

16CUP1028

4955 Norton Healthcare Boulevard



Louisville Board of Zoning Adjustment Public Hearing

Jon E. Crumbie, Planning & Design Coordinator

October 17, 2016

Request

- Conditional Use Permit to allow a medical facility (cancer center) which requires a certificate of need in a C-1 zoning district.

Case Summary/Background

- Applicant is proposing to build a 4-story medical office building (lot 2) that will consist of 101,204 square feet and a 3-story cancer center (lot 1) that will consist of 45,000 square feet along with the related parking and landscaping. The minimum parking required for the proposal is 525 and the maximum is 975. 560 spaces will be provided between the 2 lots.

Zoning/Form Districts

Subject:

Existing: C-1/RC

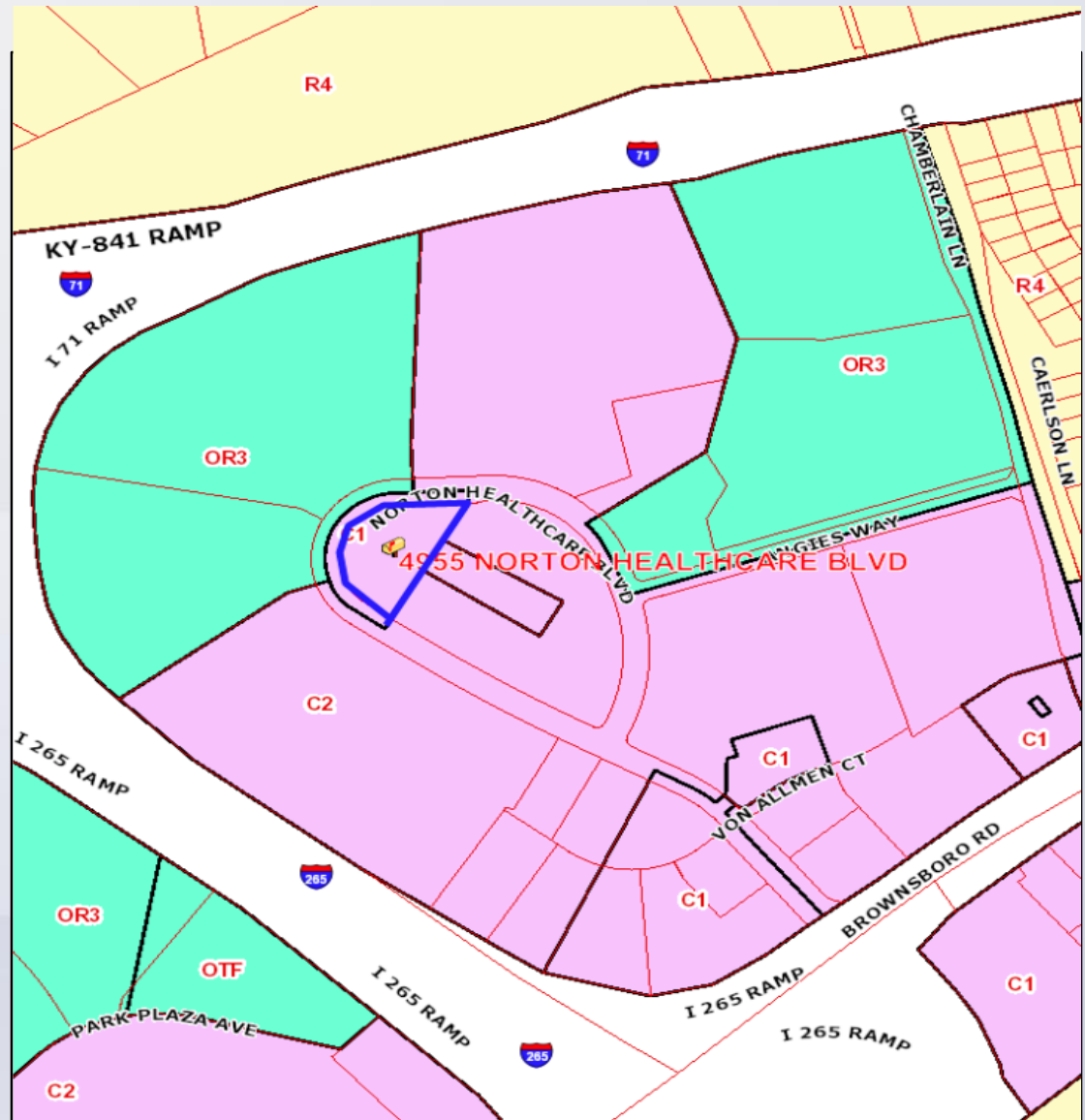
Proposed: C-1/RC

North: OR-3, C-1/RC

South: C-2/RC

East: C-1, C-2/RC

West: OR-3/RC



Aerial Photo/Land Use

Subject:

