



Hardin County
Planning and Development Commission

Hardin County Planning Commission
Seven Hundred Twenty Ninth Meeting
Hardin County Government Center
Third Floor Meeting Room
December 7, 2021

5:00 p.m.

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

- A. **MAP AMENDMENT:** IBV ENERGY PARTNERS (APPLICANTS) ON BEHALF OF CLAYTON & GERALDINE GREY, KERBY GREY AND DOROTHY & EUGENE HILL (OWNERS & APPLICANTS) are requesting a Zone Change from the Rural Residential Zone (R-2) to the Agriculture Zone (A-1). The property consists of 11 tracts totaling ± 1072 acres located south of Hardinsburg Road (KY 86), east of Hansborough Road and on both sides of South Black Branch Road in Cecilia, KY. (*Resolution Number 2021-016*)
- B. Consideration and action on the Minutes for the meeting held on 16 November 2021. (*Attached pgs.3-5*).
- C. Consideration and action on the Financial Report # 4 October 2021. (*Attached pg.6*)
- D. Informational Items
- E. Adjourn

Planning Tech completes Provisionary Employment Period

On 4 December 2021, Planning Technician Haley Goodman successfully completed her six month provisional employment period.

KY League of Cities Planning & Zoning Training

On 17 November 2021, Planner Nikki McCamish and Planning Tech Haley Goodman attended an all-day training hosted by the KY League of Cities at the Pritchard Community Center in Elizabethtown, KY.

KY Building Code Training

On 17 November 2021, Building Inspectors Jimmy Morgan and Edwin Alicea attended a half day training hosted by the City of Elizabethtown at the Pritchard Community Center in Elizabethtown, KY.

Army Compatible Use Planning Meeting

On 16 November 2021, Director Adam King attended a virtual meeting of the Lincoln Trail Area Development District Technical Advisory Committee Meeting to discuss the Army Compatible Use Plan.



SUBDIVISION PLATS RECORDED IN NOVEMBER 2021

Project / Subdivision Name	Site Address	Lots +/- (Plats Final)	Acres (All Permits)	Completed Date	Final Date
COUCH SUBDIVISION	1165 WEST BRYAN ROAD, ELIZABETHTOWN, KY 42701	2	11.9970	10/12/2021	11/4/2021
BUCKLEY SUBDIVISION	13584 SONORA HARDIN SPRINGS ROAD, EASTVIEW, KY 42732	1	8.5310	10/25/2021	11/10/2021
BOARDWALK ESTATES, LOTS 26 & 27	1732 FRED BURNS RD	-1	0.0000	8/30/2021	11/12/2021
WOODED HILLS ESTATES, SECTION 1, LOTS 12 & 14	225 VILLA RAY DRIVE, RADCLIFF KY 40160	-1	0.0000	10/29/2021	11/17/2021
AMENDED RECORD PLAT OF RUSSELL RIDGE ESTATES, LOT 16 & BOUNDARY SURVEY OF THE DAVID & JACQUELINE FELTS PROPERTY	999 CECILIA-SMITH MILL RD CECILIA, KY 42724	-1	0.0000	9/8/2021	11/19/2021
AMENDED RECORD PLAT OF VULETA ESTATES, LOTS 1 & 2 AND RECORD PLAT OF BOURBON SPRINGS ESTATES	774 MASTERS LANE, ELIZABETHTOWN, KY	-1	0.0000	10/22/2021	11/22/2021
ANGELINE SUBDIVISION	TABB ROAD, CECILIA KY 42724	8	37.8980	10/1/2021	11/29/2021
		7	58.4260		

Total Records: 7

12/1/2021

NOVEMBER 2021 REPORT

<p>Plats Recorded:</p> <ul style="list-style-type: none"> • 7 Subdivision plats were approved for the month • 83 Subdivision plats were approved for the year 	<p>New Lots Created:</p> <ul style="list-style-type: none"> • 11 New lots approved for the month • 155 Net lots approved for the year
<p>Building Permits:</p> <ul style="list-style-type: none"> • 21 SFD Permits for the month • 131 SFD Permits for the year • 96 Total Building Inspections for the month • 1,285 Total Building Inspections for the year • 468 Total Building Permits for the year 	<p>Electrical Permits (6 Jurisdictions):</p> <ul style="list-style-type: none"> • 93 Total Permits for the month • 1,076 Total Permits for the year • 160 Total Electrical Inspections for the month • 2,006 Total Electrical Inspections for the year

The next Commission meeting is scheduled for Tuesday, January 4, 2022 at 5:00 p.m.



Hardin County
Planning and Development Commission

Hardin County Planning Commission
Seven Hundred Twenty Eighth Meeting
Hardin County Government Center
Second Floor Meeting Room
November 16, 2021

5:00 p.m.

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

- A. **ROAD CLOSING REVIEW:** DEBBIE & ANTHONY HARDIN, are requesting a favorable recommendation from the Planning Commission to Fiscal Court to close a 60' undeveloped right-of-way for future street known as "Quail Roost Road" off Spring Meadow Drive in Radcliff, KY in Cedar Grove Acres, Section B to allow for the property to be merged with adjoining Lot 1A. (*Resolution Number 2021-015*).
- B. Consideration and action on the Minutes for the meeting held on 2 November 2021. (*Attached pgs.2-6*).
- C. Consideration and action on Merit Increases as outlined in the FY 2022 Budget.
- D. Informational Items
- E. Adjourn

1 Year of Service Planner, Nikki McCamish celebrated 1 year of service with the Planning Commission on 6 November 2021.

4 Years of Service Planning Assistant, Julia McBeth celebrated 4 years of service with the Planning Commission on 31 October 2021.

8 Years of Service Administrative Assistant, Susan Bowen celebrated 8 years of service with the Planning Commission on 1 November 2021.

29 Years of Service KBC Coordinator, Madeline Hornback celebrated 29 years of service with the Planning Commission on 2 November 2021.

MEETING WITH SURVEYORS & UTILITY COMPANIES

On 26 October 2021, the Planning Commission hosted another meeting between the local surveyors and utility companies to discuss subdivision plats and ways to streamline the process moving forward including the potential for electronic signatures. There were 16 in attendance including 5 surveyors, Hardin County Planning, City of Elizabethtown Planning, NOLIN RECC, KY Utilities and Brandenburg Telecom.

The next Commission meeting is scheduled for Tuesday, December 7, 2021 at 5:00 p.m.



Hardin County
 Planning and Development Commission

Hardin County Planning Commission
Seven Hundred Twenty Seventh Meeting

Hardin County Government Center
 Second Floor Meeting Room

November 2, 2021 5:00 p.m.

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

- A. **MAP AMENDMENT:** MARY & ANDREW VULETA, are requesting a Zone Change from the Residential Estate Zone (R-3) to the General Commercial Zone (C-2) to allow for a proposed Recreational Enterprise (RV Campground). The property consists of three tracts totaling approximately 35 acre site located on both sides of Joe Prather Highway (KY 313) at Masters Lane, Elizabethtown, KY. (*Resolution Number 2021-014*)
- B. Consideration and action on the Minutes for the meeting held on 19 October 2021. (*Attached pgs.3-5*).
- C. Informational Items
- D. Adjourn

OCTOBER 2021 REPORT

<p>Plats Recorded:</p> <ul style="list-style-type: none"> • 12 Subdivision plats were approved for the month • 76 Subdivision plats were approved for the year 	<p>New Lots Created:</p> <ul style="list-style-type: none"> • 35 New lots approved for the month • 148 Net lots approved for the year
<p>Building Permits:</p> <ul style="list-style-type: none"> • 9 SFD Permits for the month • 110 SFD Permits for the year • 19 Total Building Inspections for the month • 437 Total Building Inspections for the year • 420 Total Building Permits for the year 	<p>Electrical Permits (6 Jurisdictions):</p> <ul style="list-style-type: none"> • 89 Total Permits for the month • 984 Total Permits for the year • 209 Total Electrical Inspections for the month • 1,843 Total Electrical Inspections for the year

The next Commission meeting is scheduled for Tuesday, November 16, 2021 at 5:00 p.m.



