

## St. Germain, Dante

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**From:** Davis, Brian  
**Sent:** Wednesday, July 15, 2020 9:46 AM  
**To:** St. Germain, Dante  
**Subject:** FW: Public Hearing Item Comment Form [#13]

**Follow Up Flag:** Flag for follow up  
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**Brian Davis, AICP**  
**Planning Manager**  
**Planning & Design Services**  
**(502) 574-5160**  
[brian.davis@louisvilleky.gov](mailto:brian.davis@louisvilleky.gov)

**From:** Louisville Metro <no-reply@wufoo.com>  
**Sent:** Wednesday, July 15, 2020 9:42 AM  
**To:** Haberman, Joseph E <Joseph.Haberman@louisvilleky.gov>  
**Cc:** Davis, Brian <Brian.Davis@louisvilleky.gov>  
**Subject:** Public Hearing Item Comment Form [#13]

**Name \*** Kay Chambers

**Address \***   
1313 East Washington Street  
Louisville, KY 40206  
United States

**Email** [kayechambers@att.net](mailto:kayechambers@att.net)

**Phone Number** (502) 314-7389

**What is the case number of the development application?** 20-zone-0017

\*

**Comments \***

As a homeowner, I am totally against this property being zoned C-1 Commercial. Parking is already a problem, and 4-8 more cars on top of Swift's employees "hogging" spaces will make it impossible to park on the street near my home. It's already impossible right now at peak times! C-1 Zoning eats into our residential neighborhood, and the thought of a bar or some other noisy establishment with unthoughtful patrons is disturbing. Several businesses on our block now already degrade the cozy neighborhood feeling. The highest and best use of the 1300 building would be a single family home with a garage (and perhaps an apt. over it). Otherwise, returning it to a duplex is acceptable. Anything with more units than I've mentioned would just take up too much parking space, which is sorely limited.

Would you like the Louisville Metro case manager to contact you to discuss your comments? \*



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## St. Germain, Dante

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**From:** Davis, Brian  
**Sent:** Wednesday, July 15, 2020 9:47 AM  
**To:** St. Germain, Dante  
**Subject:** FW: Public Hearing Item Comment Form [#11]

**Follow Up Flag:** Flag for follow up  
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**Brian Davis, AICP**  
**Planning Manager**  
**Planning & Design Services**  
**(502) 574-5160**  
[brian.davis@louisvilleky.gov](mailto:brian.davis@louisvilleky.gov)

**From:** Louisville Metro <no-reply@wufoo.com>  
**Sent:** Tuesday, July 14, 2020 4:02 PM  
**To:** Haberman, Joseph E <Joseph.Haberman@louisvilleky.gov>  
**Cc:** Davis, Brian <Brian.Davis@louisvilleky.gov>  
**Subject:** Public Hearing Item Comment Form [#11]

**Name \*** Bruce McCann

**Address \***   
1313 East Washington Street  
Louisville, Kentucky 40206  
United States

**Email** [bbmccann@att.net](mailto:bbmccann@att.net)

**Phone** (502) 417-8853  
**Number**

**What is the** 20-zone-0017  
**case number**  
**of the**  
**development**  
**application?**

\*

**Comments \***

I am opposed to changing the zoning of the property at 1300 East Washington St. The beauty of this neighborhood are blocks like the 1300 block of East Washington Street of which the majority are residential properties. The parking in the area is already a major issue and changing to a commercial or allowing 4 units without being able to increase parking would only exacerbate this situation. A possible compromise would be allowing a two car garage with a studio apartment above. I understand investors need to make a return but they knew the zoning prior to the purchase. It's not the neighborhoods responsibility to change the rules so that they can get a return on their investment. What makes butchertown a wonderful place to live is the diversity of residential homes. One of the major problems is parking. We have a sufficient mix of single-family, multi-family, commercial and even light industrial in butchertown. We do not need to encroach into blocks that are primarily residential with a zoning status that is wide open to a multitude of different businesses and would not need to adhere to the residential densities that are currently in place. I hope the zoning board and the investors can come too a compromise that will satisfy both parties without making a major change to the property's zoning.

