

**KENTON COUNTY PLANNING COMMISSION  
REGULAR MEETING  
Minutes**

Mr. Darpel, Chairman, called the meeting to order on April 4, 2019 at 6:15 p.m. and opened the proceedings with the Pledge of Allegiance and invocation by Mr. Ryan. The meeting was held in the Commission Chambers of the PDS Building in Fort Mitchell. Attendance of members (for this meeting as well as those during the year to date) was as follows.

<b>Commission Member</b>	<b>Jurisdiction</b>	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec
Jeff Bethell	Fort Mitchell	X	X	X	X								
Debbie Vaughn	Kenton Co	X	X	X	X								
Diane Brown, V. Chair	Erlanger	X	X	X	X								
Nancy Collins	Ryland Hts.				X								
Paul Darpel, Chair	Edgewood	X	X	X	X								
Brian Dunham	Kenton Cty	X	X	X	X								
Mike Gaiser	Ludlow	X											
Margo Baumgardner	Crestview Hills			X	X*								
Keith Logsdon	Lakeside Park	X		X	X								
Matthew Martin	Taylor Mill	X	X	X	X								
Ron Padgett	Covington		X*	X	X								
Joe Pannunzio	Elsmere	X		X	X								
Sean Pharr	Covington		X		X								
Phil Ryan, Treasurer	Park Hills	X	X	X	X								
Gailen Bridges	Bromley			X	X								
Greg Sketch	Crescent Spgs	X	X		X								
Maura Snyder	Independence	X	X	X	X								
Jack Toebben	Fort Wright	X	X	X	X								
Robert "Bob" Whelan	Covington	X		X									
Brian Wischer	Villa Hills	X		X	X								

Also present were Mr. Mathew Smith, Legal Counsel, and the following PDS staff: Ms. Jill Conniff, Ms. Megan Busse, Mr. Clint Kapesher, Mr. Andy Videkovich and Ms. Emi Randall.

"X" denotes attendance at the regular meeting and "x" denotes attendance at the continuation meeting. "\*" denotes arrival after roll call was taken.

Mr. Darpel recognized outgoing Commissioner Lynne Hood who represented Crestview Hills. He stated she has been a great and valuable part of the Commission but more importantly a wonderful person and he is really sad to see her go. He stated she has done a great job and he appreciated everything she has done not only for the Commission but for everyone. He then presented her with a plaque and thanked her for her many years of dedicated service the Planning Commission.

**AGENDA:**

Mr. Darpel asked for any questions or comments regarding the agenda. There being none he asked for a motion to approve. Ms. Snyder made the motion with Mr. Ryan giving the second. All in favor by acclamation.

**APPROVAL OF THE MINUTES:**

Mr. Darpel asked for any questions or comments with regard to the minutes for March. There being none, he asked for a motion to approve. Ms. Snyder then made the motion. Ms. Brown seconded the motion. A roll call vote on the motion found Ms. Snyder, Ms. Brown, Ms. Baumgardner, Mr. Bethell, Mr. Bridges, Mr. Darpel, Mr. Dunham, Mr. Logsdon, Mr. Martin, Mr. Padgett, Mr. Pannunzio, Mr. Ryan, Mr. Toebben, Ms. Vaughn and Mr. Wischer in favor. Ms. Collins, Mr. Pharr and Mr. Sketch abstained. The motion carried.

**RECEIPTS AND EXPENDITURES:**

Mr. Darpel asked for any questions or comments with regard to the report. There being none he then asked for a motion. Ms. Snyder made the motion to accept the report. Mr. Ryan seconded the motion. All in favor by acclamation.

**RECENT ACTIONS BY STAFF:**

*(No action required)*

**RECENT ACTIONS BY LEGISLATIVE BODIES:**

*(No action required)*

**PUBLIC HEARINGS:**

**FILE:** PC1903-0001(action required)

**APPLICANT:** City of Erlanger per David Hahn, Economic Director

**REQUEST:** Proposed text amendments to the Erlanger Zoning Ordinance adding private schools to the list of conditional uses within single-family and multi-family residential zones.

