



**Hardin County**  
Planning and Development Commission

Hardin County Planning Commission  
Six Hundred and Ninety First Meeting  
Hardin County Government Center  
Second Floor Meeting Room  
December 4, 2018 5:00 p.m.

1. Call to order
  2. Unfinished Business
  3. New Business
- 
- A. Consideration and action on the following Preliminary Plat:  
**VICTORY ESTATES SUBDIVISION**  
This proposed development is a 64.4 acre site located between Patriot Parkway (KY 361) and Rineyville Road (KY 1600). The developer, ARP Management Corp. is proposing the creation of 36 single-family residential lots. (*Staff Review Comments Attached pgs.3-7*).
  - B. Consideration and action on the Minutes for the meeting held on 20 November 2018 (*Attached pgs.9-16*).
  - C. Consideration and action on the FY 2018 Annual Audit. (*Copy Provided*)
  - D. Consideration and action on the Financial Report # 4 October 2018 FY 2019. (*Attached pg.17*).
  - E. Informational Items
  - F. Adjourn

The following items are for informational purposes only and do not require action:

**APA-KY CONFERENCE**

Director King attended the half day Western KY Regional Planning Conference in Madisonville on November 30<sup>th</sup>. He obtained 4.5 hours of continuing education credits.

**The next Commission meeting is scheduled for Tuesday, December 18, 2018 at 5:00 p.m.**



**Commission Agenda**

4 December 2018

Page 2 of 2

**NOVEMBER 2018 REPORT**

<p><b>Plats Recorded:</b></p> <ul style="list-style-type: none"> <li>• 9 Subdivision plats were approved for the month</li> <li>• 102 Subdivision plats were approved for the year</li> </ul>	<p><b>New Lots Created:</b></p> <ul style="list-style-type: none"> <li>• 9 New lots approved for the month</li> <li>• 114 Net lots approved for the year</li> </ul>
<p><b>Building Permits:</b></p> <ul style="list-style-type: none"> <li>• 13 SFD Permits for the month</li> <li>• 146 SFD Permits for the year</li> <li>• 80 Total Building Inspections for the month</li> <li>• 1149 Total Building Inspections for the year</li> <li>• 453 Total Building Permits for the year</li> </ul>	<p><b>Electrical Permits (6 Jurisdictions):</b></p> <ul style="list-style-type: none"> <li>• 112 Total Permits for the month</li> <li>• 965 Total Permits for the year</li> <li>• 178 Total Electrical Inspections for the month</li> <li>• 1776 Total Electrical Inspections for the year</li> </ul>

**SUBDIVISION PLATS RECORDED IN NOVEMBER**

Project / Subdivision Name	Site Address	Lots +/- (Plats Final)	Acres (All Permits)	Completed Date	Final Date
RALPH LEE FARM & BOUNDARY SURVEY OF GREGORY RALPH & ERIN ELIZABETH LEE PROPERTY	BACON CREEK RD	1	5.3820	9/17/2018	11/13/2018
HUFFINES SUBD.; LOT 2	3369 ST JOHN CHURCH RD	1	0.0000	8/29/2018	11/14/2018
LITTLE MEETING CREEK	18109 & 18024 SONORA HARDIN SPRINGS ROAD	3	10.2900	8/23/2018	11/14/2018
ALFALFA ACRES LOT 1	4250 N GRANDVIEW CHURCH RD.	0	1.9510	8/2/2018	11/19/2018
MEILAN MEADOWS SUBDIVISION	LIMP ROAD	2	8.0490	11/2/2018	11/20/2018
WIMP ESTATES, SECTION 3 & BOUNDARY SURVEY OF THE JOYCE WIMP FARM	309 WIMP LN.	1	2.8590	11/6/2018	11/20/2018
WINDING BROOK SUBDIVISION, LOTS 1A & 2A	BEWLEY HOLLOW ROAD	0	0.0000	11/9/2018	11/20/2018
SYCAMORE BEND, LOTS 1 & 2	SYCAMORE TRACE RD.	-1	0.0000	10/29/2018	11/21/2018
PEEBLES SUBDIVISION	3720 MILLERSTOWN RD	1	7.3950	11/6/2018	11/29/2018
		<b>8</b>	<b>35.9260</b>		

**Total Records: 9**

**11/30/2018**



**Hardin County**  
Planning and Development Commission

Hardin County Planning Commission  
Six Hundred and Ninetieth Meeting  
Hardin County Government Center  
Second Floor Meeting Room  
November 20, 2018 5:00 p.m.

1. Call to order
2. Unfinished Business
3. New Business

**A. MAP AMENDMENT & VARIANCE PUBLIC HEARING – ANGELA CARTER & MARISA ESTES** are requesting a Zone Change from Urban Residential Zone (R-1) to Convenience Commercial Zone (C-1) to allow for a proposed 9100 sq. ft. Dollar General Store and a Variance from the 40' rear building setback line where commercial adjoins residential property. The property is known as Lots 1 & 2 of Sharps Flats Subdivision and is a 1.08 acre site located at 421 & 451 East Main Street (KY 222), Glendale, KY; (Resolution Number 2018-006).

**B.** Consideration and action on the Minutes for the meeting held on 16 October 2018 (*Attached pgs.3-5*).

**C.** Consideration and action on the 2019 Meeting Schedule (*Attached pg.6*).

**D.** Informational Items

**E.** Adjourn

The following items are for informational purposes and do not require action:

**400<sup>TH</sup> MEETING OF THE BOARD OF ADJUSTMENT** On 8 November 2018 the Board of Adjustment held its 400<sup>th</sup> Meeting. Former members Brent Goodin & Dennis Parrett attended the meeting /celebration.

**26 YEARS OF SERVICE** Madeline Hornback celebrated 26 years of service with the Planning Commission on 2 November 2018.