Commission Agenda

November 2, 2021

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SUBDIVISION PLATS RECORDED IN OCTOBER 2021

Project / Subdivision Name	Site Address	Lots +/- (Plats Final)	Acres (All Permits)	Completed Date	Final Date
AMENDED RECORD PLAT OF JOLLY FARMS, SECTION 1, LOTS 1-3, RECORD PLAT OF JOLLY FARM, SECTION 2 AND BOUNDARY SURVEY OF BONITA JOLLY PROPERTY	SHADY BOWER LANE	1	4.3310	7/12/2021	10/11/2021
AMENDED RECORD PLAT OF FULL CIRCLE RANCH LOT 1, RECORD PLAT OF CHARLES MCMILLEN ACRES, REVISED BOUNDARY SURVEY OF MCMILLEN FARM TRACT A, AND BOUNDARY SURVEY OF MCMILLEN FARM TRACTS B, C, & D	MASTERS LN	4	4.7200	8/13/2021	10/11/2021
LEANDER SUBDIVISION, SECTION 2	2075 NEEDHAM ROAD	1	3.2470	9/29/2021	10/13/2021
SPRINGWOOD SUBDIVISION, SECTION 1, LOTS 11 & 12	BATTLE TRAINING ROAD, ELIZABETHTOWN, KY 42701	-1	0.0000	10/1/2021	10/13/2021
EQUINE ESTATES, SECTION 4	MACK THOMAS ROAD, ELIZABETHTOWN KY 42701	1	4.9940	9/30/2021	10/14/2021
MINIARD ACRES, SECTION 1, LOTS 6A AND 7A	163 BRIDLE DR, RINEYVILLE, KY 40162	-1	0.0000	9/3/2021	10/18/2021
FOXWOOD SUBDIVISION	LINCOLN PKWY	15	17.8000	10/19/2021	10/19/2021
MANOR RIDGE ESTATES, LOT 1	588 MUD SPLASH ROAD, GLENDALE, KY 42740	2	0.0000	10/11/2021	10/20/2021
HUSH PUPPY ESTATE, LOT 3	CRUME RD	1	0.0000	8/31/2021	10/20/2021
VINTON WOODS ESTATES, LOT 2A	WHITE LANE, CECILIA, KY 42724	2	0.0000	9/20/2021	10/21/2021
SERENE OAKS SUBDIVISION, SECTION 2, LOTS 8 & 9	REBECCA ANN COURT, ELIZABETHTOWN, KY, 42701	0	0.2820	8/20/2021	10/26/2021
BUEL'S ACRES SUBDIVISION, AND BOUNDARY SURVEY OF THE RISNER FAMILY TRUST PROPERTY	SOLWAY MEETING CREEK ROAD	8	29.8880	10/18/2021	10/29/2021
		33	65.262		

Total Records: 12

11/1/2021



Hardin County
Planning and Development Commission

Hardin County Planning Commission
Seven Hundred Twenty Sixth Meeting
Hardin County Government Center
Second Floor Meeting Room
October 19, 2021

5:00 p.m.

1. Call to order
 2. Unfinished Business
 3. New Business
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- A. **TEXT AMENDMENT: DEVELOPMENT GUIDANCE SYSTEM, ZONING ORDINANCE, 2009.** Consideration and Action on a favorable recommendation to Hardin County Fiscal Court on a text amendment to Section 5-4 (Variances and Conditional Use Permit – In the company of Map Amendments) and Section 5-5 (Appeal Process to Circuit Court) (*Resolution Number 2021-013*)
 - B. **MAP AMENDMENT: CECELIA & DANIEL LANE,** are requesting a Zone Change from the General Commercial Zone (C-2) to the Rural Residential Zone (R-2) to allow for the property to be used for single family residential purposes. The property is an 11.735 acre site located on the south side of Leitchfield Road (KY 62), with an address of 16639 Leitchfield Road, Big Clifty, KY. (*Resolution Number 2021-012*)
 - C. Consideration and action on the Financial Report # 2 August 2021. (*Attached pg.3*).
 - D. Consideration and action on the Financial Report # 3 September 2021. (*Attached pg.4*).
 - E. Consideration and action on the 2022 Meeting Schedule (*Attached pg.5*).
 - F. Consideration and action on the Minutes for the meeting held on 21 September 2021. (*Attached pgs.6-7*).
 - G. Informational Items
 - H. Adjourn

The next Commission meeting is scheduled for Tuesday, November 2, 2021 at 5:00 p.m.

ARMY COMPATIBLE USE PLAN

Director King attended a virtual presentation on September 21, 2021 as part of the Technical Advisory Committee for the Fort Knox Compatible Use Plan. The Lincoln Trail Area Development District presented the Draft Plan to the group for feedback.



Commission Agenda

October 19, 2021

Page 2 of 2

APA-KY FALL CONFERENCE

Director King attended the APA-KY Fall Conference at Lake Barkley State Park on September 22-24, 2021 and received 10 hours of continuing education.

SEPTEMBER 2021 REPORT

<p>Plats Recorded:</p> <ul style="list-style-type: none"> • 6 Subdivision plats were approved for the month • 64 Subdivision plats were approved for the year 	<p>New Lots Created:</p> <ul style="list-style-type: none"> • 4 New lots approved for the month • 115 Net lots approved for the year
<p>Building Permits:</p> <ul style="list-style-type: none"> • 8 SFD Permits for the month • 101 SFD Permits for the year • 28 Total Building Inspections for the month • 417 Total Building Inspections for the year • 375 Total Building Permits for the year 	<p>Electrical Permits (6 Jurisdictions):</p> <ul style="list-style-type: none"> • 93 Total Permits for the month • 895 Total Permits for the year • 167 Total Electrical Inspections for the month • 1,634 Total Electrical Inspections for the year

SUBDIVISION PLATS RECORDED IN SEPTEMBER 2021

Project / Subdivision Name	Site Address	Lots +/- (Plats Final)	Acres (All Permits)	Completed Date	Final Date
AMENDED RECORD PLAT OF BYRON WOODS, SECTION 1, LOT 3	RINEYVILLE RD	1	23.2080	5/13/2021	9/2/2021
BUCK RUN ESTATES LOT 1	LOCUST GROVE ROAD	0	0.0000	8/4/2021	9/10/2021
CORBIT SUBDIVISION, LOT 1A AND LOT 1B	FRANKLIN LANE	0	0.0000	9/9/2021	9/15/2021
SEVEN ACRE CORNER LOT 1A & CARMAN SUBDIVISION LOT 2B	RINEYVILLE BIG SPRINGS RD	0	0.0000	8/24/2021	9/28/2021
ELLEN'S ACRES SUBDIVISION	SOUTH LONG GROVE ROAD, GLENDALE	1	6.0240	9/21/2021	9/29/2021
WALT'S HOMESTEAD, SECTION 2	898 BURKHEAD LANE, BIG CLIFTY	2	39.6000	9/20/2021	9/30/2021
		4	68.8320		

Total Records: 6

10/1/2021



Hardin County
Planning and Development Commission

Hardin County Planning Commission
Seven Hundred Twenty Fifth Meeting
Hardin County Government Center
Second Floor Meeting Room
September 21, 2021

5:00 p.m.

