

**Agenda**  
Owensboro Metropolitan Planning Commission  
**April 15, 2004**

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1. Consider the minutes of the March 11, 2004, meeting.

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*Public Facilities Plans - Review For Consistency With Comprehensive Plan*

2. **722, 800 BOLIVAR ST, 729, 805 CLAY ST** (Map N-4)  
**Land Disposition**  
Consider comments regarding the closing of approximately 355 feet of a 13-foot wide alley right-of-way running in an east/west direction between Clay and Bolivar St.  
Referred by: City of Owensboro
3. **2909, 2917 KY 54** (Map N-47)  
**Land Acquisition**  
Consider comments regarding the acquisition of approximately 0.023 acres of land from Ohio Valley 2-Way Radio, Inc.  
Referred by: Daviess County Board of Education
4. **1012, 1020 E 5TH ST, 518, 522, 526 BRECKENRIDGE ST** (Map N-5)  
**Land Disposition**  
Consider comments regarding the closing of approximately 161 feet of an alley right-of-way running in a north/south direction and approximately 161 feet of an intersecting alley right-of-way running in an east/west direction.  
Referred by: City of Owensboro

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*Zoning Changes – County*

5. **6300 BLOCK SPRINGWOOD DR, 2000 BLOCK NORTHWOOD DR, 62.625 acres**  
(Map CO-18,19)  
Consider zoning change:  
From **A-U** Urban Agriculture and **A-R** Rural Agriculture to **R-1C** Single-Family Residential  
Applicant: Woodland Ridge Development, Inc., Bill T. Timbrook, LLC 0404.1554
- 5a. **Related Item:**  
  
**Woodland Ridge, 62.625 acres** (Map CO-18, 19)  
Consider approval of **major subdivision preliminary plat.**  
Applicant: Woodland Ridge Development, Inc., Bill T. Timbrook, LLC
6. **PORTION OF 4715 SUTHERLAND RD, 0.064 acres** (Map N-62)  
Consider zoning change:  
From **A-R** Rural Agriculture to **B-4** General Business  
Applicant: Jim Hawkins 0404.1555
- 6a. **Related Item:**  
  
**4715 SUTHERLAND RD, 1.093 acres** (Map N-62)  
Consider approval of **amended final development plan.**  
Applicant: Jim Hawkins

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*Combined Development Plan/Major Subdivisions*

7. **3123, 3151 KY 54, 3441, 3509 FAIRVIEW DR, 24.61 acres** (Map N-44) (**POSTPONED from March meeting**)  
Consider approval of **major subdivision preliminary plat/final development plan.**  
Applicant: Site, Inc., Denney Development, Constance Epperson, John G. Conway, Jr., Forrest D. Hagan, William F. & Clara M. Lyninger, ABBS Partnership, Industrial Leasing Corporation of Florida
8. **Meadow Run at Whispering Meadows, 5.989 acres** (Map N-72)  
Consider approval of **amended major subdivision preliminary plat/final development plan.**  
Applicant: O'Bryan Development Inc.

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*Major Subdivisions*

9. **3123, 3151 KY 54, 3441, 3509 FAIRVIEW DR, 24.61 acres** (Map N-44)  
Consider approval of **major subdivision final plat.**  
Surety (Performance Bond) posted: **\$723,403.50**  
Applicant: Constance Epperson & John G. Conway, Jr., Forrest D. Hagan, William F. & Clara M. Lyninger, ABBS Partnership, Industrial Leasing Corp of Florida
10. **Meadow Run at Whispering Meadows, 5.989 acres** (Map N-72)  
Consider approval of **amended major subdivision final plat.**  
Applicant: O'Bryan Development Inc.
11. **3230, 3233, 3239, 3240, 3245 MOUNT MORIAH AV, 6.361 acres** (N-44)  
Consider approval of **major subdivision final plat.**  
Applicant: Mount Moriah Holdings, c/o Karen King
12. **Whispering Meadows, Unit #2, 8.022 acres** (Map N-72)  
Consider approval of **amended major subdivision final plat.**  
Applicant: O'Bryan Development Inc.

