

Fiscal Court Orders

March 6, 2018
REGULAR SESSION OF NELSON FISCAL COURT

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Brown Estate, et. al., prepared by Hibbs Engineering, Inc., dated November 12, 1999, recorded in Plat Cabinet 4, Slot 194, in the Office of the County Clerk of Nelson County, Kentucky, consisting of 58.38 acres, more or less."

BUT THERE IS EXCEPTED THEREFROM the following described tract of land which was conveyed to C. Barr Schuler, et al., from Dennie Breeding Construction, Inc., et. al., by Deed dated November 1, 2004, of record in Deed Book . . . Page . . . in the Office of the Clerk of Nelson County, Kentucky, and being more particularly described as follows:

Being Lot B, consisting of 0.09 acres, as depicted upon the Minor Plat for C. Barr & JoAn Brown Schuler, of record in Plat Cabinet 9, Slot 96, in the Office of the Clerk of Nelson County, Kentucky.

Being the same property conveyed to Woodlawn Springs Golf Club, LLC, by Deed from Dennie Breeding Construction, Inc., et. al., dated the 1st day of November 2004, and of record in Deed Book 415, Page 259, in the Office of the Clerk of Nelson County, Kentucky.

SECTION II: The above rezoning is subject to the following conditions:

I. Within 90 day of final action by Fiscal Court, the following items must be addressed to show compliance with the Transportation Plan and Development and Public Services Policies:

A. Future development shall be limited to direct access only to local roadways. There shall be no additional direct access onto Woodlawn Road (KY 605) other than the three existing access points. A completed Traffic Impact Study and signed statement setting forth Owner's agreement to take all mitigation measures set forth in the study must be submitted."

B. A final development plan shall be submitted and considered as preliminary plat, showing the final layout (use, density, streets, lots, open space, etc.) for the entire development and must be submitted along with a completed Public Services Review signed by the appropriate agency addressing the availability and adequacy of water, sewer, and fire protection and signed by Owner agreeing that if public water, sewer, and fire protection are not sufficient to meet the applicable regulations or standards, then the Owner is aware that prior to final plat recordation, the required improvements must be constructed and approved or a bond posted to ensure completion of the required improvements prior to final plat recordation.

C. A geotechnical report and plan shall be submitted setting forth protection and/or remediation of naturally sensitive areas with the owners' agreement to comply with the recommendations of that report/plan.

D. A drainage plan approved by the County Engineer must be submitted.

SECTION III: This Ordinance becomes effective immediately upon passage by the Fiscal Court of Nelson County.

SECTION IV: This Ordinance shall be published in the Kentucky Standard newspaper by title and summary within 30 days after adoption.

SECTION V: This Order or parts of Orders in conflict herewith are repealed to the extent of such conflict.