1. Call to order
2. Unfinished Business
3. New Business
 - A. **MAP AMENDMENT:** ROBERT KING and MELODY & PARKER DUVALL, are requesting a Zone Change from the Urban Residential Zone (R-1) to the Convenience Commercial Zone (C-1) to allow for a 0.429 acre parcel known as Carman Subdivision Lot 2B to be merged with an adjoining 1.32 acre parcel known as Seven Acre Corner, Lot 1A at the intersection of Patriot Parkway (KY 361) and Rineyville Big Springs Road (KY 220) in Rineyville, KY. (*Resolution Number 2021-011*)
 - B. Consideration and action on the Minutes for the meeting held on 7 September 2021. (*Attached pgs.2-3*).
 - C. Closed Session to discuss pending litigation. (KRS 61.810(1)(C))
 - D. Informational Items
 - E. Adjourn

The next Commission meeting is scheduled for Tuesday, October 19, 2021 at 5:00 p.m.

APA-KY PRESIDENT ELECT

Adam C. King, AICP was elected by his peers as the President Elect of the KY Chapter of the American Planning Association. He will take office in January of 2022 for a four year term. Serving in 2022 as President Elect, in 2023 & 2024 as President and in 2025 as Immediate Past President.



Hardin County
 Planning and Development Commission

Hardin County Planning Commission
Seven Hundred Twenty Fourth Meeting
 Hardin County Government Center
 Second Floor Meeting Room
 September 7, 2021

5:00 p.m.

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

A. ROAD CLOSING REVIEW: B&B HOMES LLC, are requesting a favorable recommendation from the Planning Commission to Fiscal Court to close a 50’ undeveloped right-of-way for future street on the north side of Rebecca Ann Court at Rosenberger Lane in Elizabethtown, KY in Serene Oaks Subdivision to allow for the property to be merged with their adjoining Lots. (Information Packet Provided and Resolution #2021-010).

B. Consideration and action on the Financial Report # 1 July 2021. *(Attached pg.5).*

C. Consideration and action on the Minutes for the meeting held on 20 July 2021. *(Attached pgs.6-7).*

D. Informational Items

E. Adjourn

RADCLIFF ELIZABETHTOWN MPO MEETING

On 4 August 2021, Adam attended the Radcliff Elizabethtown Metropolitan Planning Organization - Technical Advisory Committee Meeting. The East Elizabethtown Connectivity Study was the topic of discussion.

JULY 2021 REPORT

<p>Plats Recorded:</p> <ul style="list-style-type: none"> • 16 Subdivision plats were approved for the month • 48 Subdivision plats were approved for the year 	<p>New Lots Created:</p> <ul style="list-style-type: none"> • 29 New lots approved for the month • 116 Net lots approved for the year
<p>Building Permits:</p> <ul style="list-style-type: none"> • 13 SFD Permits for the month • 86 SFD Permits for the year • 39 Total Building Inspections for the month • 365 Total Building Inspections for the year • 310 Total Building Permits for the year 	<p>Electrical Permits (6 Jurisdictions):</p> <ul style="list-style-type: none"> • 101 Total Permits for the month • 708 Total Permits for the year • 226 Total Electrical Inspections for the month • 1,269 Total Electrical Inspections for the year

The next Commission meeting is scheduled for Tuesday, September 21, 2021 at 5:00 p.m.



SUBDIVISION PLATS RECORDED IN JULY 2021

Project / Subdivision Name	Site Address	Lots +/- (Plats Final)	Acres (All Permits)	Completed Date	Final Date
RECORD PLAT OF DAVENPORT FARM SUBDIVISION	NEW GLENDALE RD	1	3.0440	6/14/2021	7/2/2021
RECORD PLAT OF HIGHLAND CROSSING	297 HUTCHERSON LN	3	2.7720	6/14/2021	7/2/2021
RECORD PLAT OF MCCAMISH ESTATES	1831 S GRANDVIEW CHURCH ROAD, CECILIA, KY	1	4.0190	5/3/2021	7/2/2021
AMENDED RECORD PLAT OF NEWMAN ESTATES, LOT 7	LAUREL RIDGE ROAD	1	0.0000	4/15/2021	7/6/2021
MAGNOLIA FOREST, LOTS 7 & 8	513 E EAGLE PASS RD, ELIZABETHTOWN, KY	-1	1.8600	6/1/2021	7/8/2021
AMENDED RECORD PLAT OF PIKE ESTATES SUBDIVISION, SECTION 1, LOT 1	7613 RINEYVILLE RD	1	0.0000	6/22/2021	7/12/2021
RECORD PLAT OF CHAMBLISS SUBDIVISION	14153 ST. JOHN ROAD, RINEYVILLE, KY	2	28.5100	7/8/2021	7/15/2021
AMENDED RECORD PLAT OF JEN-LYN ESTATES SUBDIVISION LOT 1	367 LAMBERT LANE, WHITE MILLS, KY, 42788	0	1.0430	7/8/2021	7/19/2021
AMENDED RECORD PLAT OF SOUTHLAND SUBDIVISION, LOTS 1 AND 2B AND RECORD PLAT OF SOUTHLAND SUBDIVISION, SECTION 2	783 RED MILL RD & 225 MORRISON LN	8	-2.2000	11/23/2020	7/20/2021
AMENDED RECORD PLAT OF LINCOLN MEADOWS SUBDIVISION, LOTS 177 THROUGH 183 & UNNUMBERED PARCEL	WILMOTH ST	-7	0.2320	4/8/2021	7/20/2021



SUBDIVISION PLATS RECORDED IN JULY 2021

RECORD PLAT OF EASTER LILY FARMS SUBDIVISION LOTS 1 THRU 4 AND BOUNDARY SURVEY OF EASTER LILY FARMS, LLC AGRICULTURAL DIVISION	CANN SCHOOL LANE, GIVENS LANE & SUTZER CREEK LANE	4	29.1850	7/2/2021	7/22/2021
AMENDED RECORD PLAT OF AULTMAN ACRES SECTION 2 LOT 2D & RECORD PLAT OF AULTMAN ACRES SECTION 3	1969 BETHLEHEM ACADEMY RD	3	32.2660	5/14/2021	7/26/2021
BAUGH FARM ESTATES LOTS 3 & 4	1105 S LONG GROVE RD	0	0.0000	7/23/2021	7/26/2021
DONALD RAY THOMAS SUBDIVISION	5095 ST JOHN RD	2	3.1430	7/22/2021	7/27/2021
AMENDED RECORD PLAT OF SUN-N-FUN DEVELOPMENT, SECTION 1, A PORTION OF LOT 11 AND LOT 12, RECORD PLAT OF SYLVIA'S ACRES SUBDIVISION	BOONE RD & COCHISE CT	1	4.9300	6/2/2021	7/28/2021
RECORD PLAT OF BOWLES SUBDIVISION, SECTION 2	3046 SPORTSMAN LAKE RD	2	7.4140	5/3/2021	7/28/2021
		21	116.2180		

