



Hardin County

Planning and Development Commission

Six Hundred and Thirty Ninth Meeting
H.B. Fife Courthouse Building
Third Floor Courtroom
3 December 2013 5:30 p.m.

1. Call to Order
2. Unfinished Business
3. New Business
 - A. **TEXT AMENDMENT HEARING - SEWAGE DISPOSAL AND TREATMENT REQUIREMENTS;** Discussion and consideration and on the “zoning text amendment” recommended to the Planning Commission by the committee reviewing on-site disposal system alternatives for unincorporated Hardin County.
 - B. Consideration and action on the Minutes for the meeting held on 19 November 2013 (Attached pgs. 1-3).
 - C. Consideration and action on updating Wesley Wright as the Director on all financial accounts applying to the Commission. Authorized check signers are to be as follows: Brent Goodin (Chairman), Rick Baumgardner (Vice-Chair) and Wesley Wright (Director).
 - D. Consideration and action on extension of the Contract for the performance of electrical inspections for calendar year 2013.
 - E. Consideration and action on the extension of the Employment Agreement for Jimmy Morgan to continue as a “part time” Building Inspector.

The following items are for information only and do not require Commission action:

OCTOBER 2013 REPORT

Plats Recorded: <ul style="list-style-type: none"> • 7 Subdivision plats were approved for the month • 70 Subdivision plats were approved for the year 2013 	Lots Created: <ul style="list-style-type: none"> • 3 Lots were approved for the month • 88 Lots were approved for the year 2013
Single Family Building Permits: <ul style="list-style-type: none"> • 6 Permits were issued for the month • 111 Permits were approved for the year 2013 	Residential Building Inspections Performed <ul style="list-style-type: none"> • 85 Inspections for the month • 503 Inspections for the year 2013
Commercial Building Inspections Performed: <ul style="list-style-type: none"> • 7 Commercial Inspections for the month • 46 Commercial Inspections for the year 2013 	Plan Reviews: <ul style="list-style-type: none"> • 13 reviews for the month • 131 reviews for the 2013 year

THE FOLLOWING SUBDIVISION PLATS HAVE BEEN APPROVED AND RECORDED:

SUBDIVISION NAME	LOTS	RECORDED
Beckley Woods Subdivision, Lot 40B	0	04-Nov-13
Raf Subdivision	1	05-Nov-13
Ashefield Subdivision	2	13-Nov-13
NEW LOTS SINCE LAST MEETING	3	
2013 TOTAL	93	

The next Commission meeting is scheduled for Tuesday, 7 January 2014 at 5:30 p.m.

Six Hundred and Thirty Eighth Meeting
H.B. Fife Courthouse Building
Third Floor Courtroom
19 November 2013 5:30 p.m.

1. Call to Order

2. Unfinished Business

3. New Business

A. **MAP AMENDMENT HEARING** –RICHARD & SHERRY THOMAS, owners are requesting a zone change from the Heavy Industry (I-2) zone to the Convenience Commercial (C-1) zone. The request consists of 1 acre located at 4480 Bardstown Road and being Lot 1 of WACO Subdivision. (Hearing Packet Provided and Resolution Number 2013-014).

B. **AGRICULTURAL DISTRICT (047-07) REVIEW** – Consideration and action on request from the Hardin County Conservation District Board of Supervisors to review the recertification of an Agricultural District for the Conservation District Program. The 306 acre District is located near Glendale, KY at the intersection of KY 222 and Smith Mill Road and is in the Natural Resource Planning Area and is zoned Agricultural (A-1) and is owned by Hugh & Kimberly Bland. (Resolution Number 2013-015)

C. Consideration and action on the Minutes for the meeting held on 5 November 2013 (Attached pgs. 1-5).

D. Consideration and action on the Financial Report #4 for October FY 2014 (Attached pgs. 6-7).

E. Consideration and action on establishing Susan Bowen, Administrative Assistance, as a user to the safety deposit box held at First Federal Savings Bank.

F. Adoption of the Planning Commission meeting scheduled for calendar year 2014 (Attached page 8)

Commission Agenda

19 November 2013

Page 2 of 2

The following items are for information only and do not require Commission action:

KY 3005 (RING ROAD) EXTENSION KYTC held a Public Information Meeting on 14 November 2013 at Central Hardin High School to seek input regarding the proposed extension to Interstate-65, then to US31W (approximately 2.5 miles from WKP). Written comments for the Project will be received by 29 November 2013 (Attached).

WASTEWATER ORDINANCE – A Public Hearing will be held on 3 December 2013 on a proposed text amendment of the zoning ordinance. Section 18 will be considered and is titled **Sewage Disposal and Treatment Requirements** for Unincorporated Hardin County. Open House presentations were held on October 1st and 3rd to gain public comment.

THE FOLLOWING SUBDIVISION PLATS HAVE BEEN APPROVED AND RECORDED:

SUBDIVISION NAME	LOTS	RECORDED
Beckley Woods Subdivision, Lot 40B	0	04-Nov-13
Raf Subdivision	1	05-Nov-13
Ashfield Subdivision	2	13-Nov-13
NEW LOTS SINCE LAST MEETING	3	
2013 TOTAL	93	

The next Commission meeting is scheduled for Tuesday, 3 December 2013 at 5:30 p.m.

Six Hundred and Thirty Seventh Meeting
H.B. Fife Courthouse Building
Third Floor Courtroom
5 November 2013 5:30 p.m.

