

GENERAL NOTES

1. ALL CONDITIONS ARE EXISTING UNLESS OTHERWISE NOTED. NO NEW CONSTRUCTION IS PROPOSED.
2. THIS IS NOT A SURVEY, AND IS NOT INTENDED FOR LAND TRANSFER
3. THIS PROPERTY IS LOCATED IN ZONE 'X' PER REVIEW OF FIRM MAP PANEL #2111C0042E, EFFECTIVE DECEMBER 5, 2006.
4. NO NEW OUTDOOR LIGHTING IS PROPOSED.
5. CONSTRUCTION PLANS, BOND AND PERMIT ARE REQUIRED BY METRO PUBLIC WORKS OR KENTUCKY DEPARTMENT OF TRANSPORTATION PRIOR TO CONSTRUCTION ACTIVITIES OR APPROVAL.
6. NO SITE WORK IS PROPOSED OR PART OF THIS REZONING APPLICATION.

NOTES

This plat is subject to all legal easements, right of ways, defects, liens, adverse claims, encumbrances, covenants and restrictions, which a title search may reveal, whether shown on this plat or not.

FLOOD NOTE

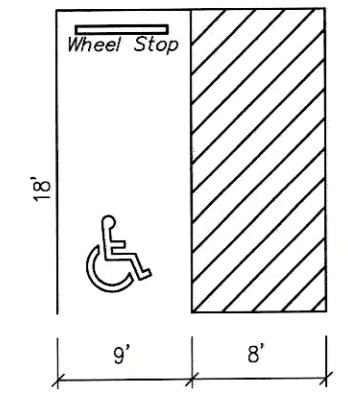
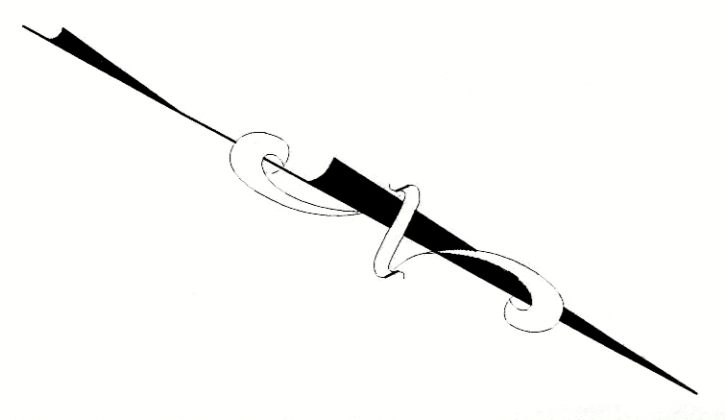
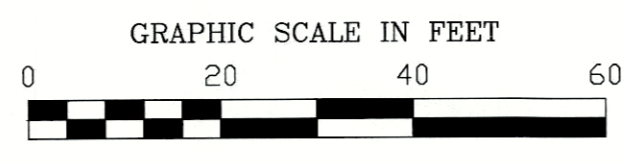
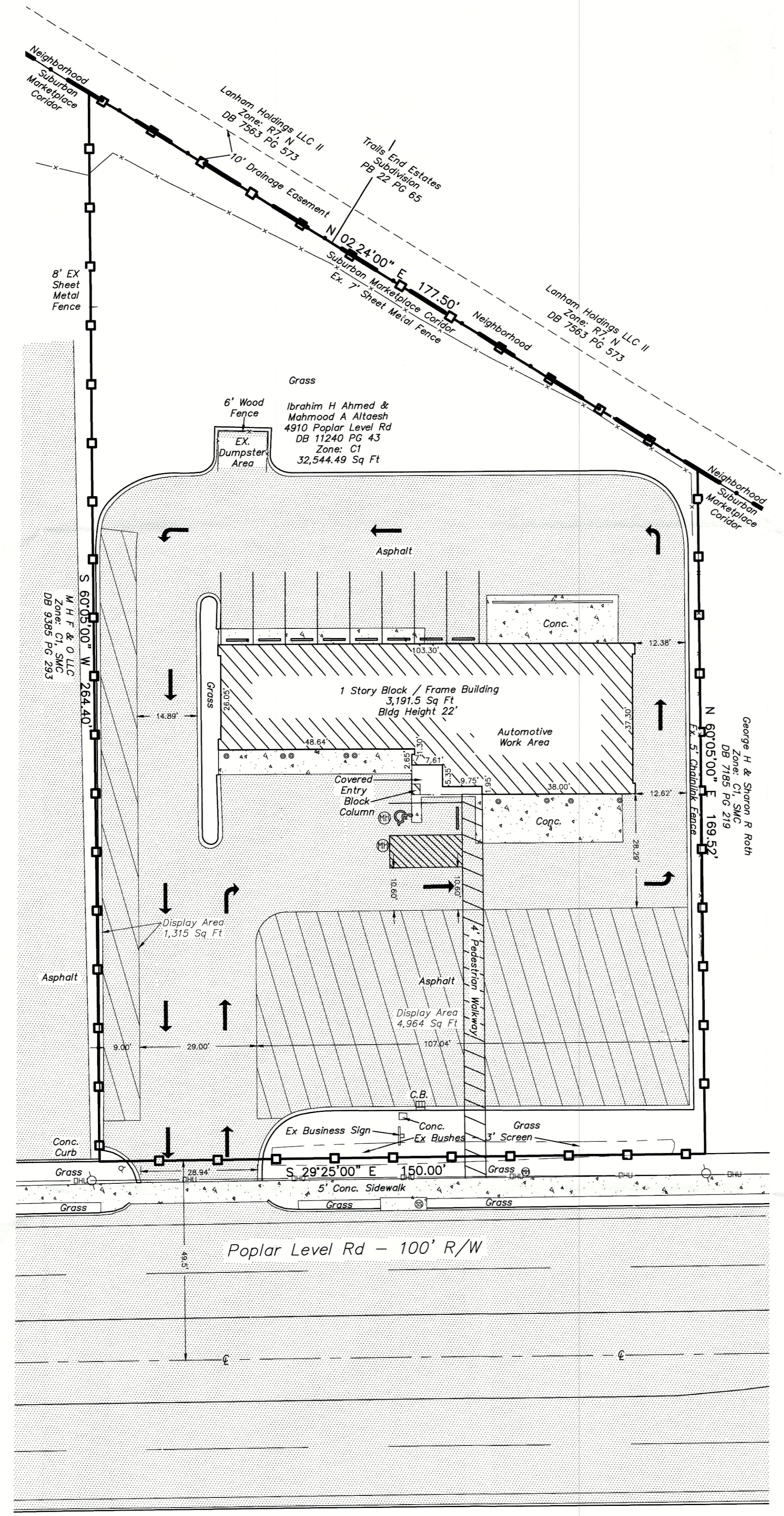
Flood Plain Determination is restricted to a review of the Flood Insurance Rate Maps latest revisions and shall not be construed as a confirmation or denial of flooding potential. The property shown hereon is not located within a 100 year flood zone as indicated by F.E.M.A. Map No. 2111C0077E dated December 5, 2006.

