

**City of Mt. Washington
Regular Council Meeting
November 8, 2021
Fick Hall**

Mayor Armstrong called the meeting to order at 6:30 PM with the following council members present, Sandra Hockenbury, Dustin Armstrong, Greg Gentry, George Maddox and Troy Barr was via Zoom. Gayle Troutman was absent.

Also, present were City Attorney Hayden Sweat, City Administrator Dawn Hardin, Assistant Chief of Police Dan Kelty, Public Works Director Ronnie Fick.

Councilman Gentry led the Pledge of Allegiance.

Mayor Armstrong asked those present to take a moment of reflection.

Mayor Armstrong stated he received a letter of resignation in accordance with KRS 83A.040 from Councilman Troutman as of November 8, 2021, and will be effective at the next regular or special meeting of the City Council.

Minutes

Councilman Armstrong made, and Councilman Maddox seconded a motion to approve the minutes of the regular council meeting for October 25, 2021. Motion carried.

Police Report

Assistant Chief Dan Kelty read the Police report for the month of October 2021.

Bid Opening

Mayor Armstrong stated he received a letter of recommendation from Kentucky Engineering Group for the Bid Award to Twin States Utilities for the Whitledge Lane Water Main Extension in the amount of \$690,300.00. Councilman Gentry asked that the construction site be monitored and required to keep roads and construction site clean as possible. Councilman Gentry made and Councilwoman Hockenbury seconded a motion to accept the bid as presented. Motion Carried.

Sign in Sheet

Brenda Morgan is a member of the HOA at Terrace of Twelve Oaks. She stated the development is not finished and there is equipment, dirt, and grass growing up everywhere. She also stated there are no streetlights installed and there are houses already built in this development. Mayor Armstrong said he will visit the location and evaluate the issues and will be in contact with the developer.

Second Reading - Vote Required

Hayden Sweat read the second reading of an ordinance establishing a new chapter of the Mt. Washington Code of ordinances creating a downtown exterior improvement program. Councilman Maddox made and Councilman Gentry seconded a motion to approve. Motion carried unanimously by a roll call vote of 5 to 0.

Second Reading - Vote Required

Hayden Sweat read the summary of the second reading of an ordinance amending Mt. Washington Zoning Regulations section 5.603 Residential Zone R-3 Zoning classification Text amendment within the City of Mt. Washington. Councilman Maddox made and Councilman Armstrong seconded a motion to approve. Motion carried unanimously by a roll call vote of 5 to 0.

Second Reading - Vote Required

Attorney Sweat read a summary of the second reading of an ordinance amending Mt. Washington Zoning Regulations section 6A Text amendment for addition of Article 6A: R-3 Site Plan Review within the City of Mt. Washington. Councilman Gentry made and Councilwoman Hockenbury seconded a motion to approve. Motion carried unanimously by a roll call vote of 5 to 0.

First Reading Sponsored by Councilwoman Hockenbury

Hayden Sweat read a first reading of an ordinance relating to the rezoning of (Docket 2021Z-33) of 41.74 acres more or less located at 8665 Highway 44 East owned by Grand Communities, LLC. Hayden stated this property came before the city council in 2020 for a rezoning request and he stated it is his understanding that the rezoning had restrictions as follows: 1. single family dwellings only 2. Landscape berm along Armstrong Lane 3. twenty percent (20%) vinyl and the remaining eighty percent (80%) shall be brick, stone, hardie board, or other material approved by the City of Mt. Washington. He said it's his understanding that they only want the first restriction amended to single family or 2 family dwelling only. According to Bullitt County Planning and Zoning restrictions a single-family dwelling cannot share another wall.

