

ORDINANCE NO. # 01-08

AN ORDINANCE OF THE MADISON COUNTY FISCAL COURT, KENTUCKY APPROVING THE ZONE CHANGE OF DAVID LEWIS AND ROBERT GILBERT PROPERTY ON AT U.S. HWY 25 & 421 (LEXINGTON ROAD) AND AUTHORIZING THE CHANGE ON THE OFFICIAL ZONING MAP OF MADISON COUNTY, KENTUCKY.

WHEREAS, the hereinafter described land is located in Madison County, Kentucky and

WHEREAS, the Madison County Planning Commission held a public hearing on Tuesday, February 20, 2001, and found that the existing zoning classification given to the property is inappropriate and that the proposed zoning classification of is appropriate; the proposed land use change is in conformance with the adopted comprehensive plan; and there was evidence that there had been major changes of an economic, physical, or social nature in the area that was not anticipated in the adopted comprehensive plan; and therefore recommend to the County Fiscal Court that the classification of the property involved herein be change from UC-7Urban Agricultural to UC-4 General Commercial.

NOW, THEREFORE BE IT ORDAINED AND ENACTED, by Madison County Fiscal Court that the land use classification of the following described property be changed by this ordinance from UC-7 Urban Agricultural to UC-4 General Commercial classification:

SECTION I

A certain tract or parcel of land lying in Madison County, Kentucky, more particularly bounded and described as follows:

Tract 1 of the Open View Acres as shown on plat recorded in Plat Book 10, Page 132, in the Madison County Clerk’s Office, reference to which is hereby made for a more particular description. This tract contains 14.47 acres, more or less. Also, being all of the same property acquired by the Grantors by deed dated the 18th day of February, 1993, from Daniel Wells, et al., of record in Deed Book 433, at page .1, in the records of the Madison County Clerk’s Office.

Being the same property conveyed to First Parties by Deed dated February 18, 1996, and of record in Deed Book 433, Page 1, of record in the Clerk’s office aforesaid.

SECTION II

That the Director of Planning and Development make the appropriate changes to the Official Zoning Map of Madison County, Kentucky.

SECTION III

That the County Clerk cause this ordinance to be published in accordance with the appropriate Kentucky Revised Statutes.

DATE OF FIRST READING: February 27, 2001

MOTION BY: Forniss Park

SECONDED BY: William Tudor

VOTE: YES NO

JUDGE, KENT CLARK ✓
MAGISTRATE LARRY COMBS ✓
MAGISTRATE FORNISS PARKS ✓
MAGISTRATE WILLIAM TUDOR ✓
MAGISTRATE BILLY RAY HUGHES ✓

DATE OF SECOND READING: March 13, 2001

MOTION BY: Forniss Park

SECONDED BY: William Tudor

VOTE: YES NO

JUDGE, KENT CLARK ✓
MAGISTRATE LARRY COMBS ✓
MAGISTRATE FORNISS PARKS ✓
MAGISTRATE WILLIAM TUDOR ✓
MAGISTRATE BILLY RAY HUGHES ✓

Kent Clark
MADISON COUNTY JUDGE EXECUTIVE

Attest:

Mary Jane Binter
MADISON COUNTY CLERK

MADISON COUNTY
PLANNING and DEVELOPMENT

321 North Madison Avenue
RICHMOND, KENTUCKY 40475
606-624-4734 / 624-4780
Fax # 606-624-4736

Ord # 01-08

TO: Kent Clark, Madison County Judge Executive
Madison County Fiscal Court

DATE: February 21, 2001

RE: Planning Commission Recommendation
David Lewis & Robert Gilbert Property, Lexington Road

As a result of a public hearing held on February 20, 2001 at 6:00pm in the Fiscal Court Room, the Madison County Planning Commission heard and reviewed the following application for an amendment to the Land Use Management Map.

1st Reading

David Lewis & Robert Gilbert Property, Lexington Road, proposed to change 14.47 acres +/- from its original classification of UC-7 (Agricultural) to UC-4 (General Business). In accordance with KRS 100.213 the applicant's justification for the request was that the original land use classification was inappropriate and the proposed classification is appropriate.

Therefore, the Madison County Planning Commission recommends the request for land use change be **APPROVED**:

Motion was made, seconded and approved to recommend to the Fiscal Court that the request to change the land use from UC-7 TO UC-4, for the above property, be approved and have made it a finding of fact that;

- 1) The original land use classification for the property was inappropriate and that the proposed land use classification was appropriate;
- 2) That the proposed change is in agreement with the adopted Comprehensive Plan.
- 3) That there have been major changes in the area with the development of major subdivisions to support the businesses.

Copies of the actual minutes from the public hearing are available upon request. Should you have any questions regarding this request, please call this office.

Sincerely,



Duane S. Curry
Administrative Official