Staff presentation and Staff recommendations by Ms. Megan Busse

**PDS STAFF RECOMMENDATION**

Favorable recommendation on the proposed text amendments to the Erlanger Zoning Ordinance adding private schools to the list of conditional uses within single-family and multi-family residential zones.

Mr. Hahn addressed the Commission representing the city on the matter and gave a brief overview of the application and how they came to the issue. He stated they determined after looking at the plans that the zone was fine but the school needed a text amendment as schools are not listed as a conditional use in the zone. He said council passed a resolution for the application to be filed. He then stated shortly thereafter

he filed with the Board of Adjustment with regard to the school. Mr. Hahn stated these were approved subject to council passing the necessary legislation for the change which brings them to today. Mr. Bridges asked if the properties were adjoining. Mr. Hahn clarified that they were, one is zoned industrial and one is zoned residential. Mr. Bridges asked if Kenton Lands Road was an arterial street. Mr. Hahn stated he believed it was a collector street.

Mr. Greg Twehues addressed the Commission against the issue and stated he is against the school being in that location because it is a private business. He stated if they put something there like that he doesn't see that as a benefit to the community. He noted all of the other businesses in the area have benefitted the community and he doesn't feel it will benefit the area. He stated there will be more traffic from outside the community having a school there.

Mr. Thomas Twehues had nothing to add.

Ms. Renee Skidmore addressed the Commission against the issue and stated her concerns with traffic in the area. She stated if this goes in there will be additional traffic and whatever they do there is going to be mass confusion. She stated she is not against the school but is against where they want it to go.

Ms. Tonya Richie addressed the Commission against the issue. She stated she lives next to a school and does not recommend putting a private or public school anywhere near a residential area. She stated if you look around there are daycares all around and commented a Montessori school is a glorified daycare so it should not be added as a conditional use in a residential area.

Mr. Brandon Martus addressed the Commission and stated he appreciates the Commission giving them the time to voice their concerns. He stated one of the business things he noticed is Anderson has a central turn lane and Holbert does not have that and that will create a lot of congestion. He stated there are seventy people fighting this every step of the way and he is just one of them. He stated they went up and down the road and every citizen signed a petition stating they do not want that in that location. He stated a lot of the roads in there you can't really drive on and you have cars pulling off the road. He commented they hear sports from Dixie Highway and he's wondering what this will do. Mr. Dunham stated these are valid points but they are things that should be discussed at the Board of Adjustment because this Commission doesn't decide things like road width etc. Mr. Martus then submitted the petition with signatures to be made an exhibit to the minutes on the issue.

Ms. Linda Lygus addressed the Commission against the issue and stated she is speaking for her mother who lives in the area. She stated if it was a public school it would probably serve their community. She stated she is against it because of it being a private school and honestly probably no one in Erlanger could afford it anyway. She stated why this was done backwards she doesn't know. She said it seemed as if the decision was made before the meeting even started. She stated it's just not going to serve their community but it's going to turn it upside down.

Ms. Linda Martus addressed the Commission against the issue and stated she is glad the Commission is here listening to the comments. She stated she went door to door about the issue. She then commented the only people who got a copy of the map were those that lived within two blocks of the site. She stated she made copies and went door to door and people are really against this.

All others registered to speak had nothing to add.