**5 YEARS OF SERVICE** Susan Bowen celebrated 5-years of service with the Planning Commission on 1 November 2018.

**1 YEAR OF SERVICE** Julia McBeth celebrated 1-year of service with the Planning Commission on 31 October 2018.

**The next Commission meeting is scheduled for Tuesday, December 4, 2018 at 5:00 p.m.**



**Commission Agenda**

20 November 2018

Page 2 of 2

**OCTOBER 2018 REPORT**

<p><b>Plats Recorded:</b></p> <ul style="list-style-type: none"> <li>• 13 Subdivision plats were approved for the month</li> <li>• 93 Subdivision plats were approved for the year</li> </ul>	<p><b>New Lots Created:</b></p> <ul style="list-style-type: none"> <li>• 18 New lots approved for the month</li> <li>• 106 Net lots approved for the year</li> </ul>
<p><b>Building Permits:</b></p> <ul style="list-style-type: none"> <li>• 10 SFD Permits for the month</li> <li>• 133 SFD Permits for the year</li> <li>• 137 Total Building Inspections for the month</li> <li>• 1069 Total Building Inspections for the year</li> <li>• 414 Total Building Permits for the year</li> </ul>	<p><b>Electrical Permits (6 Jurisdictions):</b></p> <ul style="list-style-type: none"> <li>• 78 Total Permits for the month</li> <li>• 853 Total Permits for the year</li> <li>• 160 Total Electrical Inspections for the month</li> <li>• 1597 Total Electrical Inspections for the year</li> </ul>

**SUBDIVISION PLATS RECORDED IN OCTOBER**

Project / Subdivision Name	Site Address	Lots +/- (Plats Final)	Acres (All Permits)	Completed Date	Final Date
TREE TOP ESTATES; LOTS 2 & 2A	1161 & 1135 SUMMIT EASTVIEW RD	0	0	9/11/2018	10/1/2018
GARLAND HART HOME PLACE	1484 ROCK CREEK RD	2	93.276	9/14/2018	10/2/2018
AMBROOK ESTATES LOTS 43 + 44	CLYMENE RD	-1	0	8/22/2018	10/9/2018
PENDLETON SUBDIVISION; SECTION 2, LOT 2	PENDLETON LN	1	6.797	9/24/2018	10/9/2018
WALT'S HOMESTEAD	898 BURKHEAD LANE	1	7.023	9/18/2018	10/10/2018
CREWZ ACRES, LOT 2	125 EAGLE MILLS RD	1	0	1/1/1900	10/16/2018
GRIMES SUBDIVISION, SECTION 3	436 CECILIA SMITH MILL ROAD	1	1.221	10/12/2018	10/22/2018
BRUCE'S ACRES	3342 PIERCE MILL RD	1	6.005	9/27/2018	10/22/2018
TEAROSE ESTATES, LOTS 2 & 3	2267 RED MILL RD	1	0	9/28/2018	10/22/2018
SIDONIE'S ACRES	N GRANDVIEW CHURCH RD.	4	27.995	9/13/2018	10/22/2018
CASH SUBDIVISION	5056 MILLERSTOWN RD.	3	22.811	9/24/2018	10/24/2018
THE ORCHARD, LOTS 35 & 36A	205 DAMSON TRAIL	-1	0	8/24/2018	10/31/2018
COLE CREEK ESTATES; SECTION 2	1755 VALLEY CREEK RD	3	20.541	6/20/2018	10/31/2018
<b>Total Records: 13</b>		<b>16</b>	<b>185.669</b>	<b>11/1/2018</b>	



**Hardin County**  
Planning and Development Commission

Hardin County Planning Commission  
Six Hundred and Eighty Ninth Meeting  
Hardin County Government Center  
Second Floor Meeting Room  
October 16, 2018 5:00 p.m.

1. Call to order
2. Unfinished Business
3. New Business
  - A. Consideration and action on **Resolution No. 2018-003** authorizing a return of funds to the developer for the completion of a Drainage Basin in Bacon Creek Meadows, Section 2, Lot 21(*Attached pg.3*).
  - B. Consideration and action on **Resolution No. 2018-004** authorizing the transfer of funds from the Letter of Credit for Settlers Crest Subdivision for the completion of the streets and drainage ways to the Hardin County Road Department(*Attached pg.4*).
  - C. Consideration and action on **Resolution No. 2018-005** authorizing the transfer of funds from the Letter of Credit for Wakefield Farms for the completion of the streets and drainage ways to the Hardin County Road Department(*Attached pg.5*).
  - D. Consideration and action on the Minutes for the meeting held on 4 September 2018 (*Attached pgs.6-9*).
  - E. Consideration and action on the Financial Report # 2 August FY 2019(*Attached pg.10*).
  - F. Consideration and action on the Financial Report # 3 September FY 2019(*Attached pg.11*).
  - G. Informational Items
  - H. Adjourn

The following items are for informational purposes only and do not require action:

**APA-KY EXECUTIVE COMMITTEE**

Director Adam King, AICP was reelected by his professional colleagues to a 3rd term as the Secretary of the Executive Committee for APA KY. He has served on the APA KY Board since 2011.

**OKI CONFERENCE**

Director King & Planner McIntyre attended the OKI Regional Planning Conference in Cincinnati on October 3-5<sup>th</sup>. They obtained over 16 hours of continuing education credits.



**Commission Agenda**

16 October 2018

Page 2 of 2

**SEPTEMBER 2018 REPORT**

<p><b>Plats Recorded:</b></p> <ul style="list-style-type: none"> <li>• 7 Subdivision plats were approved for the month</li> <li>• 80 Subdivision plats were approved for the year</li> </ul>	<p><b>New Lots Created:</b></p> <ul style="list-style-type: none"> <li>• 5 New lots approved for the month</li> <li>• 90 Net lots approved for the year</li> </ul>
<p><b>Building Permits:</b></p> <ul style="list-style-type: none"> <li>• 11 SFD Permits for the month</li> <li>• 123 SFD Permits for the year</li> <li>• 91 Total Building Inspections for the month</li> <li>• 930 Total Building Inspections for the year</li> <li>• 381 Total Building Permits for the year</li> </ul>	<p><b>Electrical Permits (6 Jurisdictions):</b></p> <ul style="list-style-type: none"> <li>• 70 Total Permits for the month</li> <li>• 774 Total Permits for the year</li> <li>• 167 Total Electrical Inspections for the month</li> <li>• 1436 Total Electrical Inspections for the year</li> </ul>

