

**MINUTES OF THE MEETING
OF THE
LAND DEVELOPMENT AND TRANSPORTATION COMMITTEE**

February 28, 2019

New Business

Case No. 18ZONE1064

Request: Change in zoning from M-2 to R-8A, change in form from TW to TN, detailed plan, landscape waiver, and height variance

Project Name: Shelby Parkway Apartments

Location: 917-927 Shelby Parkway

Owner: Tye J. Hardin & 927 Shelby, LLC

Applicant: 927 Shelby, LLC

Representative: Milestone Design Group

Jurisdiction: Louisville Metro

Council District: 4 – Barbara Sexton Smith

Case Manager: Joel Dock, AICP, Planner II

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. The Commissioners received this report in advance of the hearing, and 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:

00:48:23 Joel Dock presented the case. (see staff report and recording for detailed presentation.)

00:52:19 Commissioner Brown inquired if the traditional workplace M-2 across the street is not being used as M-2. Mr. Dock responded that it is M-2 but it is being used as residential.

00:53:26 In response to a question from Commissioner Brown, Mr. Dock replied yes, this development is located in Germantown.

The following spoke in favor of the request:

Mark Madison, 108 Daventry Lane, Louisville, KY, 40223

Summary of testimony of those in favor of the request:

00:54:33 Mark Madison showed a Power Point presentation (see recording for detailed presentation.) He stated there were concerns at neighborhood meetings regarding parking and the style of homes.

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**The following spoke in opposition to the request:
Noah Marples, 914 Shelby Parkway, Louisville, KY, 42024**

Summary of testimony of those in favor of the request:

01:01:05 Noah Marples spoke in opposition. He stated his concerns with parking for this development and the possibility of the quiet zone being lost due to a waiver. Commissioner Brown answered Mr. Marples question regarding the quiet zone. This development will not compromise the quiet zone regulations unless there are modifications made to the surrounding streets.

01:04:01 **Commissioners' deliberation.**

An audio/visual recording of the Land Development and 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.

The Committee by general consensus scheduled this case to be heard at the **March 21, 2019** Planning Commission public hearing.