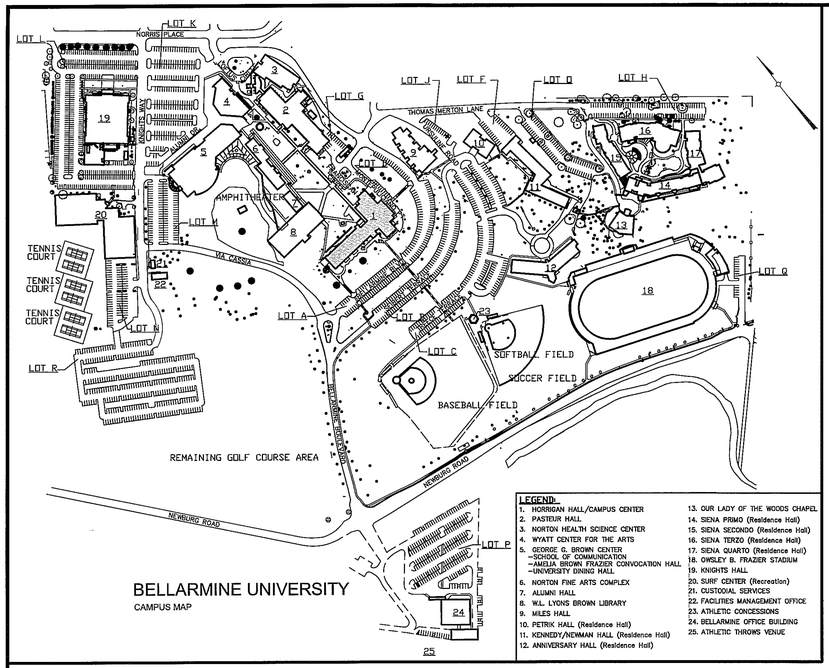
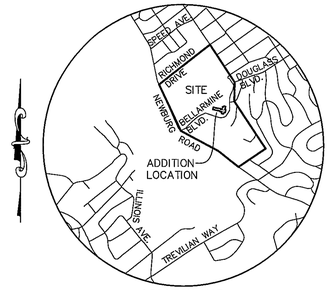


LEGEND:

1. HORRIGAN HALL/CAMPUS CENTER
2. PASTEUR HALL
3. NORTON HEALTH SCIENCE CENTER
4. WYATT CENTER FOR THE ARTS
5. GEORGE G. BROWN CENTER
   - SCHOOL OF COMMUNICATION
   - AMELIA BROWN FRAZIER CONVOCATION HALL
   - UNIVERSITY DINING HALL
6. NORTON FINE ARTS COMPLEX
7. ALUMNI HALL
8. W.L. LYONS BROWN LIBRARY
9. MILES HALL
10. PETRIK HALL (Residence Hall)
11. KENNEDY/NEIMAN HALL (Residence Hall)
12. ANNIVERSARY HALL (Residence Hall)
13. OUR LADY OF THE WOODS CHAPEL
14. SIENA PRIMO (Residence Hall)
15. SIENA SECONDO (Residence Hall)
16. SIENA TERZO (Residence Hall)
17. SIENA QUARTO (Residence Hall)
18. OWSLEY B. FRAZIER STADIUM
19. KNIGHTS HALL
20. SURF CENTER (Recreation)
21. CUSTODIAL SERVICES
22. FACILITIES MANAGEMENT OFFICE
23. ATHLETIC CONCESSIONS
24. BELLARMINE OFFICE BUILDING
25. ATHLETIC THROWS VENUE