1. Call to Order
2. Unfinished Business
 - A. **Continuation (15 October 2013) – MAP AMENDMENT HEARING – HENRY & SUSIE MILLER, owners and ALBERT MILLER & DEAN PENCE, applicants are requesting a zone change from the Rural Residential (R-2) zone to the Agricultural (A-1) zone. The request consists of 42.6 acres located at 11910 New Glendale Road. Additionally, they are requesting a **CONDITIONAL USE PERMIT** to allow for a Saw Mill operation to be conducted on the property. (Hearing Packet Provided and Resolution Number 2013-011).**
3. New Business
 - B. **AGRICULTURAL DISTRICT (047-02) REVIEW –** Consideration and action on request from the Hardin County Conservation District Board of Supervisors to review the recertification of an Agricultural District for the Conservation District Program. The 804 acre District is located south of Vine Grove in the North Urban and KY 1600 Planning Areas and is zoned Urban & Rural Residential (R-1 & R-2), it is owned by Multiple Owners. (Resolution Number 2013-012)
 - C. **AGRICULTURAL DISTRICT (047-06) REVIEW –** Consideration and action on request from the Hardin County Conservation District Board of Supervisors to review the certification of an Agricultural District for the Conservation District Program. The 330.5 acre District is located near Elizabethtown in the Industrial Park Planning Area and is zoned Industrial Holding (IH), it is owned by Thomas, Miller & Sluecker (Staff Report and Resolution Number 2013-013).
 - D. Consideration and action on the Minutes for the meeting held on 15 October 2013 (Attached pgs. 1-3).
 - E. Closed Session to discuss appointment of individual employees – KRS 61.810(1)(f)

Commission Agenda

5 November 2013

Page 2 of 2

The following items are for information only and do not require Commission action:

CECILIA BAPTIST CHURCH– On 30 October 2013, Adam King, AICP along with County Engineer, Vicki Meredith P.E. and Magistrate Dwight Morgan attended a meeting with the Building Committee of Cecilia Baptist Church to discuss the construction of a proposed covered canopy over their rear entrance as well as the Church’s long range building/campus plans.

SEPTEMBER 2013 REPORT

Plats Recorded: <ul style="list-style-type: none">• 4 Subdivision plats were approved for the month• 63 Subdivision plats were approved for the year 2013• 66 Five-year-average (Jan-Sept)	Lots Created: <ul style="list-style-type: none">• 3 Lots were approved for the month• 85 Lots were approved for the year 2013• 116 Five-year-average (Jan-Sept)
Single Family Building Permits: <ul style="list-style-type: none">• 18 Permits were issued for the month• 105 Permits were approved for the year 2013• 139 Five year-average (Jan-Sept)	Building Inspections Performed SFD: <ul style="list-style-type: none">• 52 SFD Residential Inspections for the month• 418 Inspections for the year 2013• 577 Five year-average (Jan-Sept)
Commercial Building Inspections Performed: <ul style="list-style-type: none">• 7 Commercial Inspections for the month• 46 Commercial Inspections for the year 2013• 52 Five-year average (Jan-Sept)	Plan Reviews: 12 reviews for the month 118 reviews for the 2013 year

THE FOLLOWING SUBDIVISION PLATS HAVE BEEN APPROVED AND RECORDED:

SUBDIVISION NAME	LOTS	RECORDED
Pine Ridge Subdivision, Lot 3	3	21-Oct-13
Bent Nail Country Subdivision Section 2, Lot 2	1	30-Oct-13
Lewis Property	0	30-Oct-13
NEW LOTS SINCE LAST MEETING	4	
2013 TOTAL	90	

The next Commission meeting is scheduled for Tuesday, 19 November 2013 at 5:30 p.m.

Six Hundred and Thirty Sixth Meeting
H.B. Fife Courthouse Building
Third Floor Courtroom
15 October 2013 5:30 p.m.

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

5:30 PM MAP AMENDMENT HEARING –NORRIS & CAROL SIZEMORE are requesting a zone change from the Rural Residential (R-2) zone to the Urban Residential (R-1) zone. The request consists of 5 acres and would allow the property at 1800 Jenkins Road to be further subdivided. (Hearing Packet Provided and Resolution Number 2013-010).

5:45 PM MAP AMENDMENT HEARING –HENRY & SUSIE MILLER, owners and ALBERT MILLER & DEAN PENCE, applicants are requesting a zone change from the Rural Residential (R-2) zone to the Agricultural (A-1) zone. The request consists of 42.6 acres located at 11910 New Glendale Road. Additionally, they are requesting a **CONDITIONAL USE PERMIT** to allow for a Saw Mill operation to be conducted on the property. (Hearing Packet Provided and Resolution Number 2013-011).

- A. Consideration and action on the Minutes for the meeting held on 3 September 2013 (Attached pgs. 1-3).
- B. Consideration and action on the Financial Report #2 for August FY 2014 (Attached pgs. 4-5).
- C. Consideration and action on the Financial Report #3 for September FY 2014 (Attached pgs. 6-7).
- D. Discussion on the Open Houses and the Sewage Disposal and Treatment Requirements.
- ~~E.~~ Consideration and action of the Appointment of Employees of the Commission and the position of Interim Director / Interim Building Official and Interim Assistant Director.

Commission Agenda

15 October 2013

Page 2 of 3

The following items are for information only and do not require Commission action:

COMPREHENSIVE PLAN REVIEW – A review of the major issues identified in 2008 as a need in the community.

PERMIT MANAGEMENT SYSTEM (IworQ)

On Monday 23, September 2013 the Planning Commission launched a new Permit Management Software. The System is called IworQ and is web-based. The previous management system had been used since 1995.

APA-KY FALL CONFERENCE (September 27) The 1-day Conference was held at the Derby Museum/Churchill Downs in Louisville, KY. This event was attended by Brent Goodin, Bill Ball, Steve Steck, Adam King and Sandra Martinez.

BUILDING INSPECTOR CONFERENCE (October 14-15) attended by Rusty Boone and Jimmy Morgan in Lexington, KY. Topics include standards from the IRC 2012.

ADMINISTRATIVE ASSISTANT RESIGNS

Rachel Daugherty is leaving the Commission to pursue her calling as an Educator. She will stay on with the Commission temporarily to offer insight to the new hire. We wish Rachel the best in her endeavors.

ADMINISTRATIVE ASSISTANT HIRED

The newest member of the Planning Commission staff will be Susan Bowen. Susan has a Business Management degree from ECC and 33 years of experience of working in three different physician's offices. Her first day of employment will be Friday, 1 November.

