

LAND DEVELOPMENT AND TRANSPORTATION COMMITTEE MINUTES
January 12, 2023

NEW BUSINESS

22-ZONE-0121

Request:	Change in zoning from RR to R-5 with a Waiver and Detailed Development Plan
Project Name:	Vista Hills Subdivision
Location:	10001 Vista Hills Blvd.
Owner:	TRI Smyrna LLC
Applicant:	Jane Renn
Representative:	Bowman Consulting Group Ltd.
Jurisdiction:	Louisville Metro
Council District:	22- Robin Engel
Case Manager:	Julia Williams, AICP, Planning Manager

Notices were sent by first-class mail to those adjoining property owners whose names were supplied by the applicants.

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:

03:07:35 Julia William discussed the case summary from the staff report and indicated that the application was ready for a public hearing (see video for presentation). The applicant is requesting a change in zoning from a R-R to R-5 and also requesting waiver to permit encroachment into the 50' parking buffer and 75' parking setback. The applicant is proposing four lots and access from Vista Lane.

03:11:26 Commissioner Brown asked if the Louisville Loop needed additional right-of-way across the frontage. Julia Williams stated she did not think so.

The following spoke in favor of this request:

Chris Brown 3001 Taylors Springs Drive, Louisville, KY 40220

Summary of testimony of those in favor:

03:12:30 Chris Brown spoke in support of the applicant and gave a PowerPoint presentation. This property is being developed similarly to the property to the south that was recently rezoned and is adjacent to the same parkway buffer.

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03:16:35 Commissioner Mims asked about the proposed parkway buffer plantings. Chris Brown said it would meet the requirements of Chapter 10 in terms of the spacing of planting and number of plantings. The plantings will be along the Bardstown Road right-of-way. Brown stated they would bring a landscape exhibit to the public hearing.

Deliberation

03:18:40 Land Development and Transportation Committee 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.

03:18:50 The Committee by general consensus scheduled this case to be heard at the **February 2, 2023** Planning Commission public hearing.