



CADIZ-TRIGG COUNTY PLANNING COMMISSION

PO Box 2053

Cadiz, Ky.

49 Jefferson St.

MINUTES FROM JULY 22, 2025 MEETING

-Call to order at 6:02 pm by Chairman Tom Lawson

-Attendance: Present were Chairman Tom Lawson, Commissioners Rick Clements, Linda Rhudy, Mike Heffington, Judge Chappell Wilson, John Oliphant, John Mills, Secretary Jim Mullen.

Absent: Commissioners Ken Culwell and Gary Blakeley.

-A quorum was established

- Minutes from meeting June 24 were motioned to be approved by Mike Heffington and 2nd by John Mills.

-Financials for June/July. June Bank Statement of \$52,732.47 matches Treasurer balance. Current balance of \$52,277.57 in July. Minus \$454.90. The report was moved to file by Rick Clements, Treasurer.

-Officer & Committee reports: Rick Clements sent a job description letter for Intern to Army Corps of Engineers. Our goal is to merge the two agencies for an Intern serving both.

New Business

1. City-County Engineer Frank Williams and Prizer Point owner Greg Batts presented maps for the "Final Plat" for the Major Subdivision Twin Oaks. There are 8 lots, 2 have been "perc" tested for septic and the remaining 6 lots will need to be perc tested. The road is a county road and inside is a private drive. Restrictive covenants will accompany the map when filed. Signatures on the map still required are water, electric and Health Dept. Chairman Tom will sign last. A motion by Tom Lawson and 2nd by Mike Heffington was made to accept the final plat. Vote was unanimous to accept the final plat.

2. Wayne Clayton owner of LBL Gateway lots 236, 237, and 238 off HWY 68 in Canton area by bridge, wants to amend his lot 236 lot lines as shown on his map. This area is an old area in Trigg County and dimensions are grandfathered in; he is putting one house on 2 lots and the neighbors (2) have signed off on the map. Lot 236 will become larger by 1600 sq feet. \$100 fee was collected for the lot amendment and Chairman Tom Lawson signed the map which needs to be filed. No voting was needed.

3. Attorney Paul Conway of Louisville requested a letter of Zoning designation at 277 Industrial Drive in Cadiz. The property is in between Derby Fabrication and Wildcat Chevrolet. The Commission verified the address is in "I-1" Zoning and gave permission to send the request to Attorney Conway.

4. Treasurer Rick Clements will check with Inspector Frank Wallace for all fireworks permits collected from the vendors; each vendor pays an inspection fee.

Old Business

1. Concerning an “Audit” Secretary Mullen sent and received a reply from Commission Attorney Steve Underwood for the purpose of “shall” have a audit designated by KRS 100.177. Mullen relayed what action he took to contact various parties such as CPA’s and State Auditor to obtain an audit and the necessity for one. Attorney Underwood will be the deciding factor for “ya” or “na”.

Mullen will leave it on the Agenda for August.

2. The By-Laws have not been reviewed by Attorney Underwood but Secretary Mullen will resend the changes done by the By-Laws Committee to the members for their review. We hope to have the By-Laws reviewed by Attorney Underwood and approved within the next month. Chairman Lawson will contact Attorney Underwood for this purpose. When approved, the By-Laws go to the City for their approval and installation.

3. The annexation process remains that the City has not been notified by the owners of Cadiz RV Park as to the information needed to complete the documents. Rick Clements suggested this item come off the agenda since this is a City-Owner situation and not Planning Commission involvement as yet. Secretary Mullen said he will take the item off the agenda.

4. The Comprehensive Plan Updates will begin with a committee of Chairman Tom Lawson, Judge Chappell Wilson, Secretary Jim Mullen and City Councilman Todd Wallace. City-County Engineer Frank Williams says no commercial plans for business are involved in “The Plan”. The Commission discussed the need for Fiscal Court, ie., Judge Stan Humphries to be involved. Mike Heffington says there are changes and issues in the County that need to be addressed and we should contact Judge Stan. Chairman Tom Lawson he would contact the Judge for a meeting. Chairman Lawson also commented he would like a working copy of the Comprehensive Plan for accuracy and completeness.

Adjourn: Motion by Jim Mullen and 2nd by John Mills to adjourn

Next Meeting: August 26, 2025 at 49 Jefferson St.

Respectfully Submitted: Jim Mullen/Secretary