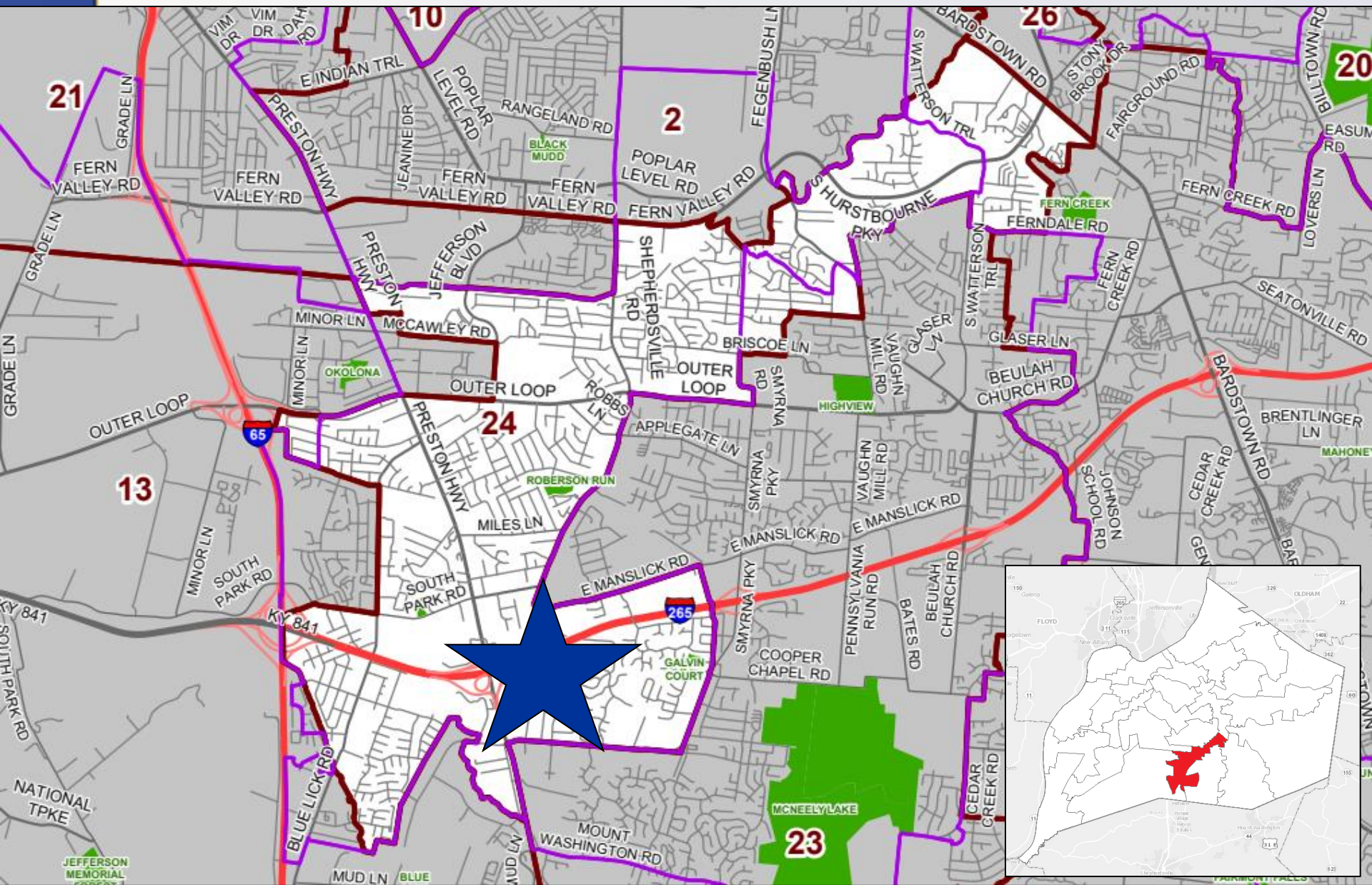


# 21-ZONE-0112 THE WILLARD



Planning & Zoning Committee  
December 7, 2021



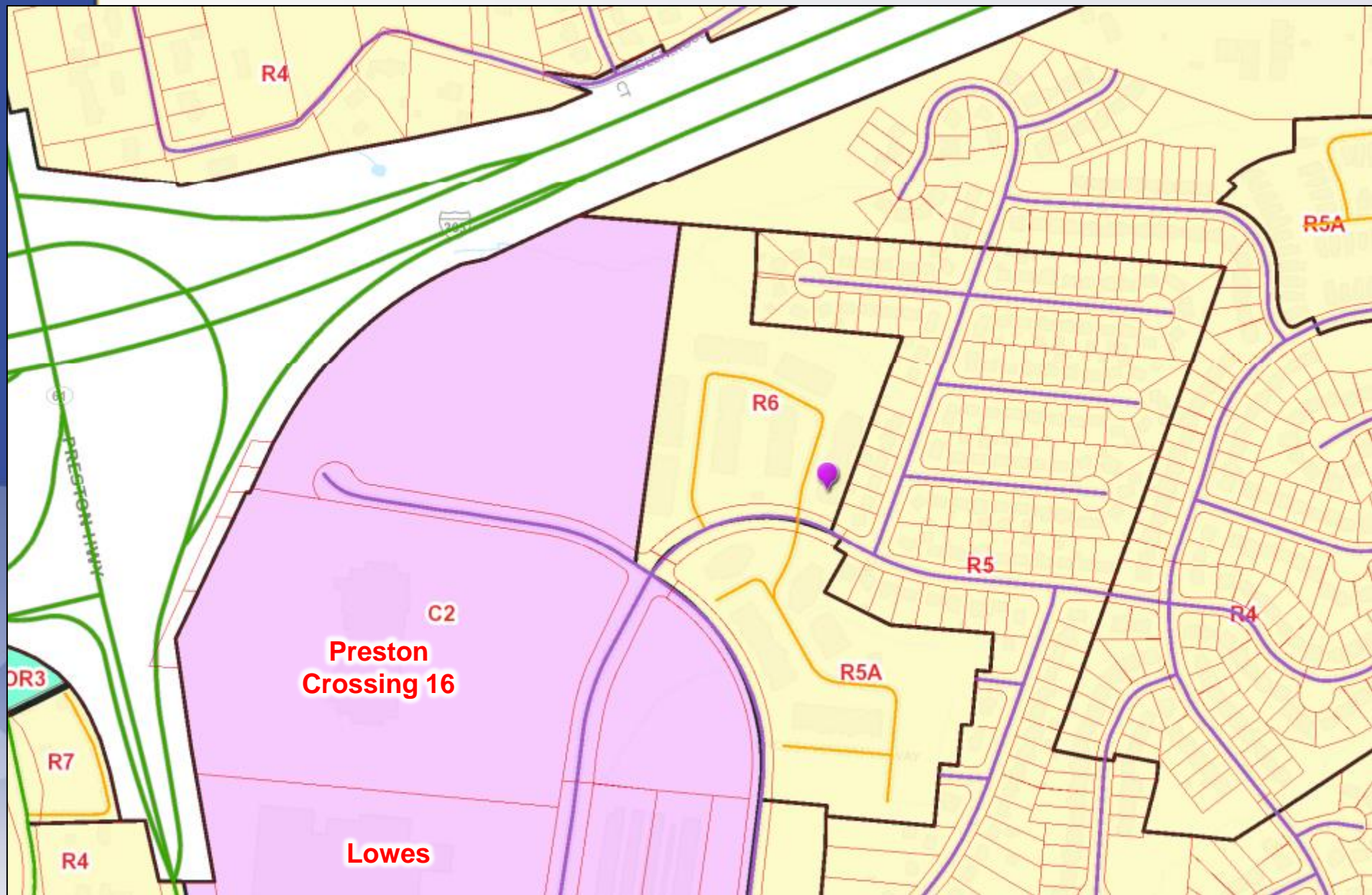






**Existing: Residential**  
**Proposed: Residential**





Louisville

Existing: R-6/N  
Proposed: R-7/N

21-ZONE-0112


# Requests

- Change-in-Zoning from R-6 to R-7
- Revised Detailed District Development Plan with Binding Elements

# Case Summary

- Site was rezoned from R-5A to R-6 in 2012 (Case No. 16553)
- Revised for 164 units under 16DEVPLAN1136
- Due to a construction error in one of the buildings, 166 total units are on the site
- Density is 17.58 dwellings per acre, which is above what is allowed in the R-6 district
- No changes to the site or other buildings are proposed



An aerial photograph of a residential development featuring several large, multi-story apartment buildings with grey roofs and brick accents. The buildings are arranged around a central paved area with multiple parking lots filled with cars. A green callout box with white text is positioned in the upper-middle part of the image. The surrounding area includes green lawns, trees, and a road with a few vehicles. In the bottom right corner, there is a logo for 'aerial' with a mouse cursor icon.

Building units  
increased 28-30







# Public Meetings

- Neighborhood Meeting held 7/8/2021
- LD&T meeting on 10/28/2021
- Planning Commission public hearing on 11/18/2021
  - No one spoke in opposition.
  - Motion to recommend approval of the change in zoning from R-6 to R-7 by a vote of 6-0.