

# CITY-COUNTY PLANNING COMMISSION OF WARREN COUNTY



**April 19, 2007**

**7:00 p.m.**

**Bowling Green City Commission Chambers  
1001 College Street**

**I. ADMINISTRATIVE REVIEW:**

A. ROLL CALL

B. APPROVAL OF APRIL 5, 2007 MINUTES

C. REPORT ON SUBDIVISION APPROVALS

D. LETTERS OF CREDIT AND PERFORMANCE BONDS

1. Call, release, reduce or extend the letter of credit for Oxford Center in the amount of \$53,838.00 from Charles Evans.
2. Call, release, reduce or extend the letter of credit for Oxford Center in the amount of \$27,392.00 from Charles English.

**II. PUBLIC HEARING:**

A. ZONE CHANGE, CONDITIONAL USE PERMIT AND VARIANCE:

1. 2007-15-Z-BG Neal & Judy Turner, John & Lynne Atkerson, Best Properties and Marty Wilkins have filed an application in order to rezone two tracts of land containing a total of 43,296 square feet located at 1107 & 1115 Fairview Avenue and a portion of 605 Meadowlawn Avenue, approximately 156' to the right-of-way of Fairdale Avenue, from RS-1A (Single Family Residential) & NB (Neighborhood Business) to GB (General Business) with a general development plan.

2. 2007-C-06 Neal & Judy Turner, John & Lynne Atkerson, Best Properties and Marty Wilkins have filed an application for a Conditional Use Permit on two tracts of land containing a total of 43,296 square feet located at 1107 & 1115 Fairview Avenue and a portion of 605 Meadowlawn Avenue, approximately 156' to the right-of-way of Fairdale Avenue, in order to construct a commercial building with a drive through window located on the East side of the proposed building. This property is zoned RS-1A (Single Family Residential) and NB (Neighborhood Business) with a pending zone change to GB (General Business) with a general development plan.
3. 2007-V-10 Neal & Judy Turner, John & Lynne Atkerson, Best Properties and Marty Wilkins have filed an application for two variances on two tracts of land containing a total of 43,296 square feet located at 1107 & 1115 Fairview Avenue and a portion of 605 Meadowlawn Avenue, approximately 156' to the right-of-way of Fairdale Avenue. The first is a variance for 15' from the 25' setback from Meadowlawn Avenue for a canopy over a drive-through window. The second is a variance of 38' from the 100' drive-thru setback from a residential district. This property is zoned RS-1A (Single Family Residential) and NB (Neighborhood Business) with a pending zone change to GB (General Business) with a general development plan.

III. SPECIAL PRESENTATION:

Warren County Division of Stormwater Management - Charles J. "Jack" Wright, PE, Coordinator

IV. ADDITIONAL BUSINESS: