



Amended Agenda
Owensboro Metropolitan Board of Adjustment
August 7, 2008

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1. Consider the minutes of the July 3, 2008 meeting.

Conditional Use Permits

2. **5281 OLD LYDDANE BRIDGE RD**, zoned A-R (Map N-72)
Consider a request for a **Conditional Use Permit** to build, operate and maintain a rural facility for the sale of dairy products, farm products, related merchandise, and related activities, including but not limited to: the preparation, sales, and consumption of dairy, food, and farm products, a deli-type sandwich shop, drive-through window service, and outdoor events for groups of people that may include catering.
Reference: Zoning Ordinance, Article 8, Section 8.2E1 and 8.2E3/45
Applicant: Kuegel's Dairy Barn, LLC and John L. Kuegel, Sr.
3. **2830 RUSSELL RD**, zoned A-R (Map CO-58)
Consider a request for a **Conditional Use Permit** to dedicate a 30' x 40' area along Russell Rd. near the northwest corner of the property as a private cemetery with a 30' wide access drive to Russell Rd.
Reference: Zoning Ordinance, Article 8, Section 8.2J1
Applicant: Rhonda VanMilligan
4. **1817 US HIGHWAY 60 E**, zoned I-2 (Map N-05)
Consider a request for a **Conditional Use Permit** to grade, construct a berm, headwall, place DGA and riprap, and provide erosion control within a floodway in order to align and stabilize the bank of the Ohio River adjacent to the subject property.
Reference: Zoning Ordinance, Article 18, Section 18-4(B)(3) and 18-5(B)(4)
Applicant: VBH Properties, LLC
5. **101—401 BLKS VETERANS BLVD**, zoned B-2, B-4 (Map N-04)
Consider a request for a **Conditional Use Permit** to construct a phase of the Riverfront project consisting of the Owensboro Riverwall construction within the floodway for approximately 1800 feet along the bank of the Ohio River from the Riverpark Center to the Veterans of Foreign Wars building. This phase of construction does not include improvements in Smothers Park.
Reference: Zoning Ordinance, Article 18, Section 18-4(B)(3) and 18-5(B)(4)
Applicant: City of Owensboro

Variances

6. **2106 OLD HENDERSON RD**, zoned I-1 (Map N-11), (Postponed at July 3, 2008 meeting)
Consider a Variance to reduce the required setback from 50' to 35' from the right-of-way line of an intersecting street for a vehicle access point.
Reference: Zoning Ordinance, Article 13, Section 13.22
Applicant: David and Ann Leonard
7. **38 STONE CREEK PK**, zoned R-1A (Map N-58)
Consider a **Variance** to reduce the required building setback from the centerline of Old Hartford Rd. from 75' to 47' for the purpose of building a 26' x 28' pool house, and to increase the height of a fence in a rear-street yard along Old Hartford Rd. from 3' to 6'.
Reference: Zoning Ordinance, Article 8, Section 8.5.5(c) and Article 3, Section 3-7(g)(2)
Applicant: Patrick and Suzanne Padgett
8. **4439 WILDERNESS TRC**, zoned R-1B (Map N-57), (Postponed at July 3, 2008 meeting)
Consider a **Variance** to reduce the required building setback from 75' to 60' from the centerline of Fairview Drive.
Reference: Zoning Ordinance, Article 8, Section 8.5.6(c)
Applicant: Joseph and Jo Anne Mason