**SUBDIVISION PLATS RECORDED IN SEPTEMBER**

Project / Subdivision Name	Site Address	Lots +/- (Plats Final)	Acres (All Permits)	Completed Date	Final Date
BOXELDER HILL LOT 5 OF SECTION 2	W RHUDES CREEK ROAD	1	0.0000	9/10/2018	9/12/2018
BAMS SUBDIVISION	5629 S LONG GROVE RD	1	3.0260	6/18/2018	9/18/2018
REFFETT ESTATES SECTION 1 LOT 1C & SECTION 2 LOT 7A	3175 SOUTH DIXIE HWY	0	0.0000	4/27/2018	9/19/2018
KELANN'S CORNER	2596 RICHARDSON RD	1	3.0220	9/7/2018	9/21/2018
BRYLEIGH RIDGE	SONORA HARDIN SPRINGS RD	1	20.9700	8/16/2018	9/25/2018
RELAXING ACRES; LOTS 4 & 5	ST JOHN RD	-1	0.0000	9/12/2018	9/25/2018
BACK FORTY SUBD, SECTION 2	HORSESHOE BEND RD	1	3.0290	6/12/2018	9/25/2018
		<b>4</b>	<b>30.0470</b>		

**Total Records: 7**

**10/4/2018**

**The next Commission meeting is scheduled for Tuesday, November 6, 2018 at 5:00 p.m.**



**Hardin County**  
Planning and Development Commission

Hardin County Planning Commission  
Six Hundred and Eighty Eighth Meeting  
Hardin County Government Center  
Second Floor Meeting Room  
September 4, 2018 5:00 p.m.

1. Call to order
2. Unfinished Business
3. New Business
  - A. Consideration and action on the following proposed Public Facility to determine compliance with the Comprehensive Plan (KRS 100.324):

The Hardin County Board of Education is proposing to construct a new Lincoln Trail Elementary School on a 45.28 acre site in the 3800 block of Bardstown Road (US 62) and being Lot 1 of Penny Pinch Farms, Elizabethtown, KY (*Resolution Number 2018-002 Attached pg. 4*).
  - B. Consideration and action on the Minutes for the meeting held on 17 July 2018 (*Attached pgs.5-7*).
  - C. Consideration and action on the Financial Report # 1 July FY 2019(*Attached pg. 8*).
  - D. Informational Items
  - E. Adjourn

The following items are for informational purposes only and do not require action:

**APA-KY EXECUTIVE COMMITTEE MEETING**

Adam hosted the Executive Committee Meeting of the KY Chapter of the American Planning Association at the Hardin County Government Building on Friday July 20<sup>th</sup>. There were planners in attendance from Owensboro, Louisville, Northern Kentucky and Elizabethtown.

**CONTINUING EDUCATION**

Steve Steck & Greg Youngblood attended a Planning & Zoning Training hosted by the KY League of Cities on Thursday July 26<sup>th</sup> in Cave City, KY and each obtained 8 hours of continuing education hours.

**16 YEARS OF SERVICE**

Ed Bryan, Building Inspector, celebrated 16-years of service with the Planning Commission on 31 July 2018.



**Commission Agenda**

4 September 2018

Page 2 of 3

**JULY 2018 REPORT**

<p><b>Plats Recorded:</b></p> <ul style="list-style-type: none"> <li>• 6 Subdivision plats were approved for the month</li> <li>• 64 Subdivision plats were approved for the year</li> </ul>	<p><b>New Lots Created:</b></p> <ul style="list-style-type: none"> <li>• 3 New lots approved for the month</li> <li>• 80 Net lots approved for the year</li> </ul>
<p><b>Building Permits:</b></p> <ul style="list-style-type: none"> <li>• 21 SFD Permits for the month</li> <li>• 97 SFD Permits for the year</li> <li>• 109 Total Building Inspections for the month</li> <li>• 734 Total Building Inspections for the year</li> <li>• 297 Total Building Permits for the year</li> </ul>	<p><b>Electrical Permits (6 Jurisdictions):</b></p> <ul style="list-style-type: none"> <li>• 102 Total Permits for the month</li> <li>• 586 Total Permits for the year</li> <li>• 163 Total Electrical Inspections for the month</li> <li>• 1047 Total Electrical Inspections for the year</li> </ul>

**SUBDIVISION PLATS RECORDED IN JULY**

Project / Subdivision Name	Site Address	Lots +/- (Plats Final)	Acres (All Permits)	Completed Date	Final Date
PENNY PINCH FARMS	BARDSTOWN ROAD	1	45.2800	5/30/2018	7/2/2018
LONGVIEW ESTATES, SECTION 2, LOTS 71 & 72	758 MEADOWVIEW	-1	0.0000	6/8/2018	7/10/2018
CORBIT SUBDIVISION, LOTS 3 & 4	1701 ST JOHN RD	1	0.0000	6/21/2018	7/10/2018
LORA ACRES, LOTS 9 & 10	55 IRELAND SCHOOL ROAD	-1	0.0000	6/7/2018	7/20/2018
O'BRYAN AUTO AUCTION	6915 S DIXIE HWY	1	13.5000	6/15/2018	7/25/2018
SERENE OAKS, SECTION 2, LOTS 60 & 61	134 BOGGS COURT	-1	0.0000	7/13/2018	7/25/2018
		<b>0</b>	<b>58.7800</b>		

Total Records: 6

7/31/2018

**AUGUST 2018 REPORT**

<p><b>Plats Recorded:</b></p> <ul style="list-style-type: none"> <li>• 9 Subdivision plats were approved for the month</li> <li>• 73 Subdivision plats were approved for the year</li> </ul>	<p><b>New Lots Created:</b></p> <ul style="list-style-type: none"> <li>• 13 New lots approved for the month</li> <li>• 95 Net lots approved for the year</li> </ul>
<p><b>Building Permits:</b></p> <ul style="list-style-type: none"> <li>• 15 SFD Permits for the month</li> <li>• 112 SFD Permits for the year</li> <li>• 101 Total Building Inspections for the month</li> <li>• 835 Total Building Inspections for the year</li> <li>• 337 Total Building Permits for the year</li> </ul>	<p><b>Electrical Permits (6 Jurisdictions):</b></p> <ul style="list-style-type: none"> <li>• 118 Total Permits for the month</li> <li>• 704 Total Permits for the year</li> <li>• 218 Total Electrical Inspections for the month</li> <li>• 1267 Total Electrical Inspections for the year</li> </ul>





