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February 23, 2026

Case Manager
Louisville Metro Office of Planning
444 S. 5th Street, 3rd Floor
Louisville, KY 40202

Re: Modified Conditional Use Permit for Off-Street Parking

Dear Case Manager:

We are herewith filing a Modified CUP application for Off-Street Parking on property located at 1971 Richmond Drive.

The original Condition Use Permit was approved by BOZA on December 5, 2016 for 14 residential parking spaces for the apartments and 11 commercial parking spaces for the restaurant, both on property located at 1838 Bardstown Road. Access to/from the parking lot is via the alley with no connection to Richmond Drive.

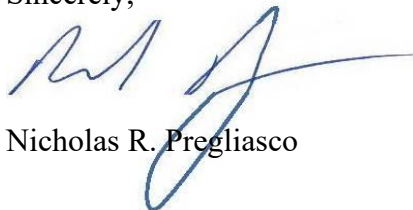
Since that time, the applicant has decided to remove the 14 parking spaces, labeled "Residential Parking Spaces", from the approved CUP plan to allow for the creation of a single-family residential lot on Richmond Drive. The single-family residential lot would be removed from the currently approved CUP. The 14 parking spaces will be physically removed, and a fence will be installed around the remaining CUP site.

If the Modified CUP is approved, this parcel will require a minor plat to make two separate lots.

We look forward to answering any questions you may have regarding this development.

Many thanks.

Sincerely,



Nicholas R. Pregliasco