AUGUST 2013 REPORT

Plats Recorded: <ul style="list-style-type: none">• 8 Subdivision plats were approved for the month• 59 Subdivision plats were approved for the year 2013• 58 Five-year average (Jan-Aug)	Lots Created: <ul style="list-style-type: none">• 2 Lots were approved for the month• 82 Lots were approved for the year 2013• 85 Five-year average (Jan-Aug)
Single Family Building Permits: <ul style="list-style-type: none">• 11 Permits were issued for the month• 87 Permits were approved for the year 2013• 124 Five year average (Jan-Aug)	Building Inspections Performed SFD: <ul style="list-style-type: none">• 58 SFD Residential Inspections for the month• 366 Inspections for the year 2013• 313 Five year average (Jan-Aug)
Commercial Building Inspections Performed: <ul style="list-style-type: none">• 7 Commercial Inspections for the month• 39 Commercial Inspections for the year 2013• 45-Five-year average (Jan-Aug)	Plan Reviews: 15 reviews for the month 106 reviews for the 2013 year

Commission Agenda

15 October 2013

Page 3 of 3

THE FOLLOWING SUBDIVISION PLATS HAVE BEEN APPROVED AND RECORDED:

SUBDIVISION NAME	LOTS	RECORDED
Colesburg Farms Subdivision	2	04-Sept-13
Kenneth Goff Subdivision, Section 1, Lots 2 & 3	-1	06-Sept-13
Wakefield Farms Section 1, Lots 43 & 44	-1	19-Sept-13
Hicks Property Subdivision Section 2, Lot 2	3	26-Sept-13
Sadler Acres	1	01-Oct-13
Blackburn Estates Section 2 Lots 110 & 111	-1	04-Oct-13
Bird Haven Section 1, Lots 6 & 7	-1	09-Oct-13
NEW LOTS SINCE LAST MEETING	2	
2013 TOTAL	86	

The next Commission meeting is scheduled for Tuesday, 5 November 2013 at 5:30 p.m.

Six Hundred and Thirty Fifth Meeting
H.B. Fife Courthouse Building
Third Floor Courtroom
3 September 2013 5:30 p.m.

1. Call to Order
2. Unfinished Business
3. New Business
 - A. **AGRICULTURAL DISTRICT (047-010) REVIEW** – Consideration and action on request from the Hardin County Conservation District Board of Supervisors to review the certification of an Agricultural District for the Conservation District Program. The 257 acre District is located near Big Springs on the Breckenridge/ Hardin County Line in the West Hardin Planning Area and is zoned Rural Residential (R-2), 145 acres (56%) is located in Hardin County and is owned by TITUS & NANCY LOCKARD. (Resolution Number 2013-009)
 - B. Consideration and action on the Minutes for the meeting held on 20 August 2013 (Attached pgs. 1-3).
 - C. Consideration and action on the Financial Report #1 for July FY 2014 (Attached pgs. 3-4).
 - D. Closed Session to discuss litigation – KRS 61.810(1)(c).

The following items are for information only and do not require Commission action:

COMPREHENSIVE PLAN REVIEW – The comprehensive plan is required to be reviewed by the planning commission at least once every five (5) years and amended or readopt.

PROVIDENT WAY – The Elizabethtown City Council has accepted the new road running parallel to Patriot Parkway (E²RC) in front of the County Government Building to be Provident Way. The road name Providence Way was changed to Big Blue Court in order for the name change to take place.

MPO TECHNICAL ADVISORY COMMITTEE – Wednesday, September 4, LTADD Updating the MPO Transportation Improvement Program (TIP) for review, with a 30-day public comment period to follow. Also, discussions on the status of Access Management (AM) in our area.

WASTEWATER ORDINANCE – Discussion will continue on 9 September 2013 on the Wastewater Ordinance for the unincorporated area of Hardin County. Coordination of the Open House presentation will be discussed for the meetings as follows: Elizabethtown – New Highland Elementary School Tuesday, 1 October, 6:00 pm AND Radcliff – Woodland Elementary School Thursday, 3 October, 6:00 pm.

PATRIOT DAY CEREMONY & 9/11 PENTAGON FIRE TRUCK PARADE

September 10, 2013 – A fire truck damaged in the Sept. 11 attack on the Pentagon will be loaded onto a flatbed trailer and a parade will take place down U.S. 31W/Dixie Highway through the communities of Radcliff and Elizabethtown and return back to Fort Knox on the same route after circling the Court House in downtown Elizabethtown. The community is being asked to display flags, post "Never Forget" on marquees and line the streets during the parade.

THE FOLLOWING SUBDIVISION PLATS HAVE BEEN APPROVED AND RECORDED:

SUBDIVISION NAME	LOTS	RECORDED
Segomoore	3	13-Aug-13
O'Neil's Hideaway, Lot 2	0	14-Aug-13
Nick's Acres, Lot 2 A and Goose Landing Estates	0	19-Aug-13
Tall Pine Subdivision Section 5, Lots 34 – 36	-1	21-Aug-13
Hillcrest Manor, Lot 12A	0	27-Aug-13
NEW LOTS SINCE LAST MEETING	2	
2013 TOTAL	84	

The next Commission meeting is scheduled for Tuesday, 17 September 2013 at 5:30 p.m.

Six Hundred and Thirty Fourth Meeting
H.B. Fife Courthouse Building
Third Floor Courtroom
20 August 2013 5:30 p.m.

1. Call to Order
2. Unfinished Business
3. New Business
 - A. Consideration and action on a Public Facilities Review for Hardin County Board of Education to construct a pavilion at Lakewood Elementary located at 265 Learning Place Lane in Cecilia. (Resolution Number 2013-008)
 - B. Consideration and action on a proposal for a zoning map amendment to originate with the planning commission for the Veteran's Nursing Home.
 - C. Consideration and action on the Minutes for the meeting held on 16 July 2013 (Attached pgs. 1-4).

The following items are for information only and do not require Commission action:

COMPREHENSIVE PLAN REVIEW – The comprehensive plan is required to be reviewed by the planning commission at least once every five (5) years and amended or readopt.

WASTEWATER ORDINANCE – Discussions continued on 1 August 2013 in preparing a Draft Wastewater Ordinance for the unincorporated area of Hardin County. An public hearing presentation is scheduled to inform the public and gain public comment as follows: Elizabethtown – New Highland Elementary School Tuesday, 1 October, 6:00 pm AND Radcliff – Woodland Elementary School Thursday, 3 October, 6:00 pm.

CHINOE HILLS ROAD CLOSING The Commission provided an unfavorable recommendation to close the right-of-way extension from Cedar Pointe Court to Shacklette Court. On 13 August 2013, the Fiscal Court voted 8-0 to uphold the Commission's recommendation to keep the right-of-way open to Hansbrough Hills.

PERMIT MANAGEMENT WEBINAR – Commission Staff participated in an IworQ webinar on 24 July 2013 that present information about the Permit Management to be purchased for FY 2014. The presenter shared their knowledge and information about the program.