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*Minor Subdivisions*

13. **712 CLAY ST, 414, 418 E 7TH ST, 0.364± acres** (Map N-4)  
Consider approval of **minor subdivision plat.**  
Applicant: John L. Smith, Ethel Daugherty
14. **6042 DITTO RD, 4.53 acres** (Map CO-77)  
Consider approval of **minor subdivision plat.**  
Applicant: William Scott
15. **1001, 1011 LYDDANE BRIDGE RD, 2.694, 7.27 acres** (Map CO-26)  
Consider approval of **minor subdivision plat.**  
Applicant: Walter L. Harder, Jr.
16. **1022, 1040 SOUTHGATE DR, 1.265, 1.951 acres** (Map CO-63)  
Consider approval of **minor subdivision plat.**  
Applicant: Hubert & Glenita Bruington

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17. **720, 722 WALNUT ST, 0.256 acres** (Map N-3)  
Consider approval of **minor subdivision plat**.  
Applicant: Lester & Barbara Haney

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*Surety Releases*

18. **Bluegrass Truck Trailer & Equipment, \$300.00**  
Consider release of surety (Cash) for **landscaping**.  
Surety posted by: Bluegrass Truck Trailer & Equipment
19. **H & I Development, Lot #11, \$531.00**  
Consider release of surety (Certified Check) for **landscaping**.  
Surety posted by: H & I Development
20. **H & I Development, Lot #22, \$769.50**  
Consider release of surety (Certified Check) for **landscaping**.  
Surety posted by: H & I Development
21. **Home Depot, \$4,320.00**  
Consider release of surety (Performance Bond) for **landscaping**.  
Surety posted by: Home Depot U.S.A., Inc.

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*Surety Transfers*

22. **Cross Creek, Unit #1, \$5,495.00**  
Transfer of surety (Certificate of Deposit) for **1" bitum. concrete surface** to the City of Owensboro.  
Surety posted by: Pedley Developers, LLC.
23. **Cross Creek, Unit #1, \$5,700.00**  
Transfer of surety (Certificate of Deposit) for **large headwall over 66" pipe** to the City of Owensboro.  
Surety posted by: Pedley Developers, LLC
24. **Cross Creek, Unit #1, \$5,700.00**  
Transfer of surety (Certificate of Deposit) for **paved ditches and headwalls** to the City of Owensboro.  
Surety posted by: Pedley Developers, LLC
25. **Cross Creek, Unit #1, \$13,506.00**  
Transfer of surety (Certificate of Deposit) for **sidewalks** to the City of Owensboro.  
Surety posted by: Pedley Developers, LLC
26. **Cross Creek, Unit #1, \$6,140.00**  
Transfer of surety (Certificate of Deposit) for **storm sewers and drainage** to the City of Owensboro.  
Surety posted by: Pedley Developers, LLC
27. **Cross Creek, Unit #1, \$1,750.00**  
Transfer of surety (Certificate of Deposit) for **valley curb and gutter** to the City of Owensboro.  
Surety posted by: Pedley Developers, LLC

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28. **Mid-America Airpark, Phase II, \$341,316.00**  
Transfer of letters to the City of Owensboro for **public improvements**.  
Letters from: City of Owensboro, OMU and RWRA
29. **Mid-America Airpark, Unit #2, \$255,172.60**  
Transfer of letters to the City of Owensboro for **public improvements**.  
Letters from: City of Owensboro, OMU and RWRA
30. **Mid-America Airpark, Unit #3, \$111,403.60**  
Transfer of letters to the City of Owensboro for **public improvements**.  
Letters from: City of Owensboro, OMU and RWRA
31. **Mid-America Airpark, Unit #5, \$16,720.00**  
Transfer of letters to the City of Owensboro for **streets**.  
Letters from: City of Owensboro
32. **Mid-America Airpark, Unit #7, Phase 1, \$178,442.60**  
Transfer of letters to the City of Owensboro for **public improvements**.  
Letters from: The Chamber of Commerce and Industry, Inc., JDQ, City of Owensboro, OMU and RWRA

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*New Business*