



Louisville-Jefferson County Metro Government

Louisville Forward Develop Louisville

Planning and Design Services

444 S. 5th Street, Suite 300 - Louisville, KY 40202

Phone: 502.574.6230 Web Site: louisvilleky.gov/ipl/planningdesign/

Agency Review Comments

Project Number: 17MINORPLAT1015

Submittal Date: 02/02/2017

Address: 2500 PORTLAND AVE

Contact Phone: (812)246-5897x

Contact Name: NATHAN GRIMES

Contact Email: RDBI@SBCGLOBAL.NET

Project Name: Portland Avenue Church

Type of Work: MINORPLAT

Project Description: A minor subdivision to create 4 lots from 18 tracts on .16 acres in the R6 and C1 zoning district.

The following report represents a comprehensive set of agency comments for the above mentioned development proposal. Please review and address the comments provided in order to respond appropriately and move this case forward in this review process. Questions may be directed to your case manager:

Case Manager

Ross Allen

Phone

(502)574-6929

EMAIL

ross.allen@louisvilleky.gov

PDS

REVISIONS	allern	Email: ross.allen@louisvilleky.gov	2/10/17 12:00 am
263229	DPOTHER	1	Transfer
9. Please show the structure as found at 2510 Portland Ave. between the newly formed lot 4 and existing lot 1			
263230	DPOTHER	1	Transfer
10. Please place the following: "Note: This plat amends plat book 54, page 022 which is the Portland avenue Church of Christ subdivision."			
263231	DPOTHER	1	Transfer
11. Please place the following: "Note: Access and/or Shared parking provided per crossover access agreement to be recorded with this plat."			
263232	DPOTHER	1	Transfer
12. Please place the following: "Note: This site lies within the Traditional Neighborhood Zoning District. Any subsequent development on site is subject to the requirements of section 2.7.4 & Appendix 2B of the Land Development Code."			
263221	DPOTHER	1	Transfer
1. Joint Use Parking Agreement language is not shown in the top left hand corner, please show. Even though it was recorded before this Large Format Plat will have the same language.			
263223	DPOTHER	1	Transfer
3. Please make sure that the RLS signature and seal shall be applied to all certificates and or statements (excluding the cert of approval)			
263227	DPOTHER	1	Transfer
7. Please provide a plan date.			
263225	DPOTHER	1	Transfer
5. Can you please provide a Plat title.			
263228	DPOTHER	1	Transfer

8. Need a Right of way width from the centerline for North 26th Street

263224	DPOTHER	1	Transfer
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4. The statement above the vicinity map needs to reflect that case no. 12696 has changed to "15AREA1002" which was approved by Metro Council via Ordinance 032 series 2016 on and signed by Mayor Fisher on 2/29/2016. The case no. 15Area1002 has neither binding elements nor conditions of approval per the Planning Commission Minutes on Jan. 21, 2016.

263222	DPOTHER	1	Transfer
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2. Please show the complete Certificate of Ownership and Dedication.

263226	DPOTHER	1	Transfer
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6. The statement of purpose is actually to create lot 4 which is split form lot 1. Per the last recorded large Format Plat 054-022

The statement purpose is actually to create lot which split form Per last recorded large Format Plat 054 022