Existing: Open Space

Proposed: Medical
Facility

North: Retail, Medical

South: Commercial

East: Open Space

West: Medical



CUP Area



CUP Area/Angies Way



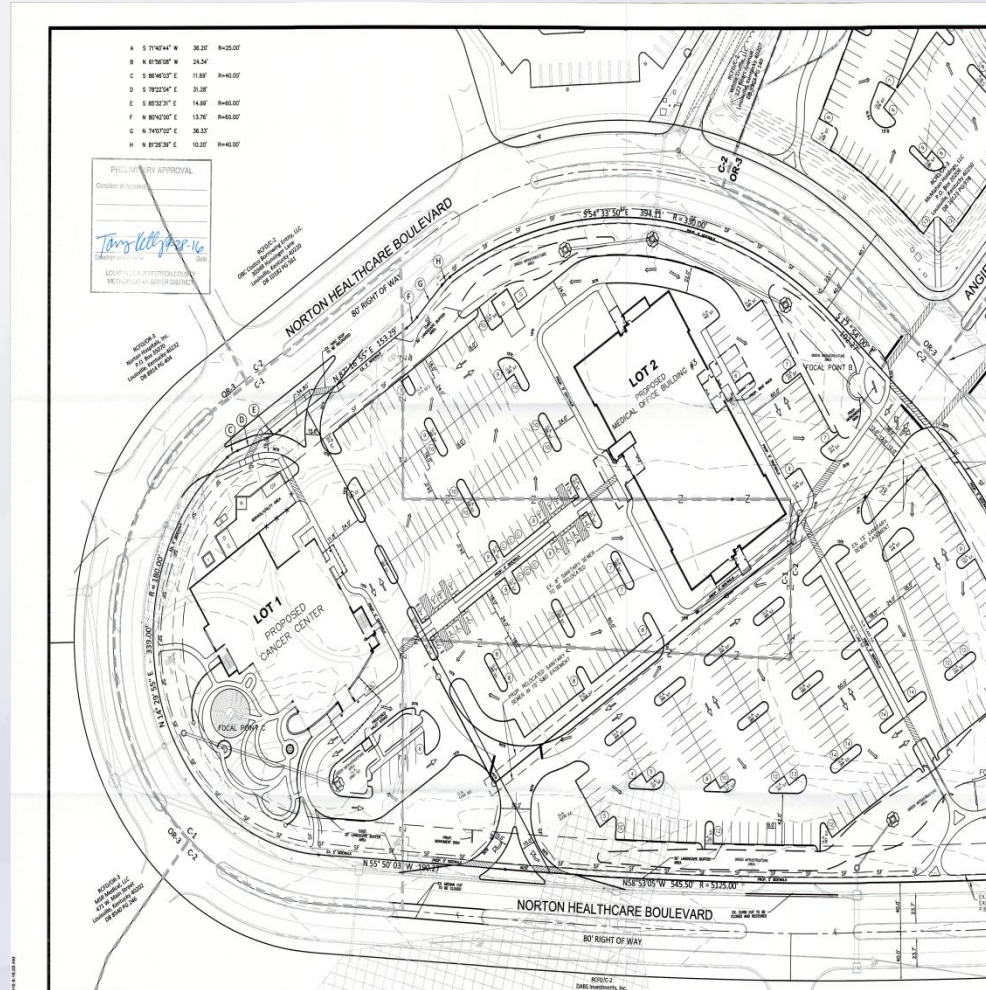
CUP Area



Applicant's Development Plan



Applicant's Development Plan



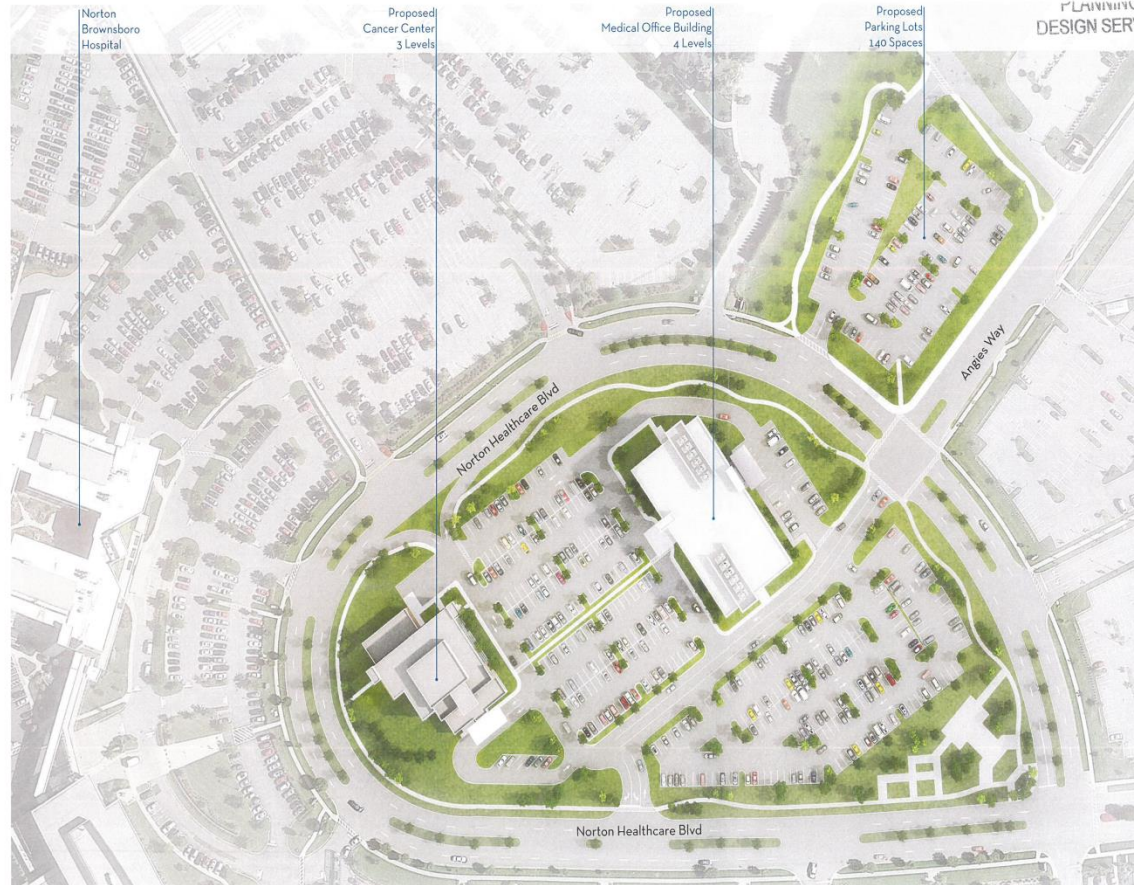
Rendering

NORTON HEALTHCARE | OLD BROWNSBORO CROSSING DEVELOPMENT PLAN | 13 JUNE 2016

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PLANNING
DESIGN SERV



Elevation



Conclusions

- Based upon the information in the staff report, the testimony and evidence provided at the public meeting, the Land Development and Transportation Committee must determine if the proposal meets the standards established in the LDC for a Conditional Use Permit.

Required Actions

- Approve or Deny
- Conditional Use Permit to allow a medical facility (cancer center) which requires a certificate of need in a C-1 zoning district.