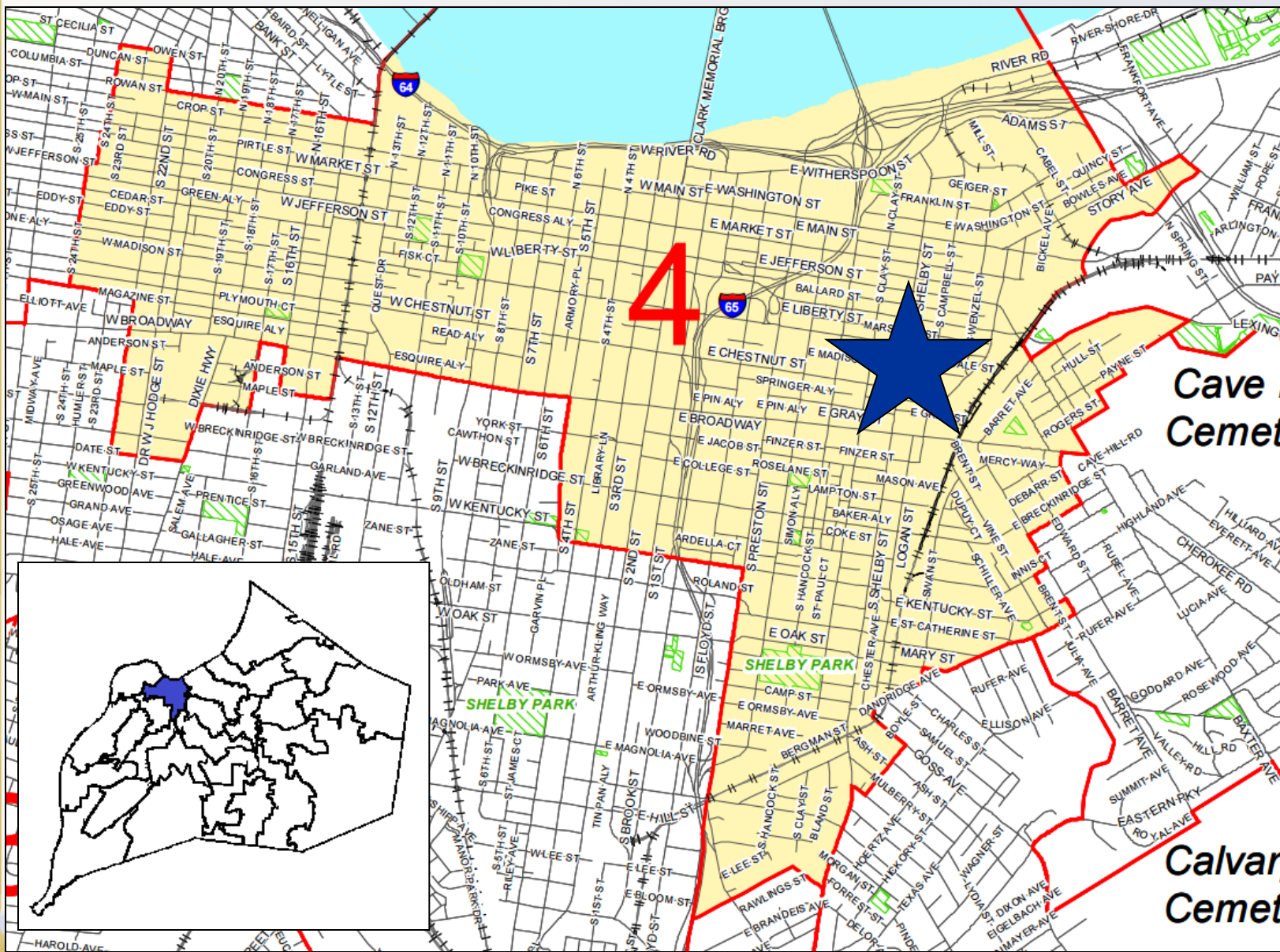
