



Action Summary Planning Commission

Thursday, May 26, 2022

1:00 PM

Old Jail Building
514 W. Liberty Street
Louisville, Ky. 40202

Call To Order

The following commissioners were present: Brown, Carlson, Clare, Daniels, Mims, Price, Sistrunk and Lewis

The following commissioners were absent: Cheek and Howard

Approval Of Minutes

1. [May 12, 2022 PC Minutes](#)

A motion was made by Commissioner Carlson, seconded by Commissioner Sistrunk that the May 12, 2022 Planning Commission minutes be approved. The vote was as follows:

YES: Commissioners Carlson, Clare, Mims and Price
ABSTAIN: Commissioners Brown, Sistrunk and Lewis
ABSENT: Commissioners Cheek, Daniels and Howard

2. [DRC Minutes 05.11.22](#)

Approval of the minutes of the May 11, 2022 Development Review Committee meeting.

A motion was made by Commissioner Brown, seconded by Commissioner Carlson that the May 11, 2022 DRC minutes be approved. The vote was as follows:

YES: Commissioners Brown, Carlson, Clare and Price
ABSTAIN: Commissioners Mims, Price and Lewis
ABSENT: Commissioners Cheek, Daniels and Howard

Public Hearing

3. [22-WAIVER-0066](#)

Request: Landscape waiver to eliminate the required landscape buffer areas along the northern, eastern, and southern property lines

Project Name: Ninth & O Baptist Church

Location: 4401 Breckenridge Lane

Owner: Ninth and O Baptist Church

Applicant: Alex Rosenberg - AL Engineering, Inc.

Jurisdiction: Louisville Metro

Council District: 2 - Barbara Shanklin

Case Manager: Zach Schwager, Planner I

A motion was made by Commissioner Brown, seconded by Commissioner Carlson that the waiver to eliminate the required landscape buffer areas along the northern, eastern, and southern property lines be approved. The vote was as follows:

YES: Brown, Carlson, Clare, Daniels, Mims, Price, Sistrunk and Lewis
ABSENT: Commissioners Cheek and Howard

4. [20-ZONE-0037](#)

Request: Change in zoning from R-5B to C-R with a landscape waiver - TO BE CONTINUED TO JUNE 30, 2022 PC MTG.

Project Name: 969 Barret Avenue

Location: 969 Barret Avenue

Owner: Red Mushroom Holdings, LLC

Applicant: Red Mushroom Holdings, LLC

Representative: Land Design and Development; Goldberg Simpson PLLC

Jurisdiction: Louisville Metro

Council District: 8 - Cassie Chambers Armstrong

Case Manager: Julia Williams, AICP, Planning Supervisor

A motion was made by Commissioner Brown, seconded by Commissioner Sistrunk that this case be continued to the June 30, 2022 PC meeting. The vote was as follows:

YES: Commissioners Brown, Carlson, Clare, Daniels, Mims, Price, Sistrunk and Lewis
ABSENT: Commissioners Cheek and Howard

5. [22-WAIVER-0069](#)

Request: Request to Amend 200' EZ-1 setback adjacent to residential properties not zoned EZ-1 in order to allow the use of existing structures for anaerobic biological treatment of waste products from off-site distilling operations

Project Name: BioProducts LLC

Location: 1401 Locust Street

Owner: Spring Street Dev LLC

Applicant: BioProducts LLC

Representative: BioProducts LLC

Jurisdiction: Louisville Metro

Council District: 9 - Bill Hollander

Case Manager: Dante St. Germain, AICP, Planner II

A motion was made by Commissioner Carlson, seconded by Commissioner Sistrunk that the waiver to amend the 200-foot setback adjacent to residential properties not zoned EZ-1 be approved. The vote was as follows:

YES: Commissioners Brown, Carlson, Clare, Daniels, Mims, Price, Sistrunk and Lewis
ABSENT: Commissioners Cheek and Howard

6. [21-ZONE-0151](#)

Request: Change in zoning from PEC to C-2

Project Name: 2125 Blankenbaker Parkway

Location: 2125 Blankenbaker Parkway

Owner: NTS Crossings Corp.

Applicant: NTS Crossings Corp.

Representative: Land Design and Development; Wyatt Tarrant and Combs PLLC.

