

REVIEW NO. _____

APPLICATION FORM

BOARD OF ADJUSTMENT AND ZONING APPEALS ACTION

(See Boone County Zoning Regulations).

SECTION A (To be completed by applicant)

1. (Check One) Boone _____ Florence _____ Walton _____ Union
2. (Check One) Conditional Use Permit _____ Variance _____ Appeal _____
Change in Non-Conforming Use _____
3. Applicant's Name Neal Halpin
Phone Number 384-3504
Applicant's Address P.O. BOX 88
UNION KY 41091
City State Zip
4. Description of Request: Request Conditional Use Permit to construct ambulance squad house and SITE PLAN REVIEW
5. Name of Development UNION RESCUE SQUAD HOUSE
6. Location of Development US HIGHWAY 42
7. Acreage Under Review 0.598
8. Lot Number and Name of Subdivision (if part of a subdivision) _____
9. Owner of Property Union Emergency Ambulance Service District, INC.
Phone Number _____
10. Address of Property Owner P.O. BOX 42
UNION KY 41091
City State Zip
11. Proposed Use(s) On Site Emergency Rescue Squad House
12. Total Square Footage of Existing and/or Proposed Buildings 3760
13. Current Zoning on Property RS/5C
14. Deed Book 356 Page No. 68 Group No. 2056
15. Is the site subject to a zone change? NO
If yes, give date of approval _____
16. Have you submitted a Site Plan with this request? YES
17. Have you submitted a list of adjoining property owners with this request? YES
18. Applicant's Signature: Neal Halpin
19. Property Owner's Signature: Neal Halpin

NEAL HALPIN

SECTION B

(To be completed by Boone County Planning Commission Staff)

1. Date Received 10-17-88 RA#791534
2. Fee Received \$285.00
3. Is application complete? Yes No
4. Staff Reviewer Paul R. Miller
5. Scheduled Board Action Date _____
6. Board Action:
_____ Approval
_____ Approved With Conditions (See #7)
_____ Disapproved (See #8)
7. Conditions: _____

8. Reasons For Disapproval: _____

BCPC:7/11/88

CITY OF UNION
BOARD OF ADJUSTMENT

November 10, 1988 - 6:30 P.M.

BOARD MEMBERS PRESENT:

Mrs. Smith
Mrs. Shubert
Mrs. Yost, Chairwoman

BOARD MEMBERS NOT PRESENT:

None.

LEGAL COUNSEL PRESENT:

Mr. Dale Wilson

Mrs. Yost, Chairwoman, called the meeting to order at 6:30 P.M. to hear the following item:

The request of Neal Halpin for a Conditional Use Permit and Site Plan Review for the construction and operation of an emergency rescue squad house. The site is located on the east side of U.S. 42, adjacent on the north side to the Union Post Office, in Union, Kentucky. The site is zoned Rural Suburban/Small Community (RS/SC). The property is owned by the Union Emergency Ambulance Service District, Inc..

Staff Member, Paul Miller, presented the Staff Report which included a slide presentation (see Staff Report).

Mrs. Yost asked the applicant if he wished to comment at this time.

Mr. Halpin stated that the present squad house is not in good shape and is very expensive to heat, so they purchased this property and wish to build on it. It is the best location available at this time. There is a creek to take care of stormwater runoff from the hillside. They would like to have parking on the north side of the building. They have considered a culvert or excavating and using big rocks so that the water will seep through the rocks and the top could be used for parking.

In response to questions from Mrs. Shubert, Mr. Halpin added that the front part of the building will have two bays and the back portion will be used for living area, with a kitchen and recreational area. There will be a meeting room over the living quarters.

In response to a request from Mrs. Shubert, Mr. Miller reviewed the Site Plan, which is attached to the Staff Report, with the Board.

Mrs. Yost questioned the parking requirements of the site and Mr. Miller advised that, based on the greatest number of men that could be on each shift, there must be one parking space for each two individuals. The proposal meets that requirement. The plan has been reviewed by the Transportation Planner, Mr. Doug Powell, and he believes that the impact on U.S. 42 would be minimal.

There being no further comments or questions, Mrs. Shubert moved that the request be approved.

Mrs. Yost stated that Mrs. Shubert moves that the Conditional Use Permit requested by Mr. Neal Halpin of the Rescue Squad, for the construction and operation of the emergency rescue squad, be approved based on the Staff Report and the facts gathered at this hearing. Mrs. Yost seconded this motion.

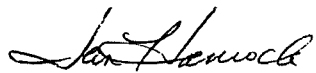
Mrs. Yost asked for a roll call vote on the motion and it carried unanimously.

There being no further business to come before the Board, Mrs. Yost moved that the meeting be adjourned. Mrs. Shubert seconded the motion. The meeting was adjourned by unanimous consent at 7 P.M..

APPROVED:

Mrs. Yost, Chairwoman

ATTEST:



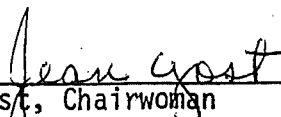
Jan Hancock, Recording Secretary

The meeting of the City of Union Board of Adjustment was reconvened at 7:05 P.M.

Following discussion in regard to the waiver of fees, Mrs. Shubert moved that all fees over and above the hard costs of advertising and notification be waived. Mrs. Yost seconded the motion and it carried unanimously.

There being no further business to come before the Board, the meeting was adjourned at 7:10 P.M..

APPROVED:



Mrs. Yost, Chairwoman

ATTEST:

Jan Hancock, Recording Secretary