WASTEWATER MEETING IN GLENDALE On 25 June 2013, The Hardin County Water District No. 2 held a public meeting for residents in the Nolin River Watershed in Glendale. The meeting was held at Glendale Christian Church to review a PowerPoint presentation on the Glendale Sewer Project and area impacts.

Commission Agenda

20 August 2013

Page 2 of 2

FORT KNOX TOWN HALL MEETING – On 31 July 2013, town hall meeting held at John Hardin High School provided an update on Fort Knox and addressed lingering concerns about the post. The inactivation of the 3rd Brigade Combat Team, 1st Infantry Division was among topics of discussion and a Cadet Command transformation initiatives pertaining to Fort Knox.

BLUEGRASS PIPELINE An open House was conducted on 8 August 2013 by Wilson Company who is conducting a study to find a feasible route for a new "Bluegrass Pipeline" to transport natural gas liquids from the Utica and Marcellus Shale plays in Eastern Ohio to facilities on the Louisiana and Texas Gulf Coast. The pipeline would carry 200,000 barrels a day of mixed natural gas liquids from Ohio, West Virginia and Pennsylvania, with a possible expanded capacity of 400,000 barrels a day to meet demand.

JULY 2013 REPORT

Plats Recorded: <ul style="list-style-type: none"> • 9 Subdivision plats were approved for the month • 51 Subdivision plats were approved for the year 2013 • 50 Five-year average (Jan-Jul) 	Lots Created: <ul style="list-style-type: none"> • 9 Lots were approved for the month • 80 Lots were approved for the year 2013 • 86 Five-year average (Jan-Jul)
Single Family Building Permits: <ul style="list-style-type: none"> • 11 Permits were issued for the month • 77 Permits were approved for the year 2013 • 104 Five year average (Jan-Jul) 	Building Inspections Performed SFD: <ul style="list-style-type: none"> • 76 SFD Residential Inspections for the month • 308 Inspections for the year 2013 • 437 Five year average (Jan-Jul)
Commercial Building Inspections Performed: <ul style="list-style-type: none"> • 4 Commercial Inspections for the month • 32 Commercial Inspections for the year 2013 • 39 Five-year average (Jan-Jul) 	Plan Reviews: 14 reviews for the month 91 reviews for the 2013 year

THE FOLLOWING SUBDIVISION PLATS HAVE BEEN APPROVED AND RECORDED:

SUBDIVISION NAME	LOTS	RECORDED
Dupin Loop Subdivision, Lots 6, 7 & 8	-2	07-Aug-13
Hagan Farm Subdivision,	2	07-Aug-13
Entropy Acres, Lot 1	0	07-Aug-13
NEW LOTS SINCE LAST MEETING	2	
2013 TOTAL	82	

The next Commission meeting is scheduled for Tuesday, 5 September 2013 at 5:30 p.m.

Six Hundred and Thirty Third Meeting
H.B. Fife Courthouse Building
Third Floor Courtroom
16 July 2013 5:30 p.m.

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

5:30 PM MAP AMENDMENT HEARING – JAMES & RHONDA MOORE and JAMES & IDELL SEGO are requesting a zone change from the Tourism & Convenience Commercial (B-2) zone to the Urban Residential (R-1) zone. The request consists of a 3.4 acre portion of a 20.3 acre site. The property consists of the house lot located at 140 East Railroad Avenue and an Agricultural Tract located on the East side of East Railroad Avenue. (Hearing Packet Provided and Resolution Number 2013-006).

- A. Consideration and action on a Public Facilities Review for Hardin County Water District #2 to construct a Sewer Lift Station associated with the Glendale Sewer Project. The lift station is proposed on a portion of the JAMES & IDELL SEGO property located at the intersection of New Glendale Road and East Railroad Avenue in Glendale. (Resolution Number 2013-007)
- B. Consideration and action on the Minutes for the meeting held on 18 June 2013 (Attached pgs. 1-2).
- C. Consideration and action on the Financial Report #12 for June FY 2013 (Attached pgs. 3-4).
- D. Annual Nomination and Election of Officers
Nominations of officers shall be made each year. Election of officers shall take place immediately following nominations. Voting shall take place in one of the following ways: voice, show of hands, balloting, or roll call.

The following items are for information only and do not require Commission action:

PATRIOT WAY AND RING ROAD EXTENSION MEETING held at the KYTC on 26 June 2013 to discuss sections of excess rights-of-way to be transferred from the state and former state roads and new curb-cuts to be maintained by the county.

INFORMATION TECHNOLOGY WORK GROUP held a meeting on 27 June 2013 to discuss File Management (folder and file organization) and Personal File Management.

Commission Agenda

16 July 2013

Page 2 of 2

WASTEWATER ORDINANCE –Discussions continued on 11 July 2013 in preparing a Draft Wastewater Ordinance for the unincorporated area of Hardin County. An Open House presentation will be scheduled to inform the public and gain public comment.

CHINOE HILLS ROAD CLOSING HEARING tabled by Fiscal Court on 11 July 2013 in order for site visits to be conducted by the Court. The Commission provided an unfavorable recommendation to close the right-of-way extension from Cedar Pointe Court to Shacklette Court. Discussions will take place at the 6 August 2013 Public Works Committee on the request. Fiscal Court will reconvene on 13 August 2013.

JUNE 2013 REPORT

Plats Recorded: <ul style="list-style-type: none">• 1 Subdivision plats were approved for the month• 44 Subdivision plats were approved for the year 2013• 42 Five-year average (Jan-Jun)	Lots Created: <ul style="list-style-type: none">• 0 Lots were approved for the month• 71 Lots were approved for the year 2013• 78 Five-year average (Jan-Jun)
Single Family Building Permits: <ul style="list-style-type: none">• 12 Permits were issued for the month• 66 Permits were approved for the year 2013• 90 Five year average (Jan-Jun)	Building Inspections Performed SFD: <ul style="list-style-type: none">• 42 SFD Residential Inspections for the month• 232 Inspections for the year 2013• 311 Five year average (Jan-Jun)
Commercial Building Inspections Performed: <ul style="list-style-type: none">• 7 Commercial Inspections for the month• 28 Commercial Inspections for the year 2013• 34 Five-year average (Jan-Jun)	Plan Reviews: 15 reviews for the month 77 reviews for the 2013 year

THE FOLLOWING SUBDIVISION PLATS HAVE BEEN APPROVED AND RECORDED:

SUBDIVISION NAME	LOTS	RECORDED
Wyatt Farm, Lot 1B and Wyatt Farm Section 2, Lot 4	0	25-June-13
SINCE LAST MEETING	0	
2013 TOTAL	71	

The next Commission meeting is scheduled for Tuesday, 6 August 2013 at 5:30 p.m.