Total Records: 16

7/30/2021

AUGUST 2021 REPORT

<p>Plats Recorded:</p> <ul style="list-style-type: none"> • 10 Subdivision plats were approved for the month • 58 Subdivision plats were approved for the year 	<p>New Lots Created:</p> <ul style="list-style-type: none"> • 11 New lots approved for the month • 111 Net lots approved for the year
<p>Building Permits:</p> <ul style="list-style-type: none"> • 7 SFD Permits for the month • 93 SFD Permits for the year • 25 Total Building Inspections for the month • 387 Total Building Inspections for the year • 339 Total Building Permits for the year 	<p>Electrical Permits (6 Jurisdictions):</p> <ul style="list-style-type: none"> • 98 Total Permits for the month • 803 Total Permits for the year • 199 Total Electrical Inspections for the month • 1,467 Total Electrical Inspections for the year



SUBDIVISION PLATS RECORDED IN AUGUST 2021

Project / Subdivision Name	Site Address	Lots +/- (Plats Final)	Acres (All Permits)	Completed Date	Final Date
RECORD PLAT OF WOODEN FARM ESTATES	WOODEN LN	9	10.5170	4/2/2021	8/2/2021
AMENDED RECORD PLAT OF HIGH SCHOOL COURT SUBDIVISION OF TOM SMITH FARM, LOTS 7, 8 AND 31A	8450 HARDINSBURG RD & 1766 HOWEVALLEY RD	0	0.0000	6/30/2021	8/2/2021
AMENDED RECORD PLAT OF IVANHOE ESTATES LOTS 1, 2A, & 2B	2515 NEW GLENDALE RD	0	0.0000	7/19/2021	8/3/2021
OVERBAY ESTATES LOTS 2 & 3	HILLCREEK DRIVE, ELIZABETHTOWN, KY	-1	0.0000	8/4/2021	8/11/2021
AMENDED RECORD PLAT OF SPRINGS ESTATES LOTS 1 & 2	3463 SHEPHERDSVILLE RD	-1	0.0000	2/23/2021	8/13/2021
AMENDED RECORD PLAT OF VALLEY CREEK ESTATES ADDITION TO HARDIN COUNTY LOTS 32, 33 & 34	4814 & 4878 VALLEY CREEK RD	-2	0.0000	2/19/2021	8/13/2021
AMENDED RECORD PLAT OF ANTHONY SUBDIVISION, LOTS 1 AND 3	1276 & 1254 TUNNEL HILL RD	0	0.0000	6/14/2021	8/25/2021
AMENDED RECORD PLAT OF HOLBERT'S POINTE LOTS 1 AND 2	1232 & 1182 YATES CHAPEL RD	0	0.0000	6/25/2021	8/25/2021
AMENDED RECORD PLAT OF SPRINGFIELD MEADOWS LOTS 44A & 45A SHEET #6842	73 GOLDENROD DR.	-1	0.0000	8/20/2021	8/27/2021
AMENDED RECORD PLAT OF KENNEDY SUBDIVISION, LOTS 20, 20A, 21, 21A, 22, AND 22A AND A PORTION OF TRACT 2 & RECORD PLAT OF FRANCES RICHARDSON SUBDIVISION	3347 LEITCHFIELD ROAD, CECILIA, KY 42724	2	3.6560	6/18/2021	8/30/2021
		6	14.1730		

Total Records: 10

9/1/2021



Hardin County
Planning and Development Commission

Hardin County Planning Commission
Seven Hundred Twenty Third Meeting

Hardin County Government Center
Second Floor Meeting Room

July 20, 2021 5:00 p.m.

1. Call to order
2. Unfinished Business
3. New Business
 - A. Consideration and action on Budget Amendments for FY 2021. *(Attached pg.2).*
 - B. Consideration and action on the Financial Report # 12 June 2021. *(Attached pg.3).*
 - C. Consideration and action on the Minutes for the meeting held on 6 July 2021. *(Attached pgs.4-5).*
 - D. Adjourn

JUNE 2021 REPORT

Plats Recorded: <ul style="list-style-type: none"> • 6 Subdivision plats were approved for the month • 32 Subdivision plats were approved for the year 	New Lots Created: <ul style="list-style-type: none"> • 22 New lots approved for the month • 84 Net lots approved for the year
Building Permits: <ul style="list-style-type: none"> • 14 SFD Permits for the month • 73 SFD Permits for the year • 43 Total Building Inspections for the month • 317 Total Building Inspections for the year • 267 Total Building Permits for the year 	Electrical Permits (6 Jurisdictions): <ul style="list-style-type: none"> • 118 Total Permits for the month • 608 Total Permits for the year • 177 Total Electrical Inspections for the month • 1,043 Total Electrical Inspections for the year

SUBDIVISION PLATS RECORDED IN JUNE 2021

JUNE	Site Address	Lots +/- (Plats Final)	Acres (All Permits)	Completed Date	Final Date
RECORD PLAT OF STRAIGHT ROW FARM SUBDIVISION	4799 GAITHER STATION RD	3	9.9400	5/21/2021	6/3/2021
RECORD PLAT OF RUSSELL RIDGE ESTATES	CECILIA SMITH MILL RD	16	55.5990	5/18/2021	6/11/2021
RECORD PLAT OF TOTTEN'S ACRES SUBDIVISION	899 MACK THOMAS RD	2	14.9570	6/4/2021	6/18/2021
RECORD PLAT OF PUCKETT'S ACRES SUBDIVISION	1067 CENTERPOINT RD	1	4.0150	5/7/2021	6/18/2021
AMENDED RECORD PLAT OF AMBROOK ESTATES #1, LOTS 49 AND 50	59 CLYMENE RD.	-1	0.0000	6/22/2021	6/24/2021
RECORD PLAT OF DONNIE'S ACRES SUBDIVISION, SECTION 2	15395 SALT RIVER RD	0	0.0000	4/21/2021	6/25/2021
		21	84.5110		

Total Records: 6

7/1/2021

The next Commission meeting is scheduled for Tuesday, August 17, 2021 at 5:00 p.m.



Hardin County
Planning and Development Commission

Hardin County Planning Commission
Seven Hundred Twenty Second Meeting
Hardin County Government Center
Second Floor Meeting Room
July 6, 2021 5:00 p.m.

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

A. Annual Nomination and Election of Officers *(Current positions)*

- Chairman – Mark Hinton
- Vice Chairman – Greg Lowe
- Secretary – Larry Jagers II

B. Consideration and action on the Financial Report # 11 May 2021. *(Attached pg.2)*

C. Consideration and action on the Minutes for the meeting held on 15 June 2021.
(Attached pgs.3-15)

D. Informational Items

E. Adjourn

MEETING WITH SURVEYORS & NOLIN RECC

On 29 June 2021, the Planning Commission hosted a meeting between the local surveyors and NOLIN RECC to discuss the subdivision plat process and ways to streamline the process moving forward including the potential for electronic signatures.

The next Commission meeting is scheduled for Tuesday, July 20, 2021 at 5:00 p.m.



Hardin County
 Planning and Development Commission

Hardin County Planning Commission
Seven Hundred Twenty First Meeting
 Hardin County Government Center
 Third Floor Fiscal Court Room
 June 15, 2021 5:00 p.m.

