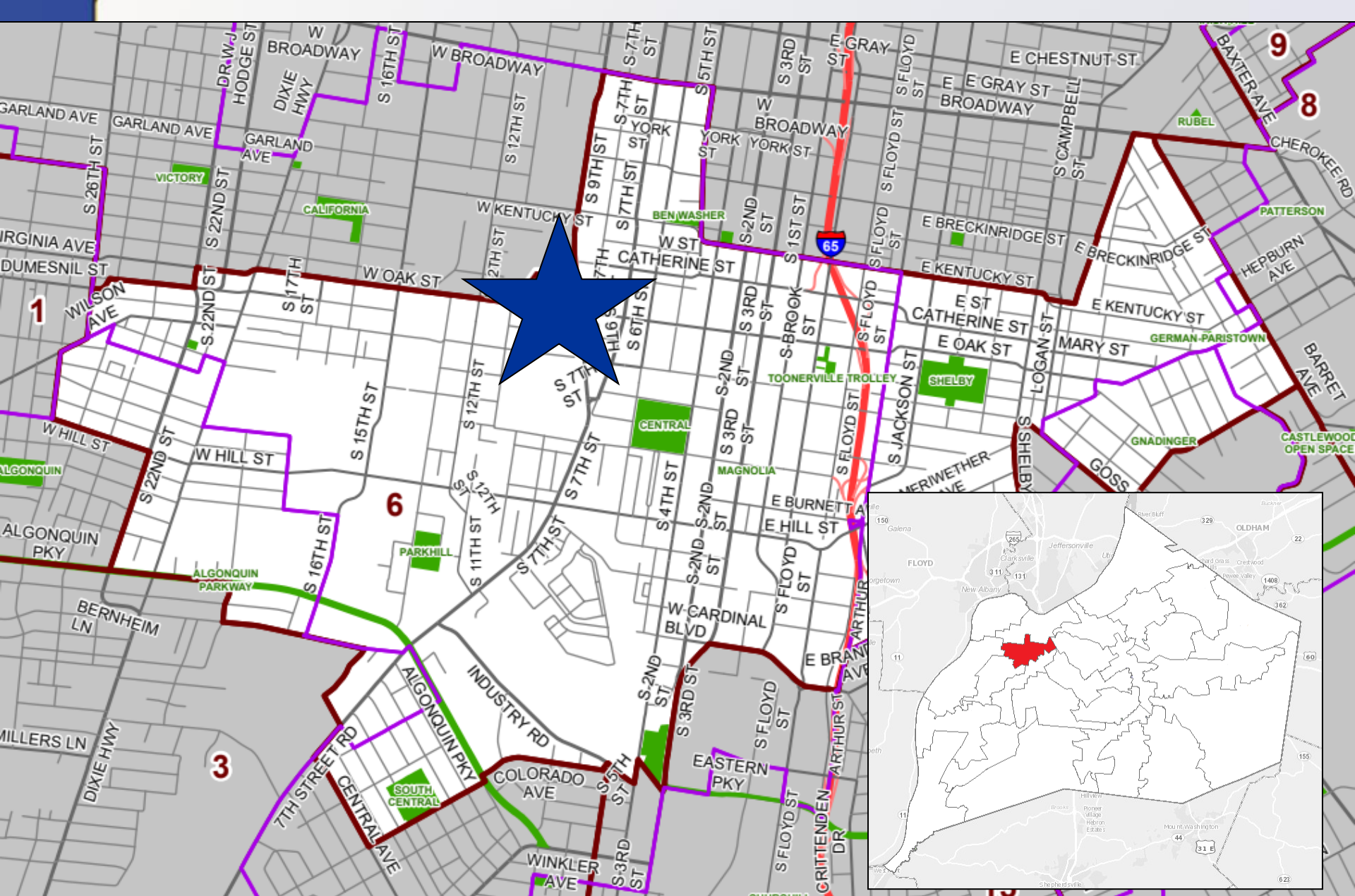


22-ZONE-0009
905 E OAK STREET



Planning & Zoning Committee
July 19, 2022

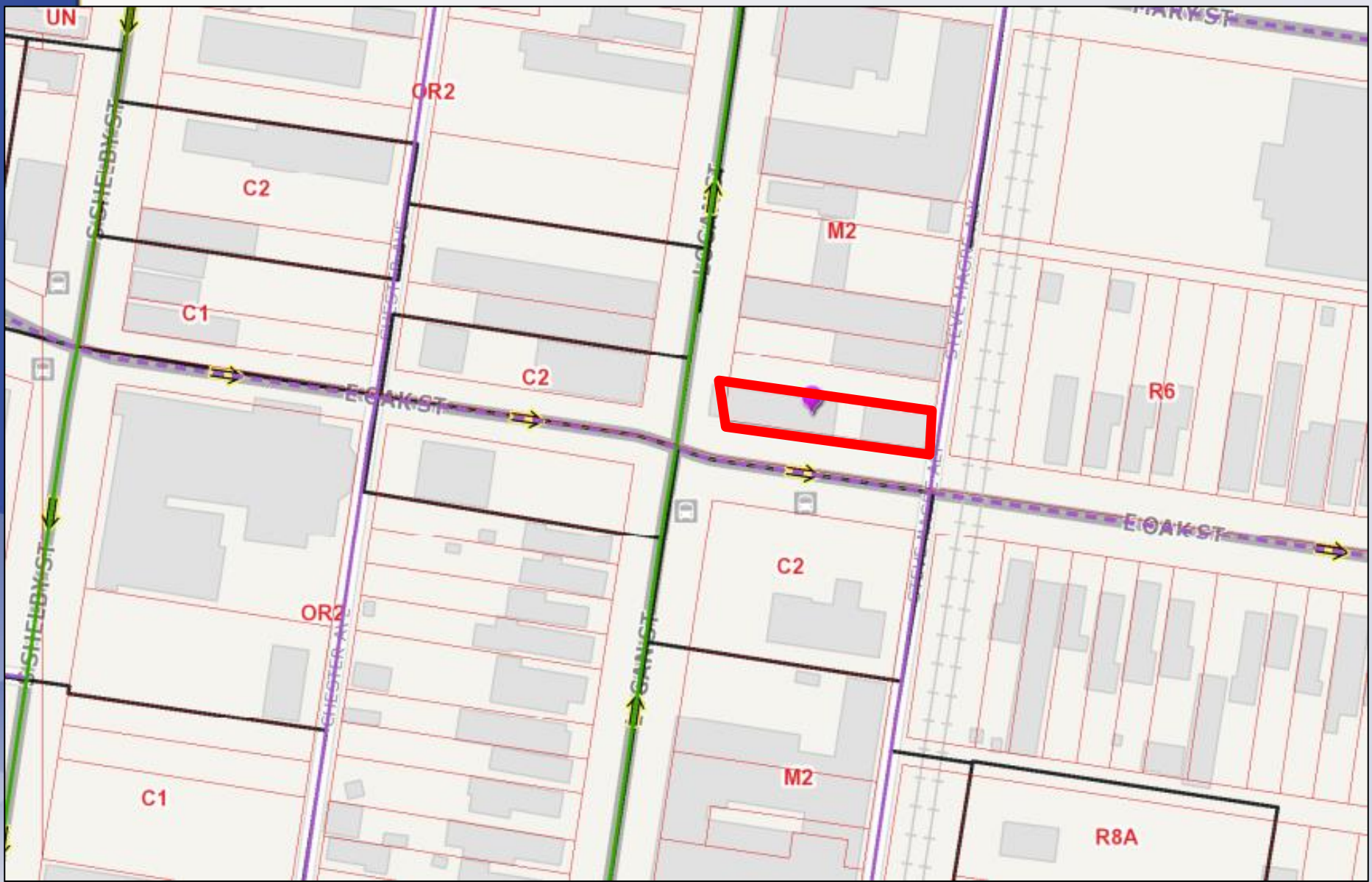


Louisville METRO

905 E Oak Street
District 6 - David James

22-ZONE-0009





Requests

- **Change in Zoning** from M-2 Industrial to C-2 Commercial
- **Waiver** from 10.2.4 to allow existing structures to encroach into required LBA (22-WAIVER-0031)
- **Detailed District Development Plan** with Binding Elements

Case Summary

- Site is currently developed with commercial structure
- Structure to be preserved
- Proposed to be utilized for retail (currently an antique shop) and a 4-bedroom short-term rental unit
- Parking for STR subject to director approval - 4 on-street spaces approved as sufficient for STR
- No parking needed for retail (building more than 50 years old)
- No Planning Commission action needed for parking