**Commission Agenda**

4 September 2018

Page 3 of 3

**SUBDIVISION PLATS RECORDED IN AUGUST**

Project / Subdivision Name	Site Address	Lots +/- (Plats Final)	Acres (All Permits)	Completed Date	Final Date
HINTON FARM DIVISION TRACT 6 & SETTLERS CREST SECTION 3	GRACELAND TRAIL	1	23.4570	7/19/2018	8/1/2018
MANCO SUBD.; SECTION 2	592 LEASOR LN	1	1.0000	7/9/2018	8/10/2018
BLUE BALL HILL ESTATES	8075 RINEYVILLE RD	2	6.6470	8/2/2018	8/20/2018
RICKY'S ACRES SUBDIVISION	14345 SONORA HARDIN SPRINGS RD	3	30.3940	8/17/2018	8/23/2018
CHAMBERS HILL ESTATES, SECTION 4, LOT 8	595 HALL RD	1	3.4200	8/9/2018	8/24/2018
BURCHETTE'S ACRES SUBDIVISION	1042 UPPER COLESBURG RD	1	7.8990	8/17/2018	8/27/2018
EVANS SQUARE SUBD, LOTS 4 & 5	FRANKLIN LN	0	0.0000	8/3/2018	8/28/2018
TRUBY ACRES SUBDIVISION	6532 HARDINSBURG RD	1	20.2090	8/7/2018	8/28/2018
HORSE LOVERS' DELIGHT, SECTION 2, LOT 4	1589 NOLIN RD	0	0.0000	8/21/2018	8/31/2018
		<b>10</b>	<b>93.026</b>		

**Total Records: 9**

**9/4/2018**

**The next Commission meeting is scheduled for Tuesday, October 16, 2018 at 5:00 p.m.**



**Hardin County**  
 Planning and Development Commission

Hardin County Planning Commission  
 Six Hundred and Eighty Seventh Meeting  
 Hardin County Government Center  
 Second Floor Meeting Room  
 July 17, 2018 5:00 p.m.

1. Call to order
2. Unfinished Business
3. New Business
  - A. Planning Commission Activity Report Presentation for May & June 2018
  - B. Consideration and action on the Minutes for the meeting held on 5 June 2018  
*(Attached pgs.3-5).*
  - C. Consideration and action on Budget Amendments for FY 2018*(Attached pg.6).*
  - D. Consideration and action on the Financial Report # 11 May FY 2018*(Attached pg.7).*
  - E. Consideration and action on the Financial Report # 12 June FY 2018*(Attached pg.8).*
  - F. Annual Nomination and Election of Officers *(Current positions)*
    - Chairman – Mark Hinton
    - Vice Chairman – Greg Lowe
    - Secretary – Larry Jagers II
  - G. Informational Items
  - H. Adjourn

The following items are for informational purposes only and do not require action:

**JUNE 2018 REPORT**

<p><b>Plats Recorded:</b></p> <ul style="list-style-type: none"> <li>• 13 Subdivision plats were approved for the month</li> <li>• 58 Subdivision plats were approved for the year</li> </ul>	<p><b>New Lots Created:</b></p> <ul style="list-style-type: none"> <li>• 24 New lots approved for the month</li> <li>• 80 Net lots approved for the year</li> </ul>
<p><b>Building Permits:</b></p> <ul style="list-style-type: none"> <li>• 12 SFD Permits for the month</li> <li>• 76 SFD Permits for the year</li> <li>• 116 Total Building Inspections for the month</li> <li>• 619 Total Building Inspections for the year</li> <li>• 264 Total Building Permits for the year</li> </ul>	<p><b>Electrical Permits (6 Jurisdictions):</b></p> <ul style="list-style-type: none"> <li>• 110 Total Permits for the month</li> <li>• 484 Total Permits for the year</li> <li>• 207 Total Electrical Inspections for the month</li> <li>• 884 Total Electrical Inspections for the year</li> </ul>



**Commission Agenda**

17 July 2018

Page 2 of 2

**6 MONTHS OF SERVICE**

Tom McIntyre, Planner, celebrated the successful completion of his six month probationary period with the Planning Commission.

**SUBDIVISION PLATS RECORDED IN JUNE**

Project / Subdivision Name	Site Address	Lots +/- (Plats Final)	Acres (All Permits)	Completed Date	Final Date
HILLCREEK FARMS, SECTION 1, LOTS 1, 2, & 3 & RECORD PLAT OF LEIGH FAMILY CEMETERY	622 HILLCREEK DR	0	0.0000	5/17/2018	6/1/2018
TMG ACRES SUBDIVISION	4232 BACON CREEK ROAD	1	16.3500	4/9/2018	6/4/2018
BRIZENDINE SUBD; LOTS 3 & 4	TYSON LANE	-1	0.0000	5/25/2018	6/5/2018
WINK ACRES	13225 S DIXIE HWY	2	24.5000	3/26/2018	6/11/2018
PLEASANT VALLEY MANOR, SECTION 3, LOTS 36A & 38	CORVIN LANE	-1	0.0000	4/13/2018	6/11/2018
HORSE LOVERS' DELIGHT, SECTION 2	1589 NOLIN RD	2	16.8360	5/15/2018	6/12/2018
DETER ESTATES	N LONG GROVE RD	3	24.4020	5/17/2018	6/12/2018
LITTLE SPRINGS SUBDIVISION LOT 3 & WEIKEL ESTATES SECTION 1, LOT 9	3771 N GRANDVIE W CHURCH ROAD	-1	0.0000	5/14/2018	6/13/2018
SEAGRAVES FARM DIVISION, SECTION TWO	208 STARKY LANE	3	39.3600	6/5/2018	6/15/2018
KIDDER ESTATES	SALT RIVER RD	9	60.3630	6/11/2018	6/15/2018
LASTINGER ACRES	CANN SCHOOL LN	2	22.3580	4/19/2018	6/20/2018
AUDIE FLOYD RIDGE ESTATES	8601 BARDSTOW N ROAD	2	25.0000	4/27/2018	6/21/2018
DEBORAH ESTATES LOTS 39 & 40	319 GLENWOOD DR	-1	0.0000	5/9/2018	6/21/2018
		<b>20</b>	<b>229.1690</b>		

**Total Records: 13**

**7/12/2018**

**The next Commission meeting is scheduled for Tuesday, July 31, 2018 at 5:00 p.m.**



**Hardin County**  
 Planning and Development Commission

Hardin County Planning Commission  
 Six Hundred and Eighty Sixth Meeting  
 Hardin County Government Center  
 Second Floor Meeting Room  
 June 5, 2018 5:00 p.m.