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

A. MAP AMENDMENT & CONDITIONAL USE PERMIT – IBV ENERGY PARTNERS (APPLICANTS) ON BEHALF OF CLAYTON & GERALDINE GREY, KERBY GREY AND DOROTHY & EUGENE HILL (OWNERS) are requesting a Zone Change from the Rural Residential Zone (R-2) to the Agriculture Zone (A-1) and a Conditional Use Permit to allow for a Utility Scale Solar Farm known as “Rhudes Creek Solar Farm”. The property consists of 11 tracts totaling ±1072 acres located south of Hardinsburg Road (KY 86), east of Hansborough Road and on both sides of South Black Branch Road in Cecilia, KY. *(Resolution Number 2021-009)*

B. Consideration and action on the Minutes for the meeting held on 1 June 2021. *(Attached pgs.3-4)*

C. Informational Items

D. Adjourn

PLANNING TECHNICIAN HIRED

The newest member of the Planning Commission staff is Haley Baird. Haley is a graduate of Western Kentucky University with a Bachelor’s degree in Geography with a concentration in Environmental Studies and Agriculture. She also has a certificate in GIS. She was previously employed as a Soil Conservationist with the National Resource Conservation Service.

The next Commission meeting is scheduled for Tuesday, July 6, 2021 at 5:00 p.m.

MAY 2021 REPORT

<p>Plats Recorded:</p> <ul style="list-style-type: none"> • 7 Subdivision plats were approved for the month • 26 Subdivision plats were approved for the year 	<p>New Lots Created:</p> <ul style="list-style-type: none"> • 29 New lots approved for the month • 63 Net lots approved for the year
<p>Building Permits:</p> <ul style="list-style-type: none"> • 4 SFD Permits for the month • 59 SFD Permits for the year • 44 Total Building Inspections for the month • 269 Total Building Inspections for the year • 219 Total Building Permits for the year 	<p>Electrical Permits (6 Jurisdictions):</p> <ul style="list-style-type: none"> • 107 Total Permits for the month • 490 Total Permits for the year • 201 Total Electrical Inspections for the month • 865 Total Electrical Inspections for the year



Commission Agenda
June 15, 2021
Page 2 of 2

SUBDIVISION PLATS RECORDED IN MAY 2021

Project / Subdivision Name	Site Address	Lots +/- (Plats Final)	Acres (All Permits)	Completed Date	Final Date
RECORD PLAT OF CAROLINE ACRES SUBDIVISION	2484 BOONE RD	1	18.5550	4/22/2021	5/3/2021
RECORD PLAT OF WHISTLING OAKS, SECTION 2	WHISTLING OAKS BLVD	1	24.1490	3/29/2021	5/11/2021
AMENDED RECORD PLAT OF YONGRAYS RUSTIC KAMP, LOTS 1 & 2	SALT RIVER ROAD	0	2.0090	3/30/2021	5/12/2021
RECORD PLAT OF TWO LAKES SUBDIVISION	3286 SPORTSMAN LAKE	1	12.0280	4/30/2021	5/14/2021
RECORD PLAT OF SPLIT RAIL SECTION 2, LOT 6	3568 SPORTSMAN LAKE RD	1	3.0260	5/3/2021	5/17/2021
AMENDED RECORD PLAT OF MAGGIE'S ACRES LOT 11 AND AMENDED BOUNDARY SURVEY OF TRACT A OF THOMAS FARM -- RECORD PLAT OF STILL MEADOW ESTATES	WEST RHUDES CREEK RD	17	52.7160	2/3/2021	5/17/2021
RECORD PLAT OF YOUNGER'S LANDING SUBDIVISION & BOUNDARY SURVEY OF CHRIS MCGEHEE PROPERTY	YOUNGERS CREEK RD	8	106.6790	5/18/2021	5/28/2021
		29	219.1620		

Total Records: 7

6/9/2021



Hardin County
Planning and Development Commission

Hardin County Planning Commission

Seven Hundred Twentieth Meeting

Hardin County Government Center

Second Floor Meeting Room

June 1, 2021

5:00 p.m.

1. Call to order
2. Unfinished Business
 - A. **Continued from 4 May 2021: MAP AMENDMENT**– DONNA & DOUG REED are requesting a Zone Change from the Rural Residential Zone (R-2) to the Urban Residential Zone (R-1) to allow for their property to be further subdivided into a 9 lot, single family residential subdivision. The property is a \pm 10.202 acre site located on the west side of Crisp Road, Elizabethtown, KY. (*Resolution Number 2021-006*) (*Attached pg 3*)
3. New Business
 - B. Consideration and action on the following Preliminary Plat:
Kingsway Crossings
This proposed development is a 10.202 acre site located on the west side of Crisp Road, Elizabethtown, KY. The developers, Donna & Doug Reed are proposing the creation of 9 single-family residential lots and a single street. (*Staff Review Comments Attached pgs.4-8*).
 - C. Consideration and action on the following proposed Public Facility to determine compliance with the Comprehensive Plan (KRS 100.324):

The KY 86 Volunteer Fire Department is proposing to construct a new fire station on a 0.648 acre site located at 7410 Hardinsburg Road, Cecilia, KY. (*Resolution Number 2021-008*) (*Attached pg 9*)
 - D. Consideration and action on a request by KY 86 Volunteer Fire Department to waive the planning review and electrical inspection fees associated with the proposed fire station.
 - E. Consideration and action on the Second Reading of the FY 2022 Budget. (*Copy Provided*)
 - F. Consideration and action on Financial Statement #10 FY 2021, April 2021. (*Attached pg.10*)



Hardin County
Planning and Development Commission

Commission Agenda

June 1, 2021

Page 2 of 2

- G. Consideration and action on the Minutes for the meeting held on 18 May 2021.
(Attached pgs.11-15)
- H. Informational Items
- I. Adjourn

The next Commission meeting is scheduled for Tuesday, June 15, 2021 at 5:00 p.m.



Hardin County
Planning and Development Commission

Hardin County Planning Commission
Seven Hundred Nineteenth Meeting
Hardin County Government Center
Second Floor Meeting Room
May 18, 2021 5:00 p.m.

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

- A. **MAP AMENDMENT** – DOGWOOD CIRCLE INVESTMENTS LLC (Owners) and SCOTT WOOD doing business as Woods Armory (Applicant) are requesting a Zone Change from the Tourism and Convenience Commercial Zone (B-2) to the Convenience Commercial Zone (C-1) to allow for the retail sales of merchandise – gun store. The property is a 0.101 acre site located at 211 East Main Street in Glendale, KY.
- B. Consideration and action on the Minutes for the meeting held on 4 May 2021.
(Attached pgs.4-9)
- C. Informational Items
- D. Adjourn

Planner completes Provisionary Employment Period On 6 May 2021, Planner Nikki McCamish successfully completed her six month provisional employment period.

The next Commission meeting is scheduled for Tuesday, June 1, 2021 at 5:00 p.m.



