

ON TUESDAY, JANUARY 14, 2020 THE TECHNICAL REVIEW COMMITTEE HELD THEIR MEETING AT 10:00 A.M. IN THE 2ND FLOOR COURTROOM OF THE WOODFORD COUNTY COURTHOUSE.

The meeting was called to order by Pattie Wilson.

MEMBERS PRESENT: Mary Beth Robson, Chris Cobler, Mitzi Delius, Pattie Wilson, Jeri Hartley, Barrett Shoeck, John Varner, Paul Simmons

MINUTES: The December 17, 2019 minutes stood approved after change of meeting date in heading.

NEW BUSINESS

Amended Final Development Plan – Greg Baker (Tobacco Rose Farm) – 770 McKinney Ave – Midway Station - Unit 1, Section 5, Lot 32 – I-1 District – EA Partners

Rory Kahly with EA Partners was present. Mr. Kahly noted that the plan was amended due to different user and they changed access points.

TRC deficiencies were listed as follows:

1. Add this note and show where fence will be on site: All uses shall be conducted in a complete privacy enclosed building, except for outdoor storage uses which shall be enclosed on all sides by a solid wall or fence not less than six (6) feet in height.
2. Need Owner's signature.
3. Submit a digital copy i.e. Auto cad file (.dwg/.dxf) in a State plane north NAD83 projection and .pdf file of the Plan referencing Application No. 2020-001 to kjohns@woodfordcountky.gov; pwilson@woodfordcountky.gov; koreel@woodfordcountky.gov
4. Submit 4 full size copies and 1-11" x 17" reduced copy of the Preliminary Plat, all signed and sealed.
5. Need copies of revised approved encroachment permits from the City of Midway.

A motion was made by Mr. Simmons, as seconded by Mr. Varner, to forward the Amended Final Development Plan – Greg Baker (Tobacco Rose Farm) – 770 McKinney Ave – Midway Station - Unit 1, Section 5, Lot 32 – I-1 District onto the Planning and Zoning Commission with deficiencies being corrected, as noted. The motion carried with eight (8) aye votes.

Minor In-Family Conveyance Plat – Kenneth Ray and Nellie Jane Arrington to Nicholas (Son) and Elizabeth (Daughter In-Law) Arrington – Tract 1 – 834 Fintville Rd – A-1 District – Tim Thompson, PE, LS

Tim Thompson was present. Mr. Thompson noted that a ten acre tract is being conveyed.

TRC deficiencies were listed as follows:

1. Title Block – Add address of property #834.
2. Show address number on each lot, approved by E-911 Coordinator - #834
3. Need Owner's signature.
4. Need Land Surveyor's signature and seal.

5. Need Board of Health Signature.
6. Submit Utility Easement approval sign-offs from each utility company, if different from easements shown thereon.
7. Submit street name and address approval sign-offs from E-911 Coordinator.
8. Submit an 8 ½" x 11" reduced copy of the Plat plus mylar and one copy with **ALL** certifications signed except for Commission's Certification.
9. Submit a digital copy i.e. Auto cad file (.dwg/.dxf) in a State plane north NAD83 projection and .pdf file of the Plan referencing Application No. 2020-002 to kjohns@woodfordcountyky.gov; pwilson@woodfordcountyky.gov; koreel@woodfordcountyky.gov
10. Correct the spelling of "Shryock".

A motion was made by Mrs. Delius, as seconded by Mrs. Hartley, to forward Minor In-Family Conveyance Plat – Kenneth Ray and Nellie Jane Arrington to Nicholas (Son) and Elizabeth (Daughter In-Law) Arrington – Tract 1 – 834 Fintville Rd – A-1 District onto the Planning Commission Chair with deficiencies being corrected, as noted. The motion carried with eight (8) aye votes.

3rd Amended Final Development Plan – Ruggles Sign Company – 93 Industry Dr – I-2 District – Tim Thompson, PE, LS

Tim Thompson was present. Mr. Thompson noted that the Amended Development Plan shows a 50'x100' building on west side of property.

TRC deficiencies were listed as follows:

1. Amend statistical summary of all pertinent site data, including MLH stats:
 - a. Site area (Net & Gross).
 - b. Building coverage.
 - c. Floor area.
 - d. Parking (required and proposed).
2. Need to show amendment by MLH on plan. (Building, parking, detention, etc.)
3. Need Owner's signature.
4. Submit a digital copy i.e. Auto cad file (.dwg/.dxf) in a State plane north NAD83 projection and .pdf file of the Plan referencing Application No. 2020-003 to kjohns@woodfordcountyky.gov; pwilson@woodfordcountyky.gov; koreel@woodfordcountyky.gov
5. Submit 4 full size copies and 1-11" x 17" reduced copy of the Preliminary Plat, all signed and sealed.
6. Need to correct County Road Engineer contact.
7. Show all existing utilities.
8. Add 30' U.E. on west side along railroad track.
9. Re-label contours.
10. May need to re-locate ditch on west side.
11. Turn off profile of ditch (put on construction plans).
12. Comment: Looks like there have been some site changes to area near proposed storage building. Update as it currently is. (Remove three circular structures. etc.)

A motion was made by Mrs. Delius, as seconded by Mr. Simmons, to forward the 3rd Amended Final Development Plan – Ruggles Sign Company – 93 Industry Dr – I-2 District onto the Planning and Zoning Commission with deficiencies being corrected, as noted. The motion carried with eight (8) aye votes.

A motion was made by Mrs. Robson, as seconded by Mrs. Hartley to adjourn the meeting at 10:16 a.m. The motion carried with eight (8) aye votes.

Patricia B. Wilson, Chair
PW:ko