1. Call to order
2. Unfinished Business
3. New Business
  - A. Consideration and action on Second Reading of FY 2019 Budget
  - B. Consideration and action on the Financial Report # 10 April FY 2018(*Attached pg.3*).
  - C. Consideration and action on the Minutes for the meeting held on 1 May 2018 (*Attached pgs.4-8*).
  - D. Informational Items
  - E. Adjourn

The following items are for informational purposes only and do not require action:

**APA-KY SPRING CONFERENCE**

Adam & Tom attended the APA-KY Spring Conference at the Historic Boone Tavern Hotel in Berea, KY on May 10<sup>th</sup> & 11<sup>th</sup> and received over 10 hours of continuing education credit hours.

**The next Commission meeting is scheduled for Tuesday, July 17, 2018 at 5:00 p.m.**

**MAY 2018 REPORT**

<p><b>Plats Recorded:</b></p> <ul style="list-style-type: none"> <li>• 14 Subdivision plats were approved for the month</li> <li>• 45 Subdivision plats were approved for the year</li> </ul>	<p><b>New Lots Created:</b></p> <ul style="list-style-type: none"> <li>• 31 New lots approved for the month</li> <li>• 60 Net lots approved for the year</li> </ul>
<p><b>Building Permits:</b></p> <ul style="list-style-type: none"> <li>• 18 SFD Permits for the month</li> <li>• 64 SFD Permits for the year</li> <li>• 122 Total Building Inspections for the month</li> <li>• 503 Total Building Inspections for the year</li> <li>• 206 Total Building Permits for the year</li> </ul>	<p><b>Electrical Permits (6 Jurisdictions):</b></p> <ul style="list-style-type: none"> <li>• 119 Total Permits for the month</li> <li>• 375 Total Permits for the year</li> <li>• 170 Total Electrical Inspections for the month</li> <li>• 676 Total Electrical Inspections for the year</li> </ul>



**Commission Agenda**

5 June 2018

Page 2 of 2

**MAY 2018 REPORT**

Project / Subdivision Name	Site Address	Lots +/- (Plats Final)	Acres (All Permits)	Completed Date	Final Date
COYNE EST LOTS 1 & 5A	983 DECKARD SCHOOL RD	0	0.0000	3/29/2018	5/4/2018
FRANCES VOWELS ESTATE SUBDIVISION	201 TAYLORS LANE	2	17.6050	4/30/2018	5/7/2018
SPROWLS EST, SECTION 2	1075 OPTIMIST RD	3	16.1000	5/8/2018	5/14/2018
AMENDED RECORD PLAT OF EDWARDS SUBDIVISION, LOT 3 AND RECORD PLAT OF WADDELL ESTATES SECTION 1	1755 VALLEY CREEK RD	1	61.3910	4/23/2018	5/14/2018
JACKSON ESTATES, SECTION 1	359 THOMAS LANE	2	16.2320	3/8/2018	5/17/2018
OLD TUNNEL HILL ESTATES	1707 TUNNEL HILL ROAD	2	9.1210	5/1/2018	5/21/2018
CECILIAN COLLEGE WAY	284 & 364 BETHLEHEM ACADEMY RD	2	4.0560	5/16/2018	5/21/2018
SPRINGER ACRES	996 MUD SPLASH RD	1	3.9400	3/21/2018	5/23/2018
EVANS SQUARE SUBDIVISION	ST JOHN RD	6	9.8770	5/21/2018	5/23/2018
AMENDED RECORD PLAT OF ALCORN HILLS; LOT 1 & RECORD PLAT OF ALCORN HILLS, SECTION 2	3385 & 3509 HORN RD	2	7.3000	5/9/2018	5/24/2018
ALDER'S HILL; SECTION 2	CANN SCHOOL LN	1	8.0860	5/22/2018	5/24/2018
CRANDALL'S SUBDIVISION, SECT 2, LOT 2	19894 SALT RIVER RD	0	0.8610	5/7/2018	5/29/2018
MAMAW & PAPA'S FARM, LOT 1 & REVISED BOUNDARY SURVEY OF BARRY & DEBBIE GOODIN FARM- TRACT A	451 MCMILLIAN LOOP	1	0.1100	5/8/2018	5/31/2018
CABIN RIDGE ESTATES	CONSTANTINE RD	8	52.0650	5/07/2018	5/31/2018
		<b>31</b>	<b>206.7440</b>		

Total Records: 14

5/31/2018



**Hardin County**  
Planning and Development Commission

Hardin County Planning Commission  
Six Hundred and Eighty Fifth Meeting  
Hardin County Government Center  
Second Floor Meeting Room  
May 1, 2018 5:00 p.m.

1. Call to order
2. Unfinished Business
3. New Business
  - A. **MAP AMENDMENT PUBLIC HEARING - Michael & Michelle Krueger (CMK PROPERTIES, LLC)** are requesting a Zone Change from Urban Residential Zone (R-1) to General Commercial Zone (C-2) to allow for future commercial development with no project proposed at this time. The property is known as Lot 7A of Reffet Estates and is an 8.449 acre site located at the end of Reffett Lane off South Dixie Hwy (US 31W); between Budco Lane and Dee Street (Resolution Number 2018-001).
  - B. Consideration and action on the Minutes for the meeting held on 20 March 2018 (*Attached pgs.5-7*).
  - C. Consideration and action on Financial Report # 9 March FY 2018 (*Attached pg.8*).
  - D. Informational Items
  - E. Adjourn

The following items are for informational purposes only and do not require action:

**MPO MEETING**

On April 12<sup>th</sup> Adam attended a joint meeting of the Radcliff/Elizabethtown MPO Policy and Technical Advisory Committees. The FY 2019 Unified Planning Work Program was adopted and Palmer Engineering led a discussion of 7 potential “J-turn” locations along US31W.