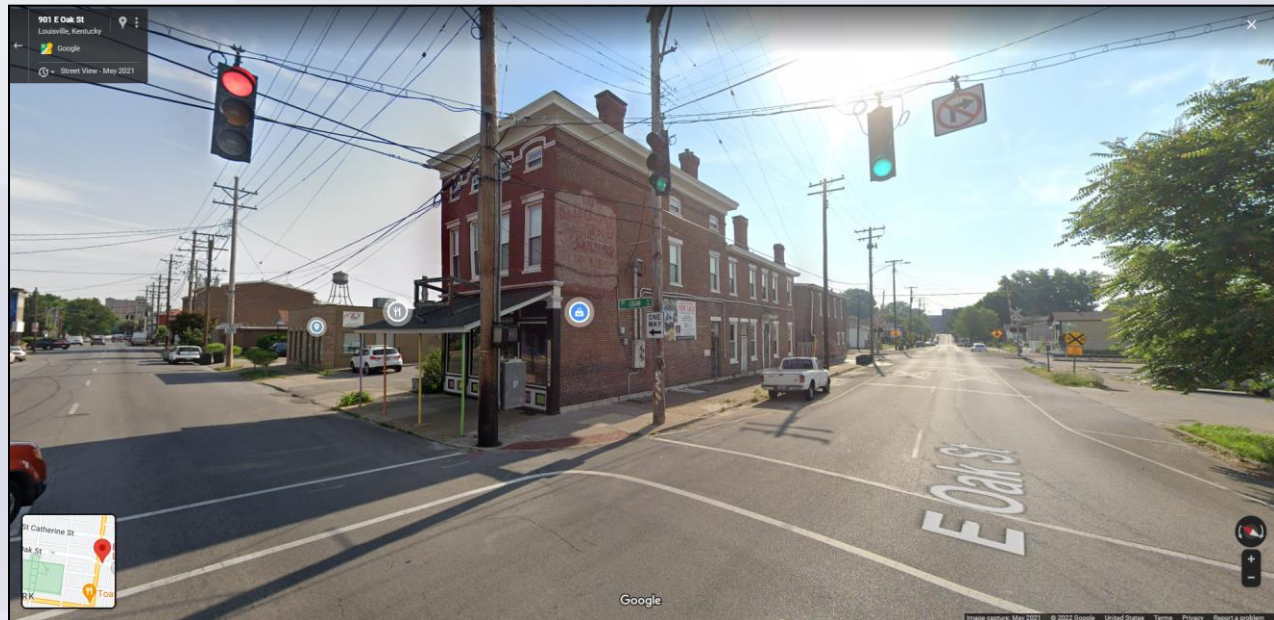
Site Photos-Site Context

Front of
principal
structure



E Oak Street
view of
principal and
accessory
structures

The logo for Louisville Metro, featuring a stylized yellow fleur-de-lis above the word "Louisville" in a serif font, with "METRO" in a smaller sans-serif font above it.