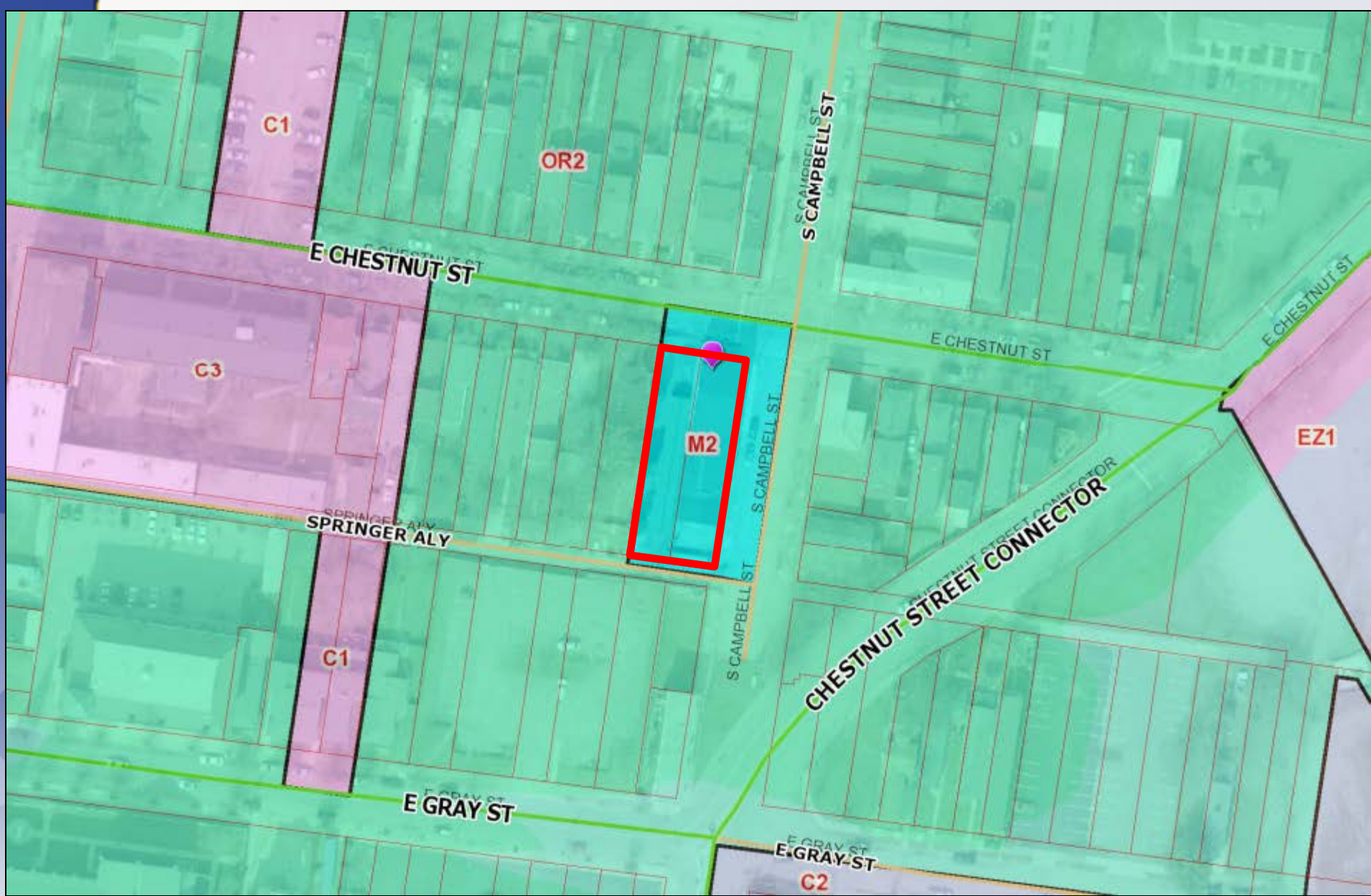