PROJECT SUMMARY

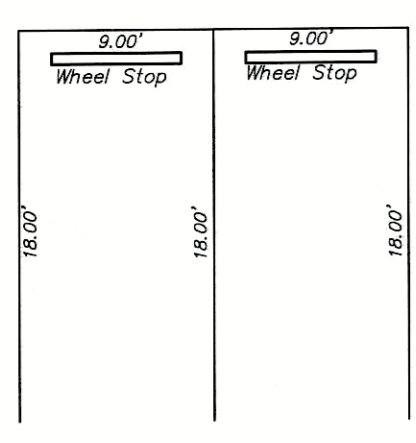
EXISTING FORM DISTRICT	SUBURBAN MARKETPLACE CORRIDOR
EXISTING ZONING	C1
PROPOSED ZONING	C2
EXISTING USE	AUTO REPAIRS
PROPOSED USE	AUTO SALES
EXISTING BUILDING	3192 SQ. FT.±
DISPLAY AREA	6,279 SQ. FT.±
VUA AREA (excluding display area)	16,824 SQ. FT.±
SITE AREA	32,544 SQ. FT.±

PARKING SUMMARY

ONE SPACE FOR EACH 250 SQ. FT. INTERIOR DISPLAY/SALES AREA (NONE)	0 SPACES
ONE SPACE EACH 5,000 SQ. FT. OUTDOOR DISPLAY, PLUS ONE SPACE FOR EACH 150 SQ. FT. INTERIOR DISPLAY/SALES AREA (6,279 EXTERIOR) (0 INTERIOR)	2 SPACES
EMPLOYEES ON MAXIMUM SHIFT (3 EMPLOYEES)	3 SPACES
3 BAYS FOR SERVING AUTOS	3 SPACES
PROVIDED PARKING	9 SPACES
TYP. PARKING SPACE	9' X 18'



HANDICAPPED PARKING DETAIL
Not to scale



90° PARKING DETAIL
Not to scale

LEGEND

- ⊙ Existing Sanitary Sewer Manhole
- ⊕ Existing Utility Pole
- ⊙ Existing Ballard
- ⊕ Existing Sign
- ⊕ Existing Fire Hydrant
- x- Existing Fence (As Noted)
- OHU- Existing Overhead Utility Line
- ▬ Boundary & Proposed Zoning Change
- Traffic Flow Arrows
- ▨ Pedestrian Walkway
- ▬ Existing Form District Line
- ▬ 5' Conc. Sidewalk

RECEIVED
AUG 20 2019
PLANNING & DESIGN SERVICES

DOCKET # 19ZONE1002
APPLICATION FOR ZONING CHANGE
DETAIL DISTRICT DEVELOPMENT PLAN
ORIGINAL PLAN DATE: 06/03/2019
WM # _____

CARDINAL PLANNING & DESIGN, INC.
9009 PRESTON HIGHWAY
LOUISVILLE, KY. 40219
PH. (502) 966-3446
www.cardinalsurveyingservices.com

Design:	REVISIONS			
	NO.	BY	DATE	REMARKS
Drawn: SMS	1	SMS	8/15/19	PER AGENCY COMMENTS
Checked: RSM				

Detailed District Development Plan For Awesome Auto
4910 Polar Level Rd., Louisville, KY 40219
This survey complies with 201 KAR 18:150

Property Information:
Owner: Ibrahim H Ahmed & Mahmood A Altaesh
2505 Burnt Pine Ct, Antioch, TN 37013
Site: 4910 Polar Level Rd., Louisville, KY 40219
D.B. 11240 Pg. 43
Parcel ID: 062401060000

Client Name:
Ibrahim H Ahmed & Mahmood A Altaesh
2505 Burnt Pine Ct, Antioch, TN 37013
Vertical Scale: NONE
Horizontal Scale: 1"=20'
Date: 06/03/2019
Field Survey - Date: 05/08/2019
By: RM/AS/GC

Sheet Number
1
of 1

19ZONE1002