

**BOONE COUNTY PLANNING COMMISSION
BOONE COUNTY ADMINISTRATION BUILDING
FIRST FLOOR FISCAL COURTROOM
BUSINESS MEETING
April 7, 2010
7:00 P.M.**

Mr. Mike Ford, Vice-Chairman, called the meeting to order at 7:00 P.M.

COMMISSION MEMBERS PRESENT:

Mr. Ben Brandstetter
Mr. Kim Bunger, Secretary/Treasurer
Mr. Mike Ford, Vice Chairman
Mr. Jim Longano
Mr. Don McMillian
Mrs. Susan Poston, Temporary Presiding Officer
Ms. Lisa Reeves
Mr. Charlie Reynolds
Mr. Bob Schwenke
Mr. Steve Turner

COMMISSION MEMBERS NOT PRESENT:

Mr. Greg Breetz
Mrs. Linda Herald
Mr. Mark Hicks
Mrs. Janet Kegley
Mr. Charlie Rolfsen, Chairman

LEGAL COUNSEL PRESENT:

Mr. Dale Wilson

STAFF MEMBERS PRESENT:

Mr. Kevin P. Costello, AICP, Executive Director
Mr. Kevin T. Wall, AICP
Mr. Mitchell A. Light
Mr. Todd K. Morgan, AICP

Approval of the Minutes:

Vice-Chairman Ford, stated that the Commissioners received copies of the Minutes of the March 3, 2010 Business Meeting and the March 3, 2010 Public Hearing. He asked if there were any comments or corrections. There being no changes to the Minutes, Mrs. Poston moved that the Minutes be approved as written. Mr. Longano seconded the motion and it carried unanimously.

BILLS:

Kevin Costello, Planning Commission Executive Director, advised the Commissioners of the **Bills to be Paid**, which included a list of **Expenses** and **Salaries and Benefits** for a time period between 3/4/10 through 4/7/10.

SALARIES AND BENEFITS:

FICA-BCPC Portion	\$	6,139.08
Health/Dental/Life		12,467.29
Retirement - BCPC Portion		11,301.01
Salaries - Staff Expense		<u>89,796.00</u>
TOTAL:		\$ 119,703.38

EXPENSES:

Accounting Fees	\$	333.15
Attorney Fees		3,040.00
Auto Expenses		153.70
Engineering/Surveying Fees		2,333.33
Filing Fees (CLURs)		176.00
GIS Operations		6,375.00
Legal Ads/Recruitment		77.47
Miscellaneous Expense		380.68
Office & Board Mtg. Supplies		487.90
Office Equipment/Maintenance		310.00
Office Equipment/Expense		387.27
Postage Expense		717.00
Printing/Pub/Dues/Subscriptions		<u>565.48</u>
TOTAL:		\$ 15,336.98
GRAND TOTAL:		\$ 135,040.36

Mr. McMillian moved that the salaries, benefits, and bills due be approved and paid as presented; and indicated approval of those items which have been paid. Mr. Reynolds seconded the motion and it carried unanimously.

ACTION ON PLAN REVIEWS:

ZONING MAP AMENDMENT FOR SPECIAL SIGN DISTRICT - Todd Morgan, Staff; Greg Breetz, Chairman

1. **Request of Jonathan Wocher, AICP, McBride Dale Clarion (applicant) for Bruce A. Krone, Trustee for the Patrick DeCastro Trust (owner) for a Zoning Map Amendment for a Special Sign District for an approximate 12 acre site located at 6050 Hopeful Church Road, Florence, Kentucky (Kerry Toyota). The request is for a Special Sign District in a Commercial Services (C-3) zone to allow alternative building mounted signage.**

Staff Member, Todd Morgan, read the Committee Report, which recommended approval subject to conditions (see Committee Report). He referred to the Findings of Fact for Approval and the list of Conditions. Mr. Morgan stated that the property owner has signed a letter agreeing to the conditions. He noted that the Committee approved the request 4-0 with Mr. Bunger, Mr. Breetz, Mr. Brandstetter and Mr. Reynolds voting in favor of the request.

Vice-Chairman Ford asked if the applicant wanted to make a summary statement in regard to items raised at the Public Hearing or discussed at the Committee meeting before the Planning Commission takes action on this request.

Mr. Jonathan Wocher, AICP, of McBride Dale Clarion, stated that the owner, Mr. Krone, has agreed to the conditions. Mr. Wocher explained that he provided a photometric plan, a video and photographs of other Toyota locations at the Committee meeting. He also submitted a sample of the glass and lighting materials at the Committee meeting. He is requesting that the Planning Commission vote in favor of the request based upon the Committee approval.

At this time, Vice-Chairman Ford asked if there was anyone in the audience that wanted to speak in opposition to the request? There being no further comments, Vice-Chairman Ford asked if the Planning Commissioners had any questions or comments and if not, he would entertain a motion.

There being no further discussion, Mr. Brandstetter moved that the request be approved by Resolution to the City of Florence with conditions based on the Committee Report. Mr. Bunger seconded the motion and it carried unanimously.

NEW BUSINESS:

UNIFORM APPLICATION - Todd Morgan, Staff

2. Request of David A. Pike, Pike Legal Group, PLLC for New Par dba Verizon Wireless (applicant) for Frederick Blank and Maria Blank (owners) for a Wireless Communications Facility located at 9273 East Bend Road, Boone County, Kentucky. The request is for a 305 foot lattice tower.

Mr. McMillian moved to schedule the Public Hearing for this request for May 5, 2010 at 7:30 P.M. Mr. Schwenke seconded the motion and it passed unanimously.

EXECUTIVE DIRECTOR'S REPORT:

Mr. Kevin P. Costello, AICP, Executive Director, discussed the following items in this report to the Planning Commission.

The early response rate for the 2010 Census is 72% for Boone County, 70% for Florence, 79% for Union and 69% for Walton (as of April 7, 2010). The public can view updated figures everyday by visiting our web page (www.boonecountky.org/pc-click U.S. Census logo). The City response rate can be viewed on the national web site at www.census.gov. In 2000, the final response rate for Boone County was 77%. The Census Bureau will follow-up with each household if they have not returned the form. Green Township, Ohio has the #1 response rate. There has been some confusion with post office boxes versus street addresses.

COMMITTEE REPORTS:

Airport: Mr. Brandstetter
No Report

Administrative/Personnel: Mr. Charlie Reynolds
No Report

Enforcement: Mr. Bunger
No Report

Long-Range Planning/Comprehensive Plan: Mr. Schwenke
No Report

Technical/Design Review: Mr. Charlie Reynolds
No Report

Executive: Mr. Rolfsen
No Report

CHAIRMAN'S REPORT:
No Report

OKI Report: Mr. Greg Breetz
No Report

Other:

Mr. Costello referred to the upcoming KAPA Spring Conference at Butler State Park in May. He reminded Board members that they required continuing education based upon State law. If anyone is interested in attending the conference, please let him know as soon as possible. Board members should have received conference information in their meeting packet. You can attend all the Conference sessions or just some of them.

There being no further business to come before the Planning Commission, Mr. Longano moved to adjourn. Mr. Schwenke seconded the motion. The meeting was adjourned by unanimous consent at 7:19 P.M.

APPROVED:

Mike Ford
Vice-Chairman

Attest:

Kevin P. Costello, AICP
Executive Director