

**URBAN GROWTH DESIGN REVIEW BOARD**  
**Wednesday, January 16, 2019**  
**City Hall - Commission Chambers**  
**3<sup>rd</sup> Floor, 1001 College Street, Bowling Green, KY**

**MEMBERS PRESENT:**

**David Sowders, Chairman**  
**John Simms**  
**Russell Brown**  
**Alice Ford**  
**Laura Southard**  
**John Williams**

**STAFF PRESENT:**

**Ben Peterson, Executive Director**  
**Steven McWhorter, Plans Reviewer**  
**Hon. Hamp Moore, Attorney**  
**Jessica Martin, Admin. Assist.**

Chairman David Sowders called the Meeting to order.

**A. DETERMINATION OF QUORUM**

Jessica Martin conducted roll call and determined five (5) of the seven (7) members were present at the time of roll call. The quorum was determined to be present with five (5) members in attendance at the time roll call was taken.

**B. APPROVAL OF MINUTES**

Chairman Sowders asked if all Board members had received and read the Summary Minutes of the meetings held on August 15, 2018. The motion was made by Ms. Alice Ford, seconded by Mr. John Williams, to approve the minutes. The vote was five (5) yeas to approve the Summary Minutes of the August 15, 2018 meeting as written.

**C. PUBLIC MEETING**

Mr. John Simms entered the chambers making a total number of six (6) members present for public hearing.

Chairman Sowders called the item of public hearing on tonight's agenda:

**ODP-01-2019 – Chandler Residential LLC** has applied for approval of an Overlay Development Plan on a portion of tracts of land containing approximately 4.46 +/- acres, located at a portion of 495 Lovers Lane. This property is zoned RM-4 (Multi-Family Residential) and HB (Highway Business), both with a general development plan.

Mr. Steven McWhorter stepped to the podium to present the staff report. (Note: Staff report available upon Open Records Request). He went over the difference from the approval back in March which is more Greenspace, development plan conditions were amended to allow hardiboard and they changed to 1 building for the clubhouse and office instead of two separate buildings.

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Chairman Sowders asked if there were any questions from the Board. Mrs. Southard asked if the height of the apartments were three stories. Mr. McWhorter stated yes and that the height of the proposed building has not changed from the height of the previous approved building back in March. There was discussion about the car in the site plan. Chairman Sowders asked if there were any further questions. Being none, he asked if there were any opposition to this request. Being none, he asked for a motion.

**ACTION: Ms. Laura Southard made a motion, seconded by Ms. Alice Ford, to approve the Overlay Development Plan, within the Lovers Lane Urban Growth Overlay District, docket number ODP-01-2019 with the following condition: 1) The drainage plan must be approved by the City of Bowling Green Public Works Department, prior to obtaining a building permit. My motion is based on the findings of fact as presented in the staff report, and the testimony presented in this public hearing, that the Overlay Development Plan is in agreement with the adopted development standards contained in the Zoning Ordinance Section 3.19 and Section 4.9. Further, I request that the findings of fact and recommendation include a summary of the evidence and testimony presented by the proponents and/or opponents of the proposed plan. A vote of six (6) yeas, so approved.**

**D. OLD BUSINESS**

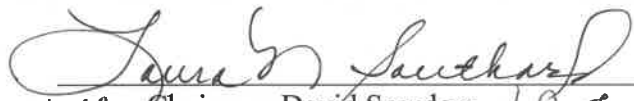
Chairman Sowders asked if there were any old business on tonight's agenda. Being none, he moved to the next item on the agenda.

**E. ADDITIONAL BUSINESS**

Mrs. Jessica Martin stated they would have a meeting on February 20<sup>th</sup>. Chairman Sowders asked if there is any new business. Being none, he moved to the next item on the agenda.

**F. ADJOURN**

Chairman Sowders asked if there was any additional new business. Being none, the meeting was adjourned.

  
V. ce - Chairman David Sowders - Laura Southard

Feb. 20, 2019  
Date

*\*Audio is available upon Open Records request. This concludes the Summary of Minutes.*