

News Of Record

District Court

March 24
Bolton Bevin II, judge

Traffic

Alive at 25: Addison Adkins; Walden Vasquez; Joseph Martin; Aidan McMahon; Austin Satterley; Andrew Sonowski; Cooper Westfall. State Traffic School: Christina Gaskins; Kylie Griffee; Nina Nguyen; Shannon Whitaker; Laura Rardin-Ecton; Shannon Whitaker; Carol Blackford; with no insurance \$100; Juliette Sempe; Steven Stewart; John Swann.

Remaining speeding guilts: Adam Cooke, \$25; Anna Harrod, \$20; Luciano Aguilera, with no license and no insurance 2nd \$132; Khristopher Honrine, \$100; Randall Kemper, with driving on suspended license, \$290 and 90 days probated two years; Dania Tellez, with no license in possession, \$55; Michael Reeves, \$30.

D.U.I. – Glenn Combs, \$200/four to six months license suspension/alcohol education; Angela Montgomery, \$200/four to six months license suspension/alcohol education.

Driving on D.U.I. Suspended license – Jackie Hansel, \$250 and 90 days, serve one, probate balance two years.

Communication device violation (mobile phone): Behnoud Vakili, \$25.

Driving on suspended license – Elmer Mendez, with careless driving, \$250; Jacob Roe, \$100.

Careless driving – Jacobs Evans, Alive at 25.

No insurance – Gaona Lopez, with no license, \$600; Ta’Shyani Gillis \$100; Heather Marshall, \$400.

No license in possession – Elliott Floyd, \$50; Bethaney Melton, \$50.

Misdemeanors

Tony Brophy – possession of marijuana, no insurance 2nd and expired registration, \$825.

John Swann – possession of marijuana, \$150.

Monte Berry – disorderly conduct 2nd degree, 90 days, serve two, probate balance two years, and no contact with victim.

Police Reports

Versailles police investigated eight non-injury accidents during this period.

On March 10, police responded to theft by cold checks totaling \$10,157.99 on Eleanor Rigby Place.

On March 17, they responded to an identity theft on Rose Ridge Road.

On March 18, they responded to the theft of two checks totaling \$16,225 and a certified check of \$10,000 from a public building.

On March 19, they responded to a burglary of

About News of Record:

The Woodford Sun reports on this page all traffic and misdemeanor fines in District Court; police reports released from the local or state police departments and sheriff’s office; civil suits in Circuit Court; fire reports released by the city and county fire departments, and property transfers recorded in the county clerk’s office.

Information on this page is public record. No names will be withheld by request.

\$6,000 and an American Express card on Beasley Road.

On March 20, they responded to a harassment on Main Street in Midway.

On March 21, they responded to the theft of an Acura sedan on Martin Street in Midway, and a leaving the scene of an accident on Woodlake Road.

On March 23, they responded to a menacing and disorderly conduct on Amsden Avenue.

Fire Reports

City

The Versailles Fire Department EMTs made six EMS runs, installed one car seat, and performed six fire inspection from March 16 through March 23, 2025.

On March 20, firefighters were dispatched to Mission Drive and canceled in route, and investigated a smoke scare on Fieldview Drive.

On March 23, they were dispatched to Kroger Way and canceled in route, and responded to an accidental smoke detector activation on Abington Avenue.

County

The Woodford County Fire Department made four EMS calls and installed one car seat from March 16 to March 23, 2025.

On March 19, they responded to an illegal burn on Shryock Ferry Road.

On March 22, they responded to a controlled burn on Big Sink Road.

Public Records

Suits

Editor’s note: Civil suits, when filed, are allegations, nothing has been proven and only tells the side of the plaintiff, the person bringing the lawsuit. At time of reporting, the defendant in the lawsuit has not responded with their side.

American Express National Bank v. Kathleen Hertz – action on account for \$11,200.63.

Natasha Smith v. Equifax Information Services, LLC – action for alleged violations of Fair Credit Reporting Act. JP Morgan Chase Bank,

NA v. Charles Tiemeyer – action on account for \$18,259.27.