Jurisdiction: City of Jeffersontown

Council District: 11-Kevin Kramer

Case Manager: Julia Williams, AICP, Planning Supervisor

A motion was made by Commissioner Carlson, seconded by Commissioner Sistrunk that the change in zoning from PEC to C-2 be recommended to the city of Jeffersontown for approval. The vote was as follows:

YES: Commissioners Brown, Carlson, Clare, Daniels, Mims, Price, Sistrunk and Lewis
ABSENT: Commissioners Cheek and Howard

A motion was made by Commissioner Carlson, seconded by Commissioner Sistrunk that the Detailed District Development plan and binding elements be recommended to the city of Jeffersontown for approval. The vote was as follows:

YES: Commissioners Brown, Carlson, Clare, Daniels, Mims, Price, Sistrunk and Lewis
ABSENT: Commissioners Cheek and Howard

7. [21-ZONE-0164](#)

Request: Change in zoning from C-2 to M-2
 Project Name: Drum Trucking
 Location: 8315 Nash Road
 Owner: Drum Trucking LLC
 Applicant: Drum Trucking LLC
 Representative: Bardenwerper Talbott and Roberts PLLC; Mindel Scott and Assoc.
 Jurisdiction: Louisville Metro
 Council District: 13-Mark Fox
 Case Manager: Julia Williams, AICP, Planning Supervisor

A motion was made by Commissioner Carlson, seconded by Commissioner Mims that the change in zoning from C-2 to M-2 be recommended to Metro Council for approval. The vote was as follows:

YES: Commissioners Brown, Carlson, Clare, Daniels, Mims, Price, Sistrunk and Lewis

ABSENT: Commissioners Cheek and Howard

A motion was made by Commissioner Carlson, seconded by Commissioner Mims that the Detailed District Development Plan and binding elements be approved. The vote was as follows:

YES: Commissioners Brown, Carlson, Clare, Daniels, Mims, Price, Sistrunk and Lewis

ABSENT: Commissioners Cheek and Howard

8. [21-ZONE-0131](#)

Request: Change in zoning from R-6 to C-2, with Detailed District Development Plan with Binding Elements, and Waiver
 Project Name: OVW 601 Presidents Blvd
 Location: 601 Presidents Blvd
 Owner: University of Louisville Real Estate
 Applicant: 601 Presidents Blvd LLC
 Representative: Dinsmore & Shohl
 Jurisdiction: Louisville Metro
 Council District: 15 - Kevin Triplett
 Case Manager: Dante St. Germain, AICP, Planner II

A motion was made by Commissioner Carlson, seconded by Commissioner Clare that this case be continued to the June 30, 2022 Planning Commission meeting. The vote was as follows:

YES: Commissioners Brown, Carlson, Clare, Daniels, Mims, Price, Sistrunk and Lewis

ABSENT: Commissioners Cheek and Howard

9. [21-ZONE-0150](#)

Request: Change in zoning from R-4 to C-1 with a variance
 Project Name: Axis Stonestreet
 Location: 10310 & 10312 Stonestreet Road
 Owner: Axis Investments LLC
 Applicant: Axis Investments LLC
 Representative: Land Design and Development; Dinsmore and Shohl
 Jurisdiction: Louisville Metro
 Council District: 25-Amy Holton Stewart
 Case Manager: Julia Williams, AICP, Planning Supervisor

A motion was made by Commissioner Brown, seconded by Commissioner Sistrunk that the change in zoning from R-4 to C-1 be recommended to Metro Council for approval. The vote was as follows:

YES: Commissioners Brown, Carlson, Daniels, Mims, Price, Sistrunk and Lewis
 ABSENT: Commissioners Cheek, Clare and Howard

A motion was made by Commissioner Brown, seconded by Commissioner Sistrunk that the Variances:

1. Variance to eliminate the setbacks adjacent to the proposed access easement. 2. Variance to permit the building on Tract 1 to exceed the maximum 95' setback by approximately 77' be approved. The vote was as follows:

YES: Commissioners Brown, Carlson, Daniels, Mims, Price, Sistrunk and Lewis
 ABSENT: Commissioners Cheek, Clare and Howard

A motion was made by Commissioner Brown, seconded by Commissioner Sistrunk that the Detailed District Development Plan and binding elements be approved. The vote was as follows:

YES: Commissioners Brown, Carlson, Daniels, Mims, Price, Sistrunk and Lewis
 ABSENT: Commissioners Cheek, Clare and Howard

Standing Committee Reports

CHAIRMAN OR COMMISSION DIRECTOR'S REPORT

LAND DEVELOPMENT AND TRANSPORTATION COMMITTEE

DEVELOPMENT REVIEW COMMITTEE

PLANNING COMMITTEE

POLICY AND PROCEDURES COMMITTEE

SITE INSPECTION COMMITTEE

Adjournment