

**MINUTES OF THE MEETING
OF THE
LAND DEVELOPMENT AND TRANSPORTATION COMMITTEE
AUGUST 14, 2014**

A meeting of the Land Development and Transportation Committee was held on, Thursday, August 14, 2014 at 1:00 p.m. in the Old Jail Building, located at 514 W. Liberty Street, Louisville, Kentucky.

Committee Members present were:

Donnie Blake, Chair
Vince Jarboe, Vice Chair
Jeff Brown
Carrie Butler

Committee Members absent were:

Cliff Turner

Staff Members present were:

Joe Reverman, Planning Supervisor
Julia Williams, Planner II
Emily Liu, Planning Director
John Carroll, Legal Counsel
Sharonda Duerson, Management Assistant (minutes)

Others present:

Jennifer Caummisur, Land Design and Development, Inc.
Laura Neely

The following matters were considered:

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APPROVAL OF MINUTES

JULY 24, 2014 LD&T COMMITTEE MEETING MINUTES

On a motion by Commissioner Jarboe, seconded by Commissioner Brown, the following resolution was adopted.

RESOLVED, that the Land Development & Transportation Committee does hereby **APPROVE** the minutes of its meeting conducted on July 24, 2014

The vote was as follows:

YES: Commissioners Blake, Jarboe and Brown

NO: No one

NOT PRESENT FOR THIS CASE: Commissioner Turner

ABSTAINING: Commissioner Butler

LAND DEVELOPMENT & TRANSPORTATION COMMITTEE MINUTES
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NEW BUSINESS

CASE NO. 14DEVPLAN1084

Request: Revised Detailed District Development Plan

Project Name: Arborgate Village
Location: 201 Maple Valley Road
Owner: CR Development, Inc.
Applicant: CR Development, Inc.
Representative: Land Design and Development
503 Washburn Avenue, Ste 101

Jurisdiction: Louisville Metro
Council District: 19-Jerry Miller
Staff Case Manager: Julia Williams, AICP, Planner II

The staff report prepared for this case was incorporated into the record. This report was available to any interested party prior to the LD&T meeting. (Staff report is part of the case file maintained in Planning and Design Services offices, 444 S. 5th Street.)

Agency Testimony:

00:02:35 Julia Williams discussed the case summary, standard of review and staff analysis from the staff report.

The following spoke in favor of this request:

Jennifer Caummisar, 503 Washburn Avenue, Ste 101, Louisville, KY 40222

Summary of testimony of those in favor:

00:05:43 Jennifer Caummisar had a power point presentation and submitted a new plan for the site. She stated she spoke to Ann Richards in regards to the sidewalk being added to the plan. She gave the percentage of the slope drop-offs within her presentation and explained her justification for the request.

Commissioner Butler asked Jennifer about the safety of the pedestrians walking down the streets. Jennifer stated that she didn't think pedestrians would want to have sidewalks with steep slopes; however, pedestrians would rather have flat surfaces to walk on.

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Deliberation

00:22:55 Commissioners discussed having some sidewalks would be in compliance with the Comprehensive Plan.

Commissioner Blake asked Julia, if she would change anything in her staff analysis. She stated that she would change B & E. She would change B because providing some portion of sidewalk would be provisions for safety for pedestrians. She would change E so that it would read to be less negative. She indicated that by providing a portion of the sidewalk the plans were more in compliance with the Comprehensive Plan as opposed to the previous proposal of no sidewalks.

An audio/visual recording of the Land Development & Transportation Committee meeting related to this case is available on the Planning & Design Services website, or you may contact the Customer Service staff to view the recording or to obtain a copy.

Development Plan and Binding Elements

On a motion by Commissioner Jarboe, seconded by Commissioner Butler, the following resolution was adopted.

Based on Julia Williams testimony at today's meeting and Jennifer's testimony.

WHEREAS, the Louisville Metro Land Development & Transportation Committee finds, the removal of the sidewalk will not affect the natural resources within the proposal.

WHEREAS, the Louisville Metro Land Development & Transportation Committee further finds the removal of the sidewalk prevents safe and efficient pedestrian transportation to and from Eastwood Cutoff Road. Eastwood Cutoff Road connects to Shelbyville Road where there are non-residential uses and zoning.

WHEREAS, the Louisville Metro Land Development & Transportation Committee further finds, the removal of the sidewalk will not affect open space.

WHEREAS, the Louisville Metro Land Development & Transportation Committee further finds, removal of the sidewalk will not affect drainage.

WHEREAS, the Louisville Metro Land Development & Transportation Committee further finds, the overall site design is not changing and has proven to be compatible via previous development plan approvals. However, the removal of the interior sidewalk

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reduces the compatibility of the site with future development as this site will no longer provide a safe connection for its residents to walk to other developments.

WHEREAS, the Louisville Metro Land Development & Transportation Committee further finds, while the sidewalk is not required by the Land Development Code it was provided on the development plan as a tool to comply with the Comprehensive Plan for the PRD zoning change. Not providing the sidewalk takes the site out of compliance with the circulation guidelines of Cornerstone 2020.

RESOLVED, that the Louisville Metro Planning Commission does hereby **APPROVE** the Detailed District Development Plan **SUBJECT** to the following Binding Elements:

The vote was as follows:

YES: Commissioners Blake, Jarboe, Brown and Butler

NO: No one.

NOT PRESENT AND NOT VOTING: Commissioner Turner

ABSTAINING: No one.

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NEW BUSINESS

CASE NO. 13ZONE1022

Request: Change in zoning from C-1 to C-2 and a variance to encroach into the front yard setback

Project Name: The Post
Location: 1045 Goss Avenue
Owner: TenFifty Eight LLC
Applicant: TenFifty Eight LLC
Same as above
Representative: Laura Neely
1058 Highland Avenue
Jurisdiction: Louisville Metro
Council District: 10-Jim King
Staff Case Manager: Julia Williams, AICP, Planner II

The staff report prepared for this case was incorporated into the record. This report was available to any interested party prior to the LD&T meeting. (Staff report is part of the case file maintained in Planning and Design Services offices, 444 S. 5th Street.)

Agency Testimony:

00:34:17 Julia Williams discussed the case summary, standard of review and staff analysis from the staff report.

The following spoke in favor of this request:

Laura Neely, 1058 Highland Avenue, Louisville, KY 40204

Summary of testimony of those in favor:

00:37:08 Laura Neely spoke to the Commission about the beautification plan and said she has talked to the Germantown Neighborhood Association as well.

Deliberation

00:39:08 Planning Commission deliberation.

An audio/visual recording of the Land Development & Transportation Committee meeting related to this case is available on the Planning & Design Services website, or you may contact the Customer Service staff to view the recording or to obtain a copy.

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NEW BUSINESS

CASE NO. 13ZONE1022

The Committee by general consensus placed this case on the Agenda for the September 18, 2014 public hearing at the Old Jail Building.

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Date

ADJOURNMENT

The meeting adjourned at approximately 1:45 p.m.

Chair

Planning Director