Ms. Brown asked Mr. Hahn if he knew what percentage of Erlanger is residential. Mr. Hahn stated that is one calculation he's never done. Following discussion on the matter, Mr. Darpel recessed the public hearing for discussion amongst the Commissioners. Mr. Dunham stated the Board of Adjustment felt like it was okay to move forward with the application and hasn't heard any recommendation from Staff that it be located on an arterial street in terms of any traffic issues, etc. He stated he feels for the people and he's not crazy about the fact that it was approved before the text was, but he stated it seems that it makes sense. He further stated he is not comfortable at all trying to jump to the conclusion that the Commission needs to make more conditions on it. Mr. Padgett commented that he is with Mr. Dunham that it is a pretty simple decision to make. He further stated he really feels for all the people but that's something that should probably be taken up with their city as he has had to do before. Mr. Sketch stated he would like to get it back on topic and what was presented to the Planning Commission. He stated they are looking a definition here and it is up to the Board of Adjustment to determine where it should go but he would like to get back to deciding what they are here for and that's the text amendment. Ms. Collins stated she is from the area and knows it well. She stated she wanted to mention that there is already a conditional use as a childcare center so someone could put a daycare in there now. She stated she would be right up there with the citizens in terms of this application. Mr. Pannunzio addressed the Commission and asked who makes the determination as to what distance determines bus service. Mr. Padgett stated what is really the issue is there really is no difference between parochial and private schools. Ms. Snyder stated today with nothing being done a parochial school and a public school can go in this zone. She stated a school is a school and she doesn't see the difference between a private, public, or parochial school and doesn't see what the big difference is with adding parochial school. There being no further discussion on the matter, Mr. Darpel reconvened and closed the public hearing. He then asked for a motion on the issue. Ms. Brown then made the motion to approve the text amendment per Staff's report and the testimony heard. Mr. Sketch seconded the motion. A roll call vote on the motion found Ms. Brown, Mr. Sketch, Ms. Baumgardner, Mr. Bethell, Mr. Bridges, Ms. Collins, Mr. Darpel, Mr. Dunham, Mr. Logsdon, Mr. Martin, Mr. Padgett, Mr. Pannunzio, Mr. Pharr, Mr. Ryan, Ms. Snyder, Mr. Toebben, Ms. Vaughn and Mr. Wischer in favor. The motion carried.

**FILE: PC1903-0002**(action required)

**APPLICANT:** City of Fort Mitchell per Sharmili Reddy, City Administrator

**REQUEST:** Proposed text amendments to the Fort Mitchell Zoning Ordinance: (1) adding a definition for microbreweries; (2) adding microbreweries to the list of permitted uses within the NC (Neighborhood Commercial) Zone; and, (3) amending the outdoor dining regulations within the NC (Neighborhood Commercial) Zone to increase the scope of outdoor dining and to permit entertainment and live music between certain hours when it is not located adjacent to residential property.

Staff presentation and Staff recommendations by Ms. Jill Conniff

### **PDS STAFF RECOMMENDATION**

Request #1: Favorable recommendation on the proposed text amendments to the Fort Mitchell Zoning Ordinance adding a definition for microbreweries. Request #2: Favorable recommendation on the proposed text amendments to the Fort Mitchell Zoning Ordinance adding microbreweries to the list of permitted uses within the NC (Neighborhood Commercial) Zone. Request #3: Favorable recommendations on the proposed text amendments to the Fort Mitchell Zoning Ordinance amending the outdoor dining regulations within the NC (Neighborhood Commercial) Zone to increase the scope of outdoor dining as a conditional use and to permit entertainment and live music between certain hours when it is not adjacent to residential property.

Ms. Sharmili Reddy addressed the Commission as the applicant. She recognized Staff for their great work on the report and stated they were very thorough in looking at the evidence. She stated on the outdoor dining and music portion of the application they did struggle with it a little bit and looked at options so they did consider that. She stated they do have a noise ordinance that would also be in effect. She stated she can answer any questions on the application. Mr. Padgett asked about the enforcement of the noise ordinance. Ms. Reddy stated it is something that is difficult to enforce but the police are equipped with the noise meters and are trained in how to use them. She also stated this would also have to go before the Board of Adjustment so there is a second layer they would have to go through.