Six Hundred and Thirty Second Meeting
H.B. Fife Courthouse Building
Third Floor Courtroom
18 June 2013 5:30 p.m.

1. Call to Order

2. Unfinished Business

3. New Business

5:30 PM ROAD CLOSING HEARING

Owner: Adrian Ray is requesting a favorable recommendation from the Commission to close the 150' long right-of-way extension beyond the cul-de-sac of Cedar Pointe Court in Chinoe Hills Subdivision. This 50' right-of-way was required to provide interconnectivity between Chinoe Hills Subdivision and the adjoining Hansborough Hills Estates. (Information Packet Provided and Resolution Number 2013-005).

- A. Consideration and action on the Minutes for the meeting held on 4 June 2013 (Attached pgs. 1-3).

- B. Consideration and action on the Financial Report #11 for May (Attached pgs. 4-5).

The following items are for information only and do not require Commission action:

JACK HOLMAN SERVES 18 YEARS In recognition of Jack Holman's 18 years of serving the citizens of Hardin County on the Hardin County Board of Adjustment, Jack was joined at the Whistle Stop in Glendale by fellow Board of Adjustment members and staff on June 12 for a luncheon.

Commission Agenda

18 June 2013

Page 2 of 2

MAY 2013 REPORT

<p>Plats Recorded:</p> <ul style="list-style-type: none"> • 15 Subdivision plats were approved for the month • 43 Subdivision plats were approved for the year 2013 • 35 Five-year average (Jan-May) 	<p>Lots Created:</p> <ul style="list-style-type: none"> • 19 Lots were approved for the month • 69 Lots were approved for the year 2013 • 60 Five-year average (Jan-May)
<p>Single Family Building Permits:</p> <ul style="list-style-type: none"> • 16 Permits were issued for the month • 54 Permits were approved for the year 2013 • 77 Five year average (Jan-May) 	<p>Building Inspections Performed SFD:</p> <ul style="list-style-type: none"> • 44 SFD Residential Inspections for the month • 190 Inspections for the year 2013 • 192 Five year average (Jan-May)
<p>Commercial Building Inspections Performed:</p> <ul style="list-style-type: none"> • 3 Commercial Inspections for the month • 21 Commercial Inspections for the year 2013 • 30 Five-year average (Jan-May) 	<p>Plan Reviews: 7 reviews for the month 62 reviews for the 2013 year</p> <p>Site Visits: 0 visits for the month 21 visits for the 2013 year</p>

THE FOLLOWING SUBDIVISION PLATS HAVE BEEN APPROVED AND RECORDED:

SUBDIVISION NAME	LOTS	RECORDED
McAtee Acres Subdivision	2	28-May-13
Douthitt Acres	2	28-May-13
SINCE LAST MEETING	4	
2013 TOTAL	71	

The next Commission meeting is scheduled for Tuesday, 16 July 2013 at 5:30 p.m.

Six Hundred and Thirty First Meeting
H.B. Fife Courthouse Building
Third Floor Courtroom
4 June 2013 5:30 p.m.

1. Call to Order

2. Unfinished Business

3. New Business

5:30 PM - MAP AMENDMENT HEARING – LARRY HAGAN – ETAL -, are requesting a zone change from the Rural Residential (R-2) to General Commercial (C-2). The request consists of 16.838-acres with an address of 1055 Glendale Hodgenville Road. (Hearing Packet Provided and Resolution Number 2013-004).

- A. Consideration and action on the Minutes for the meeting held on 16 April 2013 (Attached pgs. 1-3)

- B. Consideration and action on a 6-month extension (Expires 6/30/2013) of the Employment Agreement for the Jimmy Morgan to continue as a “part time” Building Inspector.

- C. Consideration and action on amendment to the Fiscal Year 2013 Budget.

- D. Consideration and action on the Fiscal Year 2014 Proposed Budget.

The following items are for information only and do not require Commission action:

COUNTY EMPLOYEE PICNIC Staff attended the picnic held at Freeman Lake Park at the Ernie Williams Pavilion on Thursday, May 30th. A drawing was held to which 2 of our staff were recipients of the numerous prizes. We provided a gift card to Back Home Restaurant in the amount of \$25 for the drawing. Ronnie Goodman and some of his staff from the Hardin County Road Department cooked the bar-b-qu. Judge Berry thanked the county employees for their dedication to the people of Hardin County.

Commission Agenda

4 June 2013

Page 2 of 2

HARDIN COUNTY PREMIER OF THE NEW COUNTY GOVERNMENT CENTER Staff was invited by invitation only to view the plans for the new center on May 30th in the R.R. Thomas Building. Along with viewing the floor plan and building design, a layout of our office was provided, to be on the 2nd floor of the new center. Popcorn, candy and drinks were provided by Judge Berry's Office.

HB55 TRAINING Bob Krausman attended the training on May 30th at the Area Development District.

COURT HOUSE FIELD TRIP PRESENTATION Interim Assistant Director King, gave a presentation on Planning & Zoning to a 5th Grade Class Field Trip to the Court House on May 24th. Topics included the Comprehensive Plan, the Zoning Ordinance, Plats & Development Plans and the daily activities of our office.

THE FOLLOWING SUBDIVISION PLATS HAVE BEEN APPROVED AND RECORDED:

SUBDIVISION NAME	LOTS	RECORDED
Blackburn Estates Subdivision Section 2, Lots 182 & 183		16-May-13
Lake Reed Estates, Lots 5 & 6	2	17-May-13
Beckner Subdivision Section 2, Lot 2B		23-May-13
SINCE LAST MEETING		
2013 TOTAL	66	

The next Commission meeting is scheduled for Tuesday, 18 June 2013 at 5:30 p.m.

Six Hundred and Thirtieth Meeting
H.B. Fife Courthouse Building
Third Floor Courtroom
21 May 2013 5:30 p.m.