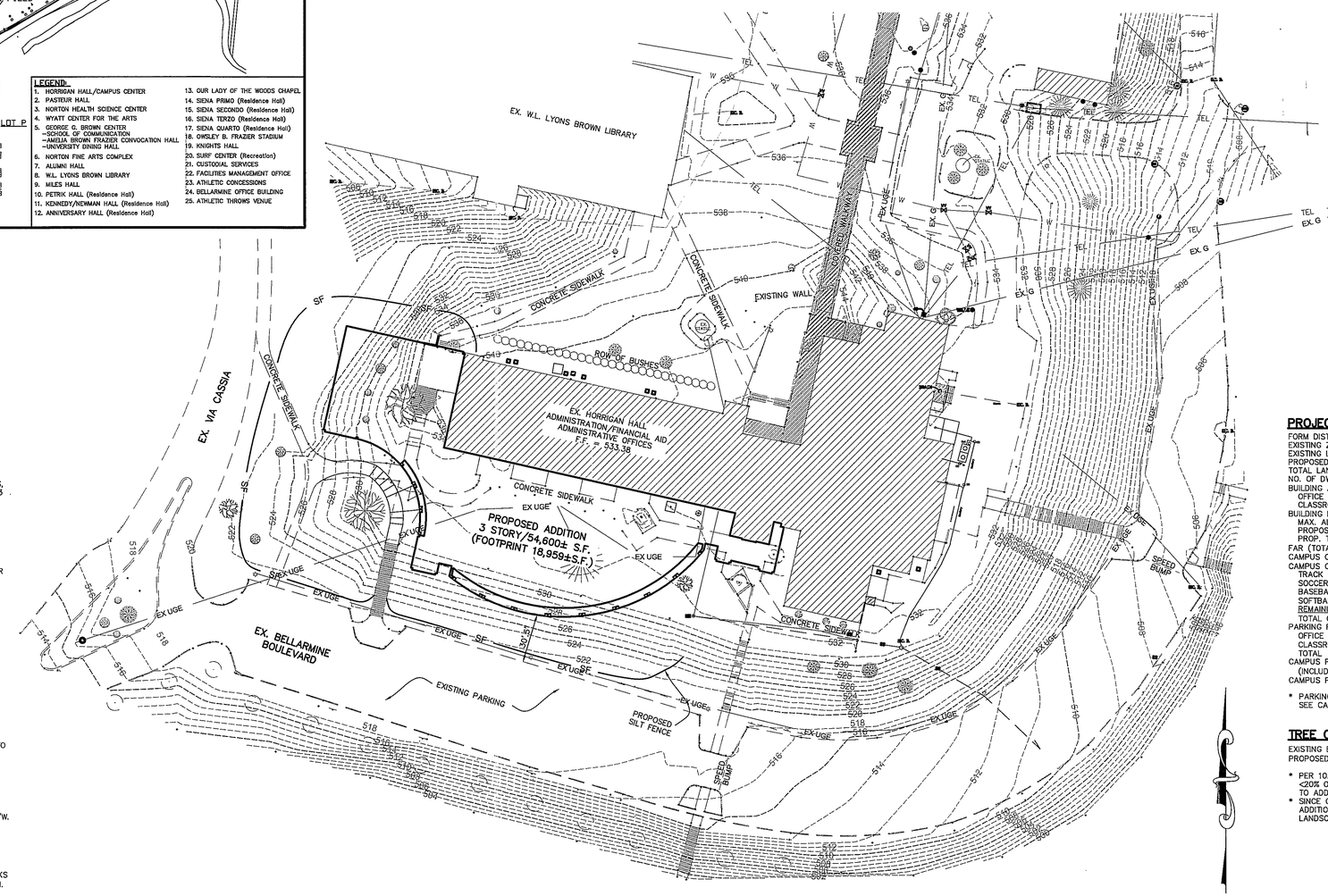
LOCATION MAP
NO SCALE

PRELIMINARY APPROVAL

Condition of Approval:_____

Development Review — Date 6/25/14

LOUISVILLE & JEFFERSON COUNTY METROPOLITAN SEWER DISTRICT



PRELIMINARY APPROVAL
DEVELOPMENT PLAN
CONDITIONS:_____

BY: Barry Mullins
DATE: 6-19-14
LOUISVILLE/ JEFFERSON COUNTY
METRO PUBLIC WORKS

GENERAL NOTES:

1. DOMESTIC WATER SUPPLY:
   SUBJECT SITE CAN BE SERVED BY THE LOUISVILLE WATER COMPANY. THE NECESSARY WATER SYSTEM IMPROVEMENTS REQUIRED TO SERVICE THE DEVELOPMENT SHALL BE AT THE OWNER/DEVELOPER'S EXPENSE.
2. TREE PRESERVATION:
   A TREE PRESERVATION PLAN SHALL BE PROVIDED TO THE PLANNING COMMISSION'S STAFF LANDSCAPE ARCHITECT FOR APPROVAL PRIOR TO BEGINNING ANY CONSTRUCTION ACTIVITIES ON THE SITE.
3. PROTECTION OF TREES TO BE PRESERVED:
   CONSTRUCTION FENCING SHALL BE ERECTED PRIOR TO ANY GRADING OR CONSTRUCTION ACTIVITIES–PREVENTING COMPACTION OF ROOT SYSTEMS OF TREES TO BE PRESERVED. THE FENCING SHALL ENCLOSE THE AREA BENEATH THE DRIP LINE OF THE TREE CANOPY AND SHALL REMAIN IN PLACE UNTIL ALL CONSTRUCTION IS COMPLETE. NO PARKING, MATERIAL STORAGE OR CONSTRUCTION ACTIVITIES SHALL BE PERMITTED WITHIN THE FENCED AREA.
4. THE DEVELOPMENT LIES IN THE CITY OF LOUISVILLE FIRE DISTRICT 4.
5. ALL LUMINARES SHALL BE AIMED, DIRECTED, OR FOCUSED SUCH AS TO NOT CAUSE DIRECT LIGHT FROM THE LUMINARE TO BE DIRECTED TOWARDS RESIDENTIAL USES OR PROTECTED OPEN SPACES (ie. CONSERVATION EASEMENTS, GREENWAYS, OR PARKWAYS) ON ADJACENT OR NEARBY PARCEL'S, OR TO CREATE GLARE PERCEPTIBLE ON PUBLIC STREETS AND RIGHT OF WAYS PER CHAPTER 4.1.3 OF THE LDC.
6. ALL DUMPSTER PADS, TRANSFORMERS, AC UNITS, GENERATOR PADS TO BE SCREENED PER CHAPTER 10 OF THE LDC.
7. ALL RADII TO BE 4.5' UNLESS OTHERWISE INDICATED.
8. BUILDING ARCHITECTURE TO COMPLY WITH CHAPTER 5.4 OF THE LDC.
9. ALL INTERIOR SIDEWALKS THAT ABUT PARKING TO BE 5' WIDE MINIMUM.
10. A LANDSCAPE AND TREE CANOPY PLAN PER CHAPTER 10 OF THE LDC SHALL BE PROVIDED PRIOR TO ISSUANCE OF BUILDING PERMIT.
11. MITIGATION MEASURES FOR DUST CONTROL SHALL BE IN PLACE DURING CONSTRUCTION TO PREVENT FUGITIVE EMISSIONS REACHING EXISTING ROADS AND NEIGHBORHOODS.

MSD NOTES:

1. WASTEWATER:
   SANITARY SEWER WILL CONNECT TO THE MORRIS FOREMAN WASTEWATER TREATMENT PLANT BY LATERAL EXTENSION AGREEMENT, SUBJECT TO FEES. SANITARY SEWER CAPACITY TO BE APPROVED BY METROPOLITAN SEWER DISTRICT.
2. SITE SUBJECT TO MSD'S REGIONAL FACILITY FEE.
3. IF THE AREA OF DISTURBANCE IS ≥1 ACRE THEN FINAL DESIGN OF THIS PROJECT MUST MEET MS4 WATER QUALITY REGULATIONS ESTABLISHED BY MSD. SITE LAYOUT MAY CHANGE AT THE DESIGN PHASE DUE TO PROPER SIZING OF GREEN BEST MANAGEMENT PRACTICES.
4. EROSION & SILT CONTROL:
   A SOIL AND SEDIMENTATION CONTROL PLAN SHALL BE DEVELOPED AND IMPLEMENTED IN ACCORDANCE WITH MSD AND THE USDA NATURAL RESOURCES CONSERVATION SERVICE RECOMMENDATIONS. DOCUMENTATION OF MSD'S APPROVAL OF THE PLAN SHALL BE SUBMITTED TO THE PLANNING COMMISSION PRIOR TO GRADING AND CONSTRUCTION ACTIVITIES.
5. A PORTION OF THE SUBJECT PROPERTY LIES WITHIN A FLOOD HAZARD AREA PER FEMA'S FIRM MAPPING, (21111C043E AND 59E) WITH AN APPROX. 100 YR. STORM ELEVATION OF 464.00±.

PUBLIC WORKS AND KTC NOTES:

1. NO LANDSCAPING AND COMMERCIAL SIGNS SHALL BE PERMITTED IN STATE AND METRO WORKS R/W.
2. COMPATIBLE UTILITY LINES (ELECTRIC, PHONE, CABLE) SHALL BE PLACED IN A COMMON TRENCH UNLESS OTHERWISE REQUIRED BY APPROPRIATE AGENCIES.
3. THE DEVELOPER IS RESPONSIBLE FOR ANY UTILITY RELOCATION ON THE PROPERTY.
4. ALL SIDEWALK RAMPS SHALL CONFORM TO A.D.A STANDARD SPECIFICATIONS, THE "SPECIAL NOTE FOR DETECTABLE WARNINGS FOR SIDEWALK RAMPS" PER KTC STANDARD DRAWINGS FOR SIDEWALKS AND PER KY STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION," LATEST EDITION.
5. NO INCREASE OF RUNOFF ALLOWED TO DISCHARGE INTO STATE R/W.

