

SUPPORTING DOCUMENTATION

APPLICATIONS FOR VARIANCE AND WAIVERS

1. Variance Application [correct application should have been for a waiver] from Section 5.4.1C to permit proposed garage in rear on alley, with attached Justification Statement, filed April 25, 2005
2. Variance Request [no variance application submitted] for Curb Cut [no permit application submitted], with attached Justification Statement, filed April 25, 2005
3. Waiver Application [correct application should have been for a variance] of section 5.4-2C2 to waive 3% or 650 sq. ft. [corrected by PDS staff to 30%] of the open space, with attached Justification Statement, filed April 25, 2005
4. Parking Waiver Application with attached Justification Statement and Parking Study, date stamped by PDS on June 2, 2014
5. Parking Waiver Application with attached Justification Statement and Parking Study, date stamped by PDS on June 18, 2014
6. Waiver Application to waive section 10.2.4 to reduce the 10 foot perimeter LBA to 5 ft., with attached Justification Statement, date stamped by PDS on June 2, 2014 [WITHDRAWN]

BOARD OF ZONING ADJUSTMENT HEARING - 2005

7. BOZA Hearing Transcript, May 16, 2005
8. BOZA Meeting Minutes, May 16, 2005

DEEDS

9. Unit #8 - General Warranty Deed between Carol LaFever and Rene LaFever and John R. Sheryak and Kellie R. Sheryak, recorded in Deed Book 09525PG0336, dated February 19, 2010

EMAILS

10. Email from Gene Crawford to Michael Kuharich, asserting that the scrutiny of his plans will lead to a cheaper and less desirable building, dated February 16, 2014
11. Email exchange between the Rosewood Council and Public Works regarding the validity of the parking study methodology, June 16, 2014.

MAPS

12. Google Maps depicting the walking distance of parking study limits
13. Google Maps - August of 2011 panoramic view of Rosewood site facing Baxter and then Castlewood
14. Collection of online mapping tools [Google Earth, LOJIC, and Yahoo] aerial depictions of parking conditions on Rosewood Ave. throughout different years

PRIVATE YARD AREA - DOCUMENT COLLECTION

15. Excerpt from Fauxpoint letter to Jim Mims, Director of Codes & Regulations, regarding Code violations related to Private Yard Area, dated January 31, 2014
16. Excerpt from Rosewood Condominium Council's Downzone Proposal, related to PYA non-compliance with Code and the Comprehensive Plan, dated July 7, 2014.
17. Excerpt from Rosewood Condominium Council's Summary of Inaccurate and Omitted data on HRG's revised 7/21/14 site plan, sent to Planning & Design Case Manager, Joe Reverman on August 8, 2015.
18. Photos depicting Accessory Use/Service/Loading Area, taken in July of 2014

PLANNING & DESIGN RECORDS

19. PDS Notice of Public Hearing Concerning Case #14PARK1002 for an 11.1% waiver of 2 spaces

REFERENCE SOURCES

20. Market Research on Condos in Highlands

21. Planning Commission TOD Committee, Walking Distance Research, pages 1-9

22. Traffic Monitoring on Rosewood Ave conducted by Louisville Metro Police Department

23. National Register of Historic Places Nomination Form for the Highlands Historic District [excerpt] OMB No. 1024-0018, dated December 29, 1982

24. Louisvilleky.gov Crime Data for Rosewood and Castlewood

25. Comparative analysis of Rosewood homes and off-street parking provisions

SITE PLANS

26. 2005 Site Plan submitted at BOZA hearing depicting the Board's handwritten corrections related to proposed number of units and parking spaces per HRG's testimony, May 16, 2005

27. 2013 Site Plan depicting reduction of underground garage spaces from 5 to 3

28. 2014 (June) Site Plan with elimination of underground garage

29. 2014 (July) Site Plan with revised claim to PYA