

**MURRAY PLANNING COMMISSION MINUTES
REGULAR MEETING
TUESDAY, MAY 18, 2010**

The Murray Planning Commission met in regular session on May 18, 2010 at 5:00 p.m. in the council chambers of City Hall located at 104 N. 5th Street.

Commissioners Present: Marc Peebles, Ed Davis, Mary Anne Medlock, Tom Kind, Amber DuVentre, Ed Pavlick, Loretta Jobs, Jeremy Boyd and Richard Vanover

Commissioners Absent: Kevin Perry

Also Present: Candace Dowdy, Peyton Mastera, David Roberts, and Chris Jones

Chairman Vanover called the meeting to order and welcomed all guests. Chairman Vanover asked for approval of the minutes from the April 20, 2010 regular meeting.

A motion was made by Marc Peebles to approve the minutes from the April 20, 2010 regular meeting as presented. Ed Pavlick seconded the motion and the motion carried unanimously.

Review of Minor Subdivision Plat – Tom Taylor Trail – Joan Coles: Peyton Mastera used a Power Point presentation to show the property on Tom Taylor Trail. Mr. Mastera stated that the property is owned by Joan Coles and located within the four mile jurisdiction of the city limits. The purpose of the plat is to subdivide Ms. Coles' 15.05 acre tract of land into two separate tracts: Tract 1A, 1.75 acres and Tract 1B, 13.3 acres. The Murray subdivision restrictions require 75 feet of road frontage. Since Tract 1A will not have any road frontage, the plat must be reviewed and approved by the Planning Commission. The only access to this property will be via a 30 foot ingress/egress easement established with this minor subdivision plat.

Chris Jones, with Chris Jones Surveying was there to answer questions on behalf of Ms. Coles. Mr. Jones stated that there is no intent for further subdivision of the property. The sole purpose it to cut out the 1.75 acres for the daughter to have a building site for her house. The remainder of Ms. Coles' property will continue to be farmed by her son. Mr. Jones added that the property is a family estate and it has been divided amongst family. Mr. Jones stated that Ms. Coles told him that there would be a clause in the deed stating that should the daughter wish to sell the 1.75 acres, it would have to revert back to family.

Loretta Jobs made a motion to approve the minor subdivision plat of Joan Coles on the 15.05 acre tract of land on Tom Taylor Trail as presented by the applicant. Ed Pavlick seconded the motion and the motion carried with a 9-0 voice vote.

Questions and comments: Loretta Jobs stated that she had been asked why only amber color lettering was allowed on reader boards. Tom Kind stated that the Commissioners had voted on the amber color years ago because it was less obtrusive. Commissioner Jobs added that there are reader boards in the city that have red lettering. Ms. Dowdy said that those particular reader

boards were grandfathered in before the ordinance took place. Ms. Dowdy also stated that gas station prices were not looked at as electronic reader board signage. Ms. Dowdy added that the letters on a manual stick-up board are not regulated and that any color is acceptable.

Commissioner Jobs stated that she was having inquiries from businesses concerning signage. The business owners feel very restricted on what they are allowed to do. Mr. Mastera stated that the planning department does their best to work with each individual business to make the regulations work. He added that generally people don't know what the regulations are and once they are explained, they seem to want to comply. David Roberts stated that the sign ordinance had not had any significant changes since 2005. He added that the local sign companies had previously been sent copies of the sign ordinance and suggested that maybe another copy be sent to the sign companies. Ms. Dowdy stated that the planning staff would like to do what is best for the community; however, she asked the Commissioners to be open to changes. She said that changes need to periodically be made to keep the ordinance up to date on sign and parking regulations, uses and zones. Mr. Mastera asked the Commissioners to make note of concerns that they felt needed to be updated. Commissioner Jobs suggested taking a survey of the business community through the Chamber of Commerce.

Commissioner Kind stated that businesses are taking advantage of their trucks and they are using them as signs. Mr. Mastera stated that if a business is using a truck in the daily operation, they are allowed to park that vehicle in front of their store.

Ed Davis brought up sidewalks in Bel Air Shopping Center. He stated that businesses are storing merchandise on their sidewalks; thus, prohibits people from being able to use the sidewalks. Ms. Dowdy stated that the planning staff would go out and talk to those businesses. Mr. Roberts stated that the planning staff would also check with handicap accessibility in this area.

Ms. Dowdy said there would be a continuing education available in Fulton on June 9th and another one would be held at Kentucky Dam Village in July or August.

Adjournment: Ed Davis made a motion to adjourn. Jeremy Boyd seconded the motion and the motion carried unanimously. *The meeting adjourned at 5:20 p.m.*

Chairman, Richard Vanover

Recording Secretary, Reta Gray