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comments? \*



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**From:** Gorman, Becky  
**Sent:** Wednesday, July 15, 2020 3:44 PM  
**To:** woodpharm@aol.com  
**Cc:** St. Germain, Dante  
**Subject:** RE: Case # 20-Zone-0017

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Gwenn,

My understanding of the case is limited, but I think it is for a total of 4 dwelling units. I am copying Dante St. Germain on this email, so that she will have documentation of your comments for her case. Also, she can answer any questions you may regarding the proposed zone change to this site.

Best regards,

Becky Gorman  
Planning and Design Coordinator  
Planning & Design Services  
Department of Develop Louisville  
*LOUISVILLE FORWARD*  
444 South Fifth Street, Suite 300  
Louisville, KY 40202  
502.574.5210

<https://louisvilleky.gov/government/planning-design>



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**From:** woodpharm@aol.com <woodpharm@aol.com>  
**Sent:** Wednesday, July 15, 2020 2:42 PM  
**To:** Gorman, Becky <Becky.Gorman@louisvilleky.gov>  
**Subject:** Case # 20-Zone-0017

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Becky.....I met you several months ago and am writing because, living at 1319 Washington Street, I am concerned about the zoning proposal change of our neighborhood.....Parking is now a huge issue for residents because so many business's are using parking spaces, then dump their trash on the street..... We expect that to get worse as the soccer stadium opens.

In the 31 years that I have been here, I have realized that a vibrant historic neighborhood, in a downtown area gives vitality to the riverfront development, and all of your efforts to to make downtown popular.....Its the heart and soul of the neighborhood that attracts people..... Washington Street needs no more commercialization.....There are plenty of other places for that.....I urge you and your committee to KEEP WASHINGTON STREET RESIDENTIAL.....Gwenn Knight

## St. Germain, Dante

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**From:** Francoise Kemble <francoise.kemble@gmail.com>  
**Sent:** Thursday, July 16, 2020 9:40 AM  
**To:** St. Germain, Dante  
**Cc:** nick Johnson  
**Subject:** case# 20-zone-0017

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**1300 E Washington Street**  
**Case number: 20-zone-0017**

To: Community Design Services  
Att: Dante St.Germain, case manager

While we are glad the residential duplex at 1300 E Washington St. is being renovated, we are against its rezoning for commercial purposes. Doing so would not only go against the neighborhood plan, it would destroy the residential fabric of that block.

A corner residential structure acts as a safeguard for the homes of that block. Business ventures can become uncontrollable and bring in transient activities, not desirable for homeowners. Story Avenue would be better suited for a new commercial enterprise.

Butchertown is already saturated with ever expanding commercial and industrial activity which is already tipping the balance for residents. It is imperative that the 1300 block of E Washington St. remain residential so as to preserve the unique historic character of Butchertown.

Once a change is made, the scar cannot be erased.

Respectfully,

Keith & Françoise Kemble  
1406 Quincy Street, Louisville, KY 40206  
(502)-589-2442

## St. Germain, Dante

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**From:** Haberman, Joseph E  
**Sent:** Thursday, July 16, 2020 10:01 AM  
**To:** St. Germain, Dante  
**Cc:** Davis, Brian  
**Subject:** FW: Public Hearing Item Comment Form [#18]

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**From:** Louisville Metro [mailto:no-reply@wufoo.com]  
**Sent:** Wednesday, July 15, 2020 3:47 PM  
**To:** Haberman, Joseph E  
**Cc:** Davis, Brian  
**Subject:** Public Hearing Item Comment Form [#18]

