



GALLATIN COUNTY PLANNING COMMISSION
 PO BOX 144
 WARSAW, KY 41095
 (859) 567 – 5691 Office
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PLANNING COMMISSION MEETING MINUTES

Meeting: July 5, 2022

Planning Commission

- | | |
|---|---|
| <input type="checkbox"/> Craig, Patrick | <input checked="" type="checkbox"/> Webster, Jack |
| <input checked="" type="checkbox"/> Dickerson, Greg | <input type="checkbox"/> Weldon, Alex |
| <input checked="" type="checkbox"/> Humphries, Mickey | <input checked="" type="checkbox"/> Welte, Chuck |
| <input checked="" type="checkbox"/> Jones, Keith | <input type="checkbox"/> TBD |
| <input type="checkbox"/> Lionberger, Boyd | |

Board of Adjustment

- Alexander, Erma Jean
- Cozine, Wilbur
- Skirvin, Brenda
- Smithson, Nikki
- White, David

In attendance were:

James Hansen – Zoning Administrator: Brian Newman – Legal Counsel

The Gallatin County Planning Commission and Board of Adjustment met for a regularly scheduled meeting on **Tuesday, July 5, 2022**, at 7:00 PM at the M.E. Bogardus Extension Office Building Annex, 395 US 42 West, Warsaw, Kentucky 41095.

Chairman Welte called the meeting to order at 7:00 PM.

The minutes from the June 7, 2022, meeting was reviewed.

Motion to Accept: Jack Webster

Second By: Mickey Humphries

Approved: Unanimous Consent

Administrator’s Report (Copy of permits issued for previous six (6) months included)

Plats: Boundary Surveys – 2

Residential Permits – 3

Commercial Permits – 0

Administrator Hansen share a copy of the permit log for Fiscal Year 2021 indicating there were 72 Residential Permits issued with an estimated construction value over \$3.5 million.

Administrator Hansen advised he has almost 50% of the 5,400 +/- plats properly identified and listed in a new download which will be sent to WTH for uploading onto our new map. He also advised that he has been in contact with the Conservation District and received the names of properties currently operating as working farms in Gallatin County.

Administrator Hansen advised the group that now is the time to begin thinking about potential changes or enhancements we would like to see with the plan and reasons that could justify revisions or recommended changes.

Administrator Hansen then began a discussion of last month’s training article entitled “What are Deed Restrictions”. Deed Restrictions are common with the most common being administrated by a homeowner’s association and once established they can be very difficult to remove. These restrictions can apply to almost anything such as the size lot, home types, landscaping, animals, and even exterior features of a home. It is the seller’s responsibility to identify these restrictions if requested but ultimately it is the buyer’s responsibility to research for these restrictions. Deed restrictions are enforced by the party that created them such as a

- 7) Open Forum Issues:
 - a. Planning Commission
 - b. Board of Adjustment
- 8) Date of Next Scheduled Meeting: 09/06/2022
- 9) Motion to Adjourn:

Motion to Accept: _____ Second: _____ Yea's: _____ Nay's: _____