENT:** City Engineer/Zoning Administrator David Whitacre, City Planner Dave Shaw.

ABSENT: Commissioners Melody Eifert and Paul Wright. Also absent City Attorney Franzen.

ANNOUNCEMENT: Chairperson Crawford announced that, prior to this meeting, Attorney Franzen had called. He said that, due to a prior commitment, Attorney Franzen would not be able to attend this meeting.

Chairperson Crawford announced that, prior to this meeting, at 6:15 p.m., Planning and Zoning commissioners participated in a Continuing Education Session regarding signs. He stated City Planner David Shaw conducted the Session. He stated the commissioners toured the US 27 area and looked at, and measured, all the existing signs

Chairperson Crawford further announced stated that the commissioners also reviewed photographs of 4 or 5 other areas in the community, and reviewed their signs and what their ordinance required. He stated, based on tonight's session, Mr. Shaw will have some recommendations.

Chairperson Crawford announced for the record that he, along with Joe Krebs, Charles McMannon, John McNabb, and Scott Reincke, attended this session.

FOR THE RECORD THE ABOVE NAMED PERSONS EACH EARNED ONE HOUR OF CONTINUING EDUCATION CREDIT.

MINUTES OF THE REGULAR PLANNING & ZONING MEETING OF JANUARY 11, 2005. The minutes of the regular Planning and Zoning meeting were previously distributed to the Chairperson, Commissioners and City Staff for review.

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ACTION TAKEN: MEMBER McMANNON MOVED TO ACCEPT THE MINUTES OF THE REGULAR PLANNING AND ZONING MEETING OF JANUARY 11, 2005, SECONDED BY MEMBER McNABB. DISCUSSION: NONE. ROLL CALL: REINCKE, AYE; McMANNON, AYE; KOESTER, AYE; CRAWFORD, AYE; McNABB, AYE; KREBS, AYE. 6 -- AYES. CHAIRPERSON CRAWFORD DECLARED THE MOTION PASSED.

CORRESPONDENCE: Chairperson Crawford read correspondence from Dan McGinley, Mayor of Alexandria Kentucky. Mayor McGinley's letter addressed a memo he received from an attorney. This memo explained some of the issues surrounding the challenges to its Planning and Zoning Commission and those of seven other cities in Campbell County. A copy thereof is attached to these minutes.

GUESTS/CITIZENS/DELEGATIONS: None.

UNFINISHED BUSINESS: RE-NAMING OLD U.S. 27. Chairperson Crawford read a letter from Assistant Fire Chief Ray Dishman pertaining to this subject. A copy thereof is attached to these minutes.

There was a brief discussion about this issue. **ACTION TAKEN: MEMBER KOESTER MOVED THAT PLANNING AND ZONING RECOMMEND TO COUNCIL TO POSSIBLY CHANGING THE NAME OF OLD U.S. 27 TO TOWN CENTER BOULEVARD FOR SAFETY REASONS AND TO AVOID CONFUSION ISSUES, SECONDED BY MEMBER McMANNON. DISCUSSION: NONE. ROLL CALL: KREBS, AYE; McNABB, AYE; CRAWFORD, AYE; KOESTER, AYE, McMANNON, AYE; REINKE, AYE. 6 -- AYES. CHAIRPERSON CRAWFORD DECLARED THE MOTION PASSED.**

Chairperson Crawford stated he had the opportunity to visit the Animal Hospital. He said the addition to the Animal Hospital looks fine. He said it looks as though they are not finished with the landscaping.

Chairperson Crawford stated that David Rust, Chairman of the Board of Central County Fire District called him. He stated that Mr. Rust expressed the District's interest in re-zoning the old fire station on Renshaw Road. He stated he recommended that Mr. Rust meet with Mr. Shaw and Mr. Whitacre about this matter.

STAFF REPORT: CITY ENGINEER/ZONING ADMINISTRATOR – SIGHT DISTANCE AT THE NEW FIFTH THIRD BANK: Mr. Whitacre stated the architect had agreed to saw cut the foundation wall off the steps. He said he

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called them and reminded them this needs to be done. He stated, as yet, he has not heard from them. He stated he would keep the commissioners informed. Chairperson Crawford stated, for informational purposes, he is informing the commissioners that he, Mr. Shaw and Mr. Spence met with a prospective developer. He said this developer is interested in potentially building a two-story building behind the Huff Realty building.

CITY PLANNER: Mr. Shaw stated that he met with Mr. Rust about the rezoning of the fire station on Renshaw Road. He said this is problematic due to it is located next to a Day Care Center and in a residential area. He stated that Mr. Rust is interested in knowing the kind of use the City would like for this property.

Mr. Shaw stated he gave Mr. Rust some general suggestions. He stated he told Mr. Rust that it should be something compatible with the surrounding area. He told Mr. Rust the City would work with them on this matter.

Mr. Shaw further stated he suggested that Mr. Rust contact a realtor about the kind of uses they could find for the building. He stated Mr. Rust also has some uses that might fit into that zone.

Commissioner McNabb stated that he noticed that part of the rock wall on Huff Realty property is pushed over. **OUTCOME:** Mr. Whitacre stated he would send Huff Realty a letter informing them about this problem.

CONTINUING EDUCATION: FORM FROM THE KENTUCKY CHAPTER AMERICAN PLANNING ASSOCIATION -- Mrs. Rauf submitted a videotape request form to each commissioner. She asked that everyone check the box for the video they wish to review and submit it to her as soon as possible.

NEW BUSINESS: COMPREHENSIVE PLAN UPDATE -- Chairperson Crawford reported he received an e-mail reminder from the Mayor stating it is time to update to the Comprehensive Plan. Mr. Shaw said this should not be too difficult to do since the city is already 90% completed.

OUTCOME: Mr. Shaw will do research about what is required. He will take charge of this update.

Chairperson Crawford announced he would contact the Mayor about this once he hears from Mr. Shaw.

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Being no further business, **MEMBER McNABB MOVED TO ADJOURN, SECONDED BY MEMBER KOESTER. MOTION PASSED UNANIMOUSLY.**

Meeting adjourned at 8:00 p.m.

SUBMITTED BY: _____
**JEAN A. RAUF, CITY CLERK TREASURER. CMC
SECRETARY PLANNING & ZONING**

SIGNED: _____
**STEVE CRAWFORD, CHAIRPERSON
PLANNING & ZONING**

*****REMINDER: ON APRIL 12, 2005, THE CONTINUING EDUCATION SESSION BEGINS AT 6:30 PM. THIS IS A 40 MINUTE VIDEO. CONTINUING CREDIT HOURS IS 1.0 HOUR. THE REGULAR PLANNING AND ZONING MEETING WILL BEGIN AT 7:30 P.M.**