

BOARD OF ADJUSTMENT  
HARRISON COUNTY

SPECIAL MEETING

MEETING MINUTES  
JULY 10, 2017

Courthouse Community Room

6:00 P.M.

Call to Order

Chairperson Re'Jeana Craft called the meeting to order.

Present: Re'Jeana Craft-Chairman, James Switzer, David Lawler, Carl Nunnelley and  
Ray Sanders  
Bonnie Skinner-Director  
Rochelle Boland-Legal Counsel

Absent: Charlene Fuller

Minutes-April 3rd, 2017:

David Lawler made a motion to approve the minutes of April 3,2017 as presented.  
James Switzer seconded. Sanders, Nunnelley, Switzer, Lawler & Craft voted yes. None  
voted no. Motion Passed 5-0.

Items for postponement or withdraw:

None.

Old Business

1. None.

2. New Business

A. #2016-HB-22, Michael Oldfield-Reviewe of Conditional Use (Dog Training) at 497  
Ky. Hwy. 1743. Zoning: Agricultural One Unincorporated-Planned Unit  
Development (AIU-PUD).

Conditions approved at 10/10/2016 meeting:

- 1.) There will be a maximum of 22 dogs on the property.
- 2.) Dogs will be in the kennel at dark.
- 3.) During the day the dogs will have bark collars.
- 4.) Training of no more than 3 dogs at a time will occur.
- 5.) Lighting must not be above the kennel and must face downward.
- 6.) No usage of live rounds are to be used for training. Usage of live rounds for personal usage is limited to Friday, Saturday and Sunday or by prior contacting planning and zoning department due to the difficulty of enforcement of the business aspect of the usage of live rounds.
- 7.) No more than 4 dogs in the dog run at a time.
- 8.) Kennel must be insulated on the inside to eliminate noise.
- 9.) Training Time is limited to 9:30 am to 8:00 pm, seven days a week.

- 10.) No signage.
- 11.) All waste must be properly disposed of, feces must be sent to the landfill and urine must be moved as grey water to the leach fields.
- 12.) There will be a review in June 2017 with the possibility of additional conditions as we see fit. Conditional use is to be reviewed annually as long as the board finds necessary.

David Lawler made a motion for the existing conditional use for a dog training facility for property at 497 Ky. Hwy. 1743. After consideration of the review that:

- 1.) Staff shall contact Kristi Morris to ensure that the sewage system has been approved.
- 2.) Add to the end of condition number 7 the following wording: and 8 running with the trainer at any given time on the property.
- 3.) That condition 10 be updated to allow for a sign on the front of the kennel and a sign permit be obtained to ensure all regulations have been met.
- 4.) Chris Philpot shall visit the site to verify the insulation has been installed after the Applicant has contacted the office to do so.
- 5.) Complaints need to be filed at the office, another review will not be scheduled.

Ray Sanders seconded. Sanders, Nunnelley, Switzer, Lawler and Craft voted yes. None voted no. Motion Passed 5-0.

- B. #2017-HB-03, Cynthiana Christian Church-Request for Variance to the side yard setback of the property line at 1030 New Lair Road. Zoning: Industrial One (I-1). (Art. 10 Sec. 10.9.D.4)

David Lawler made the motion to approve the application 2017-HB-03 for Cynthiana Christian Church at 1030 New Lair Road based on the findings and facts in the Staff Report for a variance of 18 feet versus the normal side yard setback of 25 feet. James Switzer seconded. Sanders, Switzer, Lawler and Craft voted yes. Carl Nunnelley abstained from the vote. Motion Passed 5-0.

- C. #2017-HB-04, Mary L. Price-Request for Variances to front yard and rear yard setback of the property line at 124 Curry Station Road. Zoning: Agricultural One (A-1). (Art. 10 Sec. 10.0.D.3&4)

David Lawler made the motion to approve the application 2017-HB-04 for Mary Price at 124 Curry Stratton Road for a front yard setback variance of 35 feet versus the normal 50 feet and a rear yard setback variance of 18 feet versus the normal 20 feet. This motion based on the findings and facts in the Staff Report and the Staff recommendation. Carl Nunnelley seconded. Sanders, Switzer, Lawler and Craft voted yes. None voted no. Motion Passed 5-0.

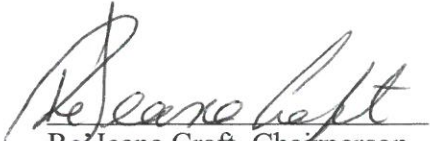
## 2. Other Business


### A. Annual Election of Officers

Carl Nunnelley made a motion to retain current officers (Re' Jeana Craft-Chairman, James Switzer-Vice Chairman & David Lawler-Secretary). Ray Sanders seconded. Sanders, Switzer, Lawler and Craft voted yes. None voted no. Motion Passed 5-0.

Adjourn

David Lawler made a motion to adjourn being no other discussion. James Switzer seconded. Sanders, Nunnelley, Switzer, Lawler and Craft voted yes. None voted no. Motion Passed 5-0.

  
Re Jeana Craft, Chairperson

  
David Lawler, Secretary