**KY DEPT OF AGRICULTURE & AMERICAN FARMLAND TRUST EVENT**

On Saturday April 21<sup>st</sup>, Adam attended a Press Conference at the Thomas Academy Farm with Commissioner Larry Jagers II regarding, “America’s Threatened Farmlands”. The Planning Commission had sent a letter signed by Director King and Chairman Hinton in support of Agriculture that outlined items in the Zoning Ordinance and Comprehensive Plan that support the preservation and protection of agricultural land.

**6 MONTHS OF SERVICE**

Julia McBeth, Planning Assistant, celebrated the successful completion of her six month probationary period with the Planning Commission.



**Commission Agenda**

1 May 2018

Page 2 of 4

**APRIL 2018 REPORT**

Project / Subdivision Name	Site Address	Lots +/- (Plats Final)	Acres (All Permits)	Completed Date	Final Date
ROVER'S POND	2950 MOUNT OLIVE ROAD	1	10.3500	1/2/2018	4/9/2018
KINDERVATER SUBDIVISION	5225 BARDSTOWN RD	2	12.1240	4/5/2018	4/9/2018
THOROUGHbred ESTATES SECTION 5, LOTS 61 & 62	SOUTHEAST CORNER OF SEA HERO DR & PRARIE BAYOU DR	-1	0.0000	4/10/2018	4/13/2018
STITH MEADOW AND BOUNDARY SURVEY OF JOSEPH & JOANN STITH AND RICHARD & VERONICA STITH PROPERTY	2753 BLUEBALL ROAD	2	20.4840	3/19/2018	4/16/2018
CORBIT SUBDIVISION, LOT 1	ST. JOHN RD (KY 1357) & FRANKLIN LANE	1	0.0000	4/17/2018	4/25/2018
		<b>5</b>	<b>42.9580</b>		

**Total Records: 5**

**4/30/2018**

**APRIL 2018 REPORT**

<p><b>Plats Recorded:</b></p> <ul style="list-style-type: none"> <li>• 5 Subdivision plats were approved for the month</li> <li>• 31 Subdivision plats were approved for the year</li> </ul>	<p><b>New Lots Created:</b></p> <ul style="list-style-type: none"> <li>• 6 New lots approved for the month</li> <li>• 29 Net lots approved for the year</li> </ul>
<p><b>Building Permits:</b></p> <ul style="list-style-type: none"> <li>• 24 SFD Permits for the month</li> <li>• 46 SFD Permits for the year</li> <li>• 135 Total Building Inspections for the month</li> <li>• 381 Total Building Inspections for the year</li> <li>• 152 Total Building Permits for the year</li> </ul>	<p><b>Electrical Permits (6 Jurisdictions):</b></p> <ul style="list-style-type: none"> <li>• 79 Total Permits for the month</li> <li>• 256 Total Permits for the year</li> <li>• 137 Total Electrical Inspections for the month</li> <li>• 496 Total Electrical Inspections for the year</li> </ul>



**Commission Agenda**

1 May 2018

Page 3 of 4

**MARCH 2018 REPORT**

Project / Subdivision Name	Site Address	Lots +/- (Plats Final)	Acres (All Permits)	Completed Date	Final Date
AMENDED RECORD PLAT OF HALCYON PLACE, SECTION 1, Lots 7, 8, 9 and 10 AND RECORD PLAT OF HALCYON PLACE, SECTION 2	LEITCHFIELD ROAD (US 62)	4	38.3000	12/7/2017	3/2/2018
FORBES PLACE SECTION 1	HOUSE LANE	5	23.6260	12/21/2017	3/6/2018
HIDEAWAY MANOR AMENDED LOT 2	NORTH DIXIE HWY	0	1.6900	12/21/2017	3/13/2018
AGNES ACRES, SECTION 2	3672 Cash Road	1	10.0770	2/12/2018	3/19/2018
E F LUCAS ESTATE	2210 SALT RIVER ROAD	1	3.0300	3/6/2018	3/19/2018
SERENE OAKS SECTION 2 LOTS 45A & 46A	COCKERIELL COURT	0	0.0000	3/14/2018	3/20/2018
WORTHAM'S ACRES SUBDIVISION	9826 HARDINBURG RD	4	12.7000	2/21/2018	3/23/2018
ANDOVER POINTE SECTION 2, LOT 8B	70 ANDOVER DRIVE	0	1.7110	12/24/2017	3/26/2018
EFFIE'S ACRES, LOT 6	85 Tom Duvall Lane Cecilia, KY	0	0.0000	3/16/2018	3/26/2018
RISNER DIVISION	WEBB MILL ROAD	-2	0.0000	3/19/2018	3/26/2018
TWIN OAKS SUBD LOTS 62, 63, & 64	DOGWOOD DR	0	0.0000	3/16/2018	3/29/2018
		<b>13</b>	<b>91.1340</b>		

**Total Records: 11**

**4/9/2018**





**Commission Agenda**

1 May 2018

Page 4 of 4

**MARCH 2018 REPORT**

<b>Plats Recorded:</b> <ul style="list-style-type: none"><li>• 11 Subdivision plats were approved for the month</li><li>• 26 Subdivision plats were approved for the year</li></ul>	<b>New Lots Created:</b> <ul style="list-style-type: none"><li>• 15 New lots approved for the month</li><li>• 23 Net lots approved for the year</li></ul>
<b>Building Permits:</b> <ul style="list-style-type: none"><li>• 14 SFD Permits for the month</li><li>• 22 SFD Permits for the year</li><li>• 88 Total Building Inspections for the month</li><li>• 246 Total Building Inspections for the year</li><li>• 94 Total Building Permits for the year</li></ul>	<b>Electrical Permits (6 Jurisdictions):</b> <ul style="list-style-type: none"><li>• 72 Total Permits for the month</li><li>• 178 Total Permits for the year</li><li>• 153 Total Electrical Inspections for the month</li><li>• 358 Total Electrical Inspections for the year</li></ul>

**The next Commission meeting is scheduled for Tuesday, May 15, 2018 at 5:00 p.m.**



**Hardin County**  
 Planning and Development Commission

Hardin County Planning Commission  
 Six Hundred and Eighty Fourth Meeting  
 Hardin County Government Center  
 Second Floor Meeting Room  
 March 20, 2018 5:00 p.m.

