

ORDINANCE 2023-24

AN ORDINANCE OF THE BOONE COUNTY FISCAL COURT, KENTUCKY RECOMMENDING APPROVAL, WITH CONDITIONS, FOR A REQUEST OF MARONDA HOMES (APPLICANT) FOR DFK DIRECT INVESTMENTS WACH LLC (OWNER) FOR A ZONING MAP AMENDMENT FROM RURAL SUBURBAN ESTATES/PLANNED DEVELOPMENT (RSE/PD) AND SUBURBAN RESIDENTIAL ONE (SR-1) TO RURAL SUBURBAN/PLANNED DEVELOPMENT (RS/PD) FOR: (1) AN APPROXIMATE 50.78 ACRE AREA LOCATED ALONG THE NORTH SIDE OF BURLINGTON PIKE, BETWEEN MAIN STREET AND CAROLINE WILLIAMS WAY, APPROXIMATELY 1,100 FEET EAST OF CAROLINE WILLIAMS WAY, AND BEING ACROSS FROM THE BURLINGTON PIKE/SADDLE RIDGE DRIVE INTERSECTION; AND (2) AN APPROXIMATE 0.76 ACRE AREA LOCATED AT 6539 AND 6540 HAMMER COURT, BOONE COUNTY, KENTUCKY.

WHEREAS, the Boone County Planning Commission received a request for a Zoning Map Amendment to the Boone County Zoning Map and such Zoning Map Amendment being a zone change from Rural Suburban Estates/Planned Development (RSE/PD) and Suburban Residential One (SR-1) to Rural Suburban/Planned Development (RS/PD) for: (1) an approximate 50.78 acre area located along the north side of Burlington Pike, between Main Street and Caroline Williams Way, approximately 1,100 feet east of Caroline Williams Way, and being across from the Burlington Pike/Saddle Ridge Drive intersection; and (2) an approximate 0.76 acre area located at 6539 and 6540 Hammer Court, Boone County, Kentucky, which is more particularly described below; and

WHEREAS, the Boone County Planning Commission as the planning unit for the unincorporated areas of Boone County, Kentucky, was requested to and has conducted a Public Hearing serving as a due process trial-type hearing and made Findings of Fact recommending approval, with Conditions, for the Zoning Map Amendment.

NOW, THEREFORE, BE IT ORDAINED BY THE FISCAL COURT OF COUNTY OF BOONE, COMMONWEALTH OF KENTUCKY:

Section One

That the request for a Zoning Map Amendment for the real estate which is more particularly described below is hereby approved, with conditions, this Zoning Map Amendment being a zone change from Rural Suburban Estates/Planned Development (RSE/PD) and Suburban Residential One (SR-1) to Rural Suburban/Planned Development (RS/PD) for: (1) an approximate 50.78 acre area located along the north side of Burlington Pike, between Main Street and Caroline Williams Way, approximately 1,100 feet east of Caroline Williams Way, and being across from the Burlington Pike/Saddle Ridge Drive intersection; and (2) an approximate 0.76 acre area located at 6539 and 6540 Hammer Court, Boone County, Kentucky. The real estate which is the subject of this request for a Zoning Map Amendment in a Rural Suburban Estates/Planned Development (RSE/PD) and Suburban Residential One (SR-1) zones is more particularly described in DEED BOOKS/PG NOS: 1150/777 and 1203/595 (as supplied by the applicant) as recorded in the Boone County Clerk's office.

Section Two

That as a basis for the recommendation of approval, with Conditions, for a Zoning Map Amendment request are the Findings of Fact, and Conditions, of the Boone County Planning Commission as set forth in its minutes and official records for this request shall be and are hereby incorporated by reference as if fully set out in this Ordinance and marked as "Exhibit A."

The Boone County Planning Commission recommended approval for this request based on the Findings of Fact and Conditions as set forth in the Committee Report and marked as "Exhibit B."

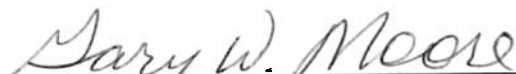
Section Three

This Ordinance shall be in effect and in full force from and after its passage, publication and adoption, according to law.

First Reading the 24th day of October 2023

Second Reading the 14th day of November 2023

Adopted this 14th day of November 2023 Yes 4 No 0


Gary W. Moore, Judge/Executive
Boone County Fiscal Court

ATTEST:


Shona Schulkers,
Fiscal Court Clerk