

**KENTON COUNTY PLANNING COMMISSION  
REGULAR MEETING**

**Minutes**

Ms. Weldon, Chairperson, called the meeting to order at 6:15 PM on Wednesday, April 19, 2006. The meeting was held in the Commission Chambers of the NKAPC Building in Fort Mitchell. Attendance of members for this meeting was as follows: Mark Barnett, Barbara Carlin, Barry Coates, James Cook, Paul Darpel, Chuck Eilerman, Tom France, Al Hadley, Phil Ryan, Paul Swanson, Joe Tewes, John Wells, Bernie Wessels, Alex Weldon.

Also present were David Schneider, Legal Counsel, and the following NKAPC staff: Michael Schwartz, AICP, Deputy Director for Current Planning; Keith Logsdon, AICP, Deputy Director for Long Range Planning, Melissa Jort-Conway, AICP, Senior Planner; and Sharmili Sampath, AICP, Associate Planner.

**PUBLIC HEARINGS:**

**1803R**

**APPLICANT:** City of Fort Wright per Larry Klein, City Administrator  
**REQUEST:** Proposed text amendments to the Fort Wright Zoning Ordinance adding a Town Center Form District (TCFD) Zone and associated regulations including appropriate cross references to other sections of the City's Zoning Ordinance

**1804R**

**APPLICANT:** City of Fort Wright per Larry Klein, City Administrator  
**LOCATION:** An approximate 238-acre area located along the east and west sides of Madison Pike (KY 17), between Kyles Lane and Interstate 275, Fort Wright.  
**REQUEST:** Proposed map amendments to the Fort Wright Zoning Ordinance, changing the area described herein, from IP, I-1 (industrial zones), HOC, CC, NC, NC-2 (commercial zones), OP (an office park zone), R-RE (a residential rural estate zone), and R-1C (P) NC, R-1D (P) OP, R-1D (P) IP (single family residential zones with phased commercial, office and industrial zones) to TCFD (Town Center Form District) Zone.

Ms. Weldon stated that the public hearing on these issues was held on April 6, 2006 and that the public hearing was closed. She also stated that no new evidence will be allowed to be presented.

Mayor Gene Weaver was given an opportunity to provide a summary of the public hearing. Ms. Weldon read a letter from Mr. Dennis Williams summarizing the public hearing.

Following a discussion of the issues, Mr. Eilerman made the motion to approve the text amendment application with the conditions stated by Staff based on testimony given and Staff's bases. Mr. France seconded the motion. A roll call vote on the matter found Mr. Barnett, Ms. Carlin, Mr. Coates, Mr. Cook, Mr. Eilerman, Mr. France, Mr. Hadley, and Mr. Wells in favor.

Mr. Darpel, Mr. Ryan, Mr. Tewes, and Mr. Wessels voted against. Mr. Swanson and Ms. Weldon abstained. The motion carried with a vote of 8 yes, 4 no, and 2 abstentions.

Mr. Coates withdrew from voting on the proposed map amendment due to a conflict of interest.

Mr. Eilerman made the motion to approve the map amendment application with the condition stated by Staff based on testimony given and Staff's bases. Mr. France seconded the motion. A roll call vote on the matter found Mr. Barnett, Ms. Carlin, Mr. Cook, Mr. Eilerman, Mr. France, Mr. Hadley, and Mr. Wells in favor. Mr. Darpel, Mr. Ryan, Mr. Tewes, and Mr. Wessels voted against. Mr. Swanson and Ms. Weldon abstained. The motion carried with a vote of 7 yes, 4 no, and 2 abstentions.

**Reports from Committees:**

*By-Laws* – Mr. Wells gave an overview of the proposed By-Laws amendment which was distributed to the members present. Following a discussion, Mr. Wessels moved, seconded by Mr. France, that the issue be placed on the commission's May 4, 2006 agenda for action by the full commission.

There being nothing further to come before the Commission, the meeting then adjourned at 8:35 p.m.

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Chair

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Date