1. Call to order
2. Unfinished Business
3. New Business
  - A. January & February Activity Report
  - B. Consideration and action on the Minutes for the meeting held on 20 February 2018 (*Attached pgs.3-7*).
  - C. Consideration and action on Financial Report # 8 February FY 2018 (*Attached pg.8*).
  - D. Discussion on a potential By-Law Amendment: Commissioner Compensation
  - E. Informational Items
  - F. Adjourn

The following items are for informational purposes only and do not require act:

**FISCAL COURT REAPPOINTMENT** (27 February 2018) Hardin County Fiscal Court has reappointed Greg Youngblood to the Board of Adjustment. This is Greg’s second term with the Board of Adjustment and will end 30 June 2022.

**FISCAL COURT REAPPOINTMENT** (27 February 2018) Hardin County Fiscal Court has reappointed Larry B. Jagers to the Planning Commission. This will be Larry’s second term with the Planning Commission and will end 30 April 2022.

**FEBRUARY 2018 REPORT**

<p><b>Plats Recorded:</b></p> <ul style="list-style-type: none"> <li>• 8 Subdivision plats were approved for the month</li> <li>• 15 Subdivision plats were approved for the year</li> </ul>	<p><b>New Lots Created:</b></p> <ul style="list-style-type: none"> <li>• 13 New lots approved for the month</li> <li>• 11 Net lots approved for the year</li> </ul>
<p><b>Building Permits:</b></p> <ul style="list-style-type: none"> <li>• 4 SFD Permits for the month</li> <li>• 8 SFD Permits for the year</li> <li>• 72 Total Building Inspections for the month</li> <li>• 158 Total Building Inspections for the year</li> <li>• 52 Total Building Permits for the year</li> </ul>	<p><b>Electrical Permits (6 Jurisdictions):</b></p> <ul style="list-style-type: none"> <li>• 56 Total Permits for the month</li> <li>• 105 Total Permits for the year</li> <li>• 108 Total Electrical Inspections for the month</li> <li>• 205 Total Electrical Inspections for the year</li> </ul>



**Commission Agenda**

20 March 2018

Page 2 of 2

**FEBRUARY 2018 REPORT**

Project / Subdivision Name	Site Address	Lots +/- (Plats Final)	Acres (All Permits)	Completed Date	Final Date
DAVID'S WAY ESTATES	VERSAILLES DR	6	20.9450	1/3/2018	2/1/2018
SUNSET SUBDIVISION, LOT 4, SECTION 4 & RECORD PLAT SUNSET SUBDIVISION SECTION 5	375 MUD SPLASH RD	1	20.5000	12/11/2017	2/6/2018
TROTTERS RIDGE SUB, SECT 2, LOTS 1, 2 & 3	DOWN LOOP AND NORTHWEST CORNER OF CECILIA-SMITH MILL ROAD	-1	0.0000	1/11/2018	2/7/2018
EMMONS ESTATES, LOT 7A & 7B (WILL BE 7C & 7D)	HORN ROAD	0	0.0000	2/5/2018	2/8/2018
Costin Acres Section 2	821 Larue Lane	2	34.6420	1/31/2018	2/8/2018
CUNDIFF ESTATES, LOTS 1 & 2	9721 LAUREL RIDGE RD	2	4.4980	2/7/2018	2/15/2018
SHIPLEY ESTATES, SECTION 2	8585 Rineyville Road	2	35.6540	2/6/2018	2/26/2018
WEXFORD PLACE AMENDED SECTION 1, LOTS 9, 21, 22A, & 22B	TUNNEL HILL CHURCH ROAD	-1	14.0690	12/1/2017	2/26/2018
		<b>11</b>	<b>130.3080</b>		

**Total Records: 8**

**3/1/2018**

**The next Commission meeting is scheduled for Tuesday, April 17, 2018 at 5:00 p.m.**



**Hardin County**  
Planning and Development Commission

Hardin County Planning Commission  
Six Hundred and Eighty Third Meeting  
Hardin County Government Center  
Second Floor Meeting Room  
February 20, 2018 5:00 p.m.

1. Call to order
2. Unfinished Business
3. New Business
- A. Presentation of the 2017 Annual Report.
- B. Consideration and action on the Minutes for the meeting held on 19 December 2017 (*Attached pgs.5-6*).
- C. Consideration and action on Financial Report # 6 December FY 2018 (*Attached pg.7*).
- D. Consideration and action on Financial Report # 7 January FY 2018 (*Attached pg.8*).
- E. Consideration and action on 2017 Annual Audit.
- F. Consideration and action on the First Reading of the FY 2019 Budget.
- G. Informational Items
- H. Adjourn

The following items are for informational purposes only and do not require action:

**PLANNER HIRED**

Tom McIntyre is the newest staff member of the Hardin County Planning & Development Commission. Tom previously worked as a City Planner at the Shreveport-Caddo Parish Metropolitan Planning Commission in Shreveport, Louisiana. Tom is a graduate of the University of Cincinnati with a Bachelor's degree in Urban Planning. His first day was January 2, 2018.

**ELIZABETHTOWN COMP PLAN**

On January 23<sup>rd</sup>, Adam & Susan attended the City of Elizabethtown's Planning Commission Meeting to learn more about the proposed Amendments to their Comprehensive Plan in regards to their Downtown Redevelopment and other trends.



**Commission Agenda**

20 February 2018

Page 2 of 4

**GLENDALE SEWER MEETING**

On January 25<sup>th</sup>, Adam & Tom attended Hardin County Water District #2's Glendale Sewer Project Public Meeting to learn more about the timeline for sewer availability in Downtown Glendale and the Glendale interchange of I-65.

