



Danville-Boyle County Planning & Zoning Commission
445 West Main Street P.O. Box 670
Danville, Kentucky 40423

MINUTES OF THE DANVILLE-BOYLE COUNTY
PLANNING & ZONING COMMISSION
REGULAR MEETING – COMMISSIONER’S CHAMBERS
CITY HALL, 445 W. MAIN STREET, DANVILLE, KY 40422
October 26th, 2022, 9:00 a.m.

COMMISSIONERS PRESENT:

Jeffrey Baird, Chair

Jim Boyd, Vice-Chair

Anne Sleet

Rita Douglas

Sam Collier

Terry Manon

Sally Davenport

OTHERS PRESENT:

Henry Smith, Attorney

Gary Chidester, Interim Director

Mikaela Gerry, Director

Lisa Bowman, Administrative Assistant II

- 1) **CALL TO ORDER / INVOCATION** - A quorum of commissioners being present, Chair Baird opened this October 26, 2022, regular meeting of the Danville/Boyle Planning and Zoning Commission at approximately 9:00 AM. Commissioner Boyd led the invocation.
 - a) Chair introduced and made welcome the new Danville-Boyle County Planning and Zoning Director, Ms. Mikaela Gerry.
- 2) **APPROVAL OF MINUTES** – A motion was made by Commissioner Manon to approve the minutes of the September 28, regular meeting. The motion was seconded by Commissioner Boyd and passed by unanimous vote of the committee. The motion passed by unanimous vote of the Commission.
- 3) **FINANCIAL REPORT** – Commissioner Manon presented a summary. A motion to accept the Financial Report with updates was made by Commissioner Collier and seconded by Commissioner Davenport. The motion passed by unanimous vote of the Commission. (Exhibit A)



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- 4) CONSTRUCTION SURETIES** – The construction sureties report for October 2022 was presented. No action was required.
- 5) SUBDIVISION APPROVALS** – The following subdivision applications were presented for Final Approval: (Exhibit B)
- a) DEREK LYNCH has applied for the subdivision of a 1.376-acre parcel of land known as 626 Waterworks Road, Boyle County. The property is zoned AG.
 - b) VALERIE ISOM has applied for the subdivision of a 3.32-acre parcel of land known as 3290 Harrodsburg Road, Perryville. The property is zoned AG.
 - c) LMD HOLDINGS, LLC., have applied for the subdivision of a 269.567-acre parcel of land known as 1695 Lancaster Road, Danville. The property is zoned AG, R1A, and HB, and LI.
 - d) WILLIAM LARRY HOURIGAN and wife have applied for the subdivision of a 1.539-acre tract of land known as O Wards Branch Road, Gravel Switch. The property is zoned AG.

A motion to grant final approval to plats #a, b, c, and d, contingent upon completion of staff suggested corrections, if any, was made by Commissioner Collier and seconded by Commissioner Manon. The motion passed by unanimous vote of the commission.

6) PUBLIC HEARINGS: (Exhibit C)

- a) LMD HOLDINGS, LLC, have applied for a Site Plan Amendment on the property known as 1695 Lancaster Road, Danville, for the addition of a 10,800 sq. ft. commercial structure.
 - 1) Kendal Wise, with Vantage engineering, presented the amendment. He indicated this is to be the first of two distillery structures that will be built in phases. This shall be Phase one. He explained the final draft, to be submitted, will have additional information pertaining to the required parking, loading area, fire hydrant access, and any other additions suggested by the City Engineer and/or City Utilities Authority after review.
 - 2) Chair Baird opened the floor for public discussion both for and against this Site Plan Amendment. No response made, Chair closed the floor to public input and requested discussion and motion from the Commission.

A motion to approve the Site Plan Amendment for LMD Holdings, contingent upon suggested additions, was made by Commissioner Collier and seconded by Commissioner Boyd. The motion then passed by unanimous vote of the Commission.

7) NEW BUSINESS

- a) Personnel Committee Report –
 - 1) Interim Director- Chair Baird acknowledged Mr. Gary Chidester, interim Planning & Zoning Director, for his volunteered service to the Commission, and the Community, in a time of need. The Chair's sentiments were echoed by the Commission and P&Z staff.
 - 2) Chair Baird advised the Commission that a Motion relieving Mr. Chidester of interim Director duties should be offered now that our new Director has begun.
 - 3) Commissioner Manon added the motion might include language relieving Chair Baird and himself of their temporary appointments, likewise established during the absence of a Director.



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A motion relieving interim Director Chidester, Chair Baird, and Commissioner Davenport of their temporary appointments as established during the absence of a P&Z Director. Commissioner Manon seconded the motion, and it passed by unanimous vote of the Commission.

- b) Finance Committee Report – None
- c) Other New Business – Due to the upcoming holidays, The Commission discussed the cancellation of both the November 23, 2022, and the December 28, 2022, scheduled meetings. It was decided that those meetings shall be combined into one Special Called Meeting to be held on December 14th, 2022, at 9 am. It was further agreed that TRS, or Technical Review, will also be cancelled for November and December and both Preliminary and Final approval to be done at the December 14th Special Called Meeting.

A motion was made by Commissioner Manon to cancel the Commission's meeting dates and TRS for November and December and combine the dates into a Special Called Meeting scheduled for December 14th, 2022, at 9 am. Commissioner Boyd seconded the motion, and it passed by unanimous vote of the Commission.

8. ADJOURN - Commissioner Boyd made a motion to adjourn this October 26, 2022, meeting of the PZC. The motion was seconded by Commissioner Douglas and passed by unanimous vote.

Drafted By,

LISA G. BOWMAN, ADMINISTRATIVE ASST. II

Signed this 14 day of December 2022, by

Jeffrey Baird, Planning and Zoning Commission Chair.