



## **BOONE COUNTY PLANNING COMMISSION**

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

Boone County Administration Building  
2950 Washington Street, Room 317  
P.O. Box 958  
Burlington, KY 41005

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**BOONE COUNTY PLANNING COMMISSION  
BUSINESS MEETING  
BOONE COUNTY ADMINISTRATION BUILDING  
BOONE COUNTY FISCAL COURTROOM  
BURLINGTON, KENTUCKY  
MARCH 4, 2020  
7:00 P.M.  
AGENDA**

- A. **Welcome and Pledge of Allegiance**
- B. **Roll Call of Members**
- C. **Approval of Minutes**  
- February 19, 2020 - Business Meeting
- D. **Approval of Invoice Payments**
- E. **Action on Plan Reviews**

### **CHANGE IN CONCEPT DEVELOPMENT PLAN AND VARIANCES - Janet Kegley, Chairwoman, Todd Morgan, Staff**

1. Request of **Jim Thomas (applicant)** for **The Harper Company (owner)** for a Change in Concept Development Plan in a Industrial One (I-1) zone and two dimensional variances for an approximate 5.39 acre site located to the immediate east of the property at 1648 Petersburg Road, Boone County, Kentucky. The request is for a Change in Concept Development Plan to allow contractor equipment and materials staging and variances to reduce the perimeter landscaping buffer yard requirements and 50 foot fence setback from the Petersburg Road right-of-way.

**ZONING MAP AMENDMENT AND VARIANCE - Janet Kegley, Chairwoman , Kevin Wall, Staff**

2. Request of **Lee Rickey (applicant)** for **Paul F. Michels Trust c/o Catherine Michels (owner)** for a Zoning Map Amendment from Commercial One (C-1) to Commercial Services (C-3), and a dimensional variance, for a 2.752 acre tract located on the northwest corner of the Pleasant Valley Road/Haines Drive intersection, and across Pleasant Valley Road from the intersection with Lendale Drive (8495 Pleasant Valley Road), Boone County, Kentucky. The request is for a zone change to allow a commercial recreational vehicle parking facility and mini-warehouses, and a variance for fence height in the front yard area.

**F. New Business**

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

**H. Committee Reports:**

- Airport (Randy Bessler)
- Administrative/Personnel (Rick Lunnemann)
- Enforcement (Kim Bunger)
- Long-Range Planning/Comprehensive Plan (Bob Schwenke)
- Technical/Design Review (Lori Heilman)
- Executive (Charlie Rolfsen)

- I. Chairman's Report:** Charlie Rolfsen

- J. OKI Report:** Kim Patton

- K. Other:**

- L. Adjournment:**

**NEXT COMMITTEE MEETINGS:**

**Zone Change/Concept Plan - March 18, 2020 - 5:00 P.M.**

***(Boone County Admin. Bldg. - Fiscal Courtroom)***

***A. Viox & Viox/Damaschko - 11061 Dixie Highway***

***B. Titus/Pham/Le - Dilcrest Drive***

**Technical/Design - March 18, 2020 - 6:00 P.M.**

***(Boone County Admin. Bldg. - Fiscal Courtroom)***

***A. Fifth Third Bank - 8100 Burlington Pike***

***B. Tesla EV Charging Equipment Installation - 70 Spiral Drive***

**UPCOMING BUSINESS MEETINGS AND PUBLIC HEARINGS:**

***Business Meeting - March 18, 2020 - 7:00 p.m.***

***Boone County Administration Building***

***Boone County Fiscal Courtroom***

***Business Meeting - April 1, 2020 - 7:00 p.m.***

***Boone County Administration Building***

***Boone County Fiscal Courtroom***

***Public Hearings - April 1, 2010 - 7:30 p.m.***

***Boone County Administration Building***

***Boone County Fiscal Courtroom***



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**BOONE COUNTY PLANNING COMMISSION  
PUBLIC HEARINGS  
BOONE COUNTY ADMINISTRATION BLDG.  
BOONE COUNTY FISCAL COURTROOM  
MARCH 4, 2020  
7:30 P.M.  
AGENDA**

### **ZONING MAP AMENDMENT - Kevin Wall, Staff**

1. Request of **James Titus, AIA (applicant)** for **Luong M. Pham and Thu Ha T Le (owners)** for a Zoning Map Amendment from Residential One Family (R1F) to Commercial One (C-1) for a 0.63 acre tract located on the southwest corner of the US 42/Dilcrest Drive intersection, Florence, Kentucky. The request is for a zone change to allow commercial and office uses.

### **ZONING MAP AMENDMENT - Todd Morgan, Staff**

2. Request of **Viox & Viox, Inc. (applicant)** for **Domaschko Properties, LLC (owner)** for a Zoning Map Amendment from Commercial Services (C-3) to Industrial One (I-1) for an approximate 6.63 acre tract located at 11061 Dixie Highway, Boone County, Kentucky. The request is for a zone change to allow a construction company.

### **UPCOMING BUSINESS MEETINGS AND PUBLIC HEARINGS**

***Business Meeting - March 18, 2020 - 7:00 p.m.  
Boone County Administration Building  
Boone County Fiscal Courtroom***

***Business Meeting - April 1, 2020 - 7:00 P.M.  
Boone County Administration Building  
Boone County Fiscal Courtroom***

***Public Hearings - April 1, 2020 - 7:30 P.M.  
Boone County Administration Building  
Boone County Fiscal Courtroom***