**PLANNING COMMISSION BONDING**

As of January 9<sup>th</sup> the Planning Commission is now bonded thru Roeding Insurance.

**WEXFORD ROAD CLOSING**

On January 23<sup>rd</sup> Hardin County Fiscal Court approved the Road Closing in Wexford Place. A favorable recommendation has been sent to Fiscal Court from the Planning Commission after a hearing on 19 December 2017.

**10 YEARS OF SERVICE**

Adam C. King, Director, celebrated 10 years of service with the Planning Commission on February 15.

**APA-KY JANUARY MEETING**

On January 26<sup>th</sup>, Adam attended the APA-KY Board Meeting in the Portland neighborhood of Louisville and toured houses and warehouses being redeveloped by Gill Holland. Also at the meeting he was appointed as Chair of the Awards Committee for 2018.

**DECEMBER 2017 REPORT**

<p><b>Plats Recorded:</b></p> <ul style="list-style-type: none"> <li>• 8 Subdivision plats were approved for the month</li> <li>• 93 Subdivision plats were approved for the year</li> </ul>	<p><b>New Lots Created:</b></p> <ul style="list-style-type: none"> <li>• 6 New lots approved for the month</li> <li>• 74 Net lots approved for the year</li> </ul>
<p><b>Building Permits:</b></p> <ul style="list-style-type: none"> <li>• 8 SFD Permits for the month</li> <li>• 161 SFD Permits for the year</li> <li>• 98 Total Building Inspections for the month</li> <li>• 1259 Total Building Inspections for the year</li> <li>• 521 Total Building Permits for the year</li> </ul>	<p><b>Electrical Permits (6 Jurisdictions):</b></p> <ul style="list-style-type: none"> <li>• 59 Total Permits for the month</li> <li>• 910 Total Permits for the year</li> <li>• 164 Total Electrical Inspections for the month</li> <li>• 1824 Total Electrical Inspections for the year</li> </ul>

**The next Commission meeting is scheduled for Tuesday, March 6, 2018 at 5:00 p.m.**



**Commission Agenda**

20 February 2018

Page 3 of 4

**DECEMBER 2017 REPORT**

Project / Subdivision Name	Site Address	Lots +/- (Plats Final)	Acres (All Permits)	Completed Date	Final Date
RAF SUBDIVISION, LOT 2	FIFE LANE	2	0.0000	9/5/2017	12/1/2017
COSTIN ACRES	947 LARUE LANE	0	10.7910	11/30/2017	12/7/2017
VALLEY CREEK ESTATES LOTS 102 & 103	369 MILLER RD ELIZABETHTOWNKY 42701	0	0.0000	11/13/2017	12/11/2017
AMENDED BLON PRIDY LAND & RECORD PLAT OF OLDHAM ACRES SUBDIVISION	317 CENTERPOINT RD	0	0.0000	11/17/2017	12/14/2017
PEGGY'S SUBDIVISION & BOUNDARY SURVEY OF THE PEGGY DAVIS ESTATE	SOLWAY-MEETING CREEK RD	1	0.0000	11/7/2017	12/14/2017
DAMON 'S ACRES	4674 HARDINBURG RD CECILIA,KY	2	19.1130	11/29/2017	12/14/2017
MONROE SUBDIVISION, LOT 7C & 7D	BOONE RD	0	0.0000	11/30/2017	12/20/2017
MAMAW & PAPA'S FARM AND BOUNDARY SURVEY OF GOODIN FARM, TRACT A	451 MCMILLAN LOOP ELIZABETHTOWN,KY	1	10.0000	11/27/2017	12/20/2017
		<b>6</b>	<b>39.9040</b>		

**Total Records: 8**

**2/2/2018**



**Commission Agenda**

20 February 2018

Page 4 of 4

**JANUARY 2018 REPORT**

<p><b>Plats Recorded:</b></p> <ul style="list-style-type: none"> <li>• 7 Subdivision plats were approved for the month</li> <li>• 7 Subdivision plats were approved for the year</li> </ul>	<p><b>New Lots Created:</b></p> <ul style="list-style-type: none"> <li>• 4 New lots approved for the month</li> <li>• -1 Net lots approved for the year</li> </ul>
<p><b>Building Permits:</b></p> <ul style="list-style-type: none"> <li>• 4 SFD Permits for the month</li> <li>• 4 SFD Permits for the year</li> <li>• 85 Total Building Inspections for the month</li> <li>• 85 Total Building Inspections for the year</li> <li>• 20 Total Building Permits for the year</li> </ul>	<p><b>Electrical Permits (6 Jurisdictions):</b></p> <ul style="list-style-type: none"> <li>• 49 Total Permits for the month</li> <li>• 49 Total Permits for the year</li> <li>• 97 Total Electrical Inspections for the month</li> <li>• 97 Total Electrical Inspections for the year</li> </ul>

**JANUARY 2018 REPORT**

Project / Subdivision Name	Site Address	Lots +/- (Plats Final)	Acres (All Permits)	Completed Date	Final Date
G. CHILDREN'S HOME SUBDIVISION SECTION 4, LOT 20	2125 GILEAD CHURCH RD	1	9.2330	12/11/2017	1/5/2018
AMENDED RECORD PLAT OF HERRON ESTATES, LOTS 1A & 3	171 RICHARD NALL LANE	0	0.0000	10/5/2017	1/9/2018
HIGH SCHOOL COURT SUBDIVISION OF TOM SMITH FARM, LOTS 9-15, BLOCK B	1864 HOWEVALLEY RD	-5	0.2300	1/2/2018	1/9/2018
KENDRICKS ACRES LOT 2	LOCUST GROVE RD	0	0.0000	10/10/2017	1/11/2018
DREW'S PLACE	1272 WHITE MILLS GLENDALE RD	2	6.0000	12/12/2017	1/16/2018
HAZELIP ESTATES	620 CECIL AVE	1	2.4380	12/11/2017	1/24/2018
NALL LINCOLN SUBDIVISION, LOTS 83.85 AND RECORD PLAT OF NALL LINCOLN, SEC 4	325 LINCOLN AVE	0	0.0000	1/29/2018	1/29/2018
		<b>-1</b>	<b>17.9010</b>		

Total Records: 7

2/2/2018