



TELECONFERENCE AGENDA

The Henderson City-County Planning Commission will hold a Public Hearing Meeting via video teleconference being broadcast on Facebook at the Henderson County Government page <https://www.facebook.com/180323669043402/live/> on **Tuesday, August 4, 2020 at 6:00 P.M.** in the Henderson City-County Media Facility Room, Suite #F.

2020 Planning Commissioners

David Dixon, Chairman
David Williams, Vice-Chairman
Bobbie Jarrett, Treasurer
Mac Arnold
Kevin Richard
Dickie Johnson
Gary Gibson
Rodney Thomas
Stacy Denton
Kevin Herron
Gray Hodge
Doug Bell

Planning Commission Staff

Executive Director, Brian Bishop
Assistant Director, Jennifer Marks

Executive Asst./Acct./GIS Technician, Theresa Curtis
Secretary Senior/ Address Technician, Heather Lauderdale
GIS Coordinator, Chris Raymer

Attorney, Tommy Joe Fridy

I. ROLL CALL

II. PUBLIC HEARING ITEMS

- Approval of Minutes
 - July 7, 2020 Teleconference Minutes

- A. Rezoning #1103 with Revised Development Plan – Submitted by George M. & Bobbie Chambers and Attorney Christopher Hopgood for the property located in the City of Henderson at 985 Cosby Drive (PID# 65A-13), containing approximately 1.63 acres (the “subject property”). Applicants are requesting a Revised Development Plan to place eight (8) Residential Apartments on the property zoned General Business District (GB).



B. Amendments to Henderson City Zoning Ordinance, Appendix A Zoning, -
The Planning Commission will consider **adding changes to the following Articles:**

- **Article II, Section 2.01, Definitions - *Animal café*. Any retail café that collaborates with any animal shelter as defined in KRS 258.095 to provide space to showcase cats or rabbits owned by the entities for the purpose of adoption.**
- **Article XIX- General Business District, Section 19.03 – Conditional Uses – (f) *Animal cafés*.**
- **Article XX- Central Business District, Section 20.03 – Conditional Uses- (a) *Animal cafés*.**
- **Article XXI – Highway Commercial District, Section 21.03 – Conditional Uses - (f) *Animal cafés*.**
- **Article XXX – Riverfront Zones, RF-2, Light Commercial, Section 30.03, Permitted & Conditional Uses – *Animal cafés*.**
- **Article XXXII – Audubon Commercial District, Section 32.03 – Permitted & Conditional Uses - (a) *Animal cafés***
- **Article XXXIII – Gateway Zone District, Section 33.06 – Permitted & Conditional Uses - (f) *Animal cafés as defined in section 2.01*.**
- **Article XXXIV- Henderson Innovative Planning District (HIP), Section 34.02 – Permitted & Conditional Uses - (b) *Animal cafés*.**

Pursuant to the direction of the Board of Commissioners, to have the Planning Commission hold a public hearing of the zoning ordinance to determine the appropriateness of amending the ordinance to allow ***Animal Café*** and any necessary change to this section pursuant to Kentucky Revised Statute 258.095.

III. NON-PUBLIC HEARING ITEMS

1. JULY FINANCE REPORT
2. BOND REPORT



3. Cosby Corner Site Plan- Submitted by George M. & Bobbie Chambers, and Morley and Associates for the property located in the City of Henderson at 985 Cosby Drive (PID# 65A-13). Applicants are requesting Site Plan approval for eight (8) Residential Apartments.

4. Homeplace of Henderson Phase I, Revised Site Plan – Submitted by J M Development Inc., for the property located in the City of Henderson on Green River Road (PID#64-28). Applicants are requesting Revised Site Plan approval for updated drainage plans and private road dedication.

III. ADMINISTRATIVE BUSINESS

1. Annual Performance on Executive Director

2. Robards NFIP Coordination

V. OTHER BUSINESS

VI. ADJOURNMENT