Mr. Robert Brink addressed the Commission against the issue and stated he is negative but neutral at the same time with some of the application. He asked for clarification as to whether or not it is a zone change. Mr. Darpel stated it is not a zone change. He stated he is not opposed to businesses going into the properties and noted family owned it until recently. He stated he is more opposed to the outdoor dining going to 50% and the music. He stated he doesn't think there is enough parking for the businesses but at the same time the number of seats is being doubled. He stated it gets very noisy as it is because with outdoor dining and music going in it's going to be very noisy and he is surprised there are not more people who have shown up on the issue. He further stated his concerns with traffic in the area and stated the traffic is lined up. Mr. Darpel asked if he had any issue with the microbreweries. Mr. Brink stated there was a microbrewery some time ago but it is no longer there. He also stated he is not against businesses going in. Mr. Darpel then clarified the times that outdoor music would be allowed.

Mr. George Rice addressed the Commission against the issue and stated his predominant concern is adding the outdoor music. He stated there is a difference between microbreweries and bars and microbreweries are loud.

Ms. Megan Ireland addressed the issue and stated her mother owns <sup>Saddle Club</sup> ~~Camparosa~~ she has some comments to add. She stated she doesn't think the citizens know about it and it is not posted on the city's website or Facebook page. She stated she has made complaints to the city when Camparosa went in and they went unheard. She noted she is not sure they will get a favorable response to noise complaints.

Mr. Robert Brink addressed the Commission against the issue. He noted he doesn't have an issue with request number one and two but with request three he does. He stated when Camparosa opened they had issues with cars blocking driveways. He stated he has a real concern with parking being an issue. He stated as far as the microbrewery he hopes it goes well but the parking is going to be an issue and the time of 11 o'clock is kind of late.

Mr. Bridges stated they heard from one business and they don't seem to be in favor of this. He asked who wants this in the area since the businesses don't seem to want it. She stated this is for a new business that would be going in. She further stated she understands the concerns raised on the issue. Ms. Baumgardner asked about the parking issues that will be created with the new businesses as the parking is already a problem. Ms. Reddy stated they will still need to meet the parking requirements and this, as far as she knows, is going to meet those requirements. Ms. Baumgardner stated it sounds like the city didn't know about this so what would they do to make people more aware of issues. Ms. Reddy stated this was presented at a council meeting and it is a public hearing where the public can attend to hear about upcoming ongoing issues.

Mr. Darpel recessed the public hearing for discussion amongst the Commissioners. Mr. Bridges stated Camparosa has outdoor dining and Mr. Dunham asked if it is reasonable to have outdoor dining with some amplified music for a limited time. He further stated he thinks it is. He noted from looking at the text he can't say it's unreasonable for a request. He also noted he thinks it is a Board of Adjustment issue in terms of the noise. Mr. Bethell stated this is a conditional use and the city will be monitoring this. He further stated he has found the city is very concerned with the residents' concerns and will address that. Mr. Darpel then reconvened and closed the public hearing. He asked for a motion on the matter. Mr. Bethell then made the motion to approve with regard to request #1 and request #2 based on Staff's recommendation. Mr. Martin seconded the motion. A roll call vote on the matter found Mr. Bethell, Mr. Martin, Ms. Baumgardner, Ms. Brown, Mr. Bridges, Ms. Collins, Mr. Darpel, Mr. Dunham, Mr. Logsdon, Mr. Padgett, Mr. Pannunzio, Mr. Pharr, Mr. Ryan, Mr. Sketch, Ms. Snyder, Mr. Toebben, Ms. Vaughn and Mr. Wischer in favor. The motion carried unanimously. Mr. Bethell then made the motion with regard to request #3 to approve based on Staff's report. Mr. Dunham seconded. A roll call vote on the motion found Mr. Bethell, Mr. Dunham, Ms. Collins, Mr. Darpel, Mr. Logsdon, Mr. Martin, Mr. Padgett, Mr. Pannunzio, Mr. Pharr, Mr. Ryan, Mr. Sketch, Ms. Snyder, Mr. Toebben, Ms. Vaughn and Mr. Wischer in favor. Ms. Baumgardner, Mr. Bridges, Ms. Brown voted against. The motion carried. Mr. Darpel then clarified the Commission is a recommending body and this will go back to the city.