**Name \*** Kara Taylor

**Address \***   
1309 E. Washington St.  
Louisville, KY 40206  
United States

**Email** [karaschmooptaylor@gmail.com](mailto:karaschmooptaylor@gmail.com)

**Phone Number** (502) 345-7382

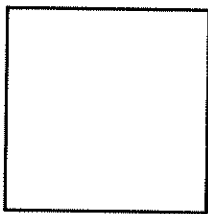
**What is the case number of the development application? \*** 20-zone-0017

**Comments \*** As homeowners in the 1300 block of East Washington street, we are in opposition to the change of zoning to C-1 at the 1300 site. Our street is already bordered by a lot of industry and tourism sites (JBS, LouCityFC soccer stadium, etc.) and on street parking is already minimal. We believe allowing this site to become commercial will diminish the feeling of our neighborhood as a neighborhood and could potentially become a nuisance to us residents.

Sincerely,  
Kara Taylor & Chad Stockfleth

**Would you like the Louisville Metro case manager to contact you to discuss your comments? \*** Yes





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**From:** Haberman, Joseph E  
**Sent:** Thursday, July 16, 2020 10:02 AM  
**To:** St. Germain, Dante  
**Cc:** Davis, Brian  
**Subject:** FW: Public Hearing Item Comment Form [#17]

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**From:** Louisville Metro [mailto:no-reply@wufoo.com]  
**Sent:** Wednesday, July 15, 2020 3:05 PM  
**To:** Haberman, Joseph E  
**Cc:** Davis, Brian  
**Subject:** Public Hearing Item Comment Form [#17]

**Name \*** Sean Farr

**Address \***   
1305 E. Washington Street  
Louisville, KY 40206  
United States

**Email** [miles@previtusmedia.com](mailto:miles@previtusmedia.com)

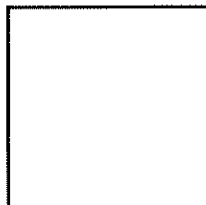
**Phone Number** (502) 240-8800

**What is the case number of the development application? \*** 20-zone-0017

**Comments \*** NO zone change

**Would you like the Louisville Metro case manager to contact you to discuss your comments? \*** No

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**From:** Haberman, Joseph E  
**Sent:** Thursday, July 16, 2020 10:03 AM  
**To:** St. Germain, Dante  
**Cc:** Davis, Brian  
**Subject:** FW: Public Hearing Item Comment Form [#16]

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**From:** Louisville Metro [mailto:no-reply@wufoo.com]  
**Sent:** Wednesday, July 15, 2020 3:04 PM  
**To:** Haberman, Joseph E  
**Cc:** Davis, Brian  
**Subject:** Public Hearing Item Comment Form [#16]

**Name \*** Jerry Vowels

**Address \***



1305 E Washington St  
Louisville, KY 40206  
United States

**Email** [jlwovels64@gmail.com](mailto:jlwovels64@gmail.com)

**Phone** (502) 533-6758

**Number**

**What is the** 20-zone-0017

**case number**

**of the**

**development**

**application?**

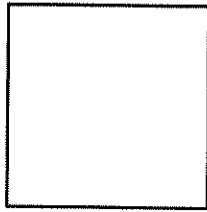
\*

**Comments \***

Regarding the requested Zone change, my vote is a NO. Although I can appreciate the owners interest, they should stop and think about what brought them to Butchertown. There is more then enough down the street, over a block, a 10 minute drive or a nice walk. This is home, kids on bikes, people walking their pets, neighbor's chatting, all things home. This is NOT a block we want a bar or eatery, or boutique or anything other than a new RESIDENTIAL neighbor to get to know. I wish before someone buys in an area, they'd talk to those living here. Why must it take a meeting for us to find out these things? We don't want enemies and we are not a no kind of people, but we also like our home here. NO to the zone change.