Commission Agenda
May 18, 2021
Page 2 of 2

APRIL 2021 REPORT

<p>Plats Recorded:</p> <ul style="list-style-type: none"> • 3 Subdivision plats were approved for the month • 19 Subdivision plats were approved for the year 	<p>New Lots Created:</p> <ul style="list-style-type: none"> • 5 New lots approved for the month • 34 Net lots approved for the year
<p>Building Permits:</p> <ul style="list-style-type: none"> • 20 SFD Permits for the month • 55 SFD Permits for the year • 41 Total Building Inspections for the month • 225 Total Building Inspections for the year • 187 Total Building Permits for the year 	<p>Electrical Permits (6 Jurisdictions):</p> <ul style="list-style-type: none"> • 132 Total Permits for the month • 383 Total Permits for the year • 211 Total Electrical Inspections for the month • 664 Total Electrical Inspections for the year

SUBDIVISION PLATS RECORDED IN APRIL 2021

Project / Subdivision Name	Site Address	Lots +/- (Plats Final)	Acres (All Permits)	Completed Date	Final Date
ASBELL ACRES SUBDIVISION	1382 BERRYTOWN ROAD	2	10.9660	3/26/2021	4/8/2021
RECORD PLAT OF RIDDLE ESTATES	341 STAR MILLS RD	3	10.9290	3/19/2021	4/8/2021
AMENDED RECORD PLAT OF DR CZ AUDS FIRST ADDITION TO THE TOWN OF CECILIA LOTS 1-3	204 ST AMBROSE CHURCH LANE	-2	0.0000	11/14/2019	4/14/2021
		3	21.8950		

Total Records: 3

5/11/2021



Hardin County
Planning and Development Commission

Hardin County Planning Commission

Seven Hundred Eighteenth Meeting

Hardin County Government Center

Second Floor Meeting Room

May 4, 2021

5:00 p.m.

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

A. MAP AMENDMENT– DONNA & DOUG REED are requesting a Zone Change from the Rural Residential Zone (R-2) to the Urban Residential Zone (R-1) to allow for their property to be further subdivided into a 9 lot, single family residential subdivision. The property is a \pm 10.202 acre site located on the west side of Crisp Road, Elizabethtown, KY. *(Resolution Number 2021-006) (Attached pg.2)*

B. Consideration and action on the following Preliminary Plat:

Kingsway Crossings

This proposed development is a 10.202 acre site located on the west side of Crisp Road, Elizabethtown, KY. The developers, Donna & Doug Reed are proposing the creation of 9 single-family residential lots and a single street. *(Staff Review Comments Attached pgs.3-7).*

C. Consideration and action on the Minutes for the meeting held on 20 April 2021. *(Attached pgs.8-9)*

D. Informational Items

E. Adjourn

American Planning Association Policy Guide Delegate

Director, Adam King, AICP was appointed as the Policy Guide Delegate for Kentucky to the American Planning Association. He will serve a one year term. He will assist with the completion of policy guides on Equitable Economic Development, Legacy Cities and Zoning Reform for APA.

The next Commission meeting is scheduled for Tuesday, May 18, 2021 at 5:00 p.m.



Hardin County
Planning and Development Commission

Hardin County Planning Commission
Seven Hundred Seventeenth Meeting
Hardin County Government Center
Second Floor Meeting Room
April 20, 2021 5:00 p.m.

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

- A. ROAD CLOSING REVIEW:** Samantha & Stephen Reynolds, are requesting a favorable recommendation from the Planning Commission to Fiscal Court to close a 40' undeveloped right-of-way for future street on the south side of Wilmoth Street, Elizabethtown, KY in Lincoln Meadows Subdivision to allow for the property to be merged with their adjoining Lots. (Information Packet Provided and Resolution #2021-005).
- B.** Consideration and action on the Minutes for the meeting held on 16 March 2021. (*Attached pgs.3-7*)
- C.** Consideration and action on Financial Statement #9 FY 2021, March 2021. (*Attached pg.8*)
- D.** Informational Items
- E.** Adjourn

APA-KY Meeting On 19 March 2021, Adam participated in the KY Chapter of the American Planning Association monthly meeting via Zoom to discuss Conference planning for the Fall of 2021.

Radcliff-Elizabethtown Metropolitan Planning Association Meeting On 14 April 2021, Adam participated in the Technical Advisory Committee meeting via Zoom to discuss the SHIFT 2022 project list for transportation projects. SHIFT stands for the Strategic Highway Investment Formula for Tomorrow.

Building Inspector completes Provisionary Employment Period On 14 April 2021, Building Inspector Edwin Alicea successfully completed his six month provisional employment period.

The next Commission meeting is scheduled for Tuesday, May 4, 2021 at 5:00 p.m.



MARCH 2021 REPORT

Plats Recorded: <ul style="list-style-type: none"> • 8 Subdivision plats were approved for the month • 16 Subdivision plats were approved for the year 	New Lots Created: <ul style="list-style-type: none"> • 12 New lots approved for the month • 31 Net lots approved for the year
Building Permits: <ul style="list-style-type: none"> • 21 SFD Permits for the month • 35 SFD Permits for the year • 70 Total Building Inspections for the month • 188 Total Building Inspections for the year • 121 Total Building Permits for the year 	Electrical Permits (6 Jurisdictions): <ul style="list-style-type: none"> • 111 Total Permits for the month • 251 Total Permits for the year • 151 Total Electrical Inspections for the month • 453 Total Electrical Inspections for the year

SUBDIVISION PLATS RECORDED IN MARCH 2021

Project / Subdivision Name	Site Address	Lots +/- (Plats Final)	Acres (All Permits)	Completed Date	Final Date
RECORD PLAT OF AMMONS ACRES, SECTION TWO	RINEYVILLE BIG SPRINGS RD	2	32.7580	1/21/2021	3/1/2021
AMENDED RECORD PLAT OF ZION CAVE ESTATES LOTS 3D, 3E, 3F, & 4A	Mount Zion Road, Elizabethtown, KY	0	-0.2360	12/29/2020	3/4/2021
GRAAS ACRES	N LONG GROVE RD	1	3.0820	1/26/2021	3/10/2021
D & M ACRES	4776 BACON CREEK RD	1	7.0890	3/5/2021	3/23/2021
RECORD PLAT OF MINI FARM DIVISION	SONORA HARDIN SPRINGS RD	2	25.3030	3/11/2021	3/24/2021
RECORD PLAT OF BAUGH FARM ESTATES	1105 S LONG GROVE RD	4	25.8980	3/24/2021	3/30/2021
BERRY FARMS	S DIXIE HIGHWAY	2	33.1600	2/17/2021	3/31/2021
AMENDED RECORD PLAT OF LEHMENKULER ESTATES, SECTION 1 LOTS 3A AND 4	4460 WOOLDRIDGE FERRY RD	0	0.0000	3/1/2021	3/31/2021
		12	127.0540		

Total Records: 8

4/1/2021



Hardin County
Planning and Development Commission

Hardin County Planning Commission
Seven Hundred Sixteenth Meeting
Hardin County Government Center
Second Floor Meeting Room
March 16, 2021 5:00 p.m.

