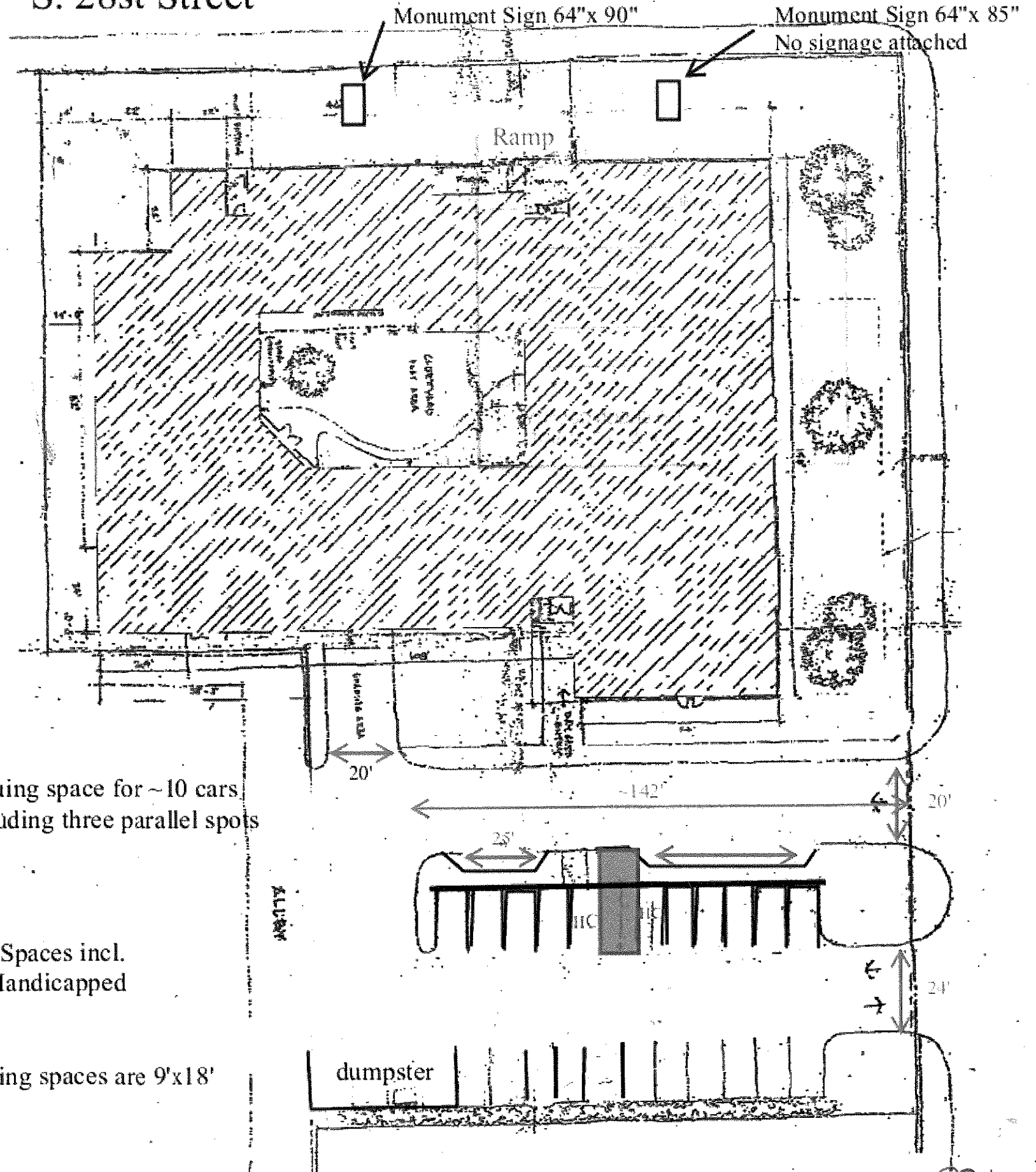


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Not to Scale

S. 28st Street



Magazine Street

**NO NEW CONSTRUCTION**

**OWNER** - Elderserve, Inc., Kentucky non-profit corporation  
**SITE ADDRESS** - 631 South 28th Street, Louisville, KY

**SITE DATA**

Gross Site Area 1.32050 acres or 57,521 square feet  
 Existing Zoning R6  
 Proposed Zoning R6 with CUP  
 Form District TRADITIONAL NEIGHBORHOOD  
 Existing Use Adult Day Care  
 Proposed Use Adult Day Care  
 Total Building Area 21,355 square feet

**PARKING**

Parking Requirement 20 spaces (1 space for each employee)  
 Maximum Parking Allowed 40 spaces (2 space for each employee)  
 Parking Provided 22 spaces including 2 handicapped  
 See loading area on plan

**SETBACKS**

Front Yard/ Street Side Yard 15'  
 Side Yard 3'  
 Rear Yard 5'  
 Max allowed building height 45'

**CONDITIONAL USE PERMIT REQUEST**

An adult day care pursuant to Section 4.2.19 of the Land Development Code.

**SIGNAGE**

2 Existing brick monument signs. One is currently unused.

queuing space for ~10 cars including three parallel spots

22 Spaces incl.  
 2 Handicapped

Parking spaces are 9'x18'

23-WP-0008

PRELIMINARY APPROVAL

Condition of Approval: \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

*W. H. Fort* 1-23-23  
Development Review Date

LOUISVILLE & JEFFERSON COUNTY  
METROPOLITAN SEWER DISTRICT

PRELIMINARY APPROVAL  
DEVELOPMENT PLAN  
CONDITIONS: \_\_\_\_\_

BY: *General W. Paul*  
DATE: *1/23/23*  
LOUISVILLE & JEFFERSON COUNTY  
METROPOLITAN SEWER DISTRICT