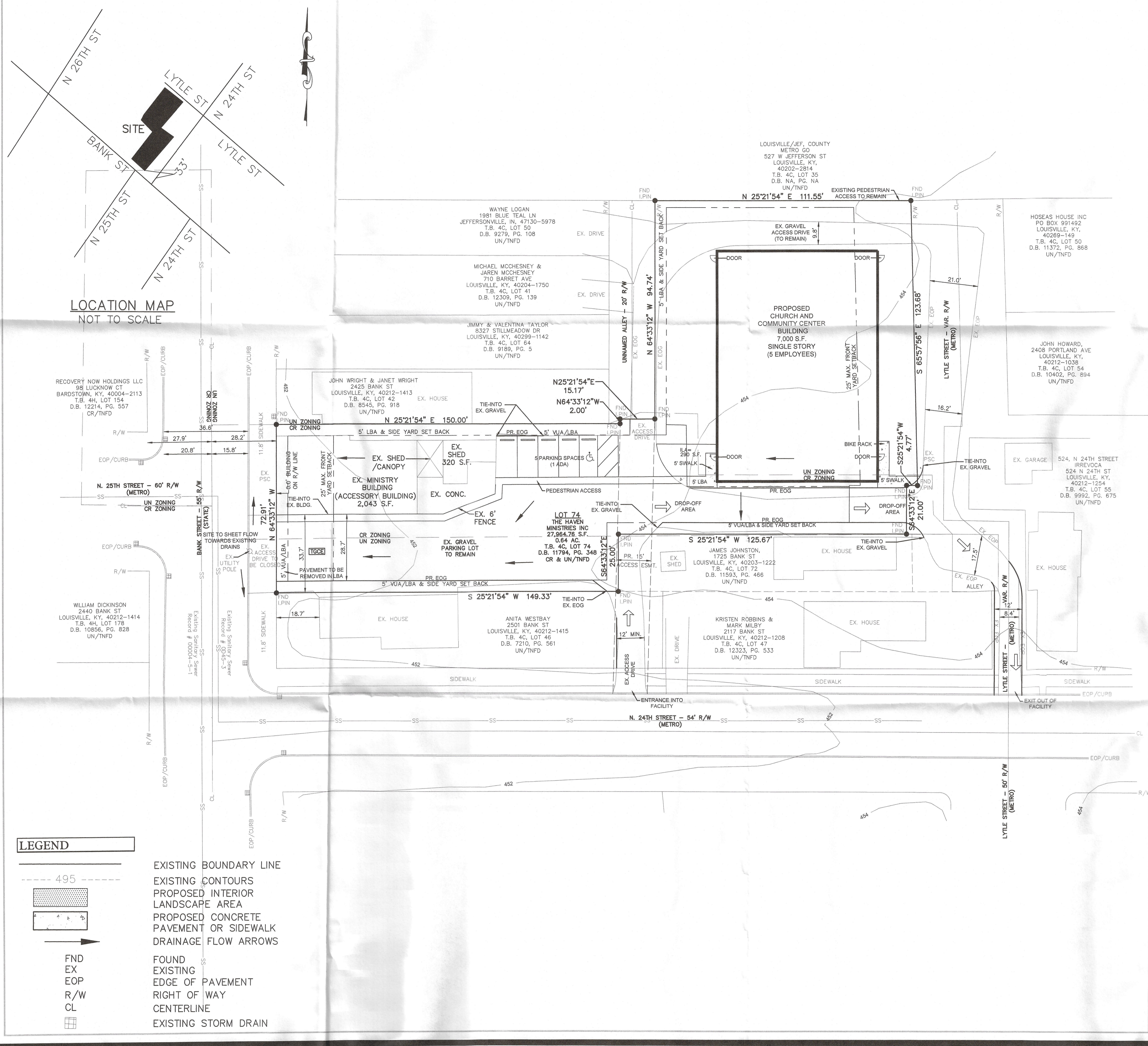


User: abartley Plot Date: July 17, 2023 11:50 AM File Name: U:\23852.000 - Haven Ministries\Development Plans\23852\_CUP (2023-07-17).dwg