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

A. MAP AMENDMENT & WAIVER – RITA & STEVE WOODEN are requesting a Zone Change from the Agricultural Zone (A-1) to the Urban Residential Zone (R-1) and a Waiver from the 100' building setback line adjacent to Agricultural Zones to allow for a proposed 9 lot single family residential subdivision. The property is a proposed \pm 10.365 acre portion of two tracts totaling 34 acres near 879 Wooden Lane, Elizabethtown, KY. (Resolution Number 2021-003) (Attached pg.3)

B. MAP AMENDMENT & VARIANCE – DEBBIE & DAVID ASBELL are requesting a Zone Change from the Rural Residential Zone (R-2) to the Urban Residential Zone (R-1) and a Variance from the 1:4 lot width-to-length ratio to allow for their property to be further subdivided into two lots. The property is a \pm 11 acre site at 1382 Berrytown Road, Rineyville, KY. (Resolution Number 2021-004) (Attached pg.4)

C. Consideration and action on the following Preliminary Plat:

Foxwood Subdivision

This proposed development is a 17.822 acre site located on the east side of Lincoln Parkway (KY 61). The developers, Little Red Hen Enterprises, LLC are proposing the creation of 15 single-family residential lots and a single street. (Staff Review Comments Attached pgs. 5-9).

D. Consideration and action on the Minutes for the meeting held on 2 March 2021. (Attached pgs.10-16)

E. Consideration and action on Financial Statement #8 FY 2021, February 2021. (Attached pg.17)

F. Informational Items

G. Adjourn

East Elizabethtown Connectivity Study On 11 March 2021, Adam participated in a Zoom Meeting of local officials and stakeholders to go over the initial project list by planning/engineering consultant, Qk4.

The next Commission meeting is scheduled for Tuesday, April 20, 2021 at 5:00 p.m.



FEBRUARY 2021 REPORT

<p>Plats Recorded:</p> <ul style="list-style-type: none"> • 5 Subdivision plats were approved for the month • 8 Subdivision plats were approved for the year 	<p>New Lots Created:</p> <ul style="list-style-type: none"> • 15 New lots approved for the month • 19 Net lots approved for the year
<p>Building Permits:</p> <ul style="list-style-type: none"> • 2 SFD Permits for the month • 14 SFD Permits for the year • 42 Total Building Inspections for the month • 117 Total Building Inspections for the year • 59 Total Building Permits for the year 	<p>Electrical Permits (6 Jurisdictions):</p> <ul style="list-style-type: none"> • 64 Total Permits for the month • 140 Total Permits for the year • 123 Total Electrical Inspections for the month • 302 Total Electrical Inspections for the year

SUBDIVISION PLATS RECORDED IN FEBRUARY 2021

Project / Subdivision Name	Site Address	Lots +/- (Plats Final)	Acres (All Permits)	Completed Date	Final Date
FAIRGROUNDS SUBDIVISION	5617 SOUTH DIXIE HWY, GLENDALE, KY	1	10.3490	1/14/2021	2/3/2021
RECORD PLAT OF MILIMISH LANE SUBDIVISION, SECTION 2	423 MILIMISH LANE	1	1.3530	11/12/2020	2/9/2021
AMENDED RECORD PLAT OF MONROE SUBDIVISION LOTS 7J AND 7K	767 BOONE RD	0	0.0000	1/29/2021	2/9/2021
POND VIEW ESTATES, SECTION 2	1129 MELROSE RD	1	7.0070	2/4/2021	2/15/2021
CRISP ROAD ACRES SUBDIVISION	1245 CRISP RD & 6035 ST JOHN RD	12	66.2530	1/25/2021	2/23/2021
		15	84.9620		

Total Records: 5

3/1/2021



Hardin County
Planning and Development Commission

Hardin County Planning Commission
Seven Hundred Fifteenth Meeting
Hardin County Government Center
Second Floor Meeting Room
March 2, 2021 5:00 p.m.

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

A. MAP AMENDMENT & CONDITIONAL USE PERMIT PUBLIC HEARING – GROVER BERRY is requesting a Zone Change from the Rural Residential Zone (R-2) to the Light Industrial Zone (I-1) and a Conditional Use Permit to allow for a proposed concrete business. The property is a proposed \pm 14.43 acre portion of a 33.16 acre site located in the 5000 block of South Dixie Highway, Glendale, KY. (*Resolution Number 2021-002*) (*Attached pg.3*)

B. Consideration and action on the First Reading of the FY 2022 Budget. (*Copy Provided*)

C. Consideration and action on the Minutes for the meeting held on 2 February 2021. (*Attached pgs.4-5*)

D. Consideration and action on Financial Statement #7 FY 2021, January 2021. (*Attached pg.6*)

E. Informational Items

G. Adjourn

13 Years of Service Director Adam King celebrated 13 years of service with the Planning Commission on 15 February 2021.

MPO Meeting On 3 February 2021, Adam attended the Radcliff Elizabethtown Metropolitan Planning Organization Technical Advisory Committee to discuss the Glendale Transportation Plan Update and he was elected Vice Chairman of the group for 2021-2022.

The next Commission meeting is scheduled for Tuesday, March 16, 2021 at 5:00 p.m.



Commission Agenda

March 2, 2021

Page 2 of 2

JANUARY 2021 REPORT

<p>Plats Recorded:</p> <ul style="list-style-type: none"> • 3 Subdivision plats were approved for the month • 3 Subdivision plats were approved for the year 	<p>New Lots Created:</p> <ul style="list-style-type: none"> • 4 New lots approved for the month • 4 Net lots approved for the year
<p>Building Permits:</p> <ul style="list-style-type: none"> • 12 SFD Permits for the month • 12 SFD Permits for the year • 75 Total Building Inspections for the month • 75 Total Building Inspections for the year • 43 Total Building Permits for the year 	<p>Electrical Permits (6 Jurisdictions):</p> <ul style="list-style-type: none"> • 76 Total Permits for the month • 76 Total Permits for the year • 179 Total Electrical Inspections for the month • 179 Total Electrical Inspections for the year

SUBDIVISION PLATS RECORDED IN JANUARY 2021

Project / Subdivision Name	Site Address	Lots +/- (Plats Final)	Acres (All Permits)	Completed Date	Final Date
RECORD PLAT OF SHAWN'S ACRES SUBDIVISION	3311 COPELIN RD	2	15.6480	12/28/2020	1/14/2021
AMENDED RECORD PLAT OF GRIMES SUBDIVISION, SECTION 3, LOT 5	436 CECILIA SMITH MILL RD	1	0.7650	11/2/2020	1/21/2021
RECORD PLAT OF WHALEN FARM DIVISION	810 DUGGIN SWITCH RD	1	3.9080	12/4/2020	1/25/2021
		4	20.3210		

Total Records: 3

2/1/2021



Hardin County
Planning and Development Commission

Hardin County Planning Commission
Seven Hundred Fourteenth Meeting
Hardin County Government Center
Second Floor Meeting Room
February 2, 2021 5:00 p.m.

1. Call to order
2. Unfinished Business
3. New Business
 - A. Consideration and action on a Refund Request from the Hardin County Community Fair Board.
 - B. Consideration and action on the FY 2020 Audit. *(copy provided)*
 - C. Presentation and distribution of the 2020 Annual Report. *(copy provided)*
 - D. Consideration and action on the Minutes for the meeting held on 17 November 2020. *(Attached pgs.5-11)*
 - E. Consideration and action on Financial Statement #5 FY 2021, November 2020. *(Attached pg.12)*
 - F. Consideration and action on Financial Statement #6 FY 2021, December 2020. *(Attached pg.13)*
 - G. Acknowledgement of Unanimous email vote for Planning Commission Resolution 2021-001 advancing Comp time to Nikki McCamish due to Covid-19. *(Attached pg.14)*
 - H. Informational Items
 - I. Adjourn

3 Years of Service Julia McBeth celebrated 3 years of service with the Planning Commission on 31 October 2020.

7 Years of Service Susan Bowen celebrated 7 years of service with the Planning Commission on 1 November 2020.

28 Years of Service Madeline Hornback celebrated 28 years of service with the Planning Commission on 2 November 2020.

Residential Inspector Exam Edwin Alicea passed the International Code Council B1, Residential Building Inspector exam on 16 January 2021. Congrats Edwin!