1. Call to Order

The oath of office will be administered to Steve Bland who was appointed to the Planning Commission by Fiscal Court on 26 March 2013 to fill the expired term of Teddy Embrey and to serve a four-year term ending 30 April 2016.

2. Unfinished Business

3. New Business

5:30 PM ROAD CLOSING HEARING

Owner: Hardin County Fair Board c/o Larry Jagers is requesting a favorable recommendation from the Commission to close Hardin County Fairgrounds Road – the entrance and exit into the HC Fairgrounds. The closure would allow for the Hardin County Fair Board to use the lane for private use. (Information Packet Provided and Resolution Number 2013-003).

- A. Consideration and action on the Minutes for the meeting held on 16 April 2013 (Attached pgs. 1-3).
- B. Consideration and action on the Financial Report #10 for April (Attached pgs. 4-5).
- C. Citizen's Concerns and comments.
- D. Consideration and action on the Service Agreement with iWorQ for Permit Management of the Kentucky Building Code Program.

The following item is for information only and do not require Commission action:

- 1. Credit Card and Debit Card vendors have been researched to offer an additional form of payment for Commission Customers.

- E. Closed Session to discuss proposed litigation – KRS 61.810(1)(c).

BUILDING INSPECTOR CONFERENCE (April 14-17) attended by Ed Bryan at the KY Dam Village, Gilbertsville, KY. Topics include: Fire Risk of Interior Finishes, 2006-2012 IBC/KBC update, 2006-2012 IRC/KRC update, Deck Construction and much more

LAKE CUMBERLAND CONFERENCE Wesley Wright and Adam King attended the APA-KY Spring Conference held at Lake Cumberland State Resort Park May 8-10th to include training in MSA Permitting Program and Finding the Community's Voice. Rick Baumgardner also attended training on May 9th.

WILLIAM BOWDY AWARD Chris L. Hunsinger was honored with the Life Time Achievement Award at the APA-KY Spring Conference.

Commission Agenda

21 May 2013

Page 2 of 2

THE FOLLOWING SUBDIVISION PLATS HAVE BEEN APPROVED AND RECORDED:

SUBDIVISION NAME	LOTS	RECORDED
Collinbrook Subdivision Section 2	22	02-Apr-13
Alfalfa Acres	2	02-Apr-13
Dalou Woods	2	02-Apr-13
Burnett Estates	1	02-Apr-13
Peyton Estates, Lots 44 & 45	-1	02-Apr-13
Soggy Bottom View	2	12-May-13
Speckles Place Subdivision, Lot 2	0	12-May-13
Boswell Acres, Section 1	0	12-May-13
Hill Haven	1	12-May-13
Nick's Acres	8	12-May-13
McClung Place	1	12-May-13
Sullivan Estates, Lot 1B	0	12-May-13
Hinton Farm Division Tracts 2 & 3	0	12-May-13
Sakura Orchard	2	12-May-13
HAC Holdings Subdivision	2	12-May-13
SINCE LAST MEETING	42	
2013 TOTAL	66	

The next Commission meeting is scheduled for Tuesday, 4 June 2013 at 5:30 p.m.

Six Hundred and Twenty-Ninth Meeting
H.B. Fife Courthouse Building
Third Floor Courtroom
16 April 2013 5:30 p.m.

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

5:30 ROAD CLOSING HEARING

Owner: Hardin County Fair Board c/o Larry Jagers is requesting a favorable recommendation from the Commission to close Hardin County Fairgrounds Road – the entrance and exit into the HC Fairgrounds. The closure would allow for the Hardin County Fair Board to use lane for private use. (Information Packet Provided and Resolution Number 2012-003).

- A. Consideration and action on the Minutes for the meeting held on 5 March 2013 (Attached pgs. 1-3)
- B. Consideration and action on the Financial Report #8 for February (Attached pgs. 4-5).
- C. Consideration and action on the Financial Report #9 for March (Attached pgs. 6-7).

The following items are for information only and do not require Commission action:

- Personnel Policies and Handbook and Performance Evaluation Form
- Assistant Director Job Description
- Procedural Policy Manual
- On-line Bill Pay for Vendors of the Commission and Direct Deposit of Commission and Board member per diem

FY 2014 BUDGET DISCUSSION (15 March 2013) Wesley Wright and Rachel Daugherty met with Judge Berry to discuss the FY 2014 budget proposed by the Commission. The County budget will be presented to the Fiscal Court on 23 April 2013 with the first reading to occur on 14 May 2013.

FISCAL COURT APPOINTS STEVE BLAND (26 March 2013) Hardin County Fiscal Court has appointed Steve Bland to serve a four-year term on the Planning Commission. Steve will replace the expiring term of Teddi Embrey. His term will end 30 April 2017. Orientation Training will be provided by the Staff on 17 April 2013 to discuss the Comprehensive Plan 2008, Zoning Ordinance 2009 and Subdivision Regulations.

Commission Agenda

16 April 2013

Page 2 of 3

PATRIOT WAY (FORMER E2RC) MEETING held on 28 March 2013 to discuss re-addressing along Patriot Way and Maintenance Acceptance / “Lane” naming for the Frontage Streets

MPO – TECHNICAL ADVISORY COMMITTEE met on 3 April 2013. The Corradino Group gave a presentation on the Public Transportation Implementation Study. Options were presented on both an Elizabethtown & Radcliff Circulator Bus Route and a US 31W Bus Route.

INFORMATION TECHNOLOGY WORK GROUP (4 April 2013) meeting held to discuss specific departmental IT strengths, weakness and needs. Identifying common issues and share ideas. A second meeting will be held on 24 April 2013 to focus on File Management (folder and file organization) and Personal File Management.

FISCAL COURT RE-APPOINTS RICK BAUMGARDNER (9 April 2013)

Hardin County Fiscal Court has re-appointed Rick Baumgardner to serve an additional term on the Planning Commission. Rick was initially appointed in February of 1997. His new term will end 30 April 2017.

FIRST FEDERAL 2013 SEMINAR SERIES attended by Rachel Daugherty on April 10th; Topics discussed included Payroll Considerations, Regulations including COBRA, HIPAA, FMLA, and ADA, Equal employment, discrimination, child labor, rest period requirements, and more.

2013 SPRING TRAINING CONFERENCE (April 14-17) attended by Ed Bryan at the KY Dam Village, Gilbertsville, KY. Topics include: Fire Risk of Interior Finishes, 2006-2012 IBC/KBC update, 2006-2012 IRC/KRC update, Deck Construction and much more.