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Louisville  
Metro case  
manager to  
contact you  
to discuss  
your  
comments? \*

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**St. Germain, Dante**

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**From:** Haberman, Joseph E  
**Sent:** Thursday, July 16, 2020 10:03 AM  
**To:** St. Germain, Dante  
**Cc:** Davis, Brian  
**Subject:** FW: Public Hearing Item Comment Form [#15]

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**From:** Louisville Metro [mailto:no-reply@wufoo.com]  
**Sent:** Wednesday, July 15, 2020 1:30 PM  
**To:** Haberman, Joseph E  
**Cc:** Davis, Brian  
**Subject:** Public Hearing Item Comment Form [#15]

**Name \*** Gwenn Knight

**Address \***   
1319 E Washington St  
Louisville, Ky Louisville  
United States

**Email** [woodpharm@aol.com](mailto:woodpharm@aol.com)

**Phone Number** (502) 589-9396

**What is the case number of the development application?** 20-zone-001

\*

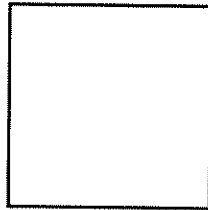
**Comments \***

Butchertown is a wonderful neighborhood that needs to be kept residential.....I am against a zoning change to C-1, which is commercial.....Parking for commercial business now a big problem and the trash associated with it.....With the soccer stadium opening, we expect more pressure on parking.

After living here for 31 years, I have come to appreciate how rare a unified historic neighborhood is in a downtown area.....We attract tourism and residents which greatly compliment the expansion of the riverfront and the downtown developments.

There are plenty of places for commercial enterprises around this area, but it would be wrong to over commercialize the heart and sole of Washington Street and what it had given to this community

**Would you**    Yes  
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**Louisville**  
**Metro case**  
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**comments? \***



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**From:** Haberman, Joseph E  
**Sent:** Thursday, July 16, 2020 10:04 AM  
**To:** St. Germain, Dante  
**Cc:** Davis, Brian  
**Subject:** FW: Public Hearing Item Comment Form [#14]

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**From:** Louisville Metro [mailto:no-reply@wufoo.com]  
**Sent:** Wednesday, July 15, 2020 12:59 PM  
**To:** Haberman, Joseph E  
**Cc:** Davis, Brian  
**Subject:** Public Hearing Item Comment Form [#14]

**Name \*** Kate Janke

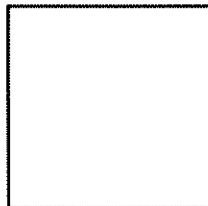
**Address \***   
1306 E Washington Street  
Louisville, KY 40206  
United States

**Phone Number** (502) 500-6487

**What is the case number of the development application? \*** 20-zone-0017

**Comments \*** I strongly object to changing the zoning to commercial. I would prefer for the property to remain residential. I live two houses down, and there is already more commercial activity close to my house than I would like. Please allow the residential zoning to remain. Thank you very much.

**Would you like the Louisville Metro case manager to contact you to discuss your comments? \*** No





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**St. Germain, Dante**

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**From:** Haberman, Joseph E  
**Sent:** Thursday, July 16, 2020 10:06 AM  
**To:** St. Germain, Dante  
**Subject:** FW: Public Hearing Item Comment Form [#13]

**Follow Up Flag:** Flag for follow up  
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**From:** Louisville Metro [mailto:no-reply@wufoo.com]  
**Sent:** Wednesday, July 15, 2020 9:42 AM  
**To:** Haberman, Joseph E  
**Cc:** Davis, Brian  
**Subject:** Public Hearing Item Comment Form [#13]

**Name \*** Kay Chambers

**Address \***   
1313 East Washington Street  
Louisville, KY 40206  
United States

**Email** [kayechambers@att.net](mailto:kayechambers@att.net)

**Phone Number** (502) 314-7389

**What is the case number of the development application?** 20-zone-0017

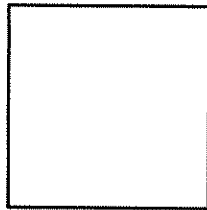
\*

**Comments \***

As a homeowner, I am totally against this property being zoned C-1 Commercial. Parking is already a problem, and 4-8 more cars on top of Swift's employees "hogging" spaces will make it impossible to park on the street near my home. It's already impossible right now at peak times! C-1 Zoning eats into our residential neighborhood, and the thought of a bar or some other noisy establishment with unthoughtful patrons is disturbing. Several businesses on our block now already degrade the cozy neighborhood feeling. The highest and best use of the 1300 building would be a single family home with a garage (and perhaps an apt. over it). Otherwise,

returning it to a duplex is acceptable. Anything with more units than I've mentioned would just take up too much parking space, which is sorely limited.