At this time (8:25 p.m.) a five minute break was taken.

**FILE: PC1903-0003**(action required)

**APPLICANT:** City of Taylor Mill per Brian Haney, City Administrator

**REQUEST:** Proposed text amendments to the Taylor Mill Zoning Ordinance adding 23 additional permitted uses within the I-4 (Industrial Four River) Zone; these uses include manufacturing, assembly, bottling, brewing, freight terminals, and other heavy industrial uses.

Staff presentation and Staff recommendations by Ms. Emi Randall

### **PDS STAFF RECOMMENDATION**

Favorable recommendation on the proposed text amendments to the Taylor Mill Zoning Ordinance adding 23 additional permitted uses within the I-4 (Industrial Four River) Zone.

Mr. Brian Haney addressed the Commission on behalf of the city. He stated Staff did a good job in doing pretty much exactly what they asked for. He noted their goal is to expand the potential for development there and it is currently very limited. He stated this is kind of getting ahead of the wagon a little bit but this kind of brings them in line with what they are wanting to do.

There being nothing further, Mr. Darpel recessed the public hearing for discussion amongst the Commissioners. There being none, he then reconvened and closed the public hearing. He asked for a motion on the matter. Mr. Martin made the motion to approve the text amendment based on Staff's recommendation and the testimony heard. Mr. Bethell seconded the motion. A roll call vote on the matter found Mr. Martin, Mr. Bethell, Ms. Baumgardner, Mr. Bridges, Ms. Brown, Ms. Collins, Mr. Darpel, Mr. Dunham, Mr. Logsdon, Mr. Padgett, Mr. Pannunzio, Mr. Pharr, Mr. Ryan, Mr. Sketch, Ms. Snyder, Mr. Toebben, Ms. Vaughn and Mr. Wischer in favor. The motion carried unanimously.

**FILE: PC1903-0004**(action required)

**APPLICANT:** City of Ludlow per Elishia Chamberlain, City Administrator

**REQUEST:** Proposed text amendments to the Ludlow Zoning Ordinance adding marquee signs that are integral to a historic building as a permitted sign within the NC (Neighborhood Commercial) and SFC (Special Function Commercial) Zones; along with development standards for lighting, height, extension, and changeable copy for these signs.

Staff presentation and Staff recommendations by Mr. Andy Videkovich

**PDS STAFF RECOMMENDATION**

Favorable recommendation on the proposed text amendments to the Ludlow Zoning Ordinance adding marquee signs that are integral to a historic building as a permitted sign within the NC (Neighborhood Commercial) and SFC (Special Function Commercial) Zones, along with development standards for lighting, height, extension, and changeable copy for these signs.

Mr. Scott Smith addressed the Commission on behalf of the city and stated they changed the recommendation based on the development of the sign and the specifications more than anything. He stated they have no objections to it.

Mr. Steve Chapman addressed the Commission in favor of the issue and stated the building that wants to put this type of sign up would probably be the only building with this type of sign.

Mr. Paul Miller addressed the Commission in favor of the issue and stated he bought the theater three years ago. He stated this is the only building that met the criteria for what he needs. He stated he is in the circus business and they have hosted people from all around the world. He stated he has the building listed on the historic registry which was quite a process. He stated it's been quite an adventure and he appreciates making this happen.

Mr. Tom Ahmen addressed the Commission in favor of the issue. He stated he voted in favor of microbreweries back in 2013 and he is in favor of Beercus Microbrewery. He noted he is in favor of the application and asks for approval.