WASTEWATER ORDINANCE – The Commission, along with Engineering and the Water Districts have had discussions and work sessions in preparing a Draft Wastewater Ordinance for the unincorporated area of Hardin County. A meeting will be held to 25 April 2013 to further the discussion.

MARCH 2013 REPORT

Plats Recorded: <ul style="list-style-type: none">• 10 Subdivision plats were approved for the month• 20 Subdivision plats were approved for the year 2013• 5-year average (Jan-Mar): 19	Lots Created: <ul style="list-style-type: none">• 11 Lots were approved for the month• 24 Lots were approved for the year 2013• 5-year average (Jan-Feb): 30
Single Family Building Permits: <ul style="list-style-type: none">• 09 Permits were issued for the month• 31 Permits were approved for the year 2013• 5-year average (Jan-Feb): 33	Building Inspections Requested: <ul style="list-style-type: none">• 66 Inspections requested for the month• 225 Inspections requested for the year 2013• 5-year average (Jan-Feb): 236

Commission Agenda

16 April 2013

Page 3 of 3

THE FOLLOWING SUBDIVISION PLATS HAVE BEEN APPROVED AND RECORDED:

SUBDIVISION NAME	LOTS	RECORDED
Meagher Subdivision	3	27- Feb 13
Mulquin Estates	2	27- Feb 13
Nall Lincoln Subdivision, Section 2, Lots 109, 110 & 111	-2	07-Mar-13
Brady Acres Subdivision	1	11-Mar-13
Claude Nall Farm No. 2	1	11-Mar-13
Flora's Subdivision	2	12-Mar-13
Fellowship Place, Lot 1	0	14-Mar-13
Irvin Acres	4	20-Mar-13
Open Door Assembly Church	1	26-Mar-13
Powell Estates, Lots 1 & 2	0	26-Mar-13
Big Buck Valley	2	26-Mar-13
O'Brien Subdivision	2	29-Mar-13
Dolores Acres, Lots 3 & 4	-1	02-Apr-13
Anson Acres Subdivision	1	08-Apr-13
SINCE LAST MEETING	16	
2013 TOTAL	24	

The next Commission meeting is scheduled for Tuesday, 7 May 2013 at 5:30 p.m.

Six Hundred and Twenty-Eighth Meeting
H.B. Fife Courthouse Building

Third Floor Courtroom
 5 March 2013 5:30 p.m.

1. Call to Order
2. Unfinished Business
3. New Business
 - A. In Memory of our dear friend Chris L. Hunsinger, who lost his battle with cancer on 21 February 2013, the Commission would like to observe 32-seconds of silence in honor of his 32 years' service with the Commission.
 - B. Consideration and action on a Public Facilities Review for the Hardin County Road Department to construct a 30' x 60' addition to the existing 60'x90' salt storage building located at 501 Bacon Creek Road. (Resolution Number 2013-002)
 - C. Consideration and action on the Minutes for the meeting held on 19 February 2013 (Attached pgs. 4-6)
 - D. Consideration and action on the Audit prepared by Stiles, Carter and Associates for FY 2012 ending 30 June 2012. (Copy provided)
 - E. Closed Session to discuss appointment of individual employees – KRS 61.810(1)(f)

February 2013 REPORT

Plats Recorded: <ul style="list-style-type: none"> • 05 Subdivision plats were approved for the month • 10 Subdivision plats were approved for the year 2013 • 5-year average (Jan-Feb): 12 	Lots Created: <ul style="list-style-type: none"> • 10 Lots were approved for the month • 13 Lots were approved for the year 2013 • 5-year average (Jan-Feb): 32
Single Family Building Permits: <ul style="list-style-type: none"> • 08 Permits were issued for the month • 18 Permits were approved for the year 2013 • 5-year average (Jan-Feb): 19 	Building Inspections Requested: <ul style="list-style-type: none"> • 71 Inspections requested for the month • 162 Inspections requested for the year 2013 • 5-year average (Jan-Feb): 145

Commission Agenda

5 March 2013

Page 2 of 2

THE FOLLOWING SUBDIVISION PLATS HAVE BEEN APPROVED AND RECORDED:

SUBDIVISION NAME	LOTS	RECORDED
McCracken Hill Subdivision	5	14- Feb -13
Carman Subdivision Section 1, Lots 3 & 5	0	21- Feb -13
Hillsdale Estates Section 2, Lot 12	0	25- Jan -13
SINCE LAST MEETING	5	
2013 TOTAL	8	

One Day Training Seminar, Elizabethtown, KY (Tuesday, 5 2013) – Ed Bryan and Jimmy Morgan are attending a 2012 International / 2013 KY Residential Code Seminar for Building Code Officials.

The next Commission meeting is scheduled for Tuesday, 19 March 2013 at 5:30 p.m.

Six Hundred and Twenty-Seventh Meeting
H.B. Fife Courthouse Building
Third Floor Courtroom
19 February 2013 5:30 p.m.

1. Call to Order
2. Unfinished Business
3. New Business
 - A. Consideration and action on the Minutes for the meeting held on 15 January 2013 (Attached pgs. 1-3).
 - B. Consideration and action on the Financial Report #7 for January (Attached pgs. 4-5).
 - C. Consideration and action on establishing check signers and access to the safety deposit box.
 - D. Closed session to discuss personnel matters and the proposed Budget for Fiscal Year 2014 and consideration and action on funding request to Fiscal Court.

The following items are for information only and do not require Commission action:

- Review of the 2012 Annual Report
- A summary of the Continuing Education Hours obtained has been provided for each Commission member review

ADMINISTRATIVE ASSISTANT HIRED

The newest member of the Planning Commission staff is Rachel Daugherty. Rachel is a graduate of Spalding University with a Masters in Teaching (K-5 / Mathematics) and Bellarmine University with a Bachelors in Accounting. She is also a graduate of West Hardin High School. Her first day of employment was Wednesday, 6 February.

EMPLOYMENT ANNIVERSARY

The Planning Commission announces that Planner Adam King has completed five years of employment with the Planning Commission. He was hired on 15 February 2008.

