



## **BOONE COUNTY PLANNING COMMISSION**

[www.boonecountyky.org/pc](http://www.boonecountyky.org/pc)  
[www.boonecountygis.com](http://www.boonecountygis.com)

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### **ANNOTATED**

**BOONE COUNTY PLANNING COMMISSION  
BUSINESS MEETING  
BOONE COUNTY ADMINISTRATION BUILDING  
BOONE COUNTY FISCAL COURTROOM  
BURLINGTON, KENTUCKY  
NOVEMBER 4, 2009  
7:00 P.M.  
AGENDA**

**A. Roll Call & Welcome**

**B. Approval of Minutes**

- October 7, 2009 Business Meeting - **APPROVED**
- October 7, 2009 Public Hearings - **APPROVED**

**C. Approval of Invoice Payments**

**D. Action on Plan Reviews**

**CHANGE IN CONCEPT DEVELOPMENT PLAN - Kevin Wall, Staff**

1. Request of **Sir Barton Properties c/o Gerald F. Dusing (applicant)** for **Sir Barton Properties (owner)** for a Change in an Approved Concept Development Plan for a 0.3896 acre tract located at 10824 Dixie Highway, Boone County, Kentucky. The request is to modify a condition of a previous zone change approval to allow additional commercial uses on the site. The site is within a Commercial Services (C-3) zone.

**APPROVED UNANIMOUSLY WITH ONE CONDITION**

**LONG RANGE/COMP PLAN REVIEW - Todd Morgan, Staff, Bob Schwenke, Chairman**

2. Request of **James W. Berling (applicant)** for **JLP-Florenceky LLC (owner)** for a determination of the review process relative to the Houston-Donaldson Study for a future 0.59 acre outlot located at 8032 Burlington Pike, Florence, Kentucky. The request is for a City Barbeque Restaurant in a Commercial Two/Planned Development (C-2/PD) zone.

**APPROVED UNANIMOUSLY WITH CONDITIONS**

**Boone County Greenway and Trail Study - Robert Schwenke, Chairman; Dave Geohegan, Robert Jonas & Matt Becher, Staff**

3. Request of the **Boone County Planning Commission Long Range Planning/Comp Plan Committee** to take possible action on the 2009 Boone County Greenway and Trail Study.

**WITHDRAWN UNANIMOUSLY**

**E. New Business:**

**ZONING MAP AMENDMENT AND VARIANCES - Kevin Wall, Staff**

4. Request of **Andrew Piaskowy (applicant)** for **Sisters of St. Joseph the Worker (owner)** for a Zoning Map Amendment from Office Two (O-2) to Public Facilities (PF), and two Variances to reduce the rear yard building setback and the rear landscape buffer yard, all for a 1.07 acre tract located at 1 Beatrice Avenue, Walton, Kentucky. The request is for a zone change to allow middle school and church related functions and two Variances for a proposed building addition.

**PUBLIC HEARING - 12/2/09 - 7:30 P.M. - FISCAL COURTROOM**

**CHANGE IN CONCEPT DEVELOPMENT PLAN - Todd Morgan, Staff**

5. Request of **Jonathon Wocher, AICP (applicant)** for **The Patrick Decastro Trust - Bruce A. Krone, Trustee (owner)** for a Change in an Approved Concept Development Plan in a Commercial Services (C-3) zone for an approximate 1.5 acre site located at 1010 Burlington Pike and 5961 Greenview Drive, Boone County, Kentucky. The request is for a Change in an Approved Concept Development Plan to allow building additions totaling approximately 3,650 square feet and associated site changes for an existing auto sales and service facility.

**PUBLIC HEARING - 12/2/09 - 7:30 P.M. - FISCAL COURTROOM**

**F. Executive Director's Report:** Kevin P. Costello, AICP

**G. Committee Reports:**

- Airport (Jim Carmichael)
- Administrative/Personnel (Charlie Reynolds)
- Enforcement (Kim Bunger)
- Long-Range Planning/Comprehensive Plan (Bob Schwenke)
- Technical/Design Review (Jim Carmichael)
- Executive (Susan Poston)

**H. Chairwoman's Report:** Susan Poston

**I. OKI Report:** Greg Breetz

**J. Other:**

**K. Adjournment:**

**NEXT COMMITTEE MEETINGS:**

**NONE SCHEDULED**

**NOTE: FOLLOWING THE BUSINESS MEETING, THERE WILL BE A CONTINUING EDUCATION TRAINING SESSION.**

**UPCOMING MEETINGS:**

***December 2, 2009 - 7:00 P.M. - Business Meeting***

***Boone County Administration Building  
First Floor Fiscal Courtroom***