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## St. Germain, Dante

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**From:** Haberman, Joseph E  
**Sent:** Thursday, July 16, 2020 10:08 AM  
**To:** St. Germain, Dante  
**Subject:** FW: Public Hearing Item Comment Form [#11]

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**From:** Louisville Metro [mailto:no-reply@wufoo.com]  
**Sent:** Tuesday, July 14, 2020 4:02 PM  
**To:** Haberman, Joseph E  
**Cc:** Davis, Brian  
**Subject:** Public Hearing Item Comment Form [#11]

**Name \*** Bruce McCann

**Address \***   
1313 East Washington Street  
Louisville, Kentucky 40206  
United States

**Email** [bbmccann@att.net](mailto:bbmccann@att.net)

**Phone Number** (502) 417-8853

**What is the case number of the development application?** 20-zone-0017

\*

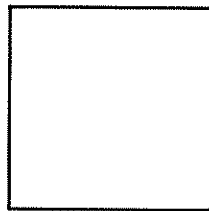
**Comments \***

I am opposed to changing the zoning of the property at 1300 East Washington St. The beauty of this neighborhood are blocks like the 1300 block of East Washington Street of which the majority are residential properties. The parking in the area is already a major issue and changing to a commercial or allowing 4 units without being able to increase parking would only exacerbate this situation. A possible compromise would be allowing a two car garage with a studio apartment above. I understand investors need to make a return but they knew the zoning prior to the purchase. It's not the neighborhoods responsibility to change the rules so that they can get a return on their investment. What makes butchertown a wonderful place to live is the diversity of residential homes. One of the

major problems is parking.

We have a sufficient mix of single-family, multi-family, commercial and even light industrial in butchertown. We do not need to encroach into blocks that are primarily residential with a zoning status that is wide open to a multitude of different businesses and would not need to adhere to the residential densities that are currently in place. I hope the zoning board and the investors can come too a compromise that will satisfy both parties without making a major change to the property's zoning.

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## St. Germain, Dante

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**From:** Williams, Julia  
**Sent:** Thursday, July 16, 2020 11:29 AM  
**To:** St. Germain, Dante  
**Subject:** FW: Zoning Change Objection

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FYI

Julia Williams, AICP  
Planning Supervisor  
Planning & Design Services  
Department of Develop Louisville  
*LOUISVILLE FORWARD*  
444 South Fifth Street, Suite 300  
Louisville, KY 40202  
502.574.6942  
<https://louisvilleky.gov/government/planning-design>



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**From:** Fister, Charles <Bradley.Fister@louisvilleky.gov>  
**Sent:** Thursday, July 16, 2020 11:28 AM  
**To:** Williams, Julia <Julia.Williams@louisvilleky.gov>  
**Subject:** Zoning Change Objection

Good morning Julia,  
I spoke with a lady by the name of Gwen Knight 502-589-9396 she would like to file an objection to a zoning change on the corner of the 1300 block of Washington in Butchertown but didn't have any more specific info than that so I was not sure whom to send her to.

Thanks,  
Brad

Bradley Fister  
Historic Preservation Specialist  
Planning & Design Services  
Department of Develop Louisville  
*LOUISVILLE FORWARD*  
444 South Fifth Street, Suite 300  
Louisville, KY 40202  
(502) 574-1468  
[bradley.fister@louisvilleky.gov](mailto:bradley.fister@louisvilleky.gov)  
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