SITE DATA	
PROPERTY SIZE	27,964.76 S.F. / 0.64 AC.
EXISTING USE	RESTAURANT
EXISTING ZONING	UN & CR
EXISTING FORM DISTRICT	TRADITIONAL NEIGHBORHOOD
PROPOSED USE	COMMUNITY CENTER AND RESTAURANT
PROPOSED ZONING	UNCHANGED
PROPOSED FORM DISTRICT	UNCHANGED
EXISTING BUILDING SIZES	2,363 S.F. ±
PROPOSED BUILDING SIZE	7,000 S.F. ±
TOTAL BUILDING SIZE	9,363 S.F. ±
FLOOR AREA RATIO (F.A.R.)	0.33 F.A.R. (3.0 MAX. IN CR ZONING & NO RESTRICTION IN UN ZONING)
<b>CR ZONING</b>	
MIN. LOT SIZE	N/A (PROVIDED 27,964.76 S.F.)
MIN. LOT WIDTH	NONE (PROVIDED 72.91')
MIN. FRONT YARD / STREET SIDE YARD SETBACK	15' FRONT YARD / 3' STREET SIDE YARD (PROVIDED 0.0') INFILL DEVELOPMENT
MAX. FRONT YARD	25' (PROVIDED 0.0')
MIN. SIDE YARD	5' (PROVIDED 5' AND 33.7')
MIN. REAR YARD	5' (PROVIDED 183')
MAX. BUILDING HEIGHT	45' (PROVIDED 15', 1 STORY)
<b>UN ZONING</b>	
MIN. LOT SIZE	2,500 S.F. (PROVIDED 27,964.76 S.F.)
MIN. LOT WIDTH	25' (PROVIDED 144.68')
MIN. FRONT YARD / STREET SIDE YARD SETBACK	15' FRONT YARD / 3' STREET SIDE YARD (PROVIDED 15') INFILL DEVELOPMENT
MAX. FRONT YARD	25' (PROVIDED 15')
MIN. SIDE YARD	3' (PROVIDED 21.8' AND 22.8')
MIN. REAR YARD	5' (PROVIDED N/A)
MAX. BUILDING HEIGHT	45' (PROVIDED 25', 1 STORY)
<b>PARKING</b>	
NUMBER OF EMPLOYEES	5 EMPLOYEES
MIN. PARKING SPACES	5 SPACES (1 SPACE/EMPLOYEE)
MAX. PARKING SPACES	10 SPACES (2 SPACES/EMPLOYEE)
PARKING SPACES PROVIDED	5 SPACES (ONSITE)
VEHICLE USE AREA	10,116 S.F.
ILA REQ. (2.5%)	253 S.F.
ILA AREA PROVIDED	280 S.F.
<b>EPC DATA</b>	
EXISTING IMPERVIOUS AREA	18,377 S.F. (INCLUDES R/W)
PROPOSED IMPERVIOUS AREA	7,999 S.F.
INCREASE IN IMPERVIOUS AREA	30%
SENSITIVE FEATURES	NONE
SOIL TYPE	URBAN LAND
HYDROLOGIC SOIL GROUP	ASSUMED C

**RECEIVED**  
JUL 20 2023  
PLANNING & DESIGN SERVICES

**WAIVER REQUEST**  
WAIVER OF 10.2.4 TO NOT PROVIDE INTERNAL LBA

**AGENCY NOTES**

- MSD**
- CONSTRUCTION PLANS AND DOCUMENTS SHALL COMPLY WITH LOUISVILLE AND JEFFERSON COUNTY METROPOLITAN SEWER DISTRICT'S DESIGN MANUAL AND STANDARD SPECIFICATIONS AND OTHER LOCAL, STATE, FEDERAL ORDINANCES.
  - SANITARY SEWER WILL UTILIZE EXISTING PROPERTY SEWER CONNECTION AND MAY BE SUBJECT TO FEES AND CHARGES. SEWAGE WILL BE TREATED AT THE MORRIS FORMAL WOTC.
  - THIS SITE IS SUBJECT TO REGIONAL FACILITIES FEES.
  - AN EPC PLAN SHALL BE DEVELOPED AND APPROVED IN ACCORDANCE WITH MSD DESIGN MANUAL AND STANDARD SPECIFICATIONS PRIOR TO CONSTRUCTION PLAN APPROVAL.
  - MSD SITE DISTURBANCE PERMIT REQUIRED PRIOR TO CONSTRUCTION PLAN APPROVAL.
  - NO INCREASE OF DRAINAGE ONTO 2501, 2509-2515 BANK STREET, AND 2400-2402 LYTLE STREET PERMITTED. PROJECT SHALL SHEET FLOW TO THE BANK STREET ROW ACROSS THE EXISTING ACCESS DRIVE. CAPACITY OF THE DOWNSTREAM CATCH BASIN MAY BE REQUIRED PRIOR TO MSD CONSTRUCTION PLAN APPROVAL.