JP Morgan Chase Bank, NA v. Jennifer Shackleton – action on account for \$21,771.79.

Crown Asset Management, LLC v. Amy O’Nan – action on note for \$5,245.50.

Discover Bank v. Rachael Curnutte – action on account for \$7,396.84.

William Azevedo v. The Shire at Helmsley II HOA and 16 individual unit owners – declaratory judgment action claiming the HOA is not properly calculating unit owners proportionate share of common expenses.

Jonathan Spencer v. Serena Guerin – petition for paternity, custody and time sharing.

Amelia Bailey v. Brenton Meekins – petition for divorce.

Lindsey Wilson v. Jana & Chris Hooten and EXP Realty, Inc. – action for allegedly failing to disclose defect in house prior to sale.

Byrider Finance, LLC v. Kimberly Greer – action for alleged breach of contract for \$16,365.78.

Alexis Brown v. Raven Sigala – petition for custody.

Bethel Dotson v. Kaitlin Hammond – petition for custody.

Deeds

GSL Construction, LLC (Roman Slobodzian, member) to Chase Jones and Bree Jones, 566 Saffron Lane, \$759,200.

Billib, LLC (Debbie Donnell, member) to Guy G. Kemper, as trustees of the Guy G. Kemper Revocable Living Trust, 131 Frankfort Street, \$235,000.

Glenda L. Howard to Haas & Haas Properties, LLC (Stephen T. Haas, member), 415 Quail Run Road, \$200,000.

John E. Gallehr and Steven Byron Miracle to John E. Gallehr and Steven Bryson Miracle, as trustees of the John E. Gallehr and Steven Bryson Miracle Revocable Living Trust, 9880 McCowans Ferry Road, \$1, quitclaim deed.

Abigail S. Rogers to Kevin Archer, 2960 Hifner Road, quitclaim deed.

William K. Moore, as executor of the Jack A. Kain estate, member Kain Real Estate, LLC, to 185 South Main Street, LLC (Charles Bradley Fister, member), 185 and 187 South Main Street, \$450,000.

Ball Homes, LLC to Eugene Nzita Ngoma and Regine Bengole Enkele, 234 Granger Lane, \$380,573.

Ball Homes, LLC to Robert R. Knoll and Suzanne S. Knoll, 505 Abingdon Avenue, \$355,078.

Woodford Habitat for Humanity, Inc. to Shaun Helton and April Helton, 210 Martin Luther King Boulevard, \$57,446.

COURT

Continued from p. 1

or to-be-filed applications for an in-family conveyance would be decided by the commission under the existing ordinances.

Disaster Recovery Center

Federal Emergency Management Agency (FEMA) representative Joe Basham announced a Disaster Recovery Center will be opened as early as Friday, March 28 at the Woodford County Senior Citizens Center located at Falling Springs. Once opened, typical hours will be 7 a.m. to 7 p.m., Monday through Saturday, and 1 p.m. to 7 p.m. on Sundays. He said it is likely to be open for 30 days.

Folks impacted by the March 14-16 floods can go to the center to apply for assistance, ask questions and determine eligibility.

EMTs honored

The court honored five Woodford County Emergency Medical Technicians for two recent life-saving rescues with Certificates of Meritorious Service.

EMTs Gary Reynolds, Chandler Hayhurst, Andrew Marsh and David Grubbs responded to a medical emergency in the northern part of the county at the home of Betty Sue Clark. While being transported to Baptist Hospital in Lexington, Clark coded and needed an emergency intubation. She was successfully revived and is now home. Clark attended the court meeting to personally thank the men and according to Kay, “looked beautiful and terrific.”

“I’m very thankful to be here and it’s because of (the EMTs). It’s by the grace of God and those five fellows that I’m alive today and able to be here,” said Clark.