JANUARY 2013 REPORT

Plats Recorded: <ul style="list-style-type: none"> • 5 Subdivision plats were approved for the month • 6 Subdivision plats were approved for January, 2012 • 92 Subdivision plats were approved for the year 2012 	Lots Created: <ul style="list-style-type: none"> • 3 Lots were approved for the month • 34 Lots were approved for January 2012 • 153 Lots were approved for the year 2012
Single Family Building Permits: <ul style="list-style-type: none"> • 10 Permits were issued for the month • 11 Permits were approved for January 2012 • 131 Permits were approved for the year 2012 	Building Inspections Requested: <ul style="list-style-type: none"> • 89 Inspections requested for the month • 83 Inspections requested for January 2012 • 1186 Inspections requested for the year 2012

Commission Agenda
19 February 2013
Page 2 of 2

THE FOLLOWING SUBDIVISION PLATS HAVE BEEN APPROVED AND RECORDED:

SUBDIVISION NAME	LOTS	RECORDED
Poynter Subdivision	1	15- Jan -13
Strange Estates Section 3, Lots 3 & 4	-1	15- Jan -13
My Blessitt Valley Subdivision	1	15- Jan -13
Byre Knoll Subdivision	2	28- Jan -13
Old Chestnut Estates	0	29- Jan -13
SINCE LAST MEETING	3	
2013 TOTAL	3	

The next Commission meeting is scheduled for Tuesday, 5 March 2013 at 5:30 p.m.

Six Hundred and Twenty-Seventh Meeting --CANCELLED
H.B. Fife Courthouse Building
Third Floor Courtroom
5 February 2013 5:30 p.m.

1. Call to Order

2. Unfinished Business

3. New Business
 - A. Consideration and action on the Minutes for the meeting held on 15 January 2013 (Attached pgs. 0-0).
 - B. Consideration and action on the Financial Report #7 for January (Attached pgs. 0-0).
 - C. Closed Session to discuss Legal and Personnel Matters

JANUARY 2013 REPORT

Plats Recorded: <ul style="list-style-type: none"> • 5 Subdivision plats were approved for the month • 5 Subdivision plats were approved for the year • Five Year Average (Jan) = 5 plats 	Lots Created: <ul style="list-style-type: none"> • 3 Lots were approved for the month • 3 Lots plats were approved for the year • Five Year Average (Jan) = 15 lots
Single Family Building Permits: <ul style="list-style-type: none"> • 10 Permits were issued for the month • 10 Permits were approved for the year • Five Year Average (Jan) = 9 permits 	Building Inspections Requested: <ul style="list-style-type: none"> • 89 Inspections requested for the month • 89 Inspections requested for the year • Four Year Average (Jan) = 74 inspections requested

THE FOLLOWING SUBDIVISION PLATS HAVE BEEN APPROVED AND RECORDED:

SUBDIVISION NAME	LOTS	RECORDED
Poynter Subdivision	1	15- Jan -13
Strange Estates Section 3, Lots 3 & 4	-1	15- Jan -13
My Blessitt Valley Subdivision	1	15- Jan -13
SINCE LAST MEETING	1	
2013 TOTAL	1	

The next Commission meeting is scheduled for Tuesday, 19 February 2013 at 5:30 p.m.

Six Hundred and Twenty-Sixth Meeting
H.B. Fife Courthouse Building
Third Floor Courtroom
15 January 2013 5:30 p.m.

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

5:30 PM ROAD CLOSING HEARING

Owner: Land Reality c/o Carl Masters and Chris McGehee, Stephensburg Rural Village Planning Area, Zoned Planned Unit development. Request to close the platted cul-de-sac of Bacchus Court and the 50' right-of-way in Ambrook Estates. The closure allows for a redesign of five (5) lots and a basin to address drainage and finish floor elevation issues. (Information Packet Provided and Resolution Number 2013-001).

- A. Consideration and action on the Minutes for the meeting held on 18 December 2012 (Attached pg. 1-5).
- B. Consideration and action on the Financial Report #6 for December (Attached pgs. 6-7).
- C. Consideration and action on an amendment to the 12 November 2009 Agreement with Larue County, Kentucky relating to the administration and enforcement of the Kentucky building Code. *Proposed amendment to Section 1 to allow for the Hardin County Planning Commission to set fees for services (as appose to Larue County).*
- D. Citizen Concerns and Comments – W.O. Cecil to address the Commission concerning 2013 Fee Schedule (See attached Letter)
- E. Closed Session to Discuss Personnel Matters

Review of **Continuing Education** requirements for Planning Commission members.

A CHILD IS BORN

On 26 December 2012, Adam's wife, Niki gave birth to a 7 lb. 14 oz., 19 ½ inch baby boy named Landon Quade King.

Commission Agenda

15 January 2013

Page 2 of 2

DECEMBER 2012 REPORT

Plats Recorded: <ul style="list-style-type: none">• 9 Subdivision plats were approved for the month• 92 Subdivision plats were approved for the year• Five Year Average (Jan-Dec) = 100 plats	Lots Created: <ul style="list-style-type: none">• 3 Lots were approved for the month• 153 Lots plats were approved for the year• Five Year Average (Jan-Dec) = 222 lots
Single Family Building Permits: <ul style="list-style-type: none">• 9 Permits were issued for the month• 130 Permits were approved for the year• Five Year Average (Jan-Dec) = 197 permits	Building Inspections Requested: <ul style="list-style-type: none">• 83 Inspections requested for the month• 1186 Inspections requested for the year• Three Year Average (Jan-Dec) = 1283 inspections requested

THE FOLLOWING SUBDIVISION PLATS HAVE BEEN APPROVED AND RECORDED:

SUBDIVISION NAME	LOTS	RECORDED
Collinbrook Subdivision Section 1, Lots 27, 32, 49 & 50	-1	05- Dec -12
Metsland Subdivision	1	05- Dec -12
Wexford Place Section 2, Lot 38A	0	06- Dec -12
Elva Acres	1	10- Dec -12
Beckner Subdivision, Lot 2A and Beckner Subdivision Section 3	1	14- Dec -12
Maudie & John Henry Place	1	17- Dec -12
Five Acres Subdivision, Lots 1 and 2	-1	19- Dec -12
Shamrock Subdivision	1	19- Dec -12
Abby Acres	2	21- Dec -12
Sagebrush Corner Section 2, Lot 3B	1	27- Dec -12
2012 TOTAL	155	

The next Commission meeting is scheduled for Tuesday, 5 February 2013 at 5:30 p.m.