

Land of Lincoln Planning and Zoning Commission

13 September 2012 Meeting Minutes

The Land of Lincoln Planning and Zoning Commission was called to order on Thursday, 13 September 2012, by Paul Lassanske, Chairman.

Roll was called and the following Commission members were present for the hearing: Paul Lassanske, Harold Skaggs, John Veague, Steve Payne, and Rick Roach.

Wayne Trombley has resigned from the Planning and Zoning Commission.

Rick Roach made a motion to approve the minutes of the 9 August 2012 regular Planning and Zoning meeting minutes. Harold Skaggs seconded and the motion carried unanimously.

REZONINGS:

Rita Bratcher came before the Commission requesting the rezoning of 7.2 acres located at 7063 Greensburg Rd. Magnolia, Kentucky from A-1 (agricultural) to R1-A (single family residential conventional). Jim Banks also came before the Commission. Jim Banks explained the property. The house and approximately 1 acre is for sale and Ms. Bratcher would like to place another house on the lot. Gordon Ireland explained the properties around Ms. Bratcher's property. No complaints have been received about this rezoning request. John Veague made a motion to recommend the rezoning of 7.2 acres located at 7063 Greensburg Rd. from A-1 to R1-A in keeping with the surrounding properties. Harold Skaggs seconded and the motion carried unanimously.

Brenda Clopton asked to have her rezoning request tabled until next meeting. Steve Payne made a motion to table Brenda Clopton's rezoning request until next meeting. John Veague seconded and the motion carried unanimously.

Jim Banks and Glenn Phelps came before the Commission with the preliminary and final plat for Hilltop Estates. The property is currently zoned R-1A. Jim Banks stated there will be an absolute auction October 7th. Glenn Phelps stated there were five houses on the property. Jim Banks stated that they would only be adding one house to the five that were on the property. Jim Banks read a letter from Mark Patterson, Engineer. The letter states: Based on the fact that there were 5 previous houses on the subject site and that the site drains in three separate directions I feel that on-site detention for storm water runoff is not necessary. Steve Payne asked if the sewer is pumped up the hill. Jim Banks answered no and explained

the sewer and that four of the lots are on septic not sewer. Paul Lassankse stated that it is not known what impact the five houses that were on the property had on the land. Glenn Phelps stated that four of them were on Walnut St. Jim Banks stated that they would be spread out on the property which would be better. Gordon Ireland suggested placing arrows on the plat to show the direction of the sewer drainage. Steve Payne made a motion to approve the plat with the direction of the sewer drainage documented and with the certification of the Mayor. John Veague seconded and the motion carried unanimously.

ADMINISTRATIVE:

Payment of Bills: Harold Skaggs made a motion to approve the income and expenses for August 2012 as presented. Rick Roach seconded and the motion carried unanimously.

ZONING ADMINISTRATOR'S UPDATE:

Gordon Ireland discussed the permits and rezonings.

Gordon Ireland discussed using the Hardin County Plans examiner to approve buildings over 2500 ft. under contract.

With no further business coming before the Commission at this time, Harold Skaggs made a motion to adjourn. Steve Payne seconded and the motion carried unanimously.

The Planning and Zoning Meeting adjourned at 8:00 p.m.