Mr. Darpel recessed the hearing for discussion amongst the Commissioners. There being none, he reconvened and closed the hearing and asked for a motion on the issue. Mr. Sketch made the motion to approve based on Staff's recommendation, and to increase the height from 16 ½ feet to 17 feet. Mr. Ryan seconded the motion. A roll call vote on the motion found Mr. Sketch, Mr. Ryan, Ms. Baumgardner, Mr. Bethell, Mr. Bridges, Ms. Brown, Ms. Collins, Mr. Darpel, Mr. Dunham, Mr. Logsdon, Mr. Martin, Mr. Padgett, Mr. Pannunzio, Mr. Pharr, Ms. Snyder, Mr. Toebben, Ms. Vaughn and Mr. Wischer in favor. The motion carried unanimously.

**FILE: PC1903-0004**(action required)

**APPLICANTS:** Kim and Chuck Miracle

**LOCATION:** 6239 Taylor Mill Road in Independence

**REQUEST:** Proposed waiver to the requirement of Section 4.2-9 (E) of the Kenton County Subdivision Regulations; granting the request would waive the restriction that no more than two flag lots may be contiguous to each other at the street.

Staff presentation and Staff recommendations by Mr. Clint Kapesher

## PDS STAFF RECOMMENDATION

To deny the requested waiver from the requirements of Section 4.2-9 (E) of the Kenton County Subdivision Regulations and require that no more than two flag lots be contiguous to each other at the street.

Ms. Kim Miracle addressed the Commission as the applicant and explained where the lots would be on the property via staff photos of the site. She stated she and her husband have been married thirty-seven years and have been together since they were fifteen and sixteen years old. She stated they lived in Fort Mitchell since 2014 and then moved to this property. She stated they bought the property with the idea in mind for their sons to build on the property. She further noted they picked this location because the office is off of 75. She stated her sons are in the business and they are lucky to have sons who want to live by them. Ms. Miracle stated they don't want to make a subdivision, their sons want to build nice three bedroom homes on the lots. She stated they had a dryer fire recently and the fire trucks had no problem getting in and out of the driveway. She stated if necessary they could make the driveways circle back around and connect to the main driveway if that meant it meets the requirements. She stated it never even crossed her mind with all the land they have that they wouldn't be able to build two houses on their property.

All others registered had nothing further to add.

Mr. Dunham asked Staff if the city has been contacted about this. Mr. Kapesher stated they had not. Mr. Padgett asked if it made a difference. Ms. Miracle stated she spoke to the city and was told basically the city doesn't get involved in things such as this. There being nothing further, Mr. Darpel recessed the public hearing for discussion on the issue. Mr. Bridges stated obviously the Miracle's have a great family and we could all make that case that we have a great family and obviously everyone would like to have their family live next to them if they could just get rid of those pesky subdivision regulations. He stated they knew it was twenty feet when they bought it. He stated if it's gutting the subdivision regulations then he doesn't see any hardship other than they just want to have their family there. Mr. Darpel stated the subdivision regulations should really address this better. He stated he agrees that some of this is common sense. He further noted he understands what Mr. Bridges is saying but would like to see a common sense approach and he does see it as a hardship. Mr. Toebben stated this is one of the reasons he joined the Commission was for issues such as this. He stated this should really be so simple. He stated it's a no brainer. He stated the argument about fire trucks not being able to get back there doesn't make any sense. He further stated there are lots that are far more difficult to get back to than this lot. He stated he doesn't understand why the Commission is wasting time on it and it should be approved. Mr. Padgett asked if they are setting a precedent with this issue. Mr. Darpel stated this is setting a precedent but sometimes the regulations are too narrow. Mr. Toebben stated this happens all the time and sometimes it makes sense but in this case it doesn't. Mr. Dunham stated he tends to agree with the Chairman and said he does feel that this is a hardship. He said if this was a new subdivision and they wanted to put in six lots or something he would have an issue with it. Ms. Vaughn stated she is a bit concerned with opening a Pandora's Box with the issue and that there are other flag lots in the area that potentially could do the same thing. Mr. Logsdon stated in terms of the fire trucks the concern is usually with so many driveways the concern is passing them so at least they are only going back one driveway with this lot. Mr. Sketch stated this is opening a Pandora's Box with this. He stated this is not a subdivision process and is a unique situation and what we do in a waiver situation. There being nothing further, Mr. Darpel closed the public hearing and asked for a motion on the issue. Ms. Snyder made the motion to approve the waiver stating the finding will not be detrimental to public interest and due to extraordinary hardship it does not allow for a reasonable development of property as well as the testimony heard and also to include waiving the stem width requirement under the subdivision regulations. Mr. Padgett seconded the motion. Mr. Darpel then asked if she would amend her motion in order to not open a Pandora's Box by adding each of the lots is in excess of 2 1/2 acres and that the driveway is capable of meeting all driveway specifications and there be no further subdivision of this area without fully meeting the subdivision