Sign in Sheet

Amanda Webb stated she was here in June 2020 and presented to the City Council and said in the meeting there was discussion about fee simple lots and said there may have been a misunderstanding and got turned around in the minutes as single family. She said she is here to clarify the ordinance and make the situation better in order to be able to get permits through Bullitt County. Councilman Gentry clarified that they are still building residential and dual duplex or patio home. Amanda Webb said yes, they are still building duplexes two units attached, one building two units. Ronnie asked if they were building townhouses and Ms. Webb said yes. Councilman Maddox asked if they are single family residential. Ms. Webb said yes, and from the aspect they are fee simple owner occupied and not rental. Mayor Armstrong asked if she attended the June 22, 2020, meeting when Greg Gentry mentioned the single-family dwellings only in the restrictions and stated it was a very public meeting and said it should have been clarified then. Ms. Webb stated they left with the intent that it was a 2-unit building. Mayor

Armstrong asked if they discussed row houses either here or in Shepherdsville ROW Houses. Ms. Webb said yes, they would like a row house designation. Mayor Armstrong stated when thinks of a row house they are like in New York City wall to wall to the street with no grass. She said they want 2-unit two family with yard in the front and in the back. Councilman Maddox stated he would like the other restrictions to remain in the ordinance.

Mayor Armstrong also discussed the exit onto Armstrong Lane. Ronnie Fick said there was a right in and right out at Hwy 44E. The mayor said he reviewed plans for no exit onto Armstrong Lane and said he isn't trying to cause conflict but that was what was stated in the prior minutes. Ms. Webb said that was the original intent but has since had conversation with the city and county about Armstrong Lane. Ronnie said the only conversation he had was regarding the city plans will not be approved until they had approval from the county. He also stated Armstrong Lane is a county road and the county dictates the exit onto that road. Hayden Sweat said he believes the county has the authority to determine an exit onto a county road and would check into it.

George Maddox stated he just wants the restrictions stated clearly in the ordinance.

Councilman Armstrong asked where the exits are going to be. Ms. Webb said Autumn Glen exit will remain and there will be one at Armstrong Lane.

Councilman Barr stated he does not know why this is being changed and said this was accepted and approved.

The mayor said this was approved during the ownership of Mr. Hall with a little misunderstanding, now its being requested from the new owner, Grand Communities, but the definition by planning and zoning for a single-family dwelling are not attached at all.

First Reading Sponsored by Councilman Armstrong

An ordinance annexing 26.081 acres more or less owned by the Commonwealth of Kentucky commonly known as North Bardstown Road.

Mayor's Report

The mayor said he has had several meetings with Will Nolan with Qk4 on the progress of a round-a bout or a traffic signal at the intersection at Landis Lane and N Bardstown Road. This project is in conjunction with the walking/bike trail including the funding for either traffic improvements. The construction is expected to begin late Spring early Summer of 2022. The city is planning on having a presentation of the pros and cons of both traffic improvements at this intersection at a meeting to be determined.

Dawn Hardin said we will also be requesting public input and will have the availability for city residence to vote via online. Please stay tuned to our Facebook and website page for more information as it becomes available.

Mayor Armstrong asked Councilman Gentry if he has received an update on the traffic signal at Bogard Lane. Councilman Gentry stated there has been money allocated and he said he has had discussion with representatives to expedite this project due to recent traffic accidents. He said he is hoping for possibly Spring.

The mayor said the city will be working with the Lions Club and supplying holiday decorations and lighting up at the city plaza on December 3rd at 6:00PM. Other festivities will be through the Lions Club or possibly other participates.

Mayor Armstrong updated everyone on ARPA Funds he said the city officials will begin after the first the year reviewing the calculation of loss revenue to determine allocations of the authorized uses for ARPA approved projects and revenue replacement. We will comply with meeting requirements accordingly.

Report from the City Council

Councilman Maddox said the trunk or Treat was a success at the park and look forward to next year.

Adjournment

Councilwoman Hockenbury made, and Councilman Armstrong seconded a motion to adjourn at 7:52 PM Motion carried.

Barry Armstrong
Mayor

Elizabeth D. Hardin
City Administrator