

CITY OF LEBANON PLANNING COMMISSION MINUTES

DATE: May 15, 2012

TIME: 7:00 p.m.

Members present were Michael Willis, Richard Fair, Michael Murphy, Amy Brewer, Mayor, and Pat Clements, City Manager. Absent was Kevin Glardon. Also present were Jason C. Millard, City Planner and Theresa A. Scott, Administrative Assistant-Planning.

CONSIDERATION OF MINUTES

The first order of business was the consideration of the minutes for the regular meeting of April 17, 2012.

Without objection, the minutes were approved.

Certificate of Appropriateness – 125 S. Sycamore Street - Building Addition

The next item of business was an application submitted by the City of Lebanon for a proposed 4,500 sq. ft. expansion to the Electric Maintenance Building, located at 125 S. Sycamore Street, to provide six (6) truck bays. After staff summarized this agenda item, a motion was made by Mrs. Brewer and seconded by Mr. Murphy, to approve the expansion to the City of Lebanon Electric Maintenance facility, subject to the following conditions:

- (1) All required city permits shall be approved prior to beginning construction.
- (2) All applicable building permits shall be approved by the Warren County Building Department prior to beginning installation and/or construction.

Upon calling the roll, the motion was approved unanimously.

SP-12-04-01; Kroger Gas Station – Canopy Alteration

The next item of business was an application submitted by the Jonathan Wocher of McBride Dale Clarion on behalf of Kroger Limited Partnership, a proposed exterior modification to the fuel center store located at 1425 Columbus Avenue. After staff summarized this agenda item, a motion was made by Mrs. Brewer and seconded by Mr. Fair to approve the proposed exterior modification to the Kroger Fuel Center, subject to the following conditions:

- (1) All required city permits shall be approved prior to beginning construction.
- (2) All applicable building permits shall be approved by the Warren County Building Department prior to beginning installation and/or construction.

Upon calling the roll, the motion was approved unanimously.

Orient Fire House Subdivision

The next item of business was an application submitted by the City of Lebanon, for a final plat for the Orient Firehouse Subdivision, to combine recently vacated right-of-way with recently vacated right-of-way along E. Mulberry Street and Chillicothe Avenue with the property at 45 E. Mulberry Street (Orient Fire House). After staff summarized this agenda item, a motion was

CITY OF LEBANON PLANNING COMMISSION MINUTES

DATE: May 15, 2012

made by Mrs. Brewer and seconded by Mr. Fair, to recommend that City Council accept the subdivision plat for the Orient Fire House Subdivision, subject to the following conditions:

- (1) The final plat shall be recorded within sixty (60) days from the date of approval by Lebanon City Council, as listed in Section 1117.04 (a)(4) of the Subdivision Regulations.
- (2) A reproducible Mylar of the recorded plat shall be provided to the City of Lebanon.

Upon calling the roll, the motion was approved unanimously.

Chillicothe Avenue – Right-of-Way Vacation

The next item of business was an application submitted by the City of Lebanon, for a vacation plat for right-of-way along East Mulberry Street and Chillicothe Avenue to eliminate building encroachments associated with the Orient Fire House located at 425 E. Mulberry Street. After staff summarized this agenda item, a motion was made by Mrs. Brewer and seconded by Mr. Fair, to recommend that City Council accept the vacation plat for right-of-way along E. Mulberry Street and Chillicothe Avenue, as presented.

Upon calling the roll, the motion was approved unanimously.

CU-2-03-01; Warren County Fairgrounds – Camp Sites

There will be no public hearing because the Warren County Fair Board withdrew their Conditional Use Permit from the agenda.

OTHER BUSINESS

- (1) Staff noted that the next Planning Commission meeting will be June 19th currently has no items on the agenda.
- (2) Mr. Murphy noted that he will not be at the June meeting.

There being no further business, the meeting was adjourned.

SECRETARY – PLANNING COMMISSION

CHAIRMAN – PLANNING COMMISSION