regulations. Ms. Snyder stated that would be fine. Mr. Padgett was also in favor of the amendment to the motion. A roll call vote on the motion found Ms. Snyder, Mr. Padgett, Ms. Baumgardner, Mr. Bethell, Ms. Brown, Ms. Collins, Mr. Darpel, Mr. Dunham, Mr. Logsdon, Mr. Martin, Mr. Pannunzio, Mr. Pharr, Mr. Ryan, Mr. Sketch, Mr. Toebben and Mr. Wischer in favor. Mr. Bridges and Ms. Vaughn voted against. The motion carried.

### **Ongoing Business**

#### **Reports from Committees**

**By Laws:** - Ms. Brown stated they did not meet.

**Direction 2030 implementation:** Mr. Bethell stated they did not meet but do have a meeting coming up April 25<sup>th</sup> at 5:30.

**Executive:** Mr. Darpel stated they did meet and discussed the language for the cell phone regulations. He stated legal counsel stated they came up with some excellent language regarding the matter. Mr. Smith stated in essence they have to approve a permit and if the city adopts their own permitting process we're allowing them local jurisdiction to then preempt our permit and if they're in compliance with the city's permit they are in compliance with our permit. Mr. Darpel stated he met with PDS Management Board and commented about the reserve for the Commission with issues that may be coming up with the pension in terms of the budget and what is happening with pensions. He stated he was asked to see if there was anything they could do to help out those issues in coming up with the extra funds. Mr. Darpel stated in terms of the reserve it would be done on a sliding scale where only so much money of the leftover money to meet the obligations would be put in reserve and the rest would be put into PDS's partial payment of services. He stated that will be looked at when going over the budget in the coming months. He stated if anyone had any questions to call him and he would be happy to discuss it at any time.

**Social Media:** Mr. Ryan stated no meeting was held and they are hoping to meet in May.

**Subdivision Review:** Mr. Darpel stated a meeting has been scheduled for May 22<sup>nd</sup> to review some of the standards for commercial pavings. Mr. Darpel stated they should also put on the agenda to discuss flag lot issues. He stated they are waiting to hear back from all the fire guys so the ball is in their court.

#### **Reports from Commission Members:**

#### **Reports from Legal Counsel:**

**Reports/Announcements from Staff:** Mr. Videkovich stated the meeting for July will be moved to July 9<sup>th</sup> because of the holiday. He stated the comprehensive plan update has been put online. He stated there will be a Charrette coming up in April to discuss the Covington Neighborhood Development Code. He stated if anyone is interested in attending and seeing the process and providing input you are welcome to attend. He also stated they have to talk about reviewing and adopting the new codes for Covington so he stated they do want the Commissioners to be thinking about that.

**General Correspondence:** None.

**New Business:** None.

**Public Comments:** None.

There being nothing further to come before the commission, a motion to adjourn was made by Ms. Snyder and seconded by Mr. Ryan. All in favor by acclamation. The meeting then adjourned at 10:00 p.m.

APPROVED:

Chair  Chair

Date 5/2/19