Commission Agenda

February 2, 2021

Page 2 of 4

SUBDIVISION PLATS RECORDED IN NOVEMBER 2020

Project / Subdivision Name	Site Address	Lots +/- (Plats Final)	Acres (All Permits)	Completed Date	Final Date
AMENDED RECORD PLAT OF HARDIN COUNTY SPORTSMEN LAKE, BLOCK 3, LOTS 10 & 11	102 LAKE SHORE DRIVE, ELIZABETHTOWN, KY	-1	0.0000	10/21/2020	11/4/2020
AMENDED RECORD PLAT OF MOUNTAIN VIEW ESTATES, LOTS 14 & 15	780 & 646 MOUNTAIN VIEW ESTATES ROAD	0	0.0000	10/26/2020	11/6/2020
AMENDED RECORD PLAT OF PAWLEY PLACE SUBDIVISION, SECTION 2, LOT 3 AND BOUNDARY SURVEY OF BCC ENTERPRISES AND PROPERTIES, PARCEL B	855 DECKARD SCHOOL RD	0	-3.4070	10/28/2020	11/6/2020
S&S COTTRELL FARM	585 N PLEASANT HILL RD	1	10.0430	8/25/2020	11/9/2020
LINCOLN HIGHWAY SUBDIVISION LOTS 37 THROUGH 40	1861 HODGENVILLE RD	-2	0.0000	8/27/2020	11/13/2020
AMENDED RECORD PLAT OF STAR GAZER VIEW, LOT 3	YOUNGERS CREEK ROAD	0	1.6740	8/31/2020	11/16/2020
STEWART ROAD ACRES	9558 BATTLE TRAINING ROAD	1	21.7300	10/5/2020	11/16/2020
AMENDED RECORD PLAT OF TRUBY ACRES SUBDIVISION, LOT 1A AND REVISED BOUNDARY SURVEY OF THE: DOUBLE L PROPERTIES, LLC TRACT A	6532 HARDINSBURG RD	0	23.2930	11/12/2020	11/16/2020
JAXDEK HOLLOW	MACK THOMAS RD	1	8.2430	8/28/2020	11/17/2020
AMENDED RECORD PLAT OF DOTTIE ACRES SUBDIVISION, LOT 1 AND BOUNDARY SURVEY OF IRWIN & BRANDENBURG PROPERTY, TRACT A	433 MASTERS LANE	0	4.3710	3/16/2020	11/17/2020
AMENDED RECORD PLAT OF HURST FARM DIVISION, SECTION 3, LOT 3 AND RECORD PLAT OF HURST FARM DIVISION, SECTION 4	923 FOWLER LN, ELIZABETHTOWN, KY	1	5.2570	10/23/2020	11/18/2020
AMENDED RECORD PLAT OF WHISTLING OAKS, SECTION 1, LOTS 31 & 32	WHISTLING OAKS BLVD	-1	0.0000	11/2/2020	11/19/2020
DELEON ESTATES LOT 4A	6035 SALT RIVER ROAD	1	0.0000	11/9/2020	11/19/2020
AMENDED RECORD PLAT OF BEN'S ACRES, LOT 32	364 HOMESTEAD AVE	1	0.0000	10/2/2020	11/23/2020
ROSEY TULIP SECTION 2	GAITHER STATION ROAD	12	29.1010	9/2/2020	11/24/2020
RECORD PLAT OF OVERBAY ESTATES	4636 SPRINGFIELD RD	13	95.1940	11/4/2020	11/30/2020
		27	195.4990		

Total Records: 16

12/9/2020



NOVEMBER 2020 REPORT

Plats Recorded: <ul style="list-style-type: none"> • 16 Subdivision plats were approved for the month • 100 Subdivision plats were approved for the year 	New Lots Created: <ul style="list-style-type: none"> • 31 New lots approved for the month • 81 Net lots approved for the year
Building Permits: <ul style="list-style-type: none"> • 15 SFD Permits for the month • 152 SFD Permits for the year • 101 Total Building Inspections for the month • 1,144 Total Building Inspections for the year • 506 Total Building Permits for the year 	Electrical Permits (6 Jurisdictions): <ul style="list-style-type: none"> • 107 Total Permits for the month • 1,048 Total Permits for the year • 187 Total Electrical Inspections for the month • 1,869 Total Electrical Inspections for the year

SUBDIVISION PLATS RECORDED IN DECEMBER 2020

Project / Subdivision Name	Site Address	Lots +/- (Plats Final)	Acres (All Permits)	Completed Date	Final Date
RECORD PLAT OF DIDDLE SUBDIVISION, SECTION 2	MONIN LN	1	5.0350	10/16/2020	12/1/2020
AMENDED RECORD PLAT OF SPORTSMAN LAKE, BLOCK 4 LOTS 2,3,4, & 5	HORNET DRIVE	-3	0.0000	10/29/2020	12/7/2020
AMENDED RECORD PLAT OF ISLAND TRACS SUBDIVISION, LOT 1C AND REVISED BOUNDARY SURVEY OF THE JOANN TAUL REVOCABLE TRUST PROPERTY	3438 HARDINSBURG RD	0	0.3010	11/16/2020	12/7/2020
AMENDED RECORD PLAT OF LONGFIELD ESTATES, SECTION 1, LOTS 1-3	310 ASH LANE	-2	0.0000	11/24/2020	12/23/2020
RECORD PLAT OF BEST VIEW FARM	SOLWAY MEETING CREEK RD	1	5.0000	12/4/2020	12/23/2020
AMENDED RECORD PLAT OF QUARRY HILL SUBDIVISION LOTS 1 & 2	EASTVIEW RD	-1	0.0000	10/15/2020	12/23/2020
RECORD PLAT OF MILSAP PLACE	210 YOUNGERS CREEK RD	1	4.5120	11/30/2020	12/28/2020
AMENDED RECORD PLAT OF COLLINBROOK SUBDIVISION, LOTS 57 & 58	58 COLLINBROOK DR	-1	0.0000	12/14/2020	12/28/2020
RECORD PLAT OF HOLMES B FARMS	9423 HARDINSBURG ROAD	1	3.7880	12/8/2020	12/29/2020
		-3	18.6360		

Total Records: 9

1/4/2021



DECEMBER 2020 REPORT

Plats Recorded: <ul style="list-style-type: none">• 9 Subdivision plats were approved for the month• 109 Subdivision plats were approved for the year	New Lots Created: <ul style="list-style-type: none">• 4 New lots approved for the month• 78 Net lots approved for the year
Building Permits: <ul style="list-style-type: none">• 21 SFD Permits for the month• 173 SFD Permits for the year• 108 Total Building Inspections for the month• 1,252 Total Building Inspections for the year• 548 Total Building Permits for the year	Electrical Permits (6 Jurisdictions): <ul style="list-style-type: none">• 101 Total Permits for the month• 1,149 Total Permits for the year• 182 Total Electrical Inspections for the month• 2,051 Total Electrical Inspections for the year

The next Commission meeting is scheduled for Tuesday, February 16, 2021 at 5:00 p.m.