EMT Nicholas Reed was



EMT NICHOLAS REED received a Certificate of Meritorious Service for his lifesaving rescue of James Whitt. Pictured from left, EMS Director Freeman Bailey, Reed, and Judge Executive James Kay. (Photo by Scott White)

home and off-duty when he saw a neighbor, James Whitt, attempting to cross a flooded, frigid stream and fall in. Reed immediately responded, pulled Whitt from the creek, treated him and prevented him from slipping into hypothermic shock. Whitt is fully recovered.

“If Nicholas hadn’t been there, the outcome could have been tragic,” said EMS Director Freeman Bailey.

In introducing the five EMTs to the court, Kay said, “Ladies and gentlemen, here are your heroes.”

Millville sewer line

The court extended the deadline by two weeks for responses to the RFP for

engineering services of the Millville sewer line project.

Project Graduation

The court approved the request to use the Falling Springs Arts and Recreation Center for this year’s Project Graduation, currently scheduled for May 24. Magistrate Kelly Carl also announced a pickleball tournament is scheduled for April 19 at the Falling Springs courts to fundraise for Project Graduation. The cost is \$20 per person with a winner’s share of \$200.

“Don’t be shy, sign up,” said Blackford.

Treasurer’s report

The current balance in the money market account is \$16,476,857.05.

Fiscal Court Ordinance Committee moves in-family conveyance controversy closer to resolution

Editor’s Note: In last week’s *Sun*, we inadvertently omitted the first half of the following article, which reported on the meeting of the ordinance committee of the Woodford County Fiscal Court held on March 18 to discuss the issue of in-family conveyances. We regret and apologize for this error.

By SCOTT WHITE
MANAGING EDITOR

The Woodford County Fiscal Court’s Ordinance Committee met on Tuesday, March 18, for a little over two hours discussing possible changes to in-family conveyances of rural zoned property. The meeting concluded without a formal vote on a recommendation, but six discrete recommendations to reform these conveyances which will be voted on by the committee next Tuesday, March 25, just prior to the regular meeting of the Woodford County Fiscal Court.

Magistrate Mary Ann Gill, who took the lead on the issue for the court, outlined a set of recommendations for an in-family conveyance to be legal: the applicant must be a Woodford County resident; the parties to the transaction must sign an affidavit approved by the Versailles-Midway-Woodford County Planning Commission that farming is occurring on all parcels involved in the transaction; the primary farm may never be smaller than 30 acres after the transfer; one in-family conveyance can be made on farms between 35 and 49 acres, and two can be made for farms which are 50 acres and above; they conveyed parcel cannot be smaller than 5 acres and must be located on a public road; both the primary and conveyed parcels must be held by the parties for at least 15 years, and can only be sold by judicial action in the case of death or foreclosure; the conveyance can only be made from a parent to a legal child (which includes adoptees) and a grandparent to a legal grandchild; these restrictions on the parcels must be recorded on the plat and in the deed; and, the 15 year time period in which the parcels cannot be conveyed commences with the reclaration of the deed in the office of the County Clerk.

Both Magistrates Larry Blackford and Darrell Varner, the other members of the committee, voiced their support of the proposal. Varner added the changes were needed and important since there are serious infrastructure issues in the southern part of the county which will be exacerbated if additional in-family conveyances are approved under the current, unchanged system.

If the committee approves these six recommendations next Tuesday, “as is” or further modified, then the entire court will vote as a whole that same night at its regular meeting. And, if any or all are then approved, those will be sent to the

Versailles-Midway-Woodford County Planning Commission to incorporate into its proposed ordinance text amendment which will then come back to the court for a final approval. Although a recommendation from the committee could have been sent to the commission, Kay said, “This is an important policy decision in which a lot of people are rightly interested, so I think the recommendation needs to come from the full court and it needs to own this when it leaves this body . . . I think we have learned (that whatever the court does) will probably not be unanimous or unanimously agreed on by the public, so it is important we not be in a rush and everyone understands what we have done and why.”