18ZONE1036
840 E CHESTNUT STREET



Planning, Zoning & Annexation Committee
August 14, 2018







Request

- Change-in-Zoning from M-2 Industrial to EZ-1 Enterprise Zone
- Detailed District Development Plan

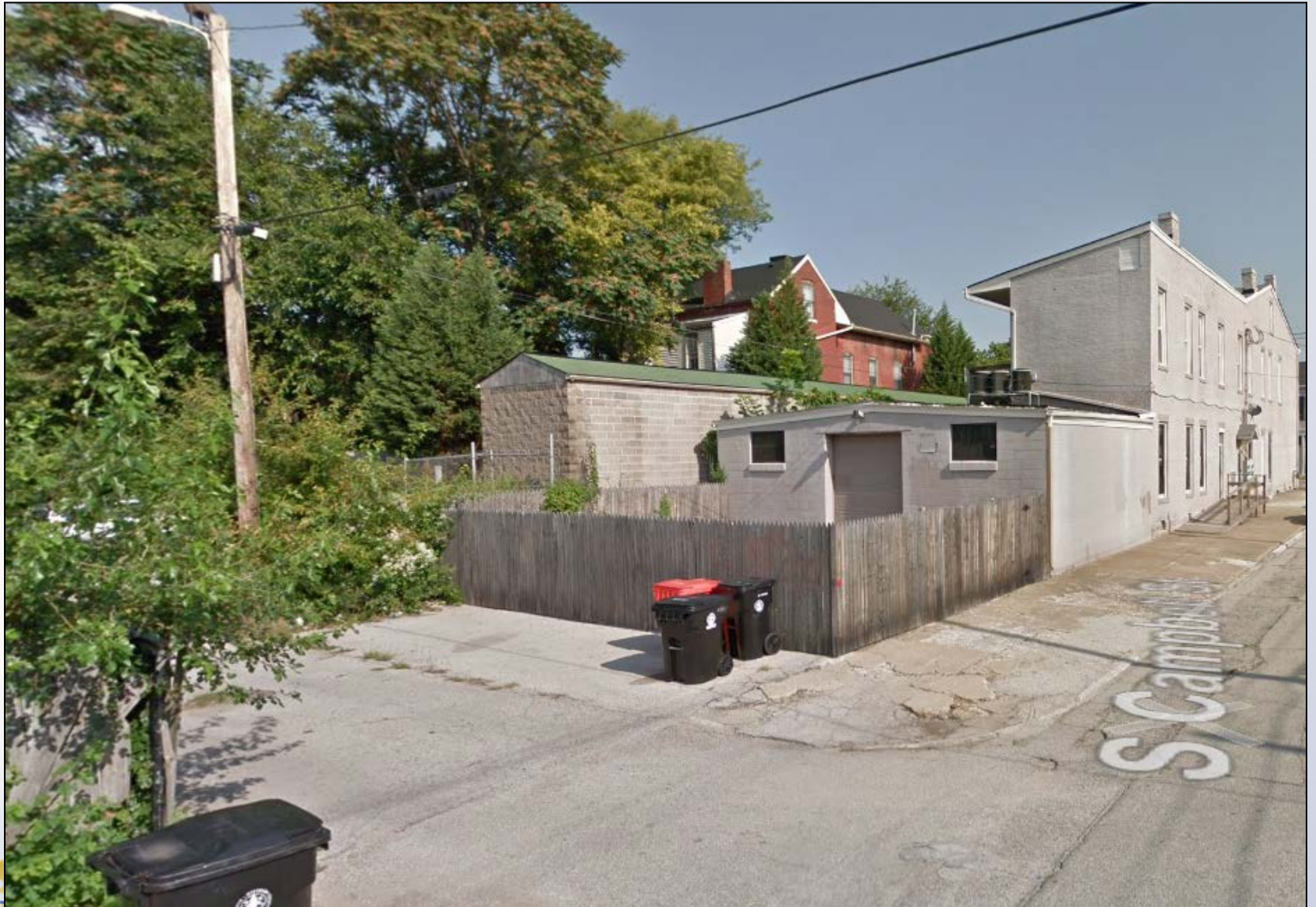
Case Summary

- The zoning change is being requested to allow for expanded uses on the subject property, specifically those less intense uses permitted within the commercial districts that are not currently permitted by the existing zoning district
- Existing - 2-story building and a small-scale mini-warehouse facility
- The first floor of the structure will be divided between a retail storefront and food processing facility
- There are three existing dwelling-units on the second floor