- ARC'D**
- MITIGATION MEASURES FOR DUST CONTROL SHALL BE IN PLACE DURING CONSTRUCTION TO PREVENT FUGITIVE PARTICULAR EMISSION FROM REACHING EXISTING ROADS AND NEIGHBORING PROPERTIES.

- HEALTH DEPARTMENT**
- ALL CONSTRUCTION & SALES TRAILERS MUST BE PERMITTED BY THE DEPARTMENT OF PUBLIC HEALTH & WELLNESS IN ACCORDANCE WITH CHAPTER 115 OF LOUISVILLE JEFFERSON COUNTY METRO ORDINANCES.
  - MOSQUITO CONTROL IN ACCORDANCE WITH CHAPTER 96 OF LOUISVILLE JEFFERSON COUNTY METRO ORDINANCES.

- PDS**
- DUMPSTERS TO BE SCREENED COMPLIANT WITH THE LDC.
  - ALL SIGNAGE SHALL COMPLY WITH CHAPTER 8 OF THE LDC.
  - PRIOR TO REQUESTING A BUILDING PERMIT, A SHARED/CROSSOVER ACCESS EASEMENT IN A FORM ACCEPTABLE TO PLANNING COMMISSION LEGAL COUNSEL SHALL BE CREATED BETWEEN THE ADJACENT PROPERTIES AND RECORDED.
  - STREET TREES TO BE PROVIDED IN ACCORDANCE WITH LAND DEVELOPMENT CODE 10.2.8.

- MPW**
- ALL DRIVING AND PARKING SURFACES TO BE HARD DURABLE MATERIAL.
  - ALL ROADWAY AND ENTRANCE INTERSECTIONS SHALL MEET THE REQUIREMENTS FOR LANDING AREAS AS SET BY METRO PUBLIC WORKS.
  - CONSTRUCTION PLANS, BOND, AND PERMIT ARE REQUIRED BY METRO PUBLIC WORKS PRIOR TO CONSTRUCTION APPROVAL.
  - COMPATIBLE UTILITY LINES SHALL BE PLACED IN COMMON TRENCH UNLESS OTHERWISE REQUIRED BY APPROPRIATE AGENCIES.
  - EXISTING SIDEWALK RECONSTRUCTION AND REPAIRS SHALL BE REQUIRED, AS NECESSARY TO MEET CURRENT MPW STANDARDS AS SHALL BE INSPECTED PRIOR TO FINAL BOND RELEASE.
  - KYTC APPROVAL REQUIRED.

**LEGEND**

- 495 --- EXISTING BOUNDARY LINE
- [Hatched Box] EXISTING CONTOURS
- [Dotted Box] PROPOSED INTERIOR
- [Stippled Box] LANDSCAPE AREA
- [Cross-hatched Box] PROPOSED CONCRETE
- [Diagonal Lines] PAVEMENT OR SIDEWALK
- [Arrow] DRAINAGE FLOW ARROWS
- FND FOUND
- EX EXISTING
- EOP EDGE OF PAVEMENT
- R/W RIGHT OF WAY
- CL CENTERLINE
- [Grid Box] EXISTING STORM DRAIN

Engineering Planning  
  
 6900 Corporate Center Plaza, Suite 4020, Louisville, KY 40225  
 Phone: 502-555-2222 | Toll Free: 800-888-2222 | Internet: www.haven.org

Seals

The Haven Ministries  
 Conditional Use Permit Application  
 2507 Bank Street  
 Louisville, Kentucky 40212  
 Owner:  
 The Haven Ministries, Inc.  
 2415 Portland Avenue  
 Louisville, Kentucky 40212

REV #	DATE	DESCRIPTION

Job No:	23852.000
Date:	July 17, 2023
Scale:	1" = 20'
Drawn By:	AWB
Checked By:	AWB
Drawing Title:	The Haven Ministries Conditional Use Permit Application

Drawing No:  
**1 of 1**

22-CAT3-0012