PROJECT DATA:

FORM DISTRICT	CAMPUS
EXISTING ZONING	R5
EXISTING LAND USE	UNIVERSITY CAMPUS
PROPOSED LAND USE	NO CHANGE
TOTAL LAND AREA	89.49 AC.
NO. OF DWELLING UNITS	
BUILDING ADDITION:	54,600± S.F.
OFFICE AREA	13,010± S.F.
CLASSROOMS	12
BUILDING HEIGHT:	
MAX. ALLOWED	150' HT.
PROPOSED ADDITION	49' HT.
PROP. TOWER	75' HT.
FAR (TOTAL BLDG AREA ON LOT: 818,932±S.F.)	0.21 (0.5 ALLOWED)
CAMPUS OPEN SPACE REQUIRED	9.0 ACRES (10%)
CAMPUS OPEN SPACE PROVIDED:	
TRACK AND FIELD	3.24 ACRES
SOCCER	2.24 ACRES
BASEBALL	3.24 ACRES
SOFTBALL	1.04 ACRES
REMAINING AREA PREVIOUSLY GOLF COURSE	16± ACRES
TOTAL OPEN SPACE	25.8± ACRES
PARKING REQUIRED FOR ADDITION:	
OFFICE (MIN. 1 SP/350 S.F.–MAX. 1 SP/200 S.F.)	37–65 SPACES
CLASSROOM (MIN. 0.5 SP/RM–MAX. 10 SP/RM)	60–120 SPACES
TOTAL	97–185 SPACES
CAMPUS PARKING REQUIRED (INCLUDES ADDITION/EXCLUDES "JOINT USE")	2017*
CAMPUS PARKING PROVIDED	2071*

* PARKING DATA UPDATED AND PROVIDED WITH THIS APPLICATION. SEE CASE FILE FOR MORE INFORMATION.

TREE CANOPY/LANDSCAPE DATA:

EXISTING BUILDING FOOTPRINT AREA ON LOT	345,800± S.F.
PROPOSED NEW CONSTRUCTION FOOTPRINT	18,959± S.F.(0.05%)

* PER 10.1.2 OF THE LDC, NEW CONSTRUCTION WITH A FOOTPRINT <20% OF THE SITES EX. BUILDING FOOTPRINT AREA IS NOT REQUIRED TO ADDRESS TREE CANOPY REQUIREMENTS.

* SINCE ONLY BUILDING AREA AND SIDEWALK IS PROPOSED WITH THIS ADDITION, AND NO ADDITIONAL PARKING, THERE ARE NO APPLICABLE LANDSCAPE REQUIREMENTS OF 10.2 OF THE LDC.

RECEIVED
JUN 09 2014
PLANNING &
DESIGN SERVICES

GRAPHIC SCALE 1"=40'
0 10 20 40 80

CASE # 14DEVPLAN1071
RELATED CASE # 11694, B-95-08, B-86-03, B-192-99, B-290-98
MSD WM # 9332

Mindel, Scott & Associates, Inc.
Planning · Engineering · Surveying · Landscape Architecture
Utility Consulting · Property Management
5151 Jefferson Boulevard, Louisville, KY 40219
Phone: (502) 485-1508 · Fax: (502) 485-1506 · E-Mail: msa@mindelscott.com

OWNER/DEVELOPER
BELLARMINE UNIVERSITY, INC.
2001 NEWBURG ROAD
LOUISVILLE, KY. 40205

CATEGORY 3 DEVELOPMENT PLAN
BELLARMINE UNIVERSITY
HORRIGAN HALL ADDITION
2001 NEWBURG ROAD
TAX BLOCK: 79J LOT: 1
D.B. 9449 PG. 43

Revisions	
06/09/14	PER AGENCY COMMENTS

Vertical Scale: N/A

Horizontal Scale: 1"=40'

Date: 5/19/14

Job Number: 3189

Sheet 1 of 1

ENGINEER: XXXXXXXXXXXXXX

14DEVPLAN1071