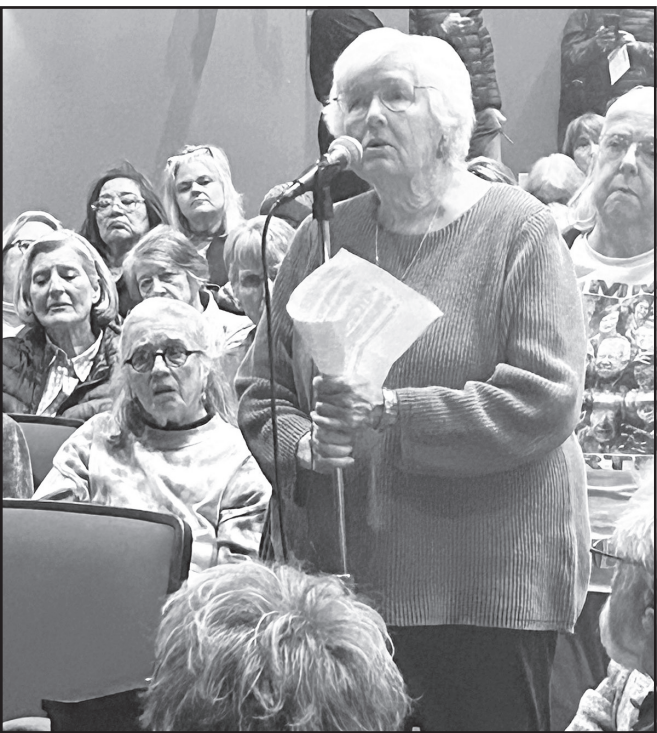
The process of considering a revamp of in-family conveyances began in the fall of 2023 when the commission recommended the court enact a moratorium on all in-family conveyances. The court declined, and instead directed the commission to study the issue, investigate the claimed abuses and possible intended and unintended consequences of any changes, and then submit a proposed ordinance text amendment for the court to consider.

This process concluded in Dec. 2024, and the court has been wrestling with the issue since, including assigning it for detailed analysis by the committee, discussion at the court’s regular meetings, and holding a formal public comment hearing. Magistrates also reported they had numerous discussions with residents and Planning Director Steve Hunter to inform their decision making.

Judge Executive James Kay applauded the approach taken by the court during the committee meeting, saying, “I heard from a lot of people they wanted us to proceed cautiously and carefully. I don’t want to unnecessarily delay this, but at the same time it is important we considered all the issues and possible consequences and to make sure people understand this, and I think we have.”

Magistrate Mary Ann Gill took the lead in compiling the recommendations which formed the basis for the discussion, and she said she developed them by listening and reading the public’s comments, the discussions in the committee and court meetings, discussions with the county attorney and the planning director. Kay expressly thanked Gill for her “hard work and commitment on this.”

“The propos(ed text amendments) we received from the commission recommended we completely remove in-family conveyances. We heard from the public, and a lot of people wanted to keep the option of in-family conveyances if done for the right reasons,” Gill said. “We also know its been abused. This (proposal which will be formally voted on next Tuesday) is just a way to preserve in-family conveyances and get it to its original intent.”



A “GATHERING for democracy,” attended by nearly 1,000 people, according to estimates, was held Saturday, March 22, at the Kentucky Theatre in Lexington. A group of eight women, both Democrats and Republicans, came together to form the group to put on a town hall event for people to address questions on a wide variety of topics to 6th District Congressman Andy Barr, who declined to attend. Pictured is Nonesuch resident Marilyn Daniel, a retired lawyer who ran a legal clinic representing immigrants and is a member of the UK College of Law Hall of Fame. Daniel asked if Barr would support policies to reunite 1,300 children still separated from their parents during President Trump’s first term. “They were never reunited,” she said. Tyler Staker, Barr’s spokesman, told the *Sun* yesterday the reason Barr declined to attend was “the group did not coordinate with our office or with Congressman Barr’s schedule. Barr held a virtual town hall, which required participants to sign up on Monday, March 24. (Photo by Scott White)

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