Front



Rear



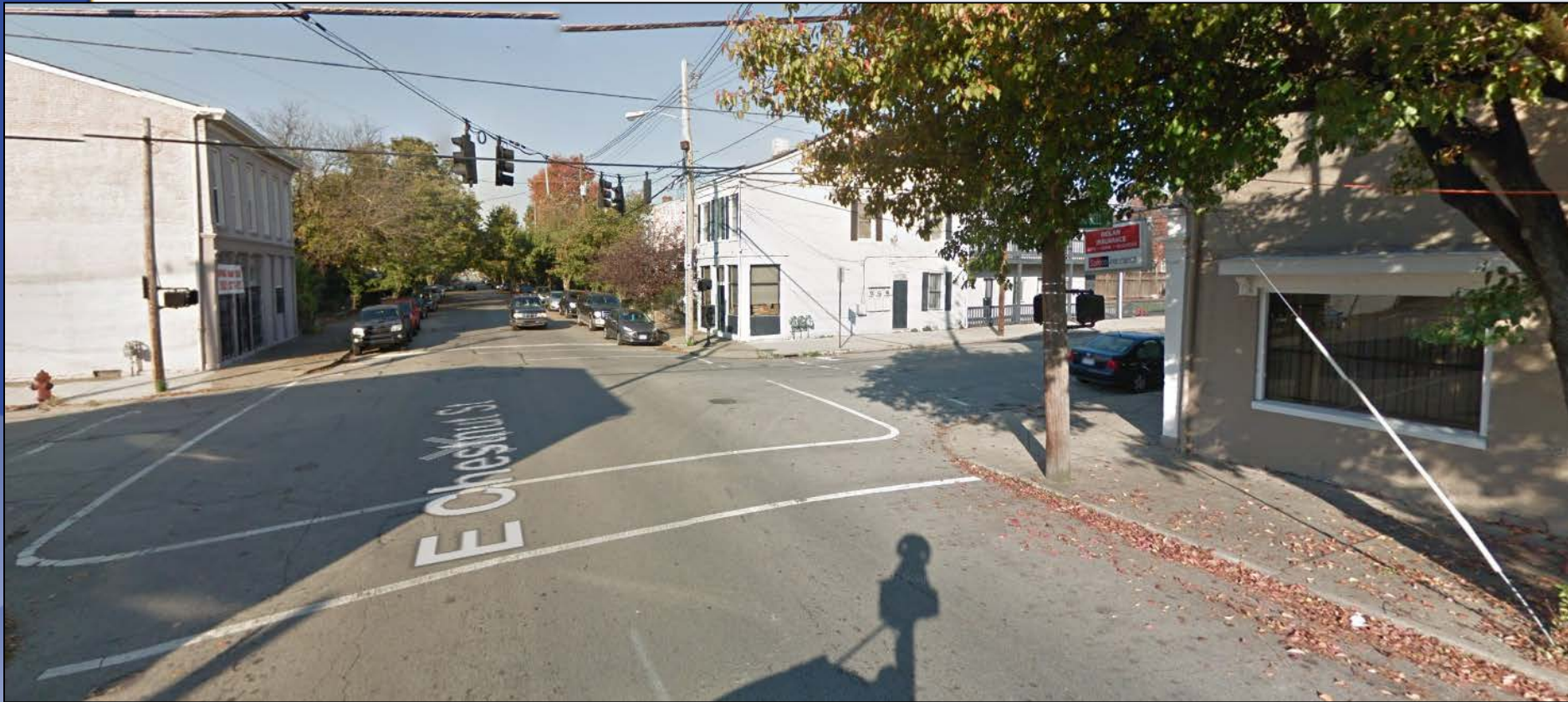
Subject Site on Left



LOUISVILLE

18ZONE1036

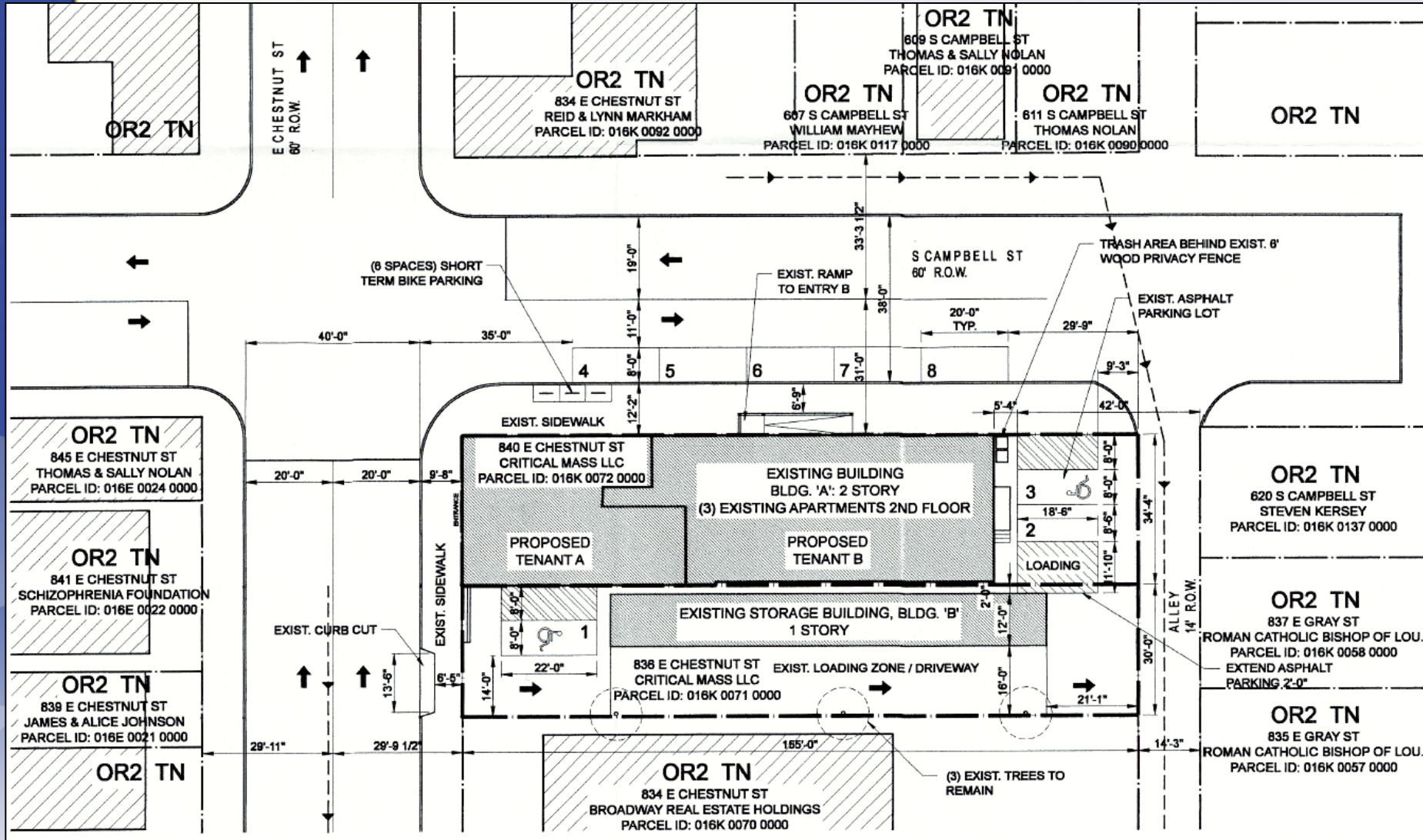
Intersection



West on Chestnut Street



Development Plan



Public Meetings

- Neighborhood Meeting on 5/27/2018
 - Conducted by the applicant, 6 people attended the meeting
- LD&T meeting on 6/28/2018
- Planning Commission public hearing on 7/19/2018
 - No one spoke in opposition.
 - The Commission recommended approval of the change in zoning from M-2 to EZ-1 with a vote of 6-0 (three members were not present).