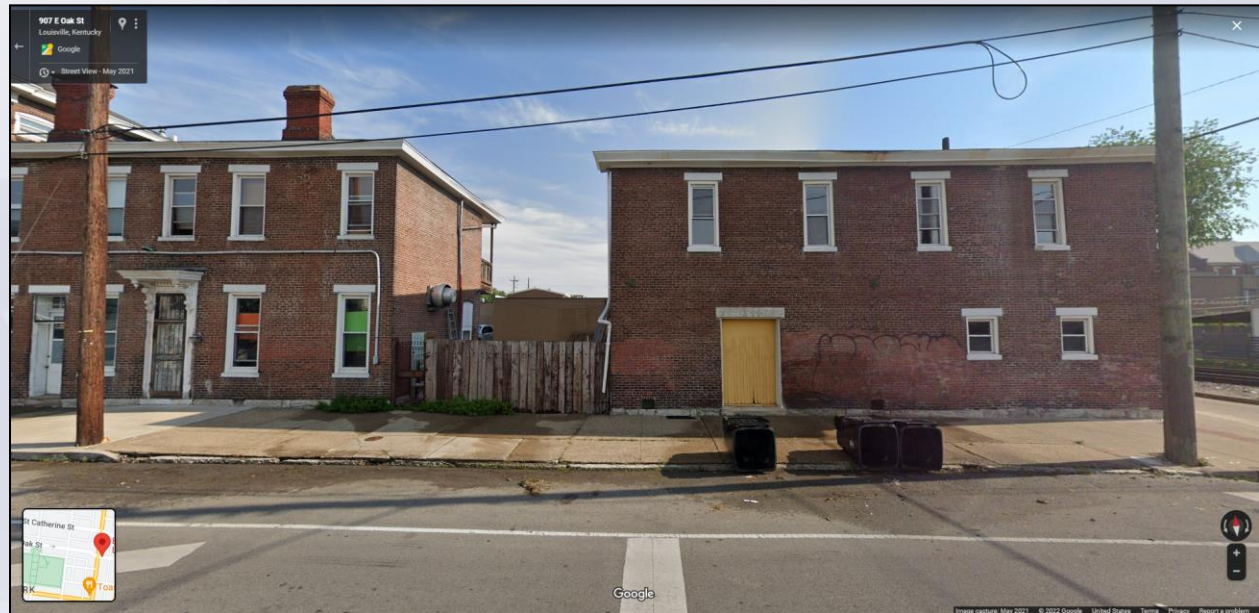
22-ZONE-0009

Site Photos-Site Context



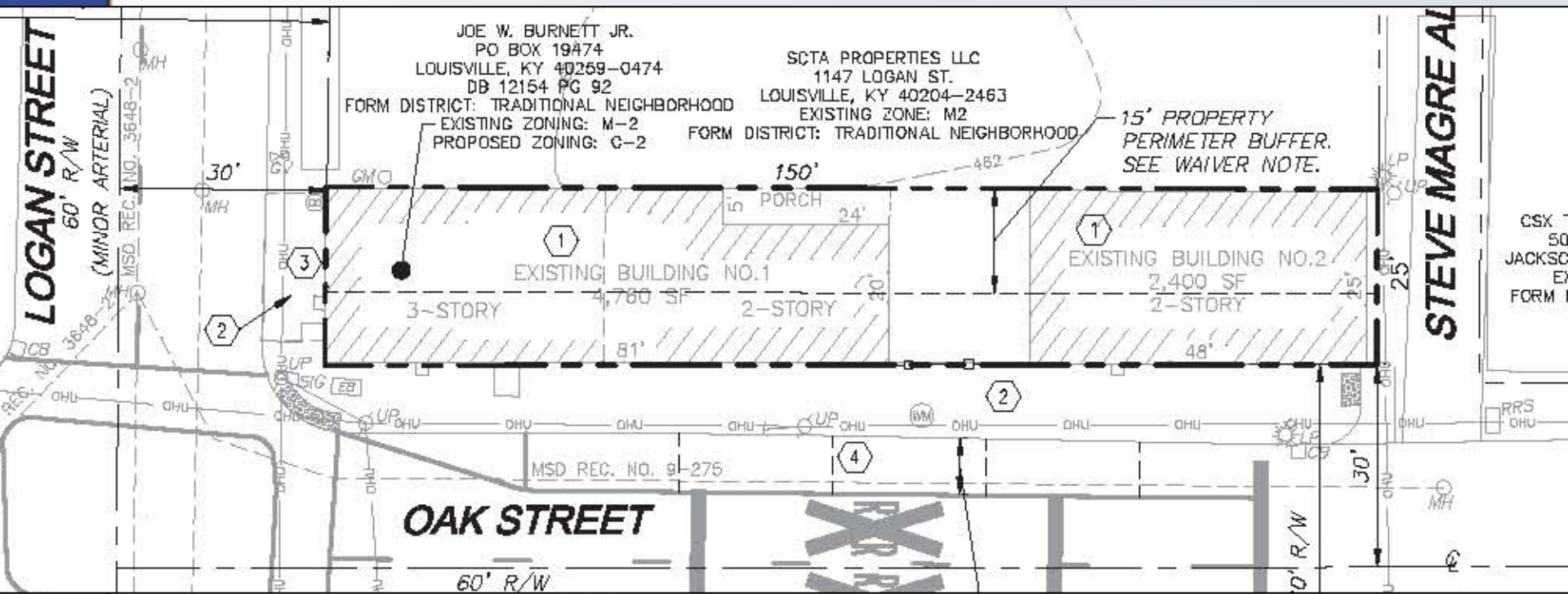
Ghost sign on
southern façade
to remain

Accessory
structure to
be used for
storage for
retail use



22-ZONE-0009

Applicant's Development Plan



Public Meetings

- Neighborhood Meeting on 1/13/2022
- LD&T meeting on 4/14/2022
- Planning Commission public hearing on 5/12/2022
 - One person spoke in opposition.
 - Motion to recommend approval of the change in